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

January 31, 2024

HSRE-WATERS OF PETERS VII, LLC

RE: THE WATERS OF MCMURRAY

441 VALLEY BROOK ROAD MCMURRAY, PA, 15317 LICENSE/COC#: 45278

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 12/14/2023 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,

cc: Pennsylvania Bureau of Human Service Licensing

12/14/2023 1 of 5

Facility Information

License #: 45278 Name: THE WATERS OF MCMURRAY License Expiration: 06/26/2024

Address: 441 VALLEY BROOK ROAD, MCMURRAY, PA 15317 County: WASHINGTON Region: WESTERN

Administrator

Email: Name: Phone:

Legal Entity

Name: HSRE-WATERS OF PETERS VII, LLC

Address:

Email: Phone:

Certificate(s) of Occupancy

Date: 12/18/2021 Issued By: Peters Twp. Type: *I-1*

Staffing Hours

Resident Support Staff: 0 Total Daily Staff: 122 Waking Staff: 92

Inspection Information

Notice: Unannounced Type: Partial BHA Docket #:

Reason: Complaint, Incident Exit Conference Date: 12/14/2023

Inspection Dates and Department Representative

12/14/2023 - On-Site:

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: 127 Residents Served: 80

Special Care Unit

In Home: Yes Area: 1st floor Residents Served: 17 Capacity: 21

Hospice

Current Residents: 8 Number of Residents Who:

Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 80

Diagnosed with Intellectual Disability: 0 Diagnosed with Mental Illness: 0

Have Mobility Need: 42 Have Physical Disability: 0

Inspections / Reviews

12/14/2023 - Partial

Lead Inspector: Follow-Up Type: POC Submission Follow-Up Date: 01/21/2024

01/19/2024 - POC Submission

Submitted By: Date Submitted: 01/31/2024

Reviewer: Follow-Up Type: Document Submission Follow-Up Date: 01/26/2024

2 of 5 12/14/2023

THE WATERS OF MCMURRAY 45278

Inspections / Reviews (continued)

01/31/2024 - Document Submission

Submitted By: Date Submitted: 01/31/2024

Reviewer: Follow-Up Type: Not Required

12/14/2023 3 of 5

THE WATERS OF MCMURRAY 45278

185a Storage procedures

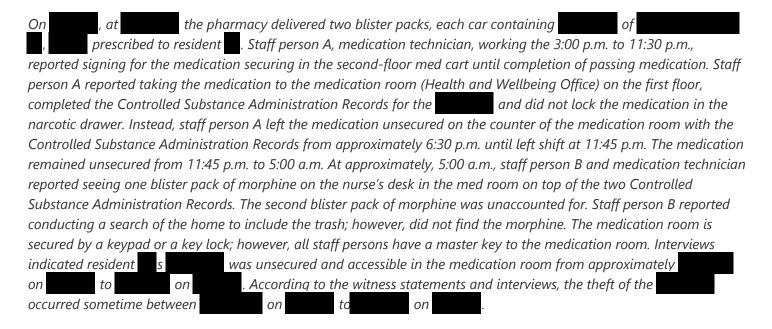
1. Requirements

2800.

185.a. The residence shall develop and implement procedures for the safe storage, access, security, distribution and use of medications and medical equipment by trained staff persons.

Description of Violation

The home's policy for Medication Storage and accountability of scheduled II drugs indicates the following: All schedule II -V drugs and medical cannabis will be stored under double lock in the Health and Wellbeing office including but not limited to refrigerated medications. The home did not follow the policy for securing narcotics as follows:



Repeat Violation: 12/9/22

Plan of Correction

In response to the violation on by the Pennsylvania Bureau of Human Service Licensing, immediate action was taken on by the Director of Health and Wellbeing to file a police report, begin an internal investigation, changed code and disabled lock on med room while waiting on delivery of new lock, so only nurses and med techs on duty have access.

To enhance the currently compliant operations, on the Director of Health and Wellbeing will training conducted with all nurses and med techs on our policy for Medication Storage and Accountability of Scheduled II Drugs, with a completion date of the Director of Health and Wellbeing will training the Director of Health and Wellbeing will training conducted with all nurses and med techs on our policy for Medication Storage and Accountability of Scheduled II Drugs, with a completion date of the Director of Health and Wellbeing will training the Director of Health and Wellbeing will training conducted with all nurses and med techs on our policy for Medication Storage and Accountability of Scheduled II Drugs, with a completion date of the Director of Health and Wellbeing will training the Director of Health and Wellbeing will train the Director of Health and Dir

Effective 12/18/2023 the Director of Health and Wellbeing or Designee will perform biweekly monitoring of proper medication storage through 06/30/2024 to maintain ongoing compliance with the residence developing and implementing procedures for the safe storage, access, security, distribution and use of medications and medical equipment by trained staff persons. Any deficiencies will be corrected immediately, and findings will be documented and reviewed internally for continuous improvement purposes.

Licensee's Proposed Overall Completion Date: 01/19/2024

12/14/2023 4 of 5

THE WATERS OF MCMURRAY 45278

185a Storage procedures (continued)

- 01/31/2024)

5 of 5 12/14/2023