

Date of Incident	02-11-2026
Prepared By	Nancy Benner
Reviewed By	Incident Report was reviewed by John Samuel on 02-12-2026 at 11:22 AM.
Property	Joshua House
Time of Incident	10:40:00
Location of Incident	Joshua House Apartment Homes 2607 Welsh Road Building A- Rear entrance steps. Philadelphia, Pa 19114

Report Last Updated By	Update Date
John Samuel	02-12-2026
Nancy Benner	02-12-2026
Administrator User	02-12-2026

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

