

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

May 8, 2025

[REDACTED]
FOX CHAPEL OPERATIONS LLC
[REDACTED]

RE: HARMONY AT HARTS RUN
3450 HARTS RUN ROAD
GLENSHAW, PA, 15116
LICENSE/COC#: 45322

[REDACTED],
As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 02/14/2025 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: *HARMONY AT HARTS RUN* License #: *45322* License Expiration: *09/19/2025*
 Address: *3450 HARTS RUN ROAD, GLENSHAW, PA 15116*
 County: *ALLEGHENY* Region: *WESTERN*

Administrator

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

Legal Entity

Name: *FOX CHAPEL OPERATIONS LLC*
 Address: [REDACTED]
 Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Type: *I-2* Date: *08/23/2021* Issued By: *Township of Indiana*

Staffing Hours

Resident Support Staff: *0* Total Daily Staff: *114* Waking Staff: *86*

Inspection Information

Type: *Partial* Notice: *Unannounced* BHA Docket #: [REDACTED]
 Reason: *Complaint, Incident* Exit Conference Date: *02/26/2025*

Inspection Dates and Department Representative

02/14/2025 - On-Site [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information
 License Capacity: *136* Residents Served: *81*

Secured Dementia Care Unit
 In Home: *Yes* Area: *1ST FLOOR* Capacity: *40* Residents Served: *26*

Hospice
 Current Residents: *19*

Number of Residents Who:
 Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *80*
 Diagnosed with Mental Illness: *5* Diagnosed with Intellectual Disability: *1*
 Have Mobility Need: *33* Have Physical Disability: *1*

Inspections / Reviews

02/14/2025 Partial
 Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *03/10/2025*

04/10/2025 - POC Submission
 Submitted By: [REDACTED] Date Submitted: *05/07/2025*
 Reviewer: [REDACTED] Follow-Up Type: *Document Submission* Follow-Up Date: *04/21/2025*

Inspections / Reviews *(continued)*

05/08/2025 Document Submission

Submitted By: [REDACTED]

Date Submitted: 05/07/2025

Reviewer: [REDACTED]

Follow Up Type: *Not Required*

42b Abuse

1. Requirements

2600.

42.b. A resident may not be neglected, intimidated, physically or verbally abused, mistreated, subjected to corporal punishment or disciplined in any way.

Description of Violation

On [REDACTED], staff person A was made aware that resident [REDACTED] personal financial information was stolen by former staff person B and used to open a credit card in resident [REDACTED] name. The police were called and initiated an investigation. The home assisted resident [REDACTED] with checking their credit report and confirmed that a Capital One credit card with a [REDACTED] limit was opened in the resident's name in [REDACTED]. [REDACTED] in charges were made on that card.

On [REDACTED], during the course of the investigation, the home was notified by a check-cashing company that staff person C attempted to cash a check for [REDACTED], which belonged to resident [REDACTED]. The check was not cashed by the company.

Plan of Correction

Accept [REDACTED] - 04/10/2025)

Immediate:

1. On 4/10/2025, Interim Executive Director educated all leadership team members on the regulation including a review Resident Rights.

Initial:

1. By 4/20/2025, Healthcare Director or Designee will educate all staff members on Resident Rights and Abuse Reporting.

2. By 4/30/25, Life Enrichment Director or Designee will provide a seminar for residents regarding protecting residents protecting personal information, fraud and scams.

Ongoing:

1. Beginning 4/14/2025, Executive Director or Designee will interview three residents/month for a period of 3 months to ensure resident rights are being honored.

Licensee's Proposed Overall Completion Date: 05/16/2025

Implemented [REDACTED] 05/08/2025)