

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

August 14, 2024

[REDACTED], MANAGER MEMBER
PENNWOOD NURSING AND REHABILITATION CENTER LLC
909 WEST STREET
PITTSBURGH, PA, 15221

RE: PENNWOOD NURSING AND
REHABILITATION CENTER
909 WEST STREET
PITTSBURGH, PA, 15221
LICENSE/COC#: 45019

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 05/30/2024 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: PENNWOOD NURSING AND REHABILITATION CENTER License #: 45019 License Expiration: 07/21/2025
Address: 909 WEST STREET, PITTSBURGH, PA 15221
County: ALLEGHENY Region: WESTERN

Administrator

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

Legal Entity

Name: PENNWOOD NURSING AND REHABILITATION CENTER LLC
Address: 909 WEST STREET, PITTSBURGH, PA, 15221
Phone: [Redacted] Email: [Redacted]

Certificate(s) of Occupancy

Type: C-1 Date: 10/14/1992 Issued By: Dept of Health

Staffing Hours

Resident Support Staff: 0 Total Daily Staff: 9 Waking Staff: 7

Inspection Information

Type: Full Notice: Unannounced BHA Docket #:
Reason: Renewal Exit Conference Date: 05/30/2024

Inspection Dates and Department Representative

05/30/2024 - On-Site: [Redacted]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: 10 Residents Served: 9

Secured Dementia Care Unit

In Home: No Area: Capacity: Residents Served:

Hospice

Current Residents: 0

Number of Residents Who:

Receive Supplemental Security Income: 9 Are 60 Years of Age or Older: 8
Diagnosed with Mental Illness: 9 Diagnosed with Intellectual Disability: 0
Have Mobility Need: 0 Have Physical Disability: 0

Inspections / Reviews

05/30/2024 - Full

Lead Inspector: [Redacted] Follow-Up Type: POC Submission Follow-Up Date: 07/01/2024

06/28/2024 - POC Submission

Submitted By: [Redacted] Date Submitted: 08/13/2024
Reviewer: [Redacted] Follow-Up Type: POC Submission Follow-Up Date: 07/05/2024

Inspections / Reviews *(continued)*

07/29/2024 - POC Submission

Submitted By: [REDACTED]

Date Submitted: 08/13/2024

Reviewer: [REDACTED]

Follow-Up Type: Document Submission Follow-Up Date: 08/05/2024

08/14/2024 - Document Submission

Submitted By: [REDACTED]

Date Submitted: 08/13/2024

Reviewer: [REDACTED]

Follow-Up Type: Not Required

20b8 - Quarterly Account

1. Requirements

2600.

20.b. If the home provides assistance with financial management or holds resident funds, the following requirements apply:

- 8. The home shall give the resident and the resident's designated person, an itemized account of financial transactions made on the resident's behalf on a quarterly basis.

Description of Violation

The home handles finances for resident # [redacted] The home did not provide the resident with an itemized account of financial transactions made on the resident's behalf on a quarterly basis from 11/1/23 through 5/30/24.

The handles spending money finances for resident # [redacted] and pays pharmacy bills on the resident's behalf. However, resident # [redacted] was not provided an itemized account of financial transactions made on the resident's behalf on a quarterly basis from 11/1/24 through 5/30/24. Only the resident's representative payee was provided a quarterly report.

Plan of Correction

Accept ([redacted] - 07/29/2024)

To remain in compliance with regulation 2600.20.b, If the home provides assistance with financial management or holds resident funds, the following requirements apply: the home shall give the resident and the resident's designated person, an itemized account of financial transactions made on the resident's behalf on a quarterly basis, the following changes will occur;

The financial department and PC staff will be educated on regulation 2600..20b on July 17th, 2024 by the PC administrator. To correct the violation, the back office financial staff rectified and audited the resident records and ensured all resident transactions were correct.

An audit, conducted by the financial staff, of all current resident financial records to ensure all applicable residents and the resident's designated persons, have received an itemized account of financial transactions made on the resident's behalf on a quarterly basis has occurred and will occur again at the end of September 2024

on 20b8 the first violation. The residents 1st quarterly statements will be mailed again with the second quarterly statements to any POA/Guardian. Also the statements will be hand delivered by [redacted] (BOM) to all PCH residents and a sign off sheet will be signed that the resident received the statement. The PCH administrative designee will audit the completion by signing off these were delivered. This should be completed by 7/31

The administrator and or [redacted] designee will educate PC and financial staff on regulation 2600.20b8 by July 31, 2024

Licensee's Proposed Overall Completion Date: 07/31/2024

Implemented ([redacted] - 08/14/2024)

27a - SSI Benefits

2. Requirements

2600.

27.a. If a home agrees to admit a resident eligible for SSI benefits, the home's charges for actual rent and other services may not exceed the SSI resident's actual current monthly income reduced by the current personal needs allowance.

Description of Violation

The home handles finances for resident # [redacted] The "Resident Statement Landscape" statement includes amounts of the resident's income from Social Security (\$942.00 monthly) and amounts of "Care Cost" withdrawals (\$897.00 monthly).

27a - SSI Benefits (continued)

This leaves only \$45.00/month for the resident to have as a Personal Needs Allowance (PNA). The statement also indicates "Allowance: 45.00" in the header of the statement. Resident # [REDACTED]'s PNA Quarterly Statement from 01/01/24 - 3/31/24 includes entries for PNA of only \$45.00 for 1/1/24, 2/1/24 and 3/1/24.

Plan of Correction

Accept ([REDACTED] - 07/29/2024)

Regulation 2600.27.a., If a home agrees to admit a resident eligible for SSI benefits, the home's charges for actual rent and other services may not exceed the SSI resident's actual current monthly income reduced by the current personal needs allowance, will be kept in compliance by monitoring ensuring that all SSI residents receive the allotted amount of \$85 per month. The record was adjusted in the following manner by the corporate financial controller: 1. Resident #1 account was updated to allow for a \$ 85-a-month personal allowance.

a. Resident's account was adjusted from the transition to account for the \$85 PNA allowance.

Monthly monitoring will be handled by the business department, Controller, starting July 17th, 2024.

It was discovered during the audit The resident received the funds correctly but the documentation was done incorrectly by financial staff who confused the resident with being a skilled resident.

The resident did receive in hand their \$85, minus any applicable approved deductions (i.e. pharmacy bills) according to cash withdrawal receipts.

The BOM identified that the resident account was only being credited \$45 on 6/26.

[REDACTED] verifying when this was/will be completed by the billing supervisor at [REDACTED]

The BOM will continue monthly monitoring the third party biller so the resident accounts are credited properly.

The administrator and or [REDACTED] designee will educate PC and business office staff on regulation 2600.27a by July 31, 2024

Licensee's Proposed Overall Completion Date: 07/31/2024

Implemented ([REDACTED] - 08/14/2024)

132c - Fire Drill Records

3. 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 home's fire drill record for the fire drill conducted on 7/19/23 does not include the amount of time it took for residents to evacuate the building.

The home's fire drill record for the fire drill conducted on 11/7/23 does not include if the fire drill took place at 4:30 a.m. or 4:30 p.m.

Plan of Correction

Accept ([REDACTED] - 07/29/2024)

To ensure that regulation 2600.132.c., which states, that written fire drill records 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, the ADULT RESIDENTIAL LICENSING – PERSONAL CARE HOME

FIRE DRILL RECORD – 55 Pa.Code § 2600.132(c) form will be used moving forward beginning July 17th, 2024 to

132c - Fire Drill Records (continued)

document all fire drills and will be monitored monthly by PC staff.

Fire drills that occurred beginning from January 2024 will be placed on the attached form. Maintenance staff was educated by PC administrator during the survey to the regulation and informed that they could not document skilled nursing home evacuation times for PC resident evacuation time.

Licensee's Proposed Overall Completion Date: 07/17/2024

Implemented () - 08/14/2024

132d - Evacuation

4. 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

On 10/11/23, the home's safe evacuation time was determined by a fire safety expert to be 6 minutes and 30 seconds. However, the home's fire drill records indicate that the fire drill evacuation times exceeded the safe evacuation time as follows:

*10/31/24 - 17 minutes

*11/7/24 - 10 minutes

Plan of Correction

Accept () - 07/29/2024

Regulation 2600.132.d, which states; 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 and will be kept in compliance by re-education of staff to utilize PC standards instead of skilled nursing standards.

The administrator will complete the following steps to reduce the safe evacuation to a time less than 2 minutes and 30 seconds, if the home is unable to obtain a safe evacuation time specified in writing by a fire safety expert within the past year:

- Provide resident and staff education on evacuation policies and procedures. Documentation will be kept.
- Conduct additional fire drills monthly.
- Relocate residents who require special assistance with evacuation closer to exits or fire-safe areas.
- Add additional staff to meet the safe evacuation time specified by the fire safety expert within the past year.

Fire drill compliance will be monitored monthly by PC administrator or her designee. beginning July 17th, 2024

Licensee's Proposed Overall Completion Date: 07/17/2024

Implemented () - 08/14/2024