

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

September 26, 2023

[REDACTED]
STABON MANOR PERSONAL CARE HOME, INC.
1555 HAAK STREET
READING, PA, 19602

RE: STABON MANOR PERSONAL CARE
HOME
1555 HAAK STREET
READING, PA, 19602
LICENSE/COC#: 20512

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 09/05/2023, 09/11/2023, 09/15/2023 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: *STABON MANOR PERSONAL CARE HOME* License #: *20512* License Expiration: *04/21/2024*
 Address: *1555 HAAK STREET, READING, PA 19602*
 County: *BERKS* Region: *NORTHEAST*

Administrator

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

Legal Entity

Name: *STABON MANOR PERSONAL CARE HOME, INC.*
 Address: *1555 HAAK STREET, READING, PA, 19602*
 Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Type: *C-2 LP* Date: *08/18/1991* Issued By: *Pa. Dept. of L & I*

Staffing Hours

Resident Support Staff: *108* Total Daily Staff: *216* Waking Staff: *162*

Inspection Information

Type: *Partial* Notice: *Unannounced* BHA Docket #:
 Reason: *Incident* Exit Conference Date: *09/15/2023*

Inspection Dates and Department Representative

09/05/2023 - Off-Site: [REDACTED]
 09/11/2023 - Off-Site: [REDACTED]
 09/15/2023 - Off-Site: [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: *160* Residents Served: *108*

Secured Dementia Care Unit

In Home: *No* Area: Capacity: Residents Served:

Hospice

Current Residents: *4*

Number of Residents Who:

Receive Supplemental Security Income: *76* Are 60 Years of Age or Older: *75*
 Diagnosed with Mental Illness: *30* Diagnosed with Intellectual Disability: *16*
 Have Mobility Need: *0* Have Physical Disability: *5*

Inspections / Reviews

09/05/2023 - Partial

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *09/30/2023*

Inspections / Reviews (*continued*)

09/25/2023 - POC Submission

Submitted By: [REDACTED]

Date Submitted: 09/26/2023

Reviewer: [REDACTED]

Follow-Up Type: POC Submission

Follow-Up Date: 09/28/2023

09/26/2023 - POC Submission

Submitted By: [REDACTED]

Date Submitted: 09/26/2023

Reviewer: [REDACTED]

Follow-Up Type: Document Submission Follow-Up Date: 10/02/2023

09/26/2023 - Document Submission

Submitted By: [REDACTED]

Date Submitted: 09/26/2023

Reviewer: [REDACTED]

Follow-Up Type: Not Required

42c - Treatment of Residents

1. Requirements

2600.

42.c. A resident shall be treated with dignity and respect.

Description of Violation

On [redacted]/23 resident #2 was not treated with dignity and respect by [redacted] roommate resident #1. Resident #1 grabbed resident #2's right arm and pushed [redacted] off [redacted] bed. Resident #1 also used foul language toward resident #2 causing resident #2 to scream for help from staff. Reading City Police were called and filed a citation against resident #1.

Plan of Correction

Accept ([redacted] 09/25/2023)

The Administrator and Wellness Director moved Resident #1 and Resident #2 different rooms and floors of the PCH to ensure that Resident #2 would not encounter Resident #1 and have very little, if any, contact in the PCH. Resident #1 & #2 changed rooms on the day of the incident. There have been no further incidents between Resident #1 and Resident #2. The Administrator and Wellness Director reminded all residents of the need to treat each other with dignity and respect. The Ombudsman of Berks County will hold a teaching session in October 2023 where resident rights will be taught.

Licensee's Proposed Overall Completion Date: 09/25/2023

Implemented [redacted] - 09/26/2023)

42s - Privacy

2. Requirements

2600.

42.s. A resident has the right to privacy of self and possessions. Privacy shall be provided to the resident during bathing, dressing, changing and medical procedures.

Description of Violation

On [redacted]/23 it was reported by the home's Administrator resident #1 was going into other residents' rooms taking their money and belongings. Residents are complaining about resident #1 taking money and items from their rooms. It could not be determined what monies or other residents' belongings were taken by resident.

Plan of Correction

Accept ([redacted] 09/25/2023)

Resident #1 was issued an eviction notice due to these two incidents. The Administrator shall continue to work with the chosen new residence of Resident #1 to establish a move-out date from Stabon Manor. Since it was unknown what was taken or what was missing, no restitution was made; however, Resident #1 is closely monitored by all staff and the Wellness Director and Housekeeping do require Resident #1 to allow them to go through Resident #1's

42s - Privacy (continued)

room to ensure there are no stolen items.

Licensee's Proposed Overall Completion Date: 09/25/2023

Implemented [REDACTED] - 09/26/2023)

132d - Evacuation

3. 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.

Description of Violation

The home does not have a newly updated annual documented maximum safe evacuation time specified letter in writing from a Fire Safety Expert. The last annual Fire Safety Expert letter documenting the evacuation time of 8 minutes was prepared by [REDACTED], Retired Career Dep. Chief of the Reading Fire Department dated 7/9/22 and was based on [REDACTED] inspection of Stabon Manor on 6/20/22.

Plan of Correction

Accept [REDACTED] - 09/26/2023)

The Administrator shall, on an annual basis -typically in the month of June - schedule and properly record a safe evacuation time specified letter from a Fire Safety Expert. Please see the attached sheets as evidence that the letter was procured and completed for 2023.

Licensee's Proposed Overall Completion Date: 09/25/2023

Implemented [REDACTED] - 09/26/2023)

224a - Preadmission Screen Form

4. Requirements

2600.

224.a. A determination shall be made within 30 days prior to admission and documented on the Department's preadmission screening form that the needs of the resident can be met by the services provided by the home.

Description of Violation

Resident #3 was admitted to Stabon Manor Personal Care Home on [REDACTED]/23. Resident #3's preadmission screening form was completed on [REDACTED]/23. The preadmission determination was not made within 30 days prior to admission.

Plan of Correction

Accept [REDACTED] - 09/25/2023)

During the Admission process, the Administrator shall ensure that all Pre-Admission Screenings are completed at the proper time. The Administrator has audited all the resident files for properly completed paperwork and will, from this day forward, continue to do so. There is a reminder already set up in the electronic files of the PCH that alerts the Administrator when paperwork is due and this will be an on-going process and procedure that the Administrator shall follow.

224a - Preadmission Screen Form (*continued*)

Licensee's Proposed Overall Completion Date: 09/25/2023

Implemented [REDACTED] - 09/26/2023)