



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

ORLENE HAWKS
DIRECTOR

September 4, 2020

Rachel Bartlett
Maple Ridge Manor Of Lowell
12020 Foreman St
Lowell, MI 49331

RE: Application #: AH410400509
Maple Ridge Manor Of Lowell
12020 Foreman St
Lowell, MI 49331

Dear Mrs. Bartlett:

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 54 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 (616) 356-0100.

Sincerely,

A handwritten signature in blue ink that reads "Lauren Wohlfert".

Lauren Wohlfert, Licensing Staff
Bureau of Community and Health Systems
Unit 13, 7th Floor
350 Ottawa, N.W.
Grand Rapids, MI 49503
(616) 260-7781

enclosure

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

I. IDENTIFYING INFORMATION

License #:	AH410400509
Licensee Name:	Maple Ridge Manor Of Lowell Land Holdings, LLC
Licensee Address:	12054 Foreman St Lowell, MI 49331
Licensee Telephone #:	(989) 903-5405
Authorized Representative:	Rachel Bartlett
Administrator:	Lauren Wu
Name of Facility:	Maple Ridge Manor Of Lowell
Facility Address:	12020 Foreman St Lowell, MI 49331
Facility Telephone #:	(989) 903-5405
Application Date:	07/08/2019
Capacity:	54
Program Type:	AGED ALZHEIMERS

II. METHODOLOGY

07/08/2019	On-Line Enrollment
10/28/2019	File Transferred To Field Office Grand Rapids
10/28/2019	Contact – Document received 1326/RI 030/Fingerprint for Auth Rep Rachel Bartlett
11/21/2019	Application Incomplete Letter Sent requested p and p
07/08/2020	Comment B. Zabitz received documents for review from contact Rachel Bartlett
07/15/2020	Inspection Completed-Fire Safety : A
07/17/2020	Comment Brought to Rachel Bartlett's attention name change, if applicable
07/22/2020	Comment Request for facility name change and updated application received from the admin/AR Rachel Bartlett
09/03/2020	Application Complete/On-site Needed
09/03/2020	Inspection Completed On-site

III. DESCRIPTION OF FINDINGS & CONCLUSIONS

A. Physical Description of Facility

Maple Ridge Manor of Lowell is a single-story free-standing home for the aged facility. The facility's main entrance door will remain locked during and after regular business hours. Visitors will utilize the doorbell in the vestibule of the main entrance to gain access into the facility. The doorbell will alert staff on their iPhone carried on their person each shift. There is a keypad for staff to utilize at the main entrance to gain access into the facility.

The main entrance at the center of the facility is comprised of administrative offices, a movie theater, a private dining room, beauty shop, activity and living space, nurse station, coffee bar, the main dining room, and kitchen. There is keypad access to a gated courtyard and patio space off the main dining room. The left and right corridors off the center of the facility are comprised of resident rooms.

The corridor to the left off the center of the facility is comprised of four general assisted living resident rooms, a prayer room, exercise room, and the facility's secured memory care. There are 14 resident rooms in the secured memory care unit. The secured memory care unit has its own dining room, living area with a fireplace, medication room, administrative office, laundry room, soiled and clean linen rooms, storage room, and janitor's closet. The resident rooms in the secured memory care unit are studio style and are 347 square feet. The studio style rooms have cabinetry and a full bathroom that includes a toilet, sink, and walk in shower.

The corridor to the right off the center of the facility is comprised of the general assisted living resident rooms, a spa room, library area with computers available for resident use, nurse station, laundry room, storage room, soiled and clean linen room, and living area with a kitchenette.

The resident rooms in the general assisted living area are comprised of 385 square foot studio apartments, 529 square foot one-bedroom apartments, and 647 square foot one-bedroom deluxe apartments. The one bedroom and one-bedroom deluxe apartments are equipped with a sink, cabinetry, a full bathroom with a sink, toilet, and walk in shower. Each resident room in the facility has individual temperature controls. The facility provides a television in each resident room and a mini refrigerator and freezer in the one bedroom and one-bedroom deluxe apartments. Some resident rooms in the general assisted living area have slider access to the gated patio and courtyard area.

Each resident room has a pull cord in the bathroom for residents to use to summon staff for assistance. Residents will also be provided with a pendant to summon staff for assistance. Once activated, these devices will alert staff on their iPhone carried on their person during each shift. All resident rooms are ADA accessible. Walking concrete paths and a fountain are within the gated courtyard area.

The facility's memory care program statement was reviewed and found to be compliant with the requirements of MCL 333.20178.

The facility has an approved emergency generator compliant with MCL 333.21335.

The facility is outfitted with approved fire suppression systems throughout the building. On 7/15/20, the Bureau of Fire Services granted an acceptable fire safety certification.

On 8/10/20, Health Facilities Engineering Section granted occupancy approval of the facility.

The facility is located within 25 minutes of Mercy, Metro, and Spectrum Health hospitals in Grand Rapids. Local pharmacies, banking, retail, and food establishments are within five to ten minutes driving distance of the facility.

The facility building and grounds are a smoke free environment.

A review of the Department of Licensing and Regulatory Affairs' business entity search revealed valid registrations for Maple Ridge Manor Of Lowell Land Holdings, LLC. There is no management agreement in place.

B. Program Description

Maple Ridge Manor of Lowell provides services to men and women who are 55 years of age and older. The facility provide room, board, twenty-four hour supervision and assistance with personal care including medication administration.

The facility allows residents to choose their own primary health physician, specialist, licensed health care agency, and/or hospice. The facility allows residents to choose their own personal pharmacy, Veteran Affairs if eligible, and/or the facility's contracted pharmacy.

The facility does represent to the public provision of care and services to individuals diagnosed with Alzheimer's disease or related conditions.

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.

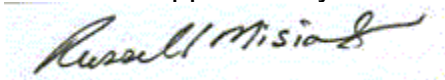


9/3/20

Lauren Wohlfert
Licensing Staff

Date

Approved By:



9/4/20

Russell B. Misiak
Area Manager

Date