

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

February 2, 2023

[REDACTED]
BROOKDALE SENIOR LIVING COMMUNITIES INC
7151 SALTSBURG ROAD
PITTSBURGH, PA, 15235

RE: BROOKDALE PENN HILLS
7151 SALTSBURG ROAD
PITTSBURGH, PA, 15235
LICENSE/COC#: 43159

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 12/20/2022, 12/21/2022 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

Facility Information

Name: *BROOKDALE PENN HILLS* License #: *43159* License Expiration: *03/26/2023*
 Address: *7151 SALTSBURG ROAD, PITTSBURGH, PA 15235*
 County: *ALLEGHENY* Region: *WESTERN*

Administrator

Name: [Redacted] Phone: [Redacted] Email: [Redacted]

Legal Entity

Name: *BROOKDALE SENIOR LIVING COMMUNITIES INC*
 Address: *7151 SALTSBURG ROAD, PITTSBURGH, PA, 15235*
 Phone: [Redacted] Email: [Redacted]

[Redacted] of Occupancy

Type: *C 2 LP* Date: *09/02/1997* Issued By: *L&I*

Staffing Hours

Resident Support Staff: *0* Total Daily Staff: *36* Waking Staff: *27*

Inspection Information

Type: *Full* Notice: *Unannounced* BHA Docket #: [Redacted]
 Reason: *Renewal, Complaint* Exit Conference Date: *12/21/2022*

Inspection Dates and Department Representative

12/20/2022 On Site [Redacted]
12/21/2022 On Site [Redacted]

Resident Demographic Data as of Inspection Dates

General Information
 License Capacity: *26* Residents Served: *24*

Secured Dementia Care Unit
 In Home: *No* Area: [Redacted] Capacity: [Redacted] Residents Served: [Redacted]

Hospice
 Current Residents: *7*

Number of Residents Who:
 Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *24*
 Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*
 Have Mobility Need: *12* Have Physical Disability: *0*

Inspections / Reviews

12/20/2022 - Full
 Lead Inspector: [Redacted] Follow-Up Type: *POC Submission* Follow-Up Date: *01/08/2023*

01/09/2023 - POC Submission
 Submitted By: [Redacted] Date Submitted: *02/01/2023*
 Reviewer: [Redacted] Follow-Up Type: *POC Submission* Follow-Up Date: *01/13/2023*

Inspections / Reviews *(continued)*

01/10/2023 - POC Submission

Submitted By: [REDACTED]

Date Submitted: 02/01/2023

Reviewer: [REDACTED]

Follow-Up Type: Document Submission Follow-Up Date: 01/31/2023

02/02/2023 - Document Submission

Submitted By: [REDACTED]

Date Submitted: 02/01/2023

Reviewer: [REDACTED]

Follow-Up Type: Not Required

54a - Direct Care Staff

1. Requirements

2600.

54.a. Direct care staff persons shall have the following qualifications:

- 2. Have a high school diploma, GED or active registry status on the Pennsylvania nurse aide registry.

Description of Violation

Direct care staff person A, hired on [REDACTED]/22, does not have a high school diploma, GED or active registry status on the Pennsylvania nurse aide registry.

Plan of Correction

Directed [REDACTED] - 01/10/2023)

Staff member A received documentation of GED on 1/4/2023. Staff A was given ancillary tasks such as cleaning, laundry and assisting in kitchen.

ED reviewed all other staff records for compliance of HS Diploma/ GED 12/22/2022. There were no other staff without required HS Diploma/GED.

ED will audit all new hire paperwork for compliance monthly beginning in January 2023 for 3 months and then with every new hire. (DIRECTED: The audits shall begin on 1/15/23 and shall be completed by the administrator within 24 hours of hire for each newly-hired direct care staff person. Copies of qualifications specified in 2600.54a shall be kept in each direct care staff person's record. [REDACTED] 1/10/23).

Complete by: 3/6/2023

Directed Completion Date: 01/15/2023

Implemented [REDACTED] - 02/02/2023)

126a - Furnace Inspection

2. Requirements

2600.

126.a. A professional furnace cleaning company or trained maintenance staff person shall inspect furnaces at least annually. Documentation of the inspection shall be kept.

Description of Violation

The home has 7 gas furnaces; however, 6 of the 7 gas furnaces have not been inspected by a professional furnace cleaning company or trained maintenance staff person since 12/10/19.

Plan of Correction

Directed [REDACTED] - 01/10/2023)

Furnaces have had 2022 annual inspection and Maintenance/ designee will schedule inspections of furnace prior to end of December going forward.

ED will monitor monthly starting in January until inspection completed by December 31, 2023 (DIRECTED: Monthly audits shall begin on 1/15/23 to ensure all of the home's furnaces are inspected by a professional furnace cleaning company or trained maintenance staff person at least annually. Copies of furnace inspections shall be kept. [REDACTED] 1/10/23).

Furnace Inspection for 2022 report attached

Audit Form attached

126a - Furnace inspection (continued)

7 furnaces were inspected by Sentry Mechanical on 12/30/22. [REDACTED] 1/10/23

Directed Completion Date: 01/15/2023

Implemented [REDACTED] - 02/02/2023)

132b - Safety Inspection/Fire Drill

3. Requirements

2600.

132.b. A fire safety inspection and fire drill conducted by a fire safety expert shall be completed annually. Documentation of this fire drill and fire safety inspection shall be kept.

Description of Violation

The most recent fire safety inspection and supervised fire drill conducted by a fire safety expert was completed on 6/17/22; however, the previous fire safety inspection and supervised fire drill conducted by a fire safety expert was completed on 4/22/21.

Plan of Correction

Accept [REDACTED] 01/10/2023)

Annual fire inspection will be scheduled prior to April 22, 2023 by ED/MT ED/ designee will schedule and send letter when received after inspection. ED will monitor monthly to ensure scheduled by April 22, 2023. Complete by 4/22/2023

Licensee's Proposed Overall Completion Date: 04/20/2023

Implemented [REDACTED] - 02/02/2023)

132c - Fire Drill Records

4. Requirements

2600.

132.c. A written fire drill record must include the date, time, the amount of time it took for evacuation, the exit route used, the number of residents in the home at the time of the drill, the number of residents evacuated, the number of staff persons participating, problems encountered and whether the fire alarm or smoke detector was operative.

Description of Violation

The fire drill record for the fire drill conducted on 11/30/22 at 3:30 does not indicate if the fire drill was held in the AM or PM, the exit routes used, the number of residents present in the home at the time of the fire drill, the number of residents evacuated or whether or not the fire alarm or smoke detectors were operable.

The fire drill record for the fire drill conducted on 10/3/22 at 2:00 pm indicates that only 23 of 26 residents present in the home at the time of the fire drill were evacuated.

132c - Fire Drill Records (continued)

There is no written fire drill record for the fire drill that was conducted in September, 2022.

The fire drill record for the fire drill conducted on 6/17/22 at 3:01 pm indicates "all" staff persons participated and does not indicate the actual number of staff persons who participated in the fire drill.

The fire drill record for the fire drill conducted on 4/5/22 at 6:32 am indicates that only 21 of 24 residents present in the home at the time of the fire drill were evacuated.

The fire drill record for the fire drill conducted on 3/13/22 at 9:08 am does not include the number of residents that were evacuated or the number of staff persons who participated in the fire drill.

The fire drill record for the fire drill conducted on 2/17/22 at 2:20 am indicates that only 21 of the 23 residents present in the home at the time of the fire drill were evacuated.

Plan of Correction

Directed [redacted] - 01/10/2023)

All documentation for fire drills will be completed according to regulation by Maintenance Tech immediately after drill.

ED/designee with audit fire drill documentation each month for compliance beginning with the first fire drill in January 2023 and monthly until December 2023. (DIRECTED: Documentation of the audits shall be kept [redacted] 1/10/23).

ED educated new MT on proper documentation after each fire drill

Audit Form attached.

Complete by 12/31/2023.

Directed Completion Date: 01/31/2023

Implemented [redacted] - 02/02/2023)

132d - Evacuation

5. Requirements

2600.

132.d. Residents shall be able to evacuate the entire building to a public thoroughfare, or to a fire-safe area designated in writing within the past year by a fire safety expert within the period of time specified in writing within the past year by a fire safety expert. For purposes of this subsection, the fire safety expert may not be a staff person of the home.

132d - Evacuation (continued)

Description of Violation

According to documentation from the fire safety expert, dated 6/17/22, the maximum evacuation time to a public thoroughfare is 6 minutes; however, the evacuation time for fire drill conducted on 8/25/22 at 3:22 am was 8 minutes, 56 seconds.

Plan of Correction

Directed [redacted] - 01/10/2023)

Fire drill will be completed with time allotted for evacuation, if it is over the time allotted another fire drill will be held to ensure safe evacuation of residents occurs. (DIRECTED: If the home exceeds the maximum evacuation time as indicated in writing by a fire safety expert within the past year, another fire drill shall be completed within 72 hours and documented in accordance with 2600.132c. [redacted] 1/10/23).

ED/designee will audit times of monthly fire drills to ensure time is within fire safety expert's time given for evacuation beginning with January 2023 fire drill through December 2023. (DIRECTED: Documentation of the audits shall be kept. LM 1/10/23).

Maintenance Tech educated on Fire drills and documentation
Audit Form attached

Directed Completion Date: 01/31/2023

Implemented [redacted] - 02/02/2023)