

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

July 13, 2023

[REDACTED] REGIONAL DIRECTOR OF OPERATIONS  
WELLTOWER OPCO GROUP LLC  
[REDACTED]  
[REDACTED]

RE: SUNRISE OF NORTH WALES  
1419 HORSHAM ROAD  
NORTH WALES, PA, 19454  
LICENSE/COC#: 14806

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 06/29/2023 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:** SUNRISE OF NORTH WALES      **Licen e #:** 14806      **Licen e Expiration:** 11/04/2023  
**Address:** 1419 HORSHAM ROAD, NORTH WALES, PA 19454  
**County:** MONTGOMERY      **Region:** SOUTHEAST

**Administrator**

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

**Legal Entity**

**Name:** WELLTOWER OPCO GROUP LLC  
**Address:** [REDACTED]  
**Phone:** [REDACTED]      **Email:** [REDACTED]

**Certificate(s) of Occupancy**

**Staffing Hours**

**Resident Support Staff:**      **Total Daily Staff:** 108      **Waking Staff:** 81

**Inspection Information**

**Type:** Partial      **Notice:** Unannounced      **BHA Docket #:**  
**Reason:** Complaint, Incident      **Exit Conference Date:** 07/05/2023

**Inspection Dates and Department Representative**

06/29/2023 On Site [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**  
**License Capacity:** 92      **Residents Served:** 72

**Secured Dementia Care Unit**  
**In Home:** Yes      **Area:** Reminiscence      **Capacity:** 58      **Residents Served:** 24

**Hospice**  
**Current Residents:** 5

**Number of Residents Who:**

**Receive Supplemental Security Income:** 0      **Are 60 Years of Age or Older:** 72  
**Diagnosed with Mental Illness:** 2      **Diagnosed with Intellectual Disability:** 0  
**Have Mobility Need:** 36      **Have Physical Disability:** 0

**Inspections / Reviews**

06/29/2023 - Partial  
**Lead Inspector:** [REDACTED]      **Follow-Up Type:** Not Required

**NO DEFICIENCIES FOUND**