

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

February 24, 2026

[REDACTED]  
REGAL MANOR LLC  
[REDACTED]  
[REDACTED]

RE: THE LELAND OF LAUREL RUN  
120 WEST MAIN STREET  
WAYNESBORO, PA, 17268  
LICENSE/COC#: 32994

[REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 02/10/2026 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:** THE LELAND OF LAUREL RUN      **License #:** 32994      **License Expiration:** 11/26/2026  
**Address:** 120 WEST MAIN STREET, WAYNESBORO, PA 17268  
**County:** FRANKLIN      **Region:** CENTRAL

**Administrator**

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

**Legal Entity**

**Name:** REGAL MANOR LLC  
**Address:** [REDACTED]  
**Phone:** [REDACTED]      **Email:** [REDACTED]

**Certificate(s) of Occupancy**

**Type:** I-2      **Date:** 09/25/2012      **Issued By:** Borough of Waynesboro

**Staffing Hours**

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

**Inspection Information**

**Type:** Partial      **Notice:** Unannounced      **BHA Docket #:**  
**Reason:** Complaint, Incident      **Exit Conference Date:** 02/17/2026

**Inspection Dates and Department Representative**

02/10/2026 - On-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**  
**License Capacity:** 86      **Residents Served:** 80  
**Secured Dementia Care Unit**  
**In Home:** Yes      **Area:** Memory Care      **Capacity:** 22      **Residents Served:** 21  
**Hospice**  
**Current Residents:** 6  
**Number of Residents Who:**  
**Receive Supplemental Security Income:** 0      **Are 60 Years of Age or Older:** 80  
**Diagnosed with Mental Illness:** 0      **Diagnosed with Intellectual Disability:** 0  
**Have Mobility Need:** 21      **Have Physical Disability:** 1

**Inspections / Reviews**

02/10/2026 Partial  
**Lead Inspector:** [REDACTED]      **Follow-Up Type:** Not Required

**NO DEFICIENCIES FOUND**