

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

January 9, 2026

[REDACTED]
HARMONY HAUS OPCO LLC
[REDACTED]

RE: HARMONY HAUS SENIOR LIVING
1399 MERCHANT STREET
AMBRIDGE, PA, 15003
LICENSE/COC#: 45639

[REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 12/02/2025 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 HAUS SENIOR LIVING* License #: *45639* License Expiration: *03/17/2026*
 Address: *1399 MERCHANT STREET, AMBRIDGE, PA 15003*
 County: *BEAVER* Region: *WESTERN*

Administrator

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

Legal Entity

Name: *HARMONY HAUS OPCO LLC*
 Address: [REDACTED]
 Phone: [REDACTED] Email: [REDACTED]

Certificate(s) of Occupancy

Staffing Hours

Resident Support Staff: *0* Total Daily Staff: *31* Waking Staff: *23*

Inspection Information

Type: *Partial* Notice: *Unannounced* BHA Docket #:
 Reason: *Complaint* Exit Conference Date: *12/02/2025*

Inspection Dates and Department Representative

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

Resident Demographic Data as of Inspection Dates

General Information
 License Capacity: *43* Residents Served: *28*

Secured Dementia Care Unit
 In Home: *No* Area: Capacity: Residents Served:

Hospice
 Current Residents: *3*

Number of Residents Who:
 Receive Supplemental Security Income: *3* Are 60 Years of Age or Older: *28*
 Diagnosed with Mental Illness: *2* Diagnosed with Intellectual Disability: *0*
 Have Mobility Need: *3* Have Physical Disability: *0*

Inspections / Reviews

12/02/2025 Partial

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *12/16/2025*

12/16/2025 - POC Submission

Submitted By: [REDACTED] Date Submitted: *01/08/2026*
 Reviewer: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *12/23/2025*

Inspections / Reviews *(continued)*

12/23/2025 POC Submission

Submitted By: [REDACTED]

Date Submitted: 01/08/2026

Reviewer: [REDACTED]

Follow Up Type: Document Submission Follow Up Date: 01/09/2026

01/09/2026 Document Submission

Submitted By: [REDACTED]

Date Submitted: 01/08/2026

Reviewer: [REDACTED]

Follow Up Type: Not Required

42o - Associate/Communicate

1. Requirements

2600.

42.o. A resident has the right to freely associate, organize and communicate with others privately.

Description of Violation

On or about [redacted] the home's administrator, direct care staff A, informed resident [redacted] that a friend who visited periodically over the past several weeks was no longer allowed on the premises and could not visit with the resident. However the home did not explain the reason for this decision to the resident and could not provide documentation substantiating that the visitor poses a danger to the resident or other residents in the home, or engaged in behavior that caused a disruption in services to residents of the home.

Plan of Correction

Accept [redacted] 12/23/2025)

12/21 Administrator shall permit all resident visitors between the hours of 9a - 9p. These hours of visitation are stated in our home rules.

12/21 Administrator/designee shall maintain a detailed log of all incidents that may occur during visitor visitation in addition to the daily visitor sign in and out log. Administrator will monitor incident log weekly.

12/21 Administrator shall be responsible for continued compliance with 2600.42o.

Licensee's Proposed Overall Completion Date: 12/21/2025

Implemented [redacted] - 01/09/2026)