



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

ORLENE HAWKS
DIRECTOR

March 12, 2019

Shella Minor
Serenity Village Assisted Living LLC
15762 Claire Court
Macomb, MI 48042

RE: Application #: AL500386905
Serenity Village III
47640 Gratiot Ave.
Chesterfield, MI 48051

Dear Ms. Minor:

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 20 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 "Kristine Cilluffo".

Kristine Cilluffo, Licensing Consultant
Bureau of Community and Health Systems
4th Floor, Suite 4B
51111 Woodward Avenue
Pontiac, MI 48342
(248) 285-1703

enclosure

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

I. IDENTIFYING INFORMATION

License #:	AL500386905
Licensee Name:	Serenity Village Assisted Living LLC
Licensee Address:	15762 Claire Court Macomb, MI 48042
Licensee Telephone #:	(586) 677-3631
Administrator/Licensee Designee:	Shella Minor
Name of Facility:	Serenity Village III
Facility Address:	47640 Gratiot Ave. Chesterfield, MI 48051
Facility Telephone #:	(586) 949-6220
Application Date:	02/13/2017
Capacity:	20
Program Type:	PHYSICALLY HANDICAPPED DEVELOPMENTALLY DISABLED ALZHEIMERS AGED

II. METHODOLOGY

02/13/2017	On-Line Enrollment
02/14/2017	Inspection Report Requested - Health Inv. #1026636
02/14/2017	Contact - Document Sent Fire Safety String
02/14/2017	Contact - Document Sent Rule & Act booklets
02/17/2017	Contact - Document Received Licensing file received from Central office
03/03/2017	Application Incomplete Letter Sent
11/13/2017	Contact - Document Received Email from Shella Minor. New construction will be ready in January 2018.
11/13/2017	Contact - Document Sent Sent return email to Shella Minor
02/12/2018	Contact - Document Received Email to and from Shella Minor. They now anticipate May 2018 completion
03/28/2018	Contact - Document Received Email from Shella Minor. Sent return email.
03/29/2018	Contact - Document Received Email from Shella Minor. Sent return email.
03/30/2018	Contact - Document Received Email from Shella Minor
04/02/2018	Contact - Document Sent Email to Shella Minor. Received return email.
04/03/2018	Contact - Document Sent Email to Shella Minor
04/16/2018	Contact - Document Received Received licensing documents by email from Shella Minor

04/17/2018	Contact - Document Sent Email to Shella Minor
04/24/2018	Inspection Completed-Env. Health: A
04/25/2018	Contact - Document Sent Email to and from Shella Minor
05/17/2018	Inspection Completed On-site Completed onsite inspection and received licensing documents.
05/17/2018	Application Complete/On-site Needed
05/21/2018	Contact - Document Received Received email from Shella Minor. Sent return email.
05/31/2018	Inspection Completed On-site Follow up inspection for original license
07/05/2018	Contact- Document Received Email from Shella Minor
07/10/2018	Contact- Document Sent Email to Shella Minor
08/14/2018	Contact- Document Received Email form Shella Minor
08/22/2018	Contact- Document Sent Email to Shella Minor
08/24/2018	Contact- Document Received Email from Shella Minor
08/27/2018	Contact- Document Sent Email to Shella Minor
10/31/2018	Contact- Document Received Email from Shella Minor
11/02/2018	Contact- Document Sent Email to Shella Minor
12/04/2018	Contact- Document Received Email from Shella Minor

12/10/2018	Contact- Document Sent Email to Shella Minor
01/14/2019	Contact- Document Received Email from Shella Minor
01/15/2019	Contact- Document Sent Email to Shella Minor
02/01/2019	Contact- Document Sent Email to Shella Minor. Received return email.
02/07/2019	Contact- Document Sent Email to Shella Minor
02/22/2019	Contact- Document Sent Email to Shella Minor

III. DESCRIPTION OF FINDINGS & CONCLUSIONS

The evaluation is based upon the requirements of P.A. 218 of the Michigan Public Acts of 1979, as amended, and the Administrative Rules and Regulations applicable to the license of large group facilities (13-20), licensed or proposed to be licensed after 05/24/1924.

A. Physical Description of Facility

Serenity Village III is a large adult foster care home located in Chesterfield, MI. Serenity Village III is attached to existing facility Serenity Village I (AM500377288) and Serenity Village II (AL500386904). Serenity Village II and III are new constructions. Serenity Village III will accept up to 20 residents. The licensee for the home is Serenity Village Assisted Living LLC. Shella Minor will act as the licensee designee and administrator for the facilities. The home is owned by DSL Real Estate Group 10, LLC. A copy of the lease agreement between DSL Real Estate Group 10 and Serenity Village was received. A letter was received from David Lau of DSL Real Estate Group 10 giving permission to inspect. An email was provided from Jonathon Palin, Planning and Zoning Administrator for the Charter Township of Chesterfield. The email states that the township does not provide zoning letters, however, he can confirm via email that use is permitted and site plan approval has been obtained.

Serenity Village III has a large living room, kitchen with pantry, dining room, activity area, salon, laundry/mechanical room and twenty bedrooms with bathrooms. The dining room has seating for twenty people. The living room, salon, activity room and dining

room offer a total of 1,212 square feet of living space which meets the required square feet per person for 20 residents.

The 20 bedrooms in the facility measures as follows:

Bedroom #	Room Dimensions	Total Square Footage	Total Resident Beds
1	12'10" X 13'	166	1
2	12'11" X 12'10"	165	1
3	12'10" X 12'11"	165	1
4	13' X 12'11"	167	1
5	12'7" X 13'	163	1
6	12'11" X 12'7"	162	1
7	12'7" X 13'2"	165	1
8	12'11" X 12'7"	162	1
9	12'10" X 12'11"	165	1
10	12'8" X 13'	164	1
11	12'11" X 12'11"	166	1
12	12'8" X 12'11"	163	1
13	12'11" X 12'10"	165	1
14	13' X 12'7"	163	1
15	13' X 12'10"	166	1
16	12'11" X 12'7"	162	1
17	12'11" X 12'10"	165	1
18	12'11" X 12'7"	162	1
19	12'10" X 13'6"	173	1
20	12'7" X 12'8"	159	1

Total capacity: 20

All bedrooms have adequate bedding, space, storage and a window that opens. Each bedroom has a bathroom with shower. An environmental inspection was completed on 04/24/2018 and the facility received an "A rating". The facility received approval by the Bureau of Fire Safety on 06/13/2018. Serenity Village has city water and sewer. The bedroom and bathroom doors have non-locking against egress hardware.

B. Program Description

Serenity Village III will provide care for up to 20 residents. The facility will accept residents who are aged and/or have Alzheimer's or dementia. The facility is wheelchair accessible. All bedrooms have emergency pull cords and there are cameras in common areas for resident safety. There are two emergency exits with ramps and 15 second delayed egress. A copy of the program statement for Serenity Village III was received. The facility will provide residents with room, board, 24-hour care and supervision and protection. The home will provide meal planning and preparation based on individual dietary needs, oversee medications, general supervision of health status, personal care including assistance with bathing, dressing, toileting and feeding. The facility has

wheelchair assessable showers. Serenity Village III will provide laundry services for personal clothing and linens and general housekeeping. They also assist with transportation and will have planned social activities and in-home recreational activities. They are equipped with a 24-hour security and 911 emergency call system.

A copy of the staffing pattern was provided for the facility. Serenity Village III will have two to four staff on day and afternoon shifts and one to two staff on evening shift.

Shella Minor will act as the licensee designee and administrator for the facility. Ms. Minor has been fingerprinted and previously approved as a licensee designee and administrator. She currently holds these positions for Serenity Village I, Serenity Village II and D and J Home Care Inc.'s homes Wadhams Creek, Wadhams Creek II and Wadhams Creek III. Ms. Minor provided a medical statement dated 2/13/2018 which indicates that she has no physical/mental or health conditions that would affect her ability to work around adults. She also provided a copy of negative TB test dated 02/09/2018.

C. Rule/Statutory Violations

The applicant was in compliance with the licensing act and applicable administrative rules at the time of licensure.

IV. RECOMMENDATION

I recommend issuance of a temporary license to this AFC adult large group home, Serenity Village III (capacity 20).

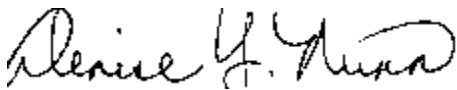


02/22/2019

Kristine Cilluffo
Licensing Consultant

Date

Approved By:



03/12/2019

Denise Y. Nunn
Area Manager

Date