



GRETCHEN WHITMER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
LANSING

ORLENE HAWKS  
DIRECTOR

January 11, 2019

Mark Kincer  
Conscious Senior Living Properties, LLC  
29891 23 Mile Road  
Chesterfield, MI 48047

RE: Application #: AH500397098  
**Grace Premier Assisted Living**  
**29891 23 Mile Road**  
**Chesterfield, MI 48047**

Dear Mr. Kincer:

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 74 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 (248) 975-5053.

Sincerely,

A handwritten signature in cursive script that reads "Brender d. Howard".

Brender Howard, Licensing Staff  
Bureau of Community and Health Systems  
4th Floor, Suite 4B  
51111 Woodward Avenue  
Pontiac, MI 48342  
(313) 268-1788

enclosure

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

**I. IDENTIFYING INFORMATION**

<b>License #:</b>	AH500397098
<b>Applicant Name:</b>	Conscious Senior Living Properties, LLC
<b>Applicant Address:</b>	29891 23 Mile Road Chesterfield, MI 48047
<b>Applicant Telephone #:</b>	(810) 488-1907
<b>Authorized Representative/ Administrator:</b>	Mark Kincer
<b>Name of Facility:</b>	Grace Premier Assisted Living
<b>Facility Address:</b>	29891 23 Mile Road Chesterfield, MI 48047
<b>Facility Telephone #:</b>	(586) 422-1600 11/05/2018
<b>Application Date:</b>	
<b>Capacity:</b>	74
<b>Program Type:</b>	ALZHEIMERS AGED

## II. METHODOLOGY

11/05/2018	Enrollment
11/05/2018	Contact - Document Sent 1605 sent to applicant
11/05/2018	Application Incomplete Letter Sent App - Corrected; Cert of Appt AR
12/07/2018	Application Incomplete Letter Sent requested policies and procedures
12/12/2018	Contact - Document Received
01/11/2019	Inspection completed – Onsite
01/14/20019	Recommend License Issuance

## III. DESCRIPTION OF FINDINGS & CONCLUSIONS

### A. Physical Description of Facility

Grace Premier Assisted Living is a newly constructed, 40,614 square feet (SF) home for the aged (HFA), wood frame single story building located at 29891 23 Mile Road in Chesterfield Township, Michigan. Grace Premier Assisted Living is located in a suburban area approximately 32 miles from Detroit and close to I-94 freeway, restaurants, and many shopping areas such as Lakeside Mall and Walmart.

The heating and cooling system PTAC (package terminal air conditioner) units are comprised of electric heating coils and regular air-cooling system. Each resident's room has a PTAC unit with a control unit to regulate the heating and cooling in the room. The hallways and common areas of the facility are heated by roof top units. In the event of a power outage, Grace Premier Assisted Living has a back-up natural gas generator that can power key common and kitchen areas of the facility for an indefinite period of time.

Grace Premier Assisted Living has resident rooms for a total licensed bed capacity of 74 beds (14 rooms in the memory care and 60 rooms in the general assisted living). The rooms located in the memory care are numbered 45 through 58. The rooms located in the general assisted area are number 1 through 44, with rooms 27, 28, 29, 38, 39, and 44 designated as having the capacity for double occupancy. In addition, all interior rooms in assisted area have outside patio for the enjoyment of the residents. In addition, the dining room and sunroom have an outside enclosed patio for the enjoyment of the residents. All 44 rooms in the general assisted living area have a kitchenette that is equipped with a sink and refrigerator.

Residents are allowed to bring their own furniture; however, if they don't have their own furniture the facility will provide a bed and night stand. Each resident room has cable access, Wi-Fi, sink, shower with fold-out bench, grab bars and toilet. The bathrooms and bedrooms are equipped with emergency pull cords which when activated, alerts staff members via call system of the resident's need for assistance. Pendants are available to all residents. There is a living room on each unit with each outfitted with a television and fireplace for the enjoyment of the residents. In addition, there is a movie theater available for residents' entertainment.

Meals for the entire facility will be prepared in the on-site commercial kitchen which has been licensed by the Macomb County Health Department. The meals prepared in the central kitchen will be transported in warming units to kitchenettes (located in the general assisted living and the other kitchenette is located in the memory care unit) adjacent to the dining areas. Three meals and snacks will be offered daily to residents, as well as a Bistro where residents can get meals anytime of the day. In addition, a freestanding tray table with the meal will be provided to a resident who has chosen not to go to the dining room.

The entire building is fire suppressed. The Department of Licensing and Regulatory Affairs Bureau of Fire Services granted approval of the fire safety system on 12/12/18.

The memory care unit is a secured unit that uses a key pad system to enter and exit the unit. If there is a power failure the key pad system has a battery back-up and the back-up generator will power the system. The physical environment within the memory care unit is designed to provide the least restrictive environment while ensuring the safety of the residents. All doors are locked to the outside of the unit and are also locked using the key pad system. For the safety of the residents, a lock has been placed on each window in the unit that stops the window from opening more than three inches. An enclosed courtyard is attached to the memory care unit. The courtyard has chairs or benches for sitting and a walking path.

The Department of Licensing and Regulatory Affairs Health Facilities Engineering Section measured all of the rooms, common areas, and living spaces on 12/20/18. All of the rooms, common areas, and living areas were found to comply with HFA administrative rules and Public Act 368, of 1978 as amended.

Grace Premier Assisted Living of Chesterfield is wheelchair accessible, uses public water and sewage disposal, and is a non-smoking building.

Public restrooms are available to residents, visitors, and guests.

Conscious Senior Living Properties LLC is the owner of Grace Premier Assisted Living. According to the Department of Licensing and Regulatory Affairs Business Entity Search, Conscious Senior Living Properties LLC is a Domestic Limited Liability Company with an organization date of 2/4/17, the jurisdiction of origin is Michigan, and

the registered office address is 5920 St Clair Highway, China Township, Michigan 48054. An officer with appointing authority from Conscious Senior Living Properties, LLC has designated the licensee authorized representative and administrator.

## **B. Program Description**

Grace Premier Assisted Living will provide services to the general aged population and to individuals that have been diagnosed with Alzheimer's dementia or a related condition who are 55 years of age or older. The services to be provided are twenty-four-hour supervision, room, board, and assistance with personal care, including administration of medications. Grace Premier Assisted Living has designed services and supports according to the residents' cognitive and physical capabilities. Activities will be offered throughout the day and these activities will include outings, shopping, restaurant, movie, musical entertainment, exercise, church services, card games, bingo, scrabble, etc. Grace Premier Assisted Living will not be holding any funds for residents and will not provide transportation to residents except to attend on outings or special events arranged by the home. In addition, a beauty salon is located on the premises for the convenience of the residents.

The staffing at Grace Premier Assisted Living will initially begin with three staff members on each shift: day shift 7:00 am to 3:30 pm; afternoon shift 3:00 pm to 11:30 pm; and night shift 11:00 pm to 7:30 am with adjustment made to the staffing level as needed. All of the staff members working in the facility will complete training specific to the home, fire safety, service plans, home's policies and procedures, and incident reporting. Continuing education will be presented through staff meetings, in-house in-services, and training on an ongoing basis. Each staff member's competencies will be tested via written testing, oral testing, and shadowing by the administrator or designee.

## **C. Rule/Statutory Violations**

The study has determined substantial compliance with applicable licensing statutes and administrative rules.

**IV. RECOMMENDATION**

Based on the findings, it is recommended that a temporary license be issued. The terms of the license will enable the licensee to operate a HFA for 74 beds for a six-month period.

*Brender D. Howard*

1/14/19

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Brender Howard  
Licensing Staff

Date

Approved By:

*Russell Misiak*

1/14/19

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Russell B. Misiak  
Area Manager

Date