Department of Human Services Bureau of Human Service Licensing

December 29, 2020

DAN GRANT, CEO UPMC SENIOR COMMUNITIES INC 896 WEATHERWOOD LANE GREENSBURG, PA 15601

> RE: WEATHERWOOD MANOR 896 WEATHERWOOD LANE GREENSBURG, PA, 15601 LICENSE/COC#: 44470

Dear Mr. Grant,

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 11/23/2020 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Sincerely, Jon Kimberland

Enclosure Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

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

Name: WEATHERWOOD MANOR Address: License #: 44470 License Expiration Date: 02/25/2022 Address: 806 WEATHERWOOD LANE, GREENSBURG, PA 15601 Region: WESTROR Administrator Image: Image: <th>Facility Information</th> <th></th> <th></th> <th></th>	Facility Information			
Name: Laurie Tamasy Phone: 7248532084 Email: tamasyl2@UPMC.EDU Legal Entity Name: UPMC SENIOR COMMUNITIES INC Name: UPMC SENIOR COMMUNITIES INC Address: 89 WEATHERWOOD LANE, GREENSBURG, PA, 15601 Phone: 7248532084 Email: GREERL4@UPMC.EDU Certificate(s) of Occupancy Email: GREERL4@UPMC.EDU Certificate(s) of Occupancy Issued By: Hempfield Township Staffing Hours Issued By: Hempfield Township Resident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Exit Conference Date: 11/23/2020 Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Exit Conference Date: 11/23/2020 Exit Conference Date: 11/23/2020 In/23/2020 - On-Site: Scott Klein Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 73 Diagnosed with Mental Illnes: 0 Diagnosed with Intellectual Disability: 0 Hospice Current Residents: 4 Number of Residents: 6 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Tre 60 Years of Age or Older: 73 Diagnosed with Intellectual Disability: 0 H	Address: 896 WEATHERWOOD LA	NE, GREENSBURG, PA 15601	License #: 44470	License Expiration Date: 02/25/2022
Legal Entity Name: UPMC SENIOR COMMUNITIES INC Address: 89 WEATHERWOOD LANE, GREENSBURG, PA, 15601 Phone: 7248532084 Email: GREERL4@UPMC.EDU Certificate(s) of Occupancy Type: I-1 Date: 03/26/2013 Issued By: Hempfield Township Staffing Hours Resident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Type: Partial Notice: Unannounced BHA Docket #: Resident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Type: Partial Notice: Unannounced BHA Docket #: Reason: Incident Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative 11/23/2020 - On-Site: Scott Klein General Information License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No Area: In Home: No Area: Capacity: Residents Served: Hospice Current Residents: 4 Number of Residents Who: Are 60 Years of Age or Older: 73 Diagnosed with Menta	Administrator			
Name: UPMC SENIOR COMMUNITIES INC Address: 896 WEATHERWOOD LANE, GREENSBURG, PA, 15601 Phone: 7248532084 Email: GREERL4@UPMC.EDU Certificate(s) of Occupancy Type: 1-1 Date: 03/26/2013 Issued By: Hempfield Township Staffing Hours Resident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Type: Partial Notice: Unannounced BHA Docket #: Reason: Incident Externative 11/23/2020 - On-Site: Scott Klein Resident Demographic Data as of Inspection Dates General Information License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 17 Special Care Unit In Home: No Area: Capacity: Residents Served: 17 Number of Residents: 4 Number of Residents: 4 Number of Residents: 4 Number of Residents: 4 Number of Residents: 9 Diagnosed with Metal Illness: 0 Have Mobility Need: 16 ItzZ2020 - Partial	Name: Laurie Tamasy	Phone: 7248532084	Email: ta	masyl2@UPMC.EDU
Address: 896 WEATHERWOOD LANE, GREENSBURG, PA, 15601 Phone: 7248532084 Email: GREERL4@UPMC.EDU Certificate(s) of Occupancy Issued By: Hempfield Township Type: I-1 Date: 03/26/2013 Issued By: Hempfield Township Staffing Hours Fersident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Fersident Support Staff: 0 Total Daily Staff: 89 BHA Docket #: Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Exit Conference Date: 11/23/2020 Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Fersident Demographic Data as of Inspection Dates Fersident Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: Fersidents Served: Number of Residents: 4 Number of Residents: 4 Number of Residents: 9 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Diagnosed with Intellectual Disability: 0 Have Physical Disability: 0 Have Physical Disability: 2 Inspections / Reviews Jity23/2020 - Partial Ity23/2020 - Partial Ity23/2020 - Partial	Legal Entity			
Type: I-1Date: 03/26/2013Issued By: Hempfield TownshipStaffing HoursResident Support Staff: 0Total Daily Staff: 89Waking Staff: 67InspectionType: Partial Reason: IncidentNotice: Unannounced Exit Conference Date: 11/23/2020BHA Docket #: Exit Conference Date: 11/23/2020Inspection Dates and Department Representative11/23/2020 - On-Site: Scott KleinResident Demographic Data as of Inspection DatesGeneral Information License Capacity: 100Residents Served: 73Special Care Unit In Home: NoArea:Capacity:Residents: 4 Number of Residents: 4Capacity:Residents Served:Number of Residents: 4 Number of Residents: 16Area 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Have Mobility Need: 16Area 60 Years of Age or Older: 73 Diagnosed with Intellectual Disability: 0 Have Physical Disability: 2Inspections / ReviewsIty22/2020 - Partial	Address: 896 WEATHERWOOD LA	NE, GREENSBURG, PA, 15601		
Staffing Hours Resident Support Staff: 0 Total Daily Staff: 89 Waking Staff: 67 Inspection Type: Partial Notice: Unannounced BHA Docket #: Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative 11/23/2020 - On-Site: Scott Klein Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Resident Demographic Data as of Inspection Dates Exit Conference Date: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 73 In Home: No Area: Capacity: Residents Served: Hospice Current Residents: 4 Number of Residents: 4 Inspection Diagnosed with Intellectual Disability: 0 Have Physical Disability: 0 Number of Residents 1/6 Diagnosed with Intellectual Disability: 0 Have Physical Disability: 2 Inspections / Reviews Inspections / Reviews 11/23/2020 - Partial Intal Disability: 2 Inspection Partial	Certificate(s) of Occupancy			
Resident Support Staff: 0Total Daily Staff: 89Waking Staff: 67InspectionVertial Reason: IncidentType: Partial Reason: IncidentNotice: Unannounced BHA Docket #: Exit Conference Date: 11/23/2020Inspection Dates and Departmet RepresentativeBHA Docket #: Exit Conference Date: 11/23/2020Inspection Dates and Departmet RepresentativeVertice Conference Date: 11/23/2020Resident Demographic Data s of Inspection DatesResidents Served: 73General Information License Capacity: 100Residents Served: 73Special Care Unit In Home: No Area:Area:Capacity: Capacity: Capacity: 73Number of Residents: 4 Number of Residents: 4Area 60 Years of Age or Older: 73 Diagnosed with Mental Illerss: 0 Have Physical Disability: 0 Have Physical Disability: 0 Have Physical Disability: 0Inspections / ReviewsIntellectual Disability: 0 Have Physical Disability: 211/23/2020 - PartialIntellectual Disability: 2	Туре: /-1	Date: 03/26/2013		Issued By: Hempfield Township
Inspection Type: Partial Reason: Incident Notice: Unannounced Reason: Incident BHA Docket #: Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative 11/23/2020 - On-Site: Scott Klein Resident Demographic Data as of Inspection Dates General Information License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: Residents: 4 Number of Residents: 4 Number of Residents: 4 Number of Residents: 0 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Litense Inspections / Reviews I1/23/2020 - Partial	Staffing Hours			
Type: Partial Reason: Incident Notice: Unannounced BHA Docket #: Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative Inspection Dates and Department Representative 11/23/2020 - On-Site: Scott Klein Resident Served: 73 Resident Demographic Data as of Inspection Dates Residents Served: 73 General Information License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: Residents Served: Hospice Current Residents: 4 Area: Capacity: Number of Residents: 4 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Have Mobility Need: 16 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 	Resident Support Staff: 0	Total Daily Staff: 89		Waking Staff: 67
Reason: Incident Exit Conference Date: 11/23/2020 Inspection Dates and Department Representative 11/23/2020 - On-Site: Scott Klein I1/23/2020 - On-Site: Scott Klein Resident Demographic Data as of Inspection Dates Resident Demographic Data as of Inspection Dates Image: Comparison of Com	Inspection			
11/23/2020 - On-Site: Scott Klein Resident Demographic Data as of Inspection Dates General Information Icense Capacity: 100 License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No In Home: No Area: Capacity: Residents Served: Hospice In Home: A Current Residents: 4 Vumber of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Have Physical Disability: 2		Notice: Unannounced	1	
11/23/2020 - On-Site: Scott Klein Resident Demographic Data as of Inspection Dates General Information Icense Capacity: 100 License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No In Home: No Area: Capacity: Residents Served: Hospice In Home: A Current Residents: 4 Vumber of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Have Physical Disability: 2	Inspection Dates and Departme	nt Representative		
General Information Iticense Capacity: 100 Residents Served: 73 Special Care Unit In Home: No Area: Capacity: Residents Served: In Home: No Area: Capacity: Residents Served: Hospice Current Residents: 4 Vumber of Residents Who: Iticate and the served:	11/23/2020 - On-Site: Scott Klein			
License Capacity: 100 Residents Served: 73 Special Care Unit In Home: No In Home: No Area: Capacity: Residents Served: Hospice Capacity: Current Residents: 4 Number of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Have Mobility Need: 16 Inspections / Reviews 11/23/2020 - Partial	Resident Demographic Data as o	of Inspection Dates		
Special Care Unit In Home: No Area: Capacity: Residents Served: Hospice Current Residents: 4 Number of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Have Mobility Need: 16 Inspections / Reviews 11/23/2020 - Partial	General Information			
In Home: No Area: Capacity: Residents Served: Hospice Current Residents: 4 Number of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16			Residents Serve	d: 73
Hospice Current Residents: 4 Number of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Have Physical Disability: 2 Inspections / Reviews 11/23/2020 - Partial		Aroa:	Capacity	Posidonts Sorvad:
Current Residents: 4 Number of Residents Who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Have Physical Disability: 2		Alea.	Capacity.	Residents Served.
Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 73 Diagnosed with Mental Illness: 0 Diagnosed with Intellectual Disability: 0 Have Mobility Need: 16 Have Physical Disability: 2 Inspections / Reviews 11/23/2020 - Partial				
Diagnosed with Mental Illness: 0 Have Mobility Need: 16 Inspections / Reviews 11/23/2020 - Partial	Number of Residents Who:			
Have Mobility Need: 16 Have Physical Disability: 2 Inspections / Reviews 11/23/2020 - Partial			-	
11/23/2020 - Partial	•	ss: 0		
	Inspections / Reviews			
Lead Inspector: Scott KleinFollow-Up Type: POC SubmissionFollow-Up Date: 12/09/2020	11/23/2020 - Partial			
	Lead Inspector: Scott Klein	Follow-Up Type: PC	DC Submission	Follow-Up Date: 12/09/2020

Inspections / Reviews (continued)		
12/16/2020 - POC Submission		
Lead Reviewer: Jon Kimberland	Follow-Up Type: POC Submission	Follow-Up Date: 12/18/2020
12/18/2020 - POC Submission		
Lead Reviewer: Jon Kimberland	Follow-Up Type: Document Submission	Follow-Up Date: 12/21/2020
12/29/2020 - Document Submission		
Lead Reviewer: Jon Kimberland	Follow-Up Type: Not Required	

42c Dignity/Respect

1. Requirements

2800.

42.c. A resident shall be treated with dignity and respect.

Description of Violation

On the morning of 11/15/2020, direct care staff person A was administering medications in resident #1's bedroom. During the medication administration process direct care staff person A called resident #1 a brat. Resident #1 indicated that the remark made her feel insulted and humiliated.

Plan of Correction

Do Not Accept

On 11/24/2020, direct care staff person A was educated on the requirements of 2800.42.c by the administrator. The education included her approach and choice of words when interacting with resident #1. (see attached) Employee verbalized understanding of her actions and apologized to resident #1. All employees will review education on our organizational values that include: Dignity & Respect Quality & Safety Caring & Listening Responsibility & Integrity Excellence & Innovation All employees will complete education by January 15, 2021. Documentation of education will be maintained. A message regarding dignity and respect will be included in the January 2021 resident newsletter. (see attached)

Completion Date: 01/15/2021

Plan of Correction

Accept

Implemented

The administrator or designee will observe direct care staff person A interacting with residents one time per week for three months to ensure the resident is being treated with dignity and respect. In addition, the administrator or designee will interview two residents per week for three months to confirm he/she is being treated with dignity and respect.

Completion Date: 01/15/2021

Document Submission

Please see attached audits.