

Department of Human Services  
Bureau of Human Service Licensing

January 22, 2021

[REDACTED], EXECUTIVE DIRECTOR  
ARDEN COURTS OF JEFFERSON HILLS PA LLC  
333 NORTH SUMMIT STREET  
TOLEDO, OH 43604

RE: ARDEN COURTS OF JEFFERSON  
HILLS  
380 WRAY LARGE ROAD  
JEFFERSON HILLS, PA, 15025  
LICENSE/COC#: 43551

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 01/05/2021, 01/06/2021, 01/07/2021 of the above facility, no regulatory citations have been identified as a result of this inspection.

Sincerely,  
Suzy Quinn

Enclosure  
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

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

**Facility Information**

Name: ARDEN COURTS OF JEFFERSON HILLS License #: 43551 License Expiration Date: 01/25/2022  
Address: 380 WRAY LARGE ROAD, JEFFERSON HILLS, PA 15025  
County: ALLEGHENY Region: WESTERN

**Administrator**

Name: [REDACTED] Phone: 4123840300 Email: [REDACTED]

**Legal Entity**

Name: ARDEN COURTS OF JEFFERSON HILLS PA LLC  
Address: 333 NORTH SUMMIT STREET, TOLEDO, OH, 43604  
Phone: 4123840300 Email: [REDACTED]

**Certificate(s) of Occupancy**

Type: C-2 LP Date: 07/22/1999 Issued By: PA Dept L&I

**Staffing Hours**

Resident Support Staff: Total Daily Staff: 110 Waking Staff: 83

**Inspection**

Type: Partial Notice: Unannounced BHA Docket #:  
Reason: Incident Exit Conference Date: 01/07/2021

**Inspection Dates and Department Representative**

01/05/2021 - On-Site: [REDACTED]  
01/06/2021 - Off-Site: [REDACTED]  
01/07/2021 - Off-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**

License Capacity: 60 Residents Served: 55

**Secured Dementia Care Unit**

In Home: Yes Area: Building Capacity: 60 Residents Served: 55

**Hospice**

Current Residents: 0

**Number of Residents Who:**

Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 54

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

Have Mobility Need: 55 Have Physical Disability: 0

Inspections / Reviews

01/05/2021 - Partial

Lead Inspector: [REDACTED] Follow-Up Type: *Not Required*

**No Deficiencies Identified**