

# OFFICE OF THE LONG-TERM CARE OMBUDSMAN

EST. WITHIN THE PA DEPARTMENT OF AGING

December 23, 2025

## Ninth 60-Day Patient Care Ombudsman Report

Re: LaVie Care Centers, LLC  
Case No. 24-55507-PMB

As directed by the court, and pursuant to 11 U.S.C. § 333(a)(2), Fed. R. Bankr. P. 2007.2(c), the following is my ninth 60-day report for the above-captioned case. Earlier bankruptcy reports had been sent on 9/5/24, 10/30/24, 12/31/24, 2/28/25, 4/30/25, 6/30/25, 8/27/25, and 10/27/25.

Local ombudsmen have continued to conduct regular visits to these facilities.

The sale of these six (6) facilities to Avaradis Health was completed on 6/1/25.

Pennknoll Village	Skilled-nursing facility	Bedford County
Locust Grove Retirement Village	Skilled-nursing facility	Juniata County
The Manor at St. Luke Village	Skilled-nursing facility	Luzerne County
The Pavilion at St. Luke Village	Skilled-nursing facility	Luzerne County
Luther Ridge at Seiders Hill	Assisted-living facility	Schuylkill County
The Manor at Penn Village	Skilled-nursing facility	Snyder County

### General concerns

1. A 78-year-old male resident at **Luther Ridge at Seiders Hill** was admitted to a hospital on 10/17/25 and returned with a diagnosis of a viral cold. The resident's condition continued to decline and he was admitted to the ICU with cardiogenic shock and pneumonia. On 10/20/25, the Department of Health (DOH) informed the home that the hospital reported the resident had tested positive for Legionnaire disease.

DOH placed a water restriction on the facility (except for the kitchen, which has a filtration system). The facility utilized bottled water for drinking, and hired a company to test the facility's water. Additional water testing on 11/13/25 came back negative. DOH recommended that the water system be flushed with chlorine, and the water will be retested at 3 and 6 months.

Residents will continue to receive bottled water until water is cleared for drinking/bathing by the DOH. Staff will continue to help residents with personal hygiene until showers can resume. There have been no interruptions with laundry service. The affected resident is out of the hospital.



until he can return to the home.

As of a 12/11/25 facility visit, there was no active disease in the home. However, the local ombudsman reports that the census continues to decrease as families are taking residents to other facilities or other levels of care. Residents remain unable to use the water in their rooms for showers, drinking, or brushing teeth.

2. At the time of a 12/4/25 facility visit, **The Pavilion at St. Luke Village** was experiencing a COVID outbreak. Staff was required to wear masks. Activities were canceled. The local ombudsman will continue to monitor the situation.
3. On 12/4/25, the local ombudsman met with a female resident at **The Manor at Penn Village** whose daughter reported neglect, with the resident being left in a dirty brief for an extended period which caused a rash. The daughter also reported that the staff told the resident, "If you don't like it here, then go home." The concern was also reported to the Department of Health but was unsubstantiated. In a telephone call of 12/18/25 with the local ombudsman, the daughter said she felt that her mother had been receiving better care but still planned to bring her home with supports in place.

### Regulatory concerns

1. Findings of an abbreviated complaint survey completed on 11/12/25 at **Pennknoll Village** identified no deficient practice under the requirements of 42 CFR Part 483, Subpart B Requirements for Long Term Care Facilities as it relates to the Health portion of the survey process. However, deficient practice was identified under 28 PA Code, Commonwealth of Pennsylvania Long Term Care Licensure Regulations.

The facility failed:

- To ensure a minimum of one (1) nurse aide per 10 residents on the day shift for two of 21 days; one (1) nurse aide per 11 residents on the evening shift for one day; and, one (1) nurse aide per 15 residents on the overnight shift for one day.
- To ensure a minimum of one (1) licensed practical nurse per 25 residents during the day shift for two of 21 days; and, one (1) licensed practice nurse per 30 residents during the evening shift for one day.
- To provide 3.20 hours of direct resident care for each resident for five of 21 days reviewed.

Because all facilities have been transferred to new ownership, I ask the court to release me from appointment at Patient Care Ombudsman in this bankruptcy case. My representatives and I will conclude our weekly visits, unless otherwise directed by the court.

For additional information, or should you have any questions, please do not hesitate to contact the PA Office of the Long-Term Care Ombudsman at (717) 783-7096.

Sincerely,

A handwritten signature in black ink that reads "Margaret D Barajas". The signature is written in a cursive, flowing style.

Margaret Barajas  
State Long-Term Care Ombudsman