

Department of Human Services
Bureau of Human Service Licensing

December 1, 2022

[REDACTED]
SHP V WILLISTOWN LLC
[REDACTED]
[REDACTED]

RE: ARBOR TERRACE WILLISTOWN
1713 WEST CHESTER PIKE
WEST CHESTER, PA, 19382
LICENSE/COC#: 14245

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 11/16/2022 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Please note that you are required to post this Licensing Inspection Summary at your facility in a conspicuous location.

Sincerely,
[REDACTED]

cc: Pennsylvania Bureau of Human Service Licensing

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

Facility Information

Name: *ARBOR TERRACE WILLISTOWN* License #: *14245* License Expiration: *07/19/2023*
Address: *1713 WEST CHESTER PIKE, WEST CHESTER, PA 19382*
County: *CHESTER* Region: *SOUTHEAST*

Administrator

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

Legal Entity

Name: *SHP V WILLISTOWN LLC*
Address: *3715 NORTHSIDE PKWAY NW 300-110, ATLANTA, GA, 30327*
Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Staffing Hours

Resident Support Staff: Total Daily Staff: *93* Waking Staff: *70*

Inspection Information

Type: *Partial* Notice: *Unannounced* BHA Docket #:
Reason: *Monitoring* Exit Conference Date: *11/16/2022*

Inspection Dates and Department Representative

11/16/2022 - On-Site [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: *104* Residents Served: *60*

Secured Dementia Care Unit

In Home: *Yes* Area: *Evergreen* Capacity: *35* Residents Served: *26*

Hospice

Current Residents: *7*

Number of Residents Who:

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *60*
Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*
Have Mobility Need: *33* Have Physical Disability: *0*

Inspections / Reviews

11/16/2022 - Partial

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *11/27/2022*

Inspections / Reviews *(continued)*

11/29/2022 - POC Submission

Submitted By: [REDACTED]

Date Submitted: 12/01/2022

Reviewer: [REDACTED]

Follow-Up Type: Document Submission Follow-Up Date: 12/31/2022

12/01/2022 - Document Submission

Submitted By: [REDACTED]

Date Submitted: 12/01/2022

Reviewer: [REDACTED]

Follow-Up Type: Not Required

121a - Unobstructed Egress

1. Requirements

2600.

121.a. Stairways, hallways, doorways, passageways and egress routes from rooms and from the building must be unlocked and unobstructed.

Description of Violation

On 11/16/22 at 9:47, a dining chair blocked the egress from the home's secure dementia unit dining area to the outdoor courtyard.

Plan of Correction

Accept (CM - 11/29/2022)

Upon discovery that a dining chair was blocking the egress from the home's secure dementia unit dining area to the outdoor courtyard, that dining chair was moved on site immediately to allow for unobstructed egress. The dining room tables and chairs that were near that exit door were moved further from the exit door to prevent future reoccurrences. A re-education was completed on 11/16/22 by the Executive Director with all memory care staff about always keep that doorway free from obstruction for egress purposes. Additionally, a daily audit log was created on 11/17/22 for documented checks of all exits being confirmed to have safe egress. These audits will be completed daily by the Maintenance Director for the next 120 days to ensure exits are unobstructed. Responsibility for ongoing compliance with regulation 2600.121(a) is the responsibility of the Maintenance Director.

Licensee's Proposed Overall Completion Date: 11/22/2022

Implemented (MS - 12/01/2022)