

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

July 31, 2026

[REDACTED], OFFICER
EC OPCO CHIPPEWA LLC
[REDACTED]
[REDACTED]

RE: CELEBRATION VILLA OF CHIPPEWA
104 PAPPAN BUSINESS DRIVE
BEAVER FALLS, PA, 15010
LICENSE/COC#: 44901

Dear [REDACTED],

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 06/16/2026 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: CELEBRATION VILLA OF CHIPPEWA **License #:** 44901 **License Expiration:** 08/13/2026
Address: 104 PAPPAN BUSINESS DRIVE, BEAVER FALLS, PA 15010
County: BEAVER **Region:** WESTERN

Administrator

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

Legal Entity

Name: EC OPCO CHIPPEWA LLC

Address: [REDACTED]

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

Certificate(s) of Occupancy

Type: I-2 **Date:** 03/08/2011 **Issued By:** Chippewa Twp.
Type: C-2 LP **Date:** 05/20/1999 **Issued By:** L&I

Staffing Hours

Resident Support Staff: 0 **Total Daily Staff:** 96 **Waking Staff:** 72

Inspection Information

Type: Full **Notice:** Unannounced **BHA Docket #:**
Reason: Renewal **Exit Conference Date:** 06/11/2026

Inspection Dates and Department Representative

06/16/2026 - On-Site: [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: 85 **Residents Served:** 71

Secured Dementia Care Unit

In Home: Yes **Area:** SDCU **Capacity:** 20 **Residents Served:** 19

Hospice

Current Residents: 20

Number of Residents Who:

Receive Supplemental Security Income: 0 **Are 60 Years of Age or Older:** 70
Diagnosed with Mental Illness: 0 **Diagnosed with Intellectual Disability:** 0
Have Mobility Need: 25 **Have Physical Disability:** 0

Inspections / Reviews

06/11/2026 Full

Lead Inspector: [REDACTED] **Follow-Up Type:** POC Submission **Follow-Up Date:** 08/06/2026

07/28/2026 - POC Submission

Submitted By: [REDACTED] **Date Submitted:** 07/30/2026
Reviewer: [REDACTED] **Follow-Up Type:** Document Submission **Follow-Up Date:** 08/11/2026

Inspections / Reviews *(continued)*

07/31/2026 Document Submission

Submitted By: [REDACTED]

Date Submitted: 07/30/2026

Reviewer: [REDACTED]

Follow Up Type: *Not Required*

121a - Unobstructed Egress**1. Requirements**

2600.

121.a. Stairways, hallways, doorways, passageways and egress routes from rooms and from the building must be unlocked and unobstructed.

Description of Violation

A chair outside Emergency Exit #4 blocked egress from that door.

Repeat violation - 6/25/25 et. al.

Plan of Correction

Accept ([REDACTED] - 07/28/2026)

On the day of inspection, a contracted vendor was on site. The vendor moved an outdoor chair from the space they were working in but it blocked the door. Immediately upon discovery the chair was moved by the home's Maintenance Director. Additionally, the Executive Director spoke directly to the vendor on 6/17/2026 to explain the regulation and the requirements to prevent future issues with egress paths.

On 7/22/2026 all of the home's nursing staff were trained on regulation 2600.121a. A record of this training will be kept in accordance with 2600.65i.

The Maintenance Director or Executive Director will review the requirements for unobstructive egress paths with all future vendors in advance of work starting in the community. Starting 7/01/2026, the Maintenance Director, Executive Director and Manager on Duty, will conduct daily rounds in the community for 30 days to ensure all egress oaths are unobstructed. A record of these rounds will be kept in the administrator's office and will be reviewed at the home's Quality Assurance meeting in August 2026.

Licensee's Proposed Overall Completion Date: 07/30/2026

Implemented ([REDACTED] - 07/31/2026)