



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

MARLON I. BROWN, DPA
DIRECTOR

May 13, 2026

Joshua Cheff
Pearl Manor AFC, LLC
3017 Fenton Rd.
Flint, MI 48507

RE: License #: AL250388975
Investigation #: 2026A0580030
Pearl Manor

Dear Joshua Cheff:

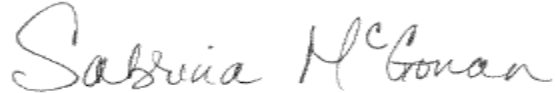
Attached is the Special Investigation Report for the above referenced facility. Due to the violations identified in the report, a written corrective action plan is required. The corrective action plan is due 15 days from the date of this letter and must include the following:

- How compliance with each rule will be achieved.
- Who is directly responsible for implementing the corrective action for each violation.
- Specific time frames for each violation as to when the correction will be completed or implemented.
- How continuing compliance will be maintained once compliance is achieved.
- The signature of the responsible party and a date.

If you desire technical assistance in addressing these issues, please feel free to contact me. In any event, the corrective action plan is due within 15 days. Failure to submit an acceptable corrective action plan will result in disciplinary action.

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) 643-7960.

Sincerely,

A handwritten signature in cursive script that reads "Sabrina McGowan". The signature is written in black ink and is positioned above the typed name and address.

Sabrina McGowan, Licensing Consultant
Bureau of Community and Health Systems
611 W. Ottawa Street
P.O. Box 30664
Lansing, MI 48909
(810) 835-1019

enclosure

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

I. IDENTIFYING INFORMATION

License #:	AL250388975
Investigation #:	2026A0580030
Complaint Receipt Date:	05/04/2026
Investigation Initiation Date:	05/06/2026
Report Due Date:	07/03/2026
Licensee Name:	Pearl Manor AFC, LLC
Licensee Address:	3164 Flushing Road Flint, MI 48504
Licensee Telephone #:	(810) 441-8415
Administrator:	Joshua Cheff
Licensee Designee:	Joshua Cheff
Name of Facility:	Pearl Manor
Facility Address:	3164 Flushing Rd. Flint, MI 48504
Facility Telephone #:	(810) 820-6260
Original Issuance Date:	08/16/2019
License Status:	REGULAR
Effective Date:	02/16/2026
Expiration Date:	02/15/2028
Capacity:	20
Program Type:	PHYSICALLY HANDICAPPED DEVELOPMENTALLY DISABLED MENTALLY ILL

	TRAUMATICALLY BRAIN INJURED ALZHEIMERS AGED
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II. ALLEGATION(S)

	Violation Established?
Resident A was not allowed to meet with his case manager alone due to Staff, Jeff Farnsworth, not leaving the room.	Yes

III. METHODOLOGY

05/04/2026	Special Investigation Intake 2026A0580030	A
05/04/2026	APS Referral Denied by APS for investigation.	
05/06/2026	Special Investigation Initiated - On Site Unannounced onsite.	
05/06/2026	Contact - Face to Face Interview with Resident A.	
05/13/2026	Contact - Telephone call made Call to Hope Network.	
05/13/2026	Exit Conference Exit Conference with LD Cheff.	

ALLEGATION:

Resident A was not allowed to meet with his case manager alone due to Staff, Jeff Farnsworth, not leaving the room.

INVESTIGATION:

On 05/04/2026, I received a complaint via LARA-BCHS-Complaints. This complaint was denied by Adult Protective Services (APS) for investigation.

On 05/06/2026, I conducted an unannounced onsite inspection. Contact was made with Jeff Farnsworth, Home Manager (HM). HM Farnsworth denied the allegations. HM Farnsworth stated that he did sit in the meeting being held between Resident A and his case manager, however, Resident A did not ask him to leave. When asked if Resident A

requested that HM Farnsworth stay in the meeting, HM Farnsworth replied, “he did not”. For future reference, I advised HM Farnsworth to ask the residents if they would like for him to remain in the meeting.

On 05/06/2026, while onsite, I interviewed Resident A. Resident A stated that he has been living at Pearl Manor AFC since November 2025. Resident A stated that he did not ask HM Farnsworth to leave the meeting between him and his case manager due to feeling intimidated. Resident A stated that there were things he wanted to talk to his case manager about, however, he could not, due to HM Farnsworth’s presence. Resident A also stated that HM Farnsworth told his case manager not to give him her phone number because he would call too much..

On 05/13/2026 I contacted Tashari Griffith, Hope Network Case Manager (CM) assigned to Resident A. CM Griffith stated as a newly assigned case manager to Resident A, they have met a total of 3 times. CM Griffith recalled that during the 1st meeting, HM Farnsworth inquired if Resident A wanted him to stay in the meeting, to which he agreed, however, during the 2nd meeting, Resident A appeared upset that HM Farnsworth stayed in the meeting. Also, during the 2nd meeting, Resident A asked for her phone number. HM Farnsworth then advised her not to give her phone number to Resident A due to his excessive calling to his previous case manager. Resident A is his own guardian and has expressed that he wants to move as he does not feel safe at the AFC home.

On 05/13/2026, I conducted an exit conference with Licensee Designee, Joshua Cheff. LD Cheff was encouraged to remind his staff of a resident’s right to privacy. LD Cheff was informed of the findings of this investigation.

APPLICABLE RULE	
R 400.681	Resident rights; licensee responsibilities.
	(3) A licensee and staff shall respect and safeguard all of the following resident rights to: (p) Be treated with consideration and respect with due recognition of personal dignity, individuality, and need for privacy.
ANALYSIS:	It was alleged that Resident A was not allowed to meet with his case manager alone due to Staff, Jeff Farnsworth not leaving the room. Home Manager Jeff Farnsworth denied the allegations. HM Farnsworth stated that he did sit in the meeting being held between Resident A and his case manager, however, Resident A did not ask him to leave. Resident A stated that he did not ask HM Farnsworth to leave the meeting between him and his case manager due to feeling

	<p>intimidated. Resident A stated that there were things he wanted to talk to his case manager about, however, he could not, due to HM Farnsworth's presence.</p> <p>Case Manager Tashari Griffith recalled that during her 1st meeting with Resident A, he agreed to allow HM Farnsworth to stay. During the 2nd meeting, Resident A appeared upset that HM Farnsworth stayed in the meeting. During the 2nd meeting, Resident A asked for her phone number. HM Farnsworth then advised her not to give her phone number to Resident A due to his excessive calling to his previous case manager.</p> <p>Based upon my investigation, which consisted of interviews with Home Manager, Jeff Farnsworth, Resident A, and Tashari Griffith, Case Manager assigned to Resident A, there is enough evidence to substantiate the allegation.</p>
CONCLUSION:	VIOLATION ESTABLISHED

IV. RECOMMENDATION

Upon the receipt of an approved corrective action plan, no change to the status of the license is recommended.

Sabrina McGowan May 13, 2026

Sabrina McGowan Date
Licensing Consultant

Approved By:

Mary Holton May 13, 2026

Mary E. Holton Date
Area Manager