



<b>Date of Incident</b>	02-11-2026
<b>Prepared By</b>	Nancy Benner
<b>Property</b>	Joshua House
<b>Time of Incident</b>	10:40:00
<b>Location of Incident</b>	Joshua House Apartment Homes 2607 Welsh Road Building A- Rear entrance steps. Philadelphia, Pa 19114

**Incident Type**

Slip and Falls weather related

**Description of Incident**

At approximately 10:40 AM, Resident Services team member Cecilia Lebron was conducting a tour of apartment C103 with a prospective resident Adam Bodre. While exiting Building A via the stairwell , Adam slipped and fell on the stairs. Adam landed on his back. At the time of the incident, the stair surface was wet. There was no visible ice or snow present. The outdoor temperature was approximately 41 degrees. Following the fall, Cecilia asked Adam if he was okay. Adam stated that he was okay. He remained on site and continued the tour. At the time, he did not request medical assistance and did not indicate that he required further attention.

**Corrective action taken at the time of the incident**

Immediately following the fall, Cecilia asked Adam if he was okay. Adam indicated that he was and continued with the tour.

**What we have done related to Customer Service and helping the resident, if anything?**

Cecilia followed up with Adam around 5:30pm, and he reported that after leaving the community, he had toured other apartment communities They spoke of current specials and Adam said he was narrowing down his decision and they would follow up again. Cecilia noted that he did not indicate any issues.

**Witnesses names and phone number**

Cecilia Lebron 267-255-5898

**Was there security camera footage of this incident?**

No

**Link to security footage video in Box**

http://

**Did this incident involve a resident?**

No

**Did this incident involve a Lindy team member?**

No

**Did this incident involve a vendor?**

No

**Should this incident be reported to the residents renters insurance policy?**

No

