



STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

GRETCHEN WHITMER
GOVERNOR

ORLENE HAWKS
DIRECTOR

March 10, 2022

Hemant Shah
Cranberry Park of West Bloomfield LLC
Suite 230
25500 Meadowbrook Rd
Novi, MI 48375

RE: Application #: AH630402042
Cranberry Park of West Bloomfield
2450 Haggerty Rd
West Bloomfield, MI 48323

Dear Mr. Shah:

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 53 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) 284-9730.

Sincerely,

A handwritten signature in black ink, appearing to read "Andrea Krausmann".

Andrea Krausmann, Licensing Staff
Bureau of Community and Health Systems
611 W. Ottawa Street
P.O. Box 30664
Lansing, MI 48909
(586) 256-1632

enclosure

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

I. IDENTIFYING INFORMATION

License #: AH630402042

Applicant Name: Cranberry Park of West Bloomfield LLC

Applicant Address: Suite 230
25500 Meadowbrook Rd
Novi, MI 48375

Applicant Telephone #: (248) 692-4355

Authorized Representative: Hemant Shah

Name of Facility: Cranberry Park of West Bloomfield

Facility Address: 2450 Haggerty Rd
West Bloomfield, MI 48323

Facility Telephone #: (248) 671-4204

Application Date: 10/14/2019

Capacity: 53

Program Type: AGED
ALZHEIMERS

II. METHODOLOGY

10/14/2019	Enrollment
10/14/2019	Application Incomplete Letter Sent 1326A-FP & RI030 for Hemant Shah
10/14/2019	Contact - Document Sent 1605 sent to applicant
10/28/2019	Contact - Document Received 1326A-FP & RI-030 forms
11/21/2019	Application Incomplete Letter Sent Requested policies and procedures

11/03/2021	Construction Permit Received From Health Facilities Engineering Section Engineer (HFES) Pier-George Zanoni project #20190164-P1 Construction type I-2 - 100% barrier free
02/02/2022	Inspection Completed-Fire Safety : A Bureau of Fire Services (BFS) inspector Don Christensen
02/10/2022	Occupancy Approval (AH ONLY) Pier-George Zanoni approved 50 units and 53 beds.
02/11/2022	Contact - Document Received Oakland Co Health Dept. inspection report from J. Brown.
03/04/2022	Contact - Telephone call received Sara Burch Sanitarian for Oakland Co. Health Dept. left voice mail confirming facility is already in compliance to operate with food establishment license forthcoming.
03/07/2022	Contact - Document Received Confirmation that applicant updated status with Dept. of Licensing and Regulatory Affairs on-line corporation filing system.
03/08/2022	Contact - Document Received Final policies and procedures received and approved.
03/08/2022	Inspection Completed On-site Met on-site with authorized representative/owner Hemant Shah, assistant Jenna Brown, administrator Michelle Mihail, Michelle's assistant Kelsey Brown and general contractor Bob Holmes.
03/08/2022	Contact - Document Received Revised disaster plan received from J. Brown. It now includes BFS requirement of closing the roll-down doors at kitchen/dining serving windows.
03/08/2022	Contact - Document Received Video received from J. Brown confirming exhaust ventilation repaired and functioning in two janitor closets.

III. DESCRIPTION OF FINDINGS & CONCLUSIONS

A. Physical Description of Facility

Cranberry Park of West Bloomfield was built in 2022, a one-story I-2 construction residential facility located in western Oakland County at 2450 Haggerty Road West Bloomfield. The building is on the east side of Haggerty Road, a three-lane road zoned 45 mph. It is a rural area with nearby retail and light industrial buildings. The driveway encircles the building with parking on three sides of the building.

The home has 50 residential units with a total approved capacity of 53 resident beds. The facility's main entrance leads into a lobby. Visitors are greeted by a receptionist and directed either to the assisted living side of the facility or the memory care unit.

The assisted living area is designed for residents that require assistance with activities of daily living. This area includes a dining room, library, staff break room, staff offices/desk areas, therapy room, and various living room/activity spaces. There are 27 residential units in this assisted living area with two units approved for double occupancy: Rooms 10 and 19. Approximately eight resident rooms in this area have sliding glass doors that exit to outdoor patios with decorative fencing. When opened, the sliding doors send an alert to staff via cell-phone type devices for resident safety.

The facility's memory care area is a secured unit designed for individuals who have been diagnosed with Alzheimer's disease or a related condition. All exit doors in the memory care area are secured numbered keypads devices to be opened with staff assistance. Windows in this area are equipped with stop devices so that they cannot be opened, for resident safety. The memory care area includes a dining room, staff offices/desk areas, various living room/activity spaces, along with the facility's hair salon and movie theater/chapel room. There are 23 residential units in the memory care area with one approved for double occupancy: Room 16.

The facility's kitchen and laundry rooms are located between the assisted living and memory care areas, so services can be easily shared. Given the figure 8 form of building, each area has its own fully enclosed courtyard accessible to the residents. The facility has a full basement.

There are various residential room configurations available including studios, one-bedroom, and two-bedroom units. Each resident unit has its own mini refrigerator, individualized heat/AC unit, and attached bathroom with shower. Emergency pull cords are present in all bathrooms to summon assistance from staff. Personal emergency pendants are available upon request, also to summon staff assistance. A bed and bedside table along with towels, washcloths, and bedding will be available to all residents, although residents are encouraged to bring their own furniture and personal belongings for their own comfort.

The home is equipped with video monitoring cameras in hallways, communal areas, and the exterior of the building. Staff utilize I-phone devices to communicate with one another and for door alarm notification. Cranberry Park of West Bloomfield is a smoke-free facility.

The facility is equipped with a whole home fire suppression system. Residents of a home for the aged are expected to “shelter-in-place” in case of fire. If smoke and/or fire are present within the residents’ immediate area, then those residents move to the adjacent unaffected smoke compartment/safe area of refuge. Residents evacuate the building if/when determined necessary by the fire department.

This facility has municipal water and sewer. The home has a natural gas powered 150-kilowatt emergency generator that powers the fire alarm system, emergency call system and pendants, phones, data, medication rooms and staff stations, plumbing, egress lighting, heat, water, kitchen equipment, lighting in all bathrooms, and hallways. Certain red labeled electric plug outlets will also be powered by the generator and can be utilized for resident equipment such as oxygen concentrators.

On 2/2/2022, the Dept. of LARA Bureau of Fire Services (BFS) state fire inspector Don Christensen issued fire safety certification approval.

On 2/10/2022, the Dept. of LARA Health Facilities Engineering Section Engineer Pier-George Zanoni issued an Opening Survey with Occupancy Approval and Room Sheets approving 50 residential units with the three specified units having double occupancy for a total capacity of 53 beds.

On 3/7/2022, I conducted an on-site inspection of the building with owner/authorized representative Hemant Shah, his assistant Jenna Brown, administrator Michelle Mihail, Ms. Mihail’s assistant Kelsey Brown, and general contractor Bob Holmes.

On 3/8/2022, Ms. Brown submitted a revised disaster plan to include procedures for staff to close the roll-down doors at kitchen/dining serving windows. Ms. Brown also sent video of Mr. Holmes demonstrating the repair and functioning of exhaust ventilation in two janitor closets.

B. Program Description

Cranberry Park of West Bloomfield is operated by Cranberry Park West Bloomfield LLC. A business entity search of the State of Michigan Department of Licensing and Regulatory Affairs revealed Cranberry Park West Bloomfield LLC is domestic limited liability company, organized in the state on 7/26/2018.

As a licensed home for the aged, Cranberry Park West Bloomfield LLC proposes to provide room, board, and supervised personal care to individuals aged 55 and older in the facility known as Cranberry Park of West Bloomfield. The facility also represents to

the public the provision of services to individuals with Alzheimer's disease or related conditions. Initial and ongoing training will be provided to all staff including specialized training for those working in the memory care area.

On 6/25/2019, Cranberry Park West Bloomfield LLC entered an agreement with Optum Management Solutions Inc., to manage the facility on their behalf.

On 9/01/2021, Cranberry Park West Bloomfield LLC owner/authorized representative Hemant Shah submitted a letter attesting Cranberry Park West Bloomfield will not hold resident funds nor refundable deposits. Therefore, no surety bond is necessary.

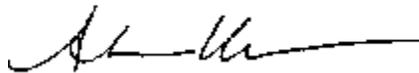
On 2/07/2022, Oakland County Health Department Registered Environmental Health Sanitarian Sara Burch completed a food establishment license inspection report for the facility to serve meals to non-residents, such as staff, residents' family members, and other visitors. On 3/04/2022, Ms. Burch left a voice mail message confirming the home has been approved for the county's food establishment license.

C. Rule/Statutory Violations

The study has determined substantial compliance with Public Health Code Act 368 of 1978, as amended, and the administrative rule requirements related to a licensed home for the aged.

IV. RECOMMENDATION

It is recommended that a temporary 6-month home for the aged license/permit for this facility be issued. The terms of the license will enable the licensee to operate a home for the aged with 53 licensed beds and programs for aged and Alzheimer's disease or related condition care.



3/08/2022

Andrea Krausmann
Licensing Staff

Date

Approved By:



03/10/2022

Andrea L. Moore, Manager
Long-Term-Care State Licensing Section

Date