

Department of Human Services
Bureau of Human Service Licensing

September 29, 2022

[REDACTED]
WG CENTER CITY SH LLC
[REDACTED]
[REDACTED]

RE: ATRIA CENTER CITY
150 NORTH 20TH STREET
PHILADELPHIA, PA, 19103
LICENSE/COC#: 13657

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 08/17/2022 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Sincerely,
[REDACTED]

Enclosure
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

Department of Human Services
Bureau of Human Service Licensing
LICENSING INSPECTION SUMMARY

Facility Information

Name: *ATRIA CENTER CITY* License #: *13657* License Expiration: *12/02/2022*
Address: *150 NORTH 20TH STREET, PHILADELPHIA, PA 19103*
County: *PHILADELPHIA* Region: *SOUTHEAST*

Administrator

Name: [REDACTED] Phone: [REDACTED] Email: [REDACTED]

Legal Entity

Name: *WG CENTER CITY SH LLC*
Address: [REDACTED]
Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Staffing Hours

Resident Support Staff: *0* Total Daily Staff: *177* Waking Staff: *133*

Inspection Information

Type: *Partial* Notice: *Unannounced* BHA Docket #:
Reason: *Incident* Exit Conference Date: *08/17/2022*

Inspection Dates and Department Representative

08/17/2022 On Site [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: *165* Residents Served: *136*

Secured Dementia Care Unit

In Home: *Yes* Area: *Life Guidance* Capacity: *22* Residents Served: *19*

Hospice

Current Residents: *5*

Number of Residents Who:

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *136*
Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*
Have Mobility Need: *41* Have Physical Disability: *3*

Inspections / Reviews

08/17/2022 - Partial

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *09/05/2022*

09/14/2022 - POC Submission

Reviewer: [REDACTED] Follow-Up Type: *Document Submission* Follow-Up Date: *09/24/2022*

09/29/2022 - Document Submission

Reviewer: [REDACTED] Follow-Up Type: *Not Required*

57c - 2 Hours/Day

1. Requirements

2600.

57.c. Direct care staff persons shall be available to provide at least 2 hours per day of personal care services to each resident who has mobility needs.

Description of Violation

On [redacted]/22, there were 119 residents in the home, including 41 residents with mobility needs, requiring a total minimum of 160 hours of direct care service. On this date, only 154.5 hours of direct care staffing was provided.

Plan of Correction

Directed

Regional Vice President to provide training to Executive Director on staffing regulations compliant with 55 Pa Code Chapter 2600.57c. Community to recruit and hire additional care staff to ensure compliance with state regulations. Executive Director to randomly audit staff/care hours for next 90 days.

DPOC - [redacted] - 09-14-2022

Executive Director will immediately ensure direct care staffing is available to provide at least 2 hours per day personal care services to residents with mobility needs. Staffing regulation training to be provided within 10 day calendar days receipt of this POC and made available for Department review. Audits to be made available for Department review.

Completion Date:

Document Submission

Implemented

Regional Vice President to provide training to Executive Director on staffing regulations compliant with 55 Pa Code Chapter 2600.57c. Community to recruit and hire additional care staff to ensure compliance with state regulations. Executive Director to randomly audit staff/care hours for next 90 days.

DPOC - [redacted] - 09-14-2022

Executive Director will immediately ensure direct care staffing is available to provide at least 2 hours per day personal care services to residents with mobility needs. Staffing regulation training to be provided within 10 day calendar days receipt of this POC and made available for Department review. Audits to be made available for Department review.

65a - FS Orientation 1st Day

1. Requirements

2600.

65.a. Prior to or during the first work day, all direct care staff persons including ancillary staff persons, substitute personnel and volunteers shall have an orientation in general fire safety and emergency preparedness that includes the following:

1. Evacuation procedures.
2. Staff duties and responsibilities during fire drills, as well as during emergency evacuation, transportation and at an emergency location if applicable.
3. The designated meeting place outside the building or within the fire-safe area in the event of an actual fire.
4. Smoking safety procedures, the home's smoking policy and location of smoking areas, if applicable.
5. The location and use of fire extinguishers.
6. Smoke detectors and fire alarms.
7. Telephone use and notification of emergency services.

65a - FS Orientation 1st Day (continued)

Description of Violation

Staff person A, whose first day of work was [REDACTED]/21, did not receive orientation on the following topics:

1. Evacuation procedures.
2. Staff duties and responsibilities during fire drills, as well as during emergency evacuation, transportation and at an emergency location if applicable.
3. The designated meeting place outside the building or within the fire-safe area in the event of an actual fire.
4. Smoking safety procedures, the home's smoking policy and location of smoking areas, if applicable.
5. The location and use of fire extinguishers.
6. Smoke detectors and fire alarms.
7. Telephone use and notification of emergency services.

Repeat: 4/6/21

Plan of Correction

Directed

Staff person A oriented immediately. Regional Vice President to provide training on Policy HR-040 Orientation Policy to executive director and Community business director. Executive director to randomly audit outside provider files for 55 Pa code chapter 2600.65a compliance for the next 90 days.

DPOC [REDACTED] - 09-14-2022

Trainings and Audits to be made available for Department review within 10 calendar days receipt of POC, along with staff person A's orientation

Completion Date:

Document Submission

Implemented

Staff person A oriented immediately. Regional Vice President to provide training on Policy HR-040 Orientation Policy to executive director and Community business director. Executive director to randomly audit outside provider files for 55 Pa code chapter 2600.65a compliance for the next 90 days.

DPOC [REDACTED] - 09-14-2022

Trainings and Audits to be made available for Department review within 10 calendar days receipt of POC, along with staff person A's orientation

65b - Rights/Abuse 40 Hours

1. Requirements

2600.

65.b. Within 40 scheduled working hours, direct care staff persons, ancillary staff persons, substitute personnel and volunteers shall have an orientation that includes the following:

1. Resident rights.
2. Emergency medical plan.
3. Mandatory reporting of abuse and neglect under the Older Adult Protective Services Act (35 P.S. § 10225.101—10225.5102).
4. Reporting of reportable incidents and conditions.

Description of Violation

Staff person A's first day of work was [REDACTED]/21. However, this staff person did not complete training in the following topics:

1. Resident rights.
2. Emergency medical plan.

65b - Rights/Abuse 40 Hours (continued)

- 3. Mandatory reporting of abuse and neglect under the Older Adult Protective Services Act (35 P.S. § § 10225.101—10225.5102).
- 4. Reporting of reportable incidents and conditions.

Repeat: 4/6/21

Plan of Correction

Directed

Staff person A oriented immediately. Regional Vice President to provide training on Policy HR-040 Orientation Policy and Work Instruction No: (WI) OP-0101-01 Responding to Allegations of Abuse, Neglect or Exploitation to Executive Director and Community Business Director. Executive Director to randomly audit outside provider files for 55 Pa code chapter 2600.65a compliance for the next 90 days.

DPOC [REDACTED] - 09-14-2022

Trainings and Audits to be made available for Department review within 10 calendar days receipt of POC, along with staff person A's resident rights training

Completion Date:

Document Submission

Implemented

Staff person A oriented immediately. Regional Vice President to provide training on Policy HR-040 Orientation Policy and Work Instruction No: (WI) OP-0101-01 Responding to Allegations of Abuse, Neglect or Exploitation to Executive Director and Community Business Director. Executive Director to randomly audit outside provider files for 55 Pa code chapter 2600.65a compliance for the next 90 days.

DPOC [REDACTED] - 09-14-2022

Trainings and Audits to be made available for Department review within 10 calendar days receipt of POC, along with staff person A's resident rights training