



RICK SNYDER
GOVERNOR

State of Michigan
DEPARTMENT OF HUMAN SERVICES
BUREAU OF CHILDREN AND ADULT LICENSING



MAURA D. CORRIGAN
DIRECTOR

April 29, 2013

Maria Pop and Traian Pop
26450 Orchard Lake Road
Farmington Hills, MI 48334

RE: Application #: AF630338196
Orchard View Care Home
26450 Orchard Lake Road
Farmington Hills, MI 48334

Dear Maria and Traian Pop:

Attached is the Original Licensing Study Report for the above referenced facility. The study has determined substantial compliance with applicable licensing statutes and administrative rules. Therefore, a temporary license with a maximum capacity of 6 is issued.

Please review the enclosed documentation for accuracy and feel free to contact me with any questions. In the event that I am not available and you need to speak to someone immediately, please feel free to contact the local office at (248) 975-5053.

Sincerely,

John Pochas, Licensing Consultant
Bureau of Children and Adult Licensing
4th Floor, Suite 4B
51111 Woodward Avenue
Pontiac, MI 48342
(248) 860-3822

enclosure

**MICHIGAN DEPARTMENT OF HUMAN SERVICES
BUREAU OF CHILDREN AND ADULT LICENSING
LICENSING STUDY REPORT**

I. IDENTIFYING INFORMATION

License #:	AF630338196
Applicant Name:	Maria Pop and Traian Pop
Applicant Address:	26450 Orchard Lake Road Farmington Hills, MI 48334
Applicant Telephone #:	(248) 476-4825
Administrator/Licensee Designee:	N/A
Name of Facility:	Orchard View Care Home
Facility Address:	26450 Orchard Lake Road Farmington Hills, MI 48334
Facility Telephone #:	(248) 476-4825
Application Date:	01/09/2013
Capacity:	6
Program Type:	AGED

II. METHODOLOGY

01/09/2013	Enrollment
01/16/2013	PSOR on Address Completed
01/16/2013	Application Incomplete Letter Sent FP&1326/Traian, 1326/Maria and Monica.
01/16/2013	Contact - Document Sent Act & Rules.
02/26/2013	Application Complete/On-site Needed
02/26/2013	File Transferred To Field Office
04/11/2013	Application Incomplete Letter Sent
04/22/2013	Inspection Completed On-site
04/22/2013	Inspection Completed-BCAL Full Compliance
04/25/2013	Recommend License Issuance
04/25/2013	LSR Generated

III. DESCRIPTION OF FINDINGS & CONCLUSIONS

A. Physical Description of Facility

On 02/28/13, the department received a license application from Mr. Traian and Mrs. Maria Pop to operate an Adult Foster Care Family Home at the above referenced address in Farmington Hills, Michigan. The applicant is seeking to operate a program of care and services for up to six (6) ambulatory male and female elderly adults. Mrs. Maria and Traian Pop have no other foster care licenses, nor do they have other pending applications to operate adult foster care facilities in the State of Michigan.

This evaluation is based upon the requirements of P.A. 218 of the Michigan Public Acts of 1979, as amended, and the administrative rules governing operation of Adult Foster Care Family Homes, with an approved capacity of one to six residents, licensed or proposed after March 27, 1980.

Orchard View Care home is located at 26450 Orchard Lake Road, Farmington Hills, Michigan 48334. The home is situated north of Ten Mile Road on the east side of Orchard Lake Road, in Oakland County, Michigan. Traian and Mare Pop are the owners of record for the property. Proof of ownership is contained in the facility file.

Orchard View Care home is a brick, 3/4 aluminum sided ranch with a finished basement without garage. The home is in a suburban area of similarly constructed homes. The home is landscaped and the interior of the home is comfortable, clean and nicely decorated.

The main entrance opens into a living room and a dining area straight ahead. The kitchen is to the left of the dining area. To the right of the living room are two bedrooms and a full bath. To the left of the living room are four bedrooms and a full bath. Each of the bedrooms has a bathroom attached. A laundry room with washer and dryer is located in the basement, which also includes a gas-fired furnace and water heater. Floor separation is achieved by the installation of a metal fire rated door with self-closing device at the top of the basement stairs.

Based upon the above information and the proposed accommodation of six (6) residents, the home would the required available indoor living area per occupant. The house is therefore determined to be in compliance with the requirements of Rule 27 (1).

Bedroom areas were measured at the time of preliminary inspection and were found to be of the following dimension and accommodation capacity:

ROOM/LOCATION	DIMENSION	SQ. FT.	CAPACITY
Bedroom # 1	13'6" x 10'6"	144	2
Bedroom # 2	10' x 13'6"	136	1
Bedroom # 3	12'7" x 9'	114	1
Bedroom # 4	10'7" x 12'10"	129	1
Bedroom # 5	10'7" x 12'10"	129	1
Bedroom # 6 (Licensee/basement)	12'5" x 14'	175	
Total Capacity			6

Rule 27 (1) A licensee shall provide, per occupant, not less than 35 square feet of indoor living space, exclusive of bathrooms, storage areas, hallways, kitchen and sleeping areas.

At the preliminary inspection, indoor living areas were measured and found to be of the following dimensions:

ROOM	DIMENSION	AREA OF SQUARE FT
Living Room	13'7" x 19'4"	265
Dining Room	19'10" x 8'2"	157
Kitchen	19' x 13'4"	255

Based upon the above information, it is concluded that this facility has the square footage necessary to accommodate 6 residents, as requested in the application.

The bedrooms were properly furnished, clean and neat. Each bedroom has an easily operable window with screen, a mirror for grooming and a chair. The bedrooms all have adequate closet space for the storage of clothing and personal belongings. The bedrooms also have adequate lighting to provide for the needs of the staff and residents. The shower and bathtub area is equipped with required non-skid surfacing and handrails, to assure resident safety in the maintenance of personal hygiene. The bathrooms were equipped with soap and paper towels for hand washing. I also observed that the facility was equipped with all required furnishings, linens, cooking and eating utensils.

At the time of final inspection, the facility was found to be in substantial compliance with departmental requirements relating to physical plant.

Environmental Sanitation

Orchard View Care home utilizes public a water supply and sewage disposal system.

At the time of final inspection, kitchen and bathroom areas were noted to be clean and well maintained. The bathrooms were also noted to be equipped with non-skid surfacing and handrails. Poisonous and caustic materials will be stored in areas that are neither used by the residents nor for food preparation or storage.

The kitchen waste receptacle was also noted to be equipped with a close fitting cover. All garbage and rubbish will be kept in leak-proof, nonabsorbent containers, and will be removed from the facility at least weekly and more often if necessary. The licensee has also indicated that there are presently no problems with the home's plumbing system.

At the time of final inspection, the facility was determined to be in compliance with departmental requirements relating to sanitation.

Fire Safety

At the time of final inspection, the home was found to be equipped with all required smoke detection units and one five-pound multi-purpose fire extinguisher. All interior finish materials are at least a Class C standard.

An evacuation plan and written procedures to be followed in case of fire, medical and severe emergency were also posted as required. Required emergency phone numbers were also observed posted immediately adjacent to the telephone. Mr. and Mrs. Traian Pop indicated it is their intent to conduct a minimum of four fire drills per year, with two of the required drills being conducted during sleeping hours. A record of fire drills conducted will be kept in the home. At the time of final inspection, the home was found to be in compliance with all departmental requirements relating to fire safety.

B. Program Description

1. Administrative structure and staff capabilities

At the time of final inspection, it remains Mr. and Mrs. Pop's intent to assure primary responsibility for the provision of adult foster care and the maintenance of all facility records.

The applicant Mrs. Maria Pop and her husband, Traian Pop have operated this home as a small group home for 6 years and have over 20 years experience in providing adult foster care service in Multnomah County in Portland, Oregon.

Medical Records Clearance documents submitted for Mr. and Mrs. Pop indicate that they are in good physical and mental health, and that they have no limitations for work with or around adult foster care residents. Negative tuberculin test results have also been submitted for Mr. and Mrs. Pop. Mr. and Mrs. Pop have identified Monica Pop as a responsible person, in the event they will be away from the home for longer than 48 hours. Medical and Record Clearance documents have been submitted which indicate that she is in good health and moral character to work with adult foster care residents.

Good Moral Character of Mr. and Mrs. Pop has been established by the processing of BRS 1326, Record Clearance Request form.

At the time of final inspection, the facility was determined to be in compliance with departmental requirements relating to administrative structure and staff capabilities.

2. Admission/Discharge Policy

Mr. and Mrs. Pop indicated their intent to use the terms identified in the Resident Care Agreement (BRS 3266). The parameters of admission/discharge were discussed with the licensee. Emergency discharge was also discussed. Individuals interested in placement into Orchard View Care Home should contact Mrs. Pop at the home.

The facility will provide adult foster care for up to six male or female elderly adults. The fee policy statement included in the department's Resident Care Agreement form (BRS 3266) will be used at the home and indicates that the basic rate for care will be determined at the time of admission. Additional costs for any additional services required by the individual resident will be specified.

At final inspection, the home was determined to be in compliance with departmental requirement relating to admission and discharge.

Record Keeping

At the preliminary and final inspections, departmental requirements relating to resident rights, accident and incident reports, medications, resident identifying information,

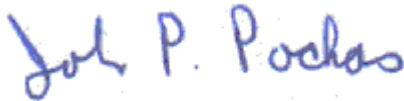
assessment plans, resident care agreements, and funds and valuables records, medical contact logs, resident physicals and weight records were discussed with Mrs. Pop , and she have indicated that it is their intent to assure compliance with these requirements.

Resident Rights

At the preliminary and final inspections, departmental requirements relating to resident rights, complaint and grievance procedures, incident and accident reports and medications were explained to the licensee and they have indicated their intent to assure compliance with these requirements. At the time of final inspection, the home was determined to be in compliance with departmental requirements relating to resident rights and care.

IV. RECOMMENDATION

I recommend issuance of a temporary license to this AFC adult family home (capacity 1-6).

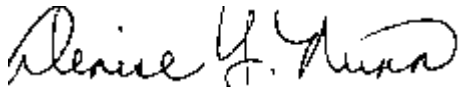


04/29/2013

John Pochas
Licensing Consultant

Date

Approved By:



04/29/2013

Denise Y. Nunn
Area Manager

Date