

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

March 30, 2023

[REDACTED], PRESIDENT  
EC OPCO YORK LLC

RE: CELEBRATION VILLA OF YORK  
2405 KNOB HILL ROAD  
YORK, PA, 17403  
LICENSE/COC#: 33498

Dear Mr. Christian N. Cummings,

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 03/28/2023 of the above facility, no regulatory citations have been identified as a result of this inspection.

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

Sincerely,

[REDACTED]

Enclosure  
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

**Facility Information**

Name: CELEBRATION VILLA OF YORK License #: 33498 License Expiration: 06/09/2023  
 Address: 2405 KNOB HILL ROAD, YORK, PA 17403  
 County: YORK Region: CENTRAL

**Administrator**

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

**Legal Entity**

Name: EC OPCO YORK LLC  
 Address: [REDACTED]  
 Phone: [REDACTED] Email: [REDACTED]

**Certificate(s) of Occupancy**

Type: I-2 Date: 03/16/2011 Issued By: York Township

**Staffing Hours**

Resident Support Staff: 0 Total Daily Staff: 51 Waking Staff: 38

**Inspection Information**

Type: Partial Notice: Unannounced BHA Docket #:  
 Reason: Complaint Exit Conference Date: 03/28/2023

**Inspection Dates and Department Representative**

03/28/2023 - On-Site [REDACTED]

**Resident Demographic Data as of Inspection Dates**

General Information  
 License Capacity: 75 Residents Served: 49  
 Secured Dementia Care Unit  
 In Home: No Area: Capacity: Residents Served:  
 Hospice  
 Current Residents: 5  
 Number of Residents Who:  
 Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 49  
 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0  
 Have Mobility Need: 2 Have Physical Disability: 0

**Inspections / Reviews**

03/28/2023 Partial  
 Lead Inspector: [REDACTED] Follow-Up Type: Not Required

NO DEFICIENCIES FOUND