

Department of Human Services  
Bureau of Human Service Licensing

August 10, 2022

[REDACTED]  
ACTS RETIREMENT - LIFE COMMUNITIES INC  
[REDACTED]  
[REDACTED]

RE: OAKBRIDGE TERRACE AT LIMA  
ESTATES  
411 N. MIDDLETOWN ROAD  
MEDIA, PA, 19063  
LICENSE/COC#: 13891

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 06/02/2022 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Sincerely,  
Claire Mendez

Enclosure  
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

Department of Human Services  
Bureau of Human Service Licensing  
**LICENSING INSPECTION SUMMARY - PUBLIC**

**Facility Information**

Name: *OAKBRIDGE TERRACE AT LIMA ESTATES* License #: *13891* License Expiration: *05/21/2023*  
Address: *411 N. MIDDLETOWN ROAD, MEDIA, PA 19063*  
County: *DELAWARE* Region: *SOUTHEAST*

**Administrator**

Name: [REDACTED] Phone: *6108920844* Email: [REDACTED]

**Legal Entity**

Name: *ACTS RETIREMENT - LIFE COMMUNITIES INC*  
Address: [REDACTED]  
Phone: *6108920844* Email: [REDACTED]

**Certificate(s) of Occupancy**

**Staffing Hours**

Resident Support Staff: *0* Total Daily Staff: *32* Waking Staff: *24*

**Inspection Information**

Type: *Partial* Notice: *Unannounced* BHA Docket #:  
Reason: *Incident* Exit Conference Date: *06/02/2022*

**Inspection Dates and Department Representative**

06/02/2022 - On-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**

License Capacity: *36* Residents Served: *32*

**Special Care Unit**

In Home: *No* Area: Capacity: Residents Served:

**Hospice**

Current Residents: *x*

**Number of Residents Who:**

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *32*  
Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*  
Have Mobility Need: *0* Have Physical Disability: *0*

**Inspections / Reviews**

**06/02/2022 - Partial**

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *06/19/2022*

**06/15/2022 - POC Submission**

Inspections / Reviews *(continued)*

Reviewer: [REDACTED]

Follow-Up Type: *Document Submission* Follow-Up Date: *07/15/2022*

08/10/2022 - Document Submission

Reviewer: [REDACTED]

Follow-Up Type: *Not Required*

## 182c Medication administration

## 1. Requirements

2800.

182.c. Medication administration includes the following activities, based on the needs of the resident:

3. Remove the medication from the original container.

**Description of Violation**

*Resident #1 is prescribed Lorazepam 0.5 mg at 04:00 PM daily and at bedtime as needed (PRN). However, staff members signed out 04:00 PM dose of Lorazepam 0.5 mg for resident #1 from the same resident's bedtime PRN dose of Lorazepam 0.5 mg blister pack on multiple occasions including 10/19/2021, 10/31/2021, 11/01, 11/06, 07, 08, 15, 18, 25, 26, 27, 28/2021, 12/4, 12/5, 12/6, 16, 17, 24/2021, 01/01/2022, 02/28/2022, and 03/27/2022.*

*Resident #2 is prescribed Clonazepam 0.25 mg in the afternoon and 0.5 mg at bedtime. On 05/13/2022, resident #2's bedtime dose of 0.5 mg was signed out from the same resident's afternoon dose of 0.25 mg blister pack.*

*Resident #1 is prescribed Vitamin B 12 1000 mcg daily. However, the resident's May and June medication administration record (MAR) for this order is entered as 500 mcg daily. No staff members nor the pharmacy identified this discrepancy. It is evident that staff members failed to follow the correct procedures of medication administration including 5 Rights (right resident, right medication, right dose, right route, and right time).*

**Plan of Correction****Accept**

*Preparation and/or execution of this plan of correction does not constitute admission or agreement by the providers of the truth of the facts alleged or conclusions set forth in the statement of deficiencies. The plan of correction is prepared solely as a matter of compliance with federal and state law.*

*A unit wide Medication Administration Records and cart audit will be completed by the Assisted Living Administrator or designee.*

*Nursing staff will be re-inserviced on 2800.182.c by the Assisted Living Administrator, or designee. The Assisted Living Administrator will conduct random Medication Administration Records review, medication cart audits and medication administration observations to ensure staff members are following the correct procedures of medication administration including the 5 Rights (right resident, right medication, right dose, right route, right time).*

*The audit will be conducted for four weeks, and the results will be presented to the quarterly QAPI committee.*

**Completion Date:** 06/18/2022

**Document Submission****Implemented**

*Attached is a copy of the Record of Training for the 5 Rights; and agenda for Medications Administration Review and Medication cart audit*

*Audits to be reported to quarterly QAPI committee.*

## 187a Medication record

## 1. Requirements

2800.

187.a. A medication record shall be kept to include the following for each resident for whom medications are administered:

6. Dose.

**187a Medication record (continued)****Description of Violation**

Resident #1 is prescribed Vitamin B 12 1000 mcg daily. However, the resident's May and June medication administration record (MAR) for this order is shown as 500 mcg daily.

**Plan of Correction****Accept**

A unit wide Medication Administration Records and medication cart audit to be completed by the Assisted Living Administrator, or designee. The Medication Administration Record for Resident #1 has been updated to reflect the correct dosage of Vitamin B12.

Nursing staff to be re-inserviced on 2800.187.a by the Assisted Living Administrator, or designee.

The Assisted Living Administrator, or designee will conduct random Medication Administration Records review and medication cart audits to ensure an accurate medication record, including dose, is kept for each resident for whom medications are administered. Daily chart checks to be conducted by the designated nursing staff to ensure accuracy of new order transcription.

The audit will be conducted for four weeks, and the results will be presented to the quarterly QAPI committee.

**Completion Date:** 06/18/2022

**Document Submission****Implemented**

Attached is a copy of the Record of Training/Agenda for Medications Administration Review and Medication cart audit; and sample chart check form - Audits to be reported to quarterly QAPI committee

**187b Date/time of med admin****1. Requirements**

2800.

187.b. The information in subsection (a)(13) and (14) shall be recorded at the time the medication is administered.

**Description of Violation**

Resident #2 is prescribed Clonazepam 0.5 mg at bedtime. Resident #2 was not administered this medication on 05/19/2022 at bedtime. Staff initials on the Medication Administration Record indicate that this medication was administered. However, the medication was not signed out on the Narcotics Control Log, and no discrepancy in the pill count was documented.

**Plan of Correction****Accept**

Random medication administration observations to be conducted by the Assisted Living Administrator, or designee, to ensure the nursing staff is documenting at the time the medication is administered.

Nursing staff will be re-inserviced on 2800.187.b by the Assisted Living Administrator, or designee.

The observations will be conducted for four weeks for licensed nurses and ongoing for Medication Technicians, in order to comply with the state requirements. Results will be presented to the QAPI committee.

**Completion Date:** 06/18/2022

**Document Submission****Implemented**

Attached is a copy of the Record of Training/Agenda for Medications Administration Review and Medication cart audit; Observation audits to be reported to quarterly QAPI committee

**187d Follow prescriber's orders****1. Requirements**

**187d Follow prescriber's orders (continued)**

2800.

187.d. The home shall follow the directions of the prescriber.

**Description of Violation**

*Resident # 2 is prescribed Clonazepam 0.5 mg at bedtime. However, resident #2 was administered Clonazepam 0.25 mg on 05/13/2022 at 08:00 PM. The same resident was not administered this medicine at bedtime on 05/19/2022.*

*Repeated Violation: 03/18/2022*

**Plan of Correction****Accept**

*Random audits of the Narcotic Control log to be performed by the Assisted Living Administrator, or designee. On 5/19/2022 when the medication error was noted, Resident #2 was evaluated for adverse effects of receiving a lesser dose of the medication; none were noted. Resident #2's Primary Healthcare Provider and Healthcare Surrogate were notified of the medication error. Nursing staff will be re-inserviced on 2800.187.d by the Assisted Living Administrator, or designee. The audit to be performed for four weeks, and the results will be presented to the quarterly QAPI committee.*

**Completion Date:** 06/18/2022

**Document Submission****Implemented**

*Attached is a copy of the Record of Training/Agenda for Medications Administration Review and Medication cart audit; Random audits of the Narcotic Control log to be reported to quarterly QAPI committee*

**251b Record entries - legible****1. Requirements**

2800.

251.b. The entries in a resident's record must be permanent, legible, dated and signed by the staff person making the entry.

**Description of Violation**

*On the controlled substance record for resident #1's Lorazepam 0.5 mg bedtime PRN dose received on 07/19/2021, line 9 and line 28 are scratched out without proper notation.*

*On the controlled substance record for resident #1's Lorazepam 0.5 mg 04:00 PM dose received on 10/10/2021, line 25 is scratched out without proper notation.*

**Plan of Correction****Accept**

*Random Narcotic Control log reviews to be performed by the Assisted Living Administrator, or designee, to ensure resident's records are permanent, legible, dated and signed by the staff person making the entry. The random records review to be conducted for four weeks. Results will be presented to the QAPI committee. Nursing staff will be inserviced on 2800.251.b. by Assisted Living Administrator, or designee.*

**Completion Date:** 06/18/2022

**Document Submission****Implemented**

*Attached is a copy of the Record of Training/Agenda for Medications Administration Review and Medication cart audit; Observation audits of the Narcotic Control logs to be reported to quarterly QAPI committee*