
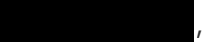


Department of Human Services  
Bureau of Human Service Licensing  
LICENSING INSPECTION SUMMARY - PUBLIC

February 18, 2025

 ADMINISTRATOR  
WILLOW VALLEY COMMUNITIES  
925 WILLOW VALLEY LAKES DRIVE  
WILLOW STREET, PA, 17584

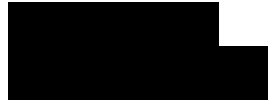
RE: MEADOW RIDGE AT WILLOW  
VALLEY  
925 WILLOW VALLEY LAKES DRIVE  
WILLOW STREET, PA, 17584  
LICENSE/COC#: 32205

Dear ,

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 02/12/2025, 02/13/2025 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,



Enclosure  
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

**Facility Information**

Name: MEADOW RIDGE AT WILLOW VALLEY License #: 32205 License Expiration: 07/31/2025  
Address: 925 WILLOW VALLEY LAKES DRIVE, WILLOW STREET, PA 17584  
County: LANCASTER Region: CENTRAL

**Administrator**

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

**Legal Entity**

Name: WILLOW VALLEY COMMUNITIES  
Address: 925 WILLOW VALLEY LAKES DRIVE, WILLOW STREET, PA, 17584  
Phone: [REDACTED] Email: [REDACTED]

**Certificate(s) of Occupancy**

Type: I-1 Date: 06/19/2006 Issued By: West Lampeter Township

**Staffing Hours**

Resident Support Staff: 0 Total Daily Staff: 101 Waking Staff: 76

**Inspection Information**

Type: Full Notice: Unannounced BHA Docket #: 0  
Reason: Renewal Exit Conference Date: 02/13/2025

**Inspection Dates and Department Representative**

02/12/2025 - On-Site: [REDACTED]  
02/13/2025 - On-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

General Information				
License Capacity:	156	Residents Served:	100	
Secured Dementia Care Unit				
In Home:	No	Area:	Capacity:	Residents Served:
Hospice				
Current Residents:	0			
Number of Residents Who:				
Receive Supplemental Security Income:	0	Are 60 Years of Age or Older:	100	
Diagnosed with Mental Illness:	0	Diagnosed with Intellectual Disability:	0	
Have Mobility Need:	1	Have Physical Disability:	1	

**Inspections / Reviews**

02/12/2025 - Full  
Lead Inspector: [REDACTED] Follow-Up Type: Not Required

NO DEFICIENCIES FOUND