

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

January 13, 2023

[REDACTED], ADMINISTRATOR
HERITAGE HILLS RETIREMENT COMMUNITY INC
[REDACTED]

RE: HERITAGE HILLS RETIREMENT
COMMUNITY
2256 SHANKS CHURCH ROAD
GREENCASTLE, PA, 17225
LICENSE/COC#: 30169

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 01/10/2023 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: HERITAGE HILLS RETIREMENT COMMUNITY License #: 30169 License Expiration: 06/20/2023
 Address: 2256 SHANKS CHURCH ROAD, GREENCASTLE, PA 17225
 County: FRANKLIN Region: CENTRAL

Administrator

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

Legal Entity

Name: HERITAGE HILLS RETIREMENT COMMUNITY INC
 Address: [REDACTED]
 Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Type: I-1 Date: 12/16/2022 Issued By: Building Code Official Accredited Services

Staffing Hours

Resident Support Staff: 0 Total Daily Staff: 22 Waking Staff: 17

Inspection Information

Type: Partial Notice: Announced BHA Docket #:
 Reason: New Exit Conference Date: 01/10/2023

Inspection Dates and Department Representative

01/10/2023 - On-Site: [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information
 License Capacity: 36 Residents Served: 22
 Secured Dementia Care Unit
 In Home: No Area: Capacity: Residents Served:
 Hospice
 Current Residents: 0
 Number of Residents Who:
 Receive Supplemental Security Income: 5 Are 60 Years of Age or Older: 22
 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 2
 Have Mobility Need: 0 Have Physical Disability: 0

Inspections / Reviews

01/10/2023 Partial
 Lead Inspector: [REDACTED] Follow-Up Type: POC Submission Follow-Up Date: 01/21/2023

01/12/2023 - POC Submission
 Submitted By: [REDACTED] Date Submitted: 01/12/2023
 Reviewer: [REDACTED] Follow-Up Type: Document Submission Follow-Up Date: 01/18/2023

Inspections / Reviews *(continued)*

01/12/2023 Document Submission

Submitted By: [REDACTED]

Date Submitted: 01/12/2023

Reviewer: [REDACTED]

Follow Up Type: *Not Required*

94a - Interior/Exterior Doors

1. Requirements

2600.

94.a. Interior and exterior doors that open directly into a stairway and are used for exit doors, resident areas and fire exits must have a landing, which is a minimum of 3 feet by 3 feet.

Description of Violation

The corner exit door on the back of the home by the emergency generator does not have a landing. There is a drop of approximately 10" from the threshold of the door to the uneven dirt and gravel surface below.

Plan of Correction

Accept () - 01/11/2023)

1. The Executive Director spoke with the construction company to schedule a landing to be put at the exit door at the corner of the back of the home by the generator.
2. A truck load of gravel and crushed stone was spread out and brought flush with the door. There is no longer a drop and the level landing area is a 5ft X 5ft area.
3. This was completed on January 10th.
4. The Executive Director will do a monthly facility walk through to ensure that each fire exit has a landing measuring at least 3 feet by 3 feet.

Licensee's Proposed Overall Completion Date: 01/11/2023

Implemented () - 01/12/2023)

131a - Fire Extinguisher

2. Requirements

2600.

131.a. There shall be at least one operable fire extinguisher with a minimum 2-A rating for each floor, including the basement and attic.

Description of Violation

There is no fire extinguisher in the loading dock storage loft.

Plan of Correction

Accept () - 01/11/2023)

1. The Executive Director instructed Maintenance to place a fire extinguisher in the loading dock storage loft.
2. A fire extinguisher was purchased and mounted on the railing in the loft area.
3. The Executive Director will do a monthly facility walk through to ensure that all fire extinguishers in in the required areas.
4. The fire extinguisher was installed on January 10th.

Licensee's Proposed Overall Completion Date: 01/11/2023

Implemented () - 01/12/2023)

133.2 - Exit Signs Direction

3. Requirements

2600.

133.2. Exit Signs - The following requirements apply for a home serving nine or more residents: If the exit or way to reach the exit is not immediately visible, access to exits shall be marked with readily visible signs indicating the direction to travel.

Description of Violation

The lower-level hallway does not have a direct visual line to the nearest exit by the elevator. There is no sign

133.2 - Exit Signs Direction (continued)

marking the line of travel to the stairwell. On 1/10/23, the home served 22 residents.

Plan of Correction**Accept ([REDACTED] - 01/11/2023)**

1. The Executive Director instructed maintenance to install an Exit Sign at the lower level hallway to signal evacuation to the stairwell.
2. Maintenance purchased an exit sign and installed at the lower level hallway.
3. The Executive Director will do a monthly facility walk through to ensure all exits are marked with a visible sign indicating the direction of travel.
4. This was completed on January 10th.

Licensee's Proposed Overall Completion Date: 01/11/2023

Implemented ([REDACTED] - 01/12/2023)