

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

September 4, 2024

[REDACTED], AUTHORIZED PERSON  
WELLTOWER OPCO GROUP LLC  
[REDACTED]  
[REDACTED]

RE: SUNRISE OF MCCANDLESS  
900 LINCOLN CLUB DRIVE  
PITTSBURGH, PA, 15237  
LICENSE/COC#: 44880

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 07/25/2024, 07/26/2024 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: *SUNRISE OF MCCANDLESS* License #: *44880* License Expiration: *12/15/2024*  
 Address: *900 LINCOLN CLUB DRIVE, PITTSBURGH, PA 15237*  
 County: *ALLEGHENY* Region: *WESTERN*

**Administrator**

Name: [REDACTED] Phone: [REDACTED]

**Legal Entity**

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

**Certificate(s) of Occupancy**

**Staffing Hours**

Resident Support Staff: *0* Total Daily Staff: *145* Waking Staff: *109*

**Inspection Information**

Type: *Partial* Notice: *Unannounced* BHA Docket #:  
 Reason: *Complaint, Incident* Exit Conference Date: *07/26/2024*

**Inspection Dates and Department Representative**

07/25/2024 - On-Site: [REDACTED]  
 07/26/2024 - On-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**  
 License Capacity: *153* Residents Served: *88*

**Secured Dementia Care Unit**  
 In Home: *Yes* Area: *3rd Floor Reminiscence* Capacity: *40* Residents Served: *25*

**Hospice**  
 Current Residents: *14*

**Number of Residents Who:**  
 Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *84*  
 Diagnosed with Mental Illness: *1* Diagnosed with Intellectual Disability: *0*  
 Have Mobility Need: *57* Have Physical Disability: *0*

**Inspections / Reviews**

07/25/2024 Partial

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *08/26/2024*

08/28/2024 - POC Submission

Submitted By: [REDACTED] Date Submitted: *09/03/2024*  
 Reviewer: [REDACTED] Follow-Up Type: *Document Submission* Follow-Up Date: *09/04/2024*

Inspections / Reviews *(continued)*

09/04/2024 Document Submission

Submitted By: [REDACTED]

Date Submitted: 09/03/2024

Reviewer: [REDACTED]

Follow Up Type: *Not Required*

42s - Privacy

1. 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], the administrator learned that staff person A took a photograph of resident #1 on a personal cell phone, and sent it as a text message to three other direct care staff persons, reportedly to ask for assistance in positioning the resident. The photograph shows resident #1 lying down, with a partial view of his/her face, and wearing a brief.

Plan of Correction

Accept [REDACTED] - 08/28/2024)

Regarding 260042.s

Staff person who took a photograph of the resident was counseled on Sunrise cell phone policy including not taking unauthorized pictures of residents to maintain privacy of self 7/14/24.

Staff members, including the staff member who took the picture, were re-trained by Ombudsman on resident rights /OAPSA -including right to privacy of self and possessions. Privacy shall be provided to the resident during bathing, dressing, changing and medical procedures, on 7/17/24

The Executive Director/Designee will continue training staff annually and new team members upon hire on Resident Rights. 8/21/24 and ongoing.

Resident rights ,including right to privacy of self and possessions. Privacy shall be provided to the resident during bathing, dressing, changing and medical procedures, will be reviewed at the next Residents Council by the Executive Director/Designee- to be completed by 9/15/24.

Any reported incidents of resident right violations of violations will be reported timely and reviewed during the communities quarterly QAPI meeting and an action place will be implemented. 9/30/24

Licensee's Proposed Overall Completion Date: 09/30/2024

Implemented ([REDACTED]) - 09/04/2024)