



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

MARLON I. BROWN, DPA
DIRECTOR

August 16, 2024

Aeman Kallabat
Harmony Assisted Living, LLC
31700 Van Dyke Ave
Warren, MI 48093

RE: Application #: AS500415818
Harmony Assisted Living
2664 Woodford Dr.
Sterling Heights, MI 48310

Dear Mr. Kallabat:

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 6 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
Cadillac Place
3026 West Grand Blvd Ste 9-100
Detroit, MI 48202
(248) 285-1703

Enclosure

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

I. IDENTIFYING INFORMATION

License #:	AS500415818
Applicant Name:	Harmony Assisted Living, LLC
Applicant Address:	31700 Van Dyke Ave Warren, MI 48093
Applicant Telephone #:	(115) 867-1959
Administrator/Licensee Designee:	Aeman Kallabat
Name of Facility:	Harmony Assisted Living
Facility Address:	2664 Woodford Dr. Sterling Heights, MI 48310
Facility Telephone #:	(586) 817-0863
Application Date:	03/07/2023
Capacity:	6
Program Type:	PHYSICALLY HANDICAPPED AGED

II. METHODOLOGY

03/07/2023	Enrollment
03/07/2023	Application Incomplete Letter Sent IRS letter
03/14/2023	Contact - Document Received 1326/RI030
03/15/2023	Contact - Document Received IRS letter
03/21/2023	PSOR on Address Completed
03/22/2023	Application Incomplete Letter Sent
03/24/2023	Contact - Document Received Email from Amy Shellnut. Sent return email.
08/10/2023	Contact - Document Received Received licensing documents by email from Amy Shellnut
08/14/2023	Contact - Document Received Received budget by email from Amy Shellnut. Sent return email.
09/11/2023	Contact - Document Sent Email to and from Amy Shellnut. Received permission to inspect letter by email.
09/12/2023	Inspection Completed On-site
09/12/2023	Contact - Document Sent Email to Amy Shellnut
09/12/2023	Application Complete/On-site Needed
04/02/2024	Contact - Telephone call received Received message from John Abbo
04/03/2024	Contact - Telephone call made Returned call from John Abbo. Amy Shellnut no longer works for Harmony Assisted Living. They are ready to schedule follow up inspection. Informed Mr. Abbo that I would send him email with information needed to qualify him as licensee designee/administrator.

04/03/2024	Contact - Document Sent Email to John Abbo with application incomplete letter and list of documents needed to qualify him as licensee designee/administrator. Also, emailed medical clearance form and Livescan fingerprinting clearance forms.
04/04/2024	Contact - Document Received Email from John Abbo. Sent return email.
04/05/2024	Contact - Document Sent Email to and from John Abbo. Received licensing documents by email.
04/08/2024	Contact- Telephone call received Received message from John Abbo
04/10/2024	Contact- Telephone call received Received message from John Abbo
04/11/2024	Contact - Document Received Email from John Abbo. Sent return email.
04/12/2024	Contact - Document Sent Email to and from John Abbo re: fingerprinting
04/17/2024	Contact- Document Received Email from John Abbo re: fingerprinting. Sent return email.
04/19/2024	Contact- Document Received Email from John Abbo. Sent return email.
04/24/2024	Contact- Document Sent Email to and from John Abbo
04/25/2024	Contact- Telephone call received Received message from John Abbo
04/26/2024	Contact- Document Received Received revised program statement from John Abbo by email.
04/29/2024	Contact- Document Received Email from John Abbo. Sent return email.
05/09/2024	Inspection Completed On-site Completed follow up onsite inspection with John Abbo

05/14/2024	Contact- Document Received Email to and from John Abbo
05/15/2024	Contact- Document Sent Email to John Abbo. Received return email.
05/16/2024	Contact- Document Sent Email to and from John Abbo
05/17/2024	Contact- Document Received Email from John Abbo with updated policies and budget
05/20/2024	Contact- Document Sent Email to and from John Abbo re: updated policies
05/21/2024	Contact- Telephone call made Returned call from John Abbo
05/21/2024	Contact- Document Sent Email to and from John Abbo re: updated policies
06/24/2024	Contact- Document Received Email from John Abbo. He was removed from Administrator position. Advised to contact owner of property. Sent return email.
06/24/2024	Contact- Document Sent Email to Owner, Mr. Kallabat. Requested information regarding new Licensee Designee/Administrator
08/07/2024	Contact- Telephone call received Received message from Aeman Kallabat
08/08/2024	Contact- Telephone call made Text to and from Aeman Kallabat. He will act as new Licensee Designee/Administrator for home.
08/08/2024	Contact- Document Sent Email to Aeman Kallabat
08/09/2024	Contact- Document Sent Email to Aeman Kallabat
08/14/2024	Contact- Document Received Email from Aeman Kallabat with licensing documents including medical/TB, clearance, diploma, letter appointing LD. Sent return email.

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 small group facilities (1-6), licensed or proposed to be licensed after 05/24/1924.

A. Physical Description of Facility

Harmony Assisted Living is a small adult foster care home located in Sterling Heights, MI. The licensee for the home is Harmony Assisted Living, LLC. Aeman Kallabat will act as the licensee designee and administrator. A copy of the warranty deed was provided. The home is owned by Aeman Jamil Kallabat. A letter was provided by Mr. Kallabat dated 09/11/2023 giving permission to inspect the property for licensing. The letter indicates Mr. Kallabat is the owner of Harmony Assisted Living, LLC. The home has city water and sewer.

Harmony Assisted Living has a capacity of six residents. The home has five bedrooms, kitchen, dining area, living room, two and a half bathrooms and basement. The furnace is located basement. There is a fire door separating the basement and first floor. The exit, bedroom and bathroom doors are equipped with positive latching, non-locking against egress hardware. The living room and dining room offer a total of 471 square feet of living space which meets the required 35 square feet of living space for six residents.

The five bedrooms in the home are sized as follows:

Bedroom #	Room Dimensions	Total Square Footage	Total Resident Beds
1	10'1" X 11'11"	120	1
2	10'9" X 9'0"	96	1
3	10'9" X 9'0"	96	1
4	8'11" X 11'0"	98	1
5	16'2" X 12'0"	194	2

Total capacity: 6

The bedrooms have adequate space, bedding, storage and a window that opens in case of emergency. All of the bedrooms have a chair and a mirror. The refrigerators and freezers are equipped with thermometers. A furnace inspection was completed by APlus Heating, Cooling and Electrical on 07/19/2023. The home has a hard-wired smoke detection system with battery backup. There are fire extinguishers located on each floor. The home has two means of egress at the front and back of the home with ramps. The home has a locked medication cart. During the onsite inspection, I observed that the home was found to be in substantial compliance with rules pertaining to maintenance and sanitation.

B. Program Description

Harmony Assisted Living will provide 24-hour care and supervision for up to six residents in need of assistance and/or supervision with activities of daily living and/or medication management. The home will provide care to elderly populations, individuals with Alzheimer's/dementia or individuals with chronic debilitating conditions requiring assistance. Staff can assist residents with health monitoring, coordination of medical appointments, activities, grooming, dressing, bathing, eating, toileting, and medication management. The facility will assist residents with arranging transportation as needed. Nutritious meals and snacks will be provided. The home is equipped with two ramps and can serve residents who require assistance with walking or require the use of assistive devices such as canes, walkers, or wheelchairs. The home is monitored by cameras in common spaces and outside the perimeter of the home.

Aeman Kallabat will act as the licensee designee/administrator for the home. Mr. Kallabat has been previously qualified as a licensee designee and administrator for Harmony Assisted Living located on Tiverton Drive (AS500398269). The home opened on 04/29/2020. Mr. Kallabat has been fingerprinted. He provided a medical statement dated 08/13/2024 which indicates he has no physical/mental condition or health problems that would limit his ability to work with or around dependent adults. He had a TB test completed on 02/07/2022. Mr. Kallabat received a two-year degree from the Technical Institutes Authority, Deanship of the Technical Medical Institute. His certification states he obtained a Technical Diploma on 08/12/1986 in the Parallel Courses Department, Health Physics Branch in Iraq.

Mr. Kallabat acknowledged an understanding of the qualifications, suitability, and training requirements for direct care staff prior to each person working in the facility in that capacity or being considered as part of the staff-to-resident ratio.

Mr. Kallabat acknowledged an understanding of the responsibility to assess the good moral character of employees and contractors who have regular, ongoing, or direct access to residents or the resident information or both. The licensing consultant provided technical assistance on the process for obtaining criminal record checks utilizing the Michigan Long Term Care Partnership website (www.miltcpartnership.org) and the related documents required to be maintained in each employee's record to demonstrate compliance.

Mr. Kallabat acknowledged an understanding of the administrative rules regarding medication procedures and that only those direct care staff that have received medication training and have been determined competent by the licensee designee can administer medication to residents. In addition, Mr. Kallabat acknowledged that resident medication will be stored in a locked cabinet and that daily medication logs will be maintained on each resident receiving medication.

Mr. Kallabat acknowledged his responsibility to obtain all required moral character, medical, and training documentation and signatures that are to be completed prior to each direct care staff or volunteer working directly with residents. In addition, Mr. Kallabat acknowledged his responsibility to maintain all required documentation in each employee's record for each licensee designee, administrator, and direct care staff or volunteer and follow the retention schedule for those documents contained within each employee's record.

Mr. Kallabat acknowledged an understanding of the administrative rules regarding the admission criteria and procedural requirements for accepting a resident into the home for adult foster care.

Mr. Kallabat acknowledged his responsibility to obtain the required written assessment plan, resident care agreement, and health care appraisal forms and signatures that are to be completed prior to, or at the time of each resident's admission to the home. Mr. Kallabat will update and complete those forms and obtain new signatures for each resident on an annual basis.

Mr. Kallabat acknowledged his responsibility to maintain a current resident record on file in the home for each resident and follow the retention schedule for all the documents that are required to be maintained within each resident's file.

Mr. Kallabat acknowledged an understanding of the administrative rules regarding the handling of resident funds and valuables and intends to comply. A separate Resident Funds Part II BCAL-2319 form will be created for each resident in order to document the date and amount of the adult foster care service fee paid each month and all of the resident's personal money transactions that have been agreed to be managed by the licensee designee.

Mr. Kallabat acknowledged an understanding of the administrative rules regarding informing each resident of their resident rights and providing them with a copy of those rights.

Mr. Kallabat acknowledged an understanding of the administrative rules regarding the written and verbal reporting of incidents and accidents and the responsibility to conduct an immediate investigation of the cause.

Mr. Kallabat acknowledged his responsibility to provide a written discharge notice to the appropriate parties when a 30-day or less than 30-day discharge is requested.

Mr. Kallabat acknowledged that residents with mobility impairments may only reside on the main floor of the facility.

Mr. Kallabat acknowledged he has a copy of the licensing rule book for adult foster care small group homes.

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 that the department issue a temporary license to this small group adult foster care home, Harmony Assisted Living, with a capacity of six (6) residents.

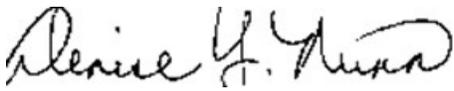


08/14/2024

Kristine Cilluffo
Licensing Consultant

Date

Approved By:



08/16/2024

Denise Y. Nunn
Area Manager

Date