



RICK SNYDER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
LANSING

SHELLY EDGERTON  
DIRECTOR

August 4, 2017

Shaun Jiddou  
N&S Holdings Inc.  
25855 Lahser Road  
Southfield, MI 48033

RE: License #: AM630381745  
**Serenity Of Commerce**  
**2511 Wixom Road**  
**Commerce Township, MI 48382**

Dear Ms. Jiddou:

Attached is the Addendum to the Original Licensing Study Report for the above referenced facility.

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

Sincerely,

A handwritten signature in blue ink that reads "John P. Pochas".

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

enclosure

**MICHIGAN DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
BUREAU OF COMMUNITY AND HEALTH SYSTEMS  
ADDENDUM TO ORIGINAL LICENSING STUDY REPORT**

**I. IDENTIFYING INFORMATION**

<b>License #:</b>	AM630381745
<b>Licensee Name:</b>	N&S Holdings Inc.
<b>Licensee Address:</b>	25855 Lahser Road Southfield, MI 48033
<b>Licensee Telephone #:</b>	(248) 229-0476
<b>Administrator/Licensee Designee:</b>	Shaun Jiddou, Designee
<b>Name of Facility:</b>	Serenity Of Commerce
<b>Facility Address:</b>	2511 Wixom Road Commerce Township, MI 48382
<b>Facility Telephone #:</b>	(248) 229-0476
<b>Capacity:</b>	10
<b>Program Type:</b>	AGED

## II. Purpose of Addendum

Environmental conditions section inadvertently omitted in original report.

## III. Methodology

### . 1) Environmental Conditions

Serenity of Commerce is located at 2511 Wixom Road, Commerce MI in Oakland County, Michigan. Shaun and Nadir Jiddou are the owners of record for the property. Proof of ownership is contained in the facility file.

Serenity of Commerce is a renovated aluminum sided ranch without a basement. The home itself consists of a major addition to a previously existing structure with extensive remodeling throughout. The interior of the home is well laid out and maintained and nicely decorated.

The main entrance opens into a foyer with a large living room to the left and a kitchen and dining room down a short hallway to the right. Another very large living room is off of the dining room area with three (3) bedrooms to the left of the living room and four (4) bedrooms to the right of the dining area. The facility has two (2) full and 1 half bathrooms. A laundry room washer and dryer is located adjacent to the kitchen. A gas-fired furnaces is located in the laundry room, which also contains the water heater. A second gas fired furnace is located off hallway adjacent to large living room. Floor separation is provided with a fire rated metal door with self-closing device.

Resident bedrooms were measured at the time of inspection and were found to be of the following dimensions and accommodation capability:

<b><u>BEDROOM</u></b>	<b><u>DIMENSIONS</u></b>	<b><u>SQ. FOOTAGE</u></b>	<b><u>OCCUPANCY</u></b>
Bedroom # 1	14'2" x 8'1"	115	1
Bedroom # 2	14'2 x 19'1"	271	2
Bedroom # 3	11'4" x 10'3"	117	1
Bedroom # 4	14' x 10'1"	141	2
Bedroom # 5	14' x 11"	154	2
Bedroom # 6	18' x 12'	216	2
		<b>Total Occupancy:</b>	<b>10</b>

Compliance with rule R400.14409 (6) was demonstrated at the time of final inspection.

Based upon the above information, this facility has the square footage necessary to accommodate up to 10 adults, as requested in the application.

The living space for the home was measured and is listed below:

The home has two large living rooms that measures 11'11 x 20' and 27'7" x 10', a dining and kitchen area that measures 34'2" x 10'3". The proposed capacity for the home is 10. Based upon the above measurements, there will be the required 35 square feet per resident minimal living space available for the residents of the home.

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.

Serenity of Commerce has public water and sewage services. Garbage disposal service is provided through Waste Management. The kitchen and bathroom areas were evaluated, and were found to be adequately equipped and in clean condition. All necessary appliances were present at the time of final inspection. Poisons and caustics will be stored in a secured area not used for food storage or preparation. The home has adequate food storage capacity. The refrigerator was equipped with thermometers to monitor the temperature of food storage. Water temperature was tested at the time of final inspection and found to be within the acceptable range as defined by rule R 40014401(2). The applicant was advised that water temperature should be monitored on a regular basis. The home also met the minimum requirements regarding food service (R 400.14402) and maintenance of premises (R 400.14403). Laundry facilities are located in a separate closet room off of the kitchen area. The washer and dryer were properly installed and the dryer vent was made of acceptable non-combustible material.

## **2. Fire Safety**

Serenity of Commerce has a fully integrated hard wired smoke detection system to meet the requirements of R 400.14505. The smoke heads are placed as required by the rule. The home also has fire extinguishers located on each side of the main floor, which meet the requirements of R 400.14506. The home has more than two means of egress from the main floor and the exit doors all meet the requirements of rules R 400.14507 and R 400.14509. The means of egress were measured at the time of final inspection and meet the 30-inch minimum width requirement of the rule. The required exit doors are equipped with positive latching non-locking against egress hardware. All the bedroom doors have conforming hardware. The bedrooms of the home also have the proper means of egress as required by R 400. 14508. The interior of the home is of standard lathe and plaster finish or equivalent in all occupied areas. The home meets the environmental and interior finish requirements of rules R 400.14502, R 400.14503,

and R400.14504. The home completed a final fire safety inspection with Bureau of Fire Services on 4/19/16.

A gas forced air system heats the facility. The home has two furnaces. The applicant supplied a copy of recent inspections. I also found the electrical service (circuit breaker panel) to be adequate and in safe condition at the time of final inspection. The home was found to be in compliance with rules relating to interior finish, smoke detection equipment, fire extinguishers, means of egress, both generally and for bedrooms, heating equipment, flame producing equipment; enclosures, and electrical service.

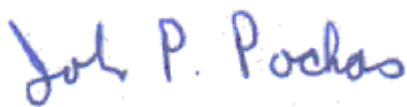
I reviewed the facility's emergency procedures, which contain written instructions to be followed in case of fire, and medical emergency. Evacuation routes were also posted in the facility, with emergency telephone numbers posted in proximity to the telephone. The home had its emergency preparedness plans posted as required. The home has emergency medical services available through Commerce Township. The applicant understands the Departmental requirements relating to the maintenance of fire drill records with the applicant. The applicant has indicated that it is the applicant's intent to conduct fire drills at least on a monthly basis, one per shift per quarter, as well as to maintain a record of these fire drills, and resident performance during such drills.

#### **IV. Description of Findings and Conclusions**

Based on the above information and observations, I found the facility to be in substantial compliance with Departmental requirements regarding environmental conditions and with rules pertaining to emergency preparedness and fire safety.

#### **V. Recommendation**

I Recommend that the status of the license remain unchanged



08/04/2017

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John Pochas  
Licensing Consultant

Date