

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

February 28, 2025

[REDACTED]
SIMPSON MEADOWS
[REDACTED]
[REDACTED]

RE: SIMPSON MEADOWS
101 PLAZA DRIVE
DOWNINGTOWN, PA, 19335
LICENSE/COC#: 14118

[REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 02/11/2025 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: SIMPSON MEADOWS License #: 14118 License Expiration: 03/01/2025
Address: 101 PLAZA DRIVE, DOWNINGTOWN, PA 19335
County: CHESTER Region: SOUTHEAST

Administrator

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

Legal Entity

Name: SIMPSON MEADOWS
Address: [REDACTED]
Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Type: C-2 LP Date: 09/11/1998 Issued By: COPA L&I

Staffing Hours

Resident Support Staff: 0 Total Daily Staff: 53 Waking Staff: 40

Inspection Information

Type: Partial Notice: Unannounced BHA Docket #:
Reason: Complaint, Incident Exit Conference Date: 02/25/2025

Inspection Dates and Department Representative

02/11/2025 - On-Site: [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information
License Capacity: 81 Residents Served: 33
Special Care Unit
In Home: Yes Area: Memory Care Unit Capacity: 18 Residents Served: 15
Hospice
Current Residents: 4
Number of Residents Who:
Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 33
Diagnosed with Mental Illness: 2 Diagnosed with Intellectual Disability: 0
Have Mobility Need: 20 Have Physical Disability: 0

Inspections / Reviews

02/11/2025 Partial
Lead Inspector: [REDACTED] Follow-Up Type: Not Required

NO DEFICIENCIES FOUND