



RICK SNYDER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

SHELLY EDGERTON
DIRECTOR

January 12, 2018

Kelly Cornford
Quality Care Management, LLC
302 Fulton Street
St. Charles, MI 48655

RE: Application #: AH730386631
Union Court Assisted Living of Chesaning
244 Elwyn Drive
Chesaning, MI 48616

Dear Ms. Cornford:

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 62 is issued.

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 (517) 284-9720.

Sincerely,

A handwritten signature in blue ink, appearing to read "Elizabeth Gregory".

Elizabeth Gregory, Licensing Staff
Bureau of Community and Health Systems
4th Floor, Suite 4B
51111 Woodward Avenue
Pontiac, MI 48342
(810) 347-5503

enclosure

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

I. IDENTIFYING INFORMATION

License Application #:	AH730386631
Applicant Name:	Quality Care Management, LLC
Applicant Address:	244 Elwyn Drive Chesaning, MI 48616
Applicant Telephone #:	(989) 865-8100
Administrator and Authorized Representative:	Kelly Cornford
Name of Facility:	Union Court Assisted Living of Chesaning
Facility Address:	244 Elwyn Drive Chesaning, MI 48616
Facility Telephone #:	(989) 323-2377
Application Date:	01/25/2017
Capacity:	62
Program Type:	AGED ALZHEIMERS

II. METHODOLOGY

01/25/2017	Enrollment
01/25/2017	Contact - Document Sent Code&Rules, Instructn Ltr,1605-Hlth Facilities & BFS,979.
01/25/2017	File Transferred To Field Office Lansing.
04/26/2017	Plan Review Received BFS160731-Final-New home for the aged facility
08/02/2017	Plan Review Received BFS160731-New-Hood Suppression-New kitchen Hood Suppression system
08/02/2017	Plan Review Received BFS160731-Modification-Sprinkler-Fire suppression in building
08/02/2017	Application Incomplete Letter Sent
11/21/2017	Contact - Document Received email received from AR containing: AL and MC program statements, admission policy, discharge policy, proposed service plan, smoking policy, disaster plans, Resident rights and responsibilities policy and staff training curriculum Still needed: Copy of management agreement between applicant and the managing company, if applicable, Resident admission contract, Resident TB screening policy
12/17/2017	Contact - Document Received Email from AR containing admission contract, TB policy, updated disaster plans. Informed AR that disaster plans and TB policy require revisions.
12/19/2017	Contact - Document Received email received containing revised smoking policy and TB policy
12/20/2017	Inspection Completed-Fire Safety : A BFS-160731 New Construction
12/27/2017	Contact - Document Received email received containing HFES room sheets and opening survey

12/27/2017	Occupancy Approval (AH ONLY) HFES PROJECT: # 20170087- opening survey and room sheets received from engineer Pier-George Zanoni
01/02/2018	Application Complete/On-site Needed
01/11/2018	Inspection Completed On-site
01/12/2018	Inspection Completed- Full Compliance
01/12/2018	Recommend License Issuance

III. DESCRIPTION OF FINDINGS & CONCLUSIONS

A. Physical Description of Facility

Union Court Assisted Living of Chesaning is a newly constructed, one-story 62 bed home for the aged designed for both general aged and memory care. The main entrance to the facility opens up to a small lobby area, dining room and living room area. The assisted living area also houses an activities room, beauty salon, commercial kitchen, laundry facility and sun room.

The facility offers 25 resident rooms in the assisted living area with an approved capacity of 50 licensed beds and six rooms in memory care for an approved capacity of 12 licensed beds. Residents have the option to bring in their own furniture if they desire, so long as it meets fire safety requirements. If residents do not bring their own furniture, the facility will provide a twin bed, dresser and a nightstand to each resident.

The general assisted living area offers two floor plans, 23 studio units (rooms 101-123) and two units that contain two bedrooms (rooms 124-125). Studio units are 374 square feet and two bedroom units are 578 square feet. All assisted living units have a full bathroom that includes a walk in shower with bench seating and grab bars, toilet, sink and wire shelving for added storage. Two bedroom units contain a kitchenette with microwave, mini fridge, sink and cabinetry for storage. Both layouts have individually controlled thermostats, flat screen mounted televisions and come wired for cable television, internet and telephone services for an additional cost. Double occupancy is available in all units.

The secured memory care unit opens up to a living room area with television and ample seating and is connected to the dining room and kitchenette. The memory care unit also houses a nurses station, laundry room and shower room. Memory

care unit (rooms 201-206) offers studio units ranging in size from 288 square feet to 414 square feet. Memory care rooms contain a bathroom with toilet, sink and wire shelving for added storage. Memory care rooms contain individual thermostats, but thermostats are locked by a plastic cover that only staff can access to change the temperature. For security purposes, the windows in memory care unit cannot be opened more than three inches. Double occupancy is offered in all memory care rooms.

All facility exterior doors are secured with a key code that must be used for entering and exiting the facility. All resident are required to wear emergency pendants that electronically alert various call stations throughout the facility. When activated, the pendant produces an audible alarm and also indicates the resident apartment that the alert originated.

The facility has an emergency generator that is compliant with MCL 333.21335. Common areas and essential services are maintained during power outages. Outlets and lighting in resident rooms are operable in the event power is interrupted.

The facility is outfitted with approved fire suppression systems throughout the building. On 12/20/2017 the Bureau of Fire Services granted an acceptable fire safety certification.

Quality Care Management, LLC is the licensee and responsible for the HFA operations and owns the facility property. A review of the Department of Licensing and Regulatory Affairs *Corporations Online Filing System* revealed Quality Care Management, LLC is a Domestic Limited Liability Company with an organization date of 08/15/2016.

The nearest hospital is Owosso Memorial hospital, located about 15 miles from the facility. Local pharmacies, banking, retail and food establishments are within five minutes driving distance of the facility.

B. Program Description

Union Court Assisted Living of Chesaning will provide room, board and supervised personal care services to a total capacity of 62 individuals 60 years of age or older and offers a specialized memory care unit. The facility allows residents to choose their own primary health physician, specialist, licensed health care agency and/or hospice. The facility utilizes "Broadstreet" as their contracted pharmacy. A resident's needs are assessed and an initial service plan is written prior to admission to the facility.

Staff training includes assistance in personal care, medication administration, the facility's disaster plans, resident rights, dementia, behavior management and all services identified in residents' service plans.

The facility does not allow residents to have pets and permits smoking in a designated area outside of the facility. The facility will only provide transportation services for residents to and from scheduled facility outings.

C. Rule/Statutory Violations

The facility is in substantial compliance with home for the aged public health code and administrative rules.

IV. RECOMMENDATION

I recommend issuance of a temporary license to this home for the aged that will allow it operate for a period of six months with a licensed bed capacity of 62.

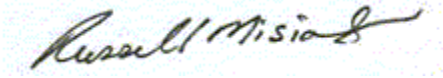


1/12/18

Elizabeth Gregory
Licensing Staff

Date

Approved By:



1/12/18

Russell B. Misiak
Area Manager

Date