



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

ORLENE HAWKS
DIRECTOR

June 17, 2021

Lauren Gowman
Edgewood Assisted Living Center
4850 Gratiot Road
Saginaw, MI 48603

RE: License #: AH730257847
Investigation #: 2021A0784028
Edgewood Assisted Living Center

Dear Ms. Gowman:

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. 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 (810) 787-7031.

Sincerely,

A handwritten signature in cursive script that reads "Aaron L. Clum".

Aaron Clum, Licensing Staff
Bureau of Community and Health Systems
4809 Clio Road
Flint, MI 48504
(517) 230-2778

enclosure

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

I. IDENTIFYING INFORMATION

License #:	AH730257847
Investigation #:	2021A0784028
Complaint Receipt Date:	05/26/2021
Investigation Initiation Date:	05/27/2021
Report Due Date:	07/25/2021
Licensee Name:	Edgewood Assisted Living Center LLC
Licensee Address:	950 Taylor Ave. Grand Haven, MI 49417
Licensee Telephone #:	(616) 842-2425
Administrator:	Krystyna Badoni
Authorized Representative:	Lauren Gowman
Name of Facility:	Edgewood Assisted Living Center
Facility Address:	4850 Gratiot Road Saginaw, MI 48603
Facility Telephone #:	(989) 497-9970
Original Issuance Date:	06/05/2003
License Status:	REGULAR
Effective Date:	01/29/2021
Expiration Date:	01/28/2022
Capacity:	70
Program Type:	ALZHEIMERS AGED

II. ALLEGATION(S)

	Violation Established?
The facility is not compliant with health care facility fire safety rules	Yes
Additional Findings	No

III. METHODOLOGY

05/26/2021	Special Investigation Intake 2021A0784028
05/27/2021	Special Investigation Initiated - Telephone Interview with facility property management controller Matt Reenders
05/28/2021	Contact - Document Received Summary of events document received from Mr. Reenders
06/01/2021	Contact - Document Received BFS Disapproval Report
06/16/2021	Contact – Telephone Interview with administrator Krystyna Badoni
06/16/2021	Contact – Document Received Investigative documents received from Ms. Badoni by email
06/17/2021	Contact – Exit Conference Conducted with authorized representative Lauren Gowman

Due to the Covid19 pandemic, this investigation was completed remotely

ALLEGATION:

The facility is not compliant with health care facility fire safety rules

INVESTIGATION:

On 5/26/21, the department received this complaint from bureau of fire services (BFS) Fire Marshall Dan Stasa. Mr. Stasa reported that on 2/9/21, her received reporting that the facility had a sprinkler break over the kitchen area of the facility. Mr. Stasa stated that he conducted an onsite at the facility on 2/9.

Mr. Stasa he spoke with spoke with a representative of Vanguard Fire & Safety Services at that time who reported the issue would be repaired by that same evening. Mr. Stasa stated that on 5/24/21, he received a call from a local Fire Marshall with the Saginaw Township Fire Department who stated he had been to the facility for an unrelated issue and observed that the sprinkler had not been repaired and that there was an apparent issue with the fire alarm control box.

Mr. Stasa stated that apparently when the sprinkler line broke, water leaked into one of the fire alarm system control boxes. Mr. Stasa stated it was discovered that the issue caused the fire alarm system for the main areas of the building, including the offices, to not function so in the case of a fire in that area, the fire department would not be notified. Mr. Stasa stated he spoke with facility property management controller Matt Reenders about the issue. Mr. Stasa stated that

Mr. Reenders explained that Vanguard had initially given a quote to fix the sprinkler line before discovering the issue with the control box. Mr. Stasa stated

Mr. Reenders reported that the new estimate to repair the issue was several thousand dollars higher and so there was an apparent disagreement between Vanguard and the facilities insurance company on the cost. Mr. Stasa stated the facility still has not completed the repairs and never notified BFS or the local fire department according reporting he received.

Review of the facility licensing file revealed reporting, by email, was submitted to the department on 2/9/21 by administrator Krystyna Badoni. The reporting read "I wanted to let you know that around 4pm today we had a fire line break in the kitchen. The fire department was out and there is damage to the fire panel and in the kitchen, how much we do not know as of yet. We have been placed on fire watch and The Fire Marshal was notified of the Fire Watch. We also have staff stationed at all doors, due to our alarm locking system being down. I will update you as things change".

On 5/27/21, I interviewed facility property manager Matt Reenders by telephone. Mr. Reenders provided statements consistent with those of Mr. Stasa regarding the delay in repairs of the sprinkler and fire alarm system control box. Mr. Reenders explained that when Vanguard originally discovered the control box issue, they reported the whole fire alarm system had to be replaced with an estimate of sixty thousand dollars. Mr. Reenders stated that the insurance company had their own engineer evaluate the damage and that the insurance company believed the cost would be much lower to approximately fifteen to eighteen thousand dollars. Mr. Reenders stated Vanguard representatives re-evaluated the damage, stated they could repair the damage without a full replacement for approximately thirty thousand dollars. Mr. Reenders stated that an agreement has been made to make the repairs which is supposed to start on 6/7/21.

I reviewed a summary of events document provided by Mr. Reenders. The document reads consistently with statements provided by Mr. Reenders.

I reviewed the BFS report provided by Fire Marshall Dan Stasa indicating the facility received a *DISSAPPROVAL*. The report reads as follows;

INSPECTOR COMMENTS:

a. At the time of inspection the facility does not have a fully operational fire alarm system. On Monday, February 8, 2021 at approximately 3:45 PM a sprinkler pipe in the wet system broke above the ceiling in the Kitchen. This break damaged a heat detector and a module for the hood suppression system, putting the fire alarm system in a Trouble Mode on the fire alarm control panel. The facility immediately began a Fire Watch. This Inspector visited the facility the next day at 11:00 AM. At that time the broken pipe had been replaced and the wet system was being recharged. Vanguard, the facility's contractor reported that the fire alarm system should be fully functional by 7:00 PM that evening. Later it was discovered that the control module for the "Center Core" of the facility was damaged and that none of the devices for the fire alarm system were functioning in this area. The "Center Core" contains all of the facility's common areas including the offices, dining room, kitchen, conference rooms and laundry room. Vanguard reported to the facility that due to the age of the fire alarm system, parts will not be available and a new fire alarm control panel needs to be installed. Vanguard revised its cost estimate for repairs and submitted it to the facility. It is noted that the fire alarm system was and currently is fully functional in all of the residential living areas of the facility.

SEE COMMENTS TO CONTINUE

2 - On Monday, May 24, 2021 I was informed by Saginaw Township Fire Department that they had responded to a water flow alarm on the dry sprinkler system over the past weekend and had discovered that the fire alarm control panel was still showing a Trouble Mode on it. I contacted Matt Reenders, Controller for Heritage Property Management, owners of the facility and he explained that they were in negotiations with their Insurance Carrier for reimbursement for the repairs. I informed Mr. Reenders that the repairs needed to be made immediately since this condition endangered the lives of their residents. HFA Licensing Consultant Aaron Clum was also contacted and made aware of the situation.

I was contacted by Mr. Reenders on Thursday, May 27, 2021 and he informed me that the contract for the repairs had been signed with Vanguard and that Vanguard was ordering the parts needed. The date for the repairs has been set for Monday, June 7, 2021. This inspector visited the site on Thursday, May 27, 2021 at approximately 1:30 PM. The fire watch was still being conducted and the fire alarm system was fully functional in all residential living areas.

On 6/16/21, I interviewed administrator Krystyna Badoni by telephone. Ms. Badoni stated she was aware of the issue with the fire alarm system. Ms. Badoni stated that upon notification to the local fire department, when the issue first began, the facility was placed on "fire watch". Ms. Badoni explained that during fire watch, the facility maintains a tracking document used by staff to note each hour that they have checked the areas in which the fire alarm system is not working. Ms. Badoni stated

the repairs are not completed as of yet, but that they are being worked on continuously.

I reviewed the facilities *FIRE WATCH LOGS*, provided by Ms. Badoni. The logs read consistently with statements provided by Ms. Badoni with the date of the logs starting on 2/8/21 including staff signatures, next to each date and time, under a column titled *TRAINED STAFF PERSON CONDUCTING HOURLY WATCH ROUNDS*.

APPLICABLE RULE	
R 325.1917	Compliance with other laws, codes, and ordinances.
	(2) A home shall comply with the department's health care facility fire safety rules being R 29.1801 to R 29.1861 of the Michigan Administrative Code.
ANALYSIS:	The department received reporting from BFS that the facility did not have a fully functional fire alarm system. The investigation revealed this issue continued for several months with no resolution. Based on the findings the facility is not in compliance with this rule.
CONCLUSION:	VIOLATION ESTABLISHED

On 6/17/21, I discussed the findings of the investigation with authorized representative Lauren Gowman.

IV. RECOMMENDATION

Upon receipt of an acceptable corrective action plan, it is recommended that the status of the license remain unchanged.

Aaron L Clum

6/16/21

 Aaron Clum
 Licensing Staff

 Date

Approved By:

Russell Misiak

6/17/21

Russell B. Misiak
Area Manager

Date