



STATE OF WASHINGTON
DEPARTMENT OF SOCIAL AND HEALTH SERVICES
AGING AND LONG-TERM SUPPORT ADMINISTRATION
20311 52nd Ave W, Suite 100, Lynnwood, WA 98036

Mountlake Terrace AFH LLC
Mountlake Terrace AFH I LLC
23108 54TH AVE W
MOUNTLAKE TERRACE, WA 98043

RE: Mountlake Terrace AFH I LLC License # 753992

Dear Provider:

This letter addresses Compliance Determination(s) 40923 (Completion Date 05/02/2024) and 38742 (Completion Date 03/28/2024).

The Department completed a follow-up inspection of your Adult Family Home on 05/02/2024 and found that you have corrected the violations listed in the Full report dated 03/28/2024. Your home is back in compliance as of 05/05/2024 with the cited requirements of the Washington Administrative Code or the Revised Code of Washington or both.

The Department found that deficiencies for the following licensing laws and regulations were corrected:
WAC 388-76-10700-2-b, WAC 388-76-10700-1

The Department staff who did the on-site verification:
Olga Petrov, NCI

If you have any questions, please contact me at (206)914-5042.

Sincerely,

Renee' Bourque

Renee Bourque, Field Manager
Region 2, Unit I
Residential Care Services



STATE OF WASHINGTON
DEPARTMENT OF SOCIAL AND HEALTH SERVICES
AGING AND LONG-TERM SUPPORT ADMINISTRATION
20311 52nd Ave W, Suite 100, Lynnwood, WA 98036

Statement of Deficiencies	License #: 753992	Compliance Determination #38742
Plan of Correction	Mountlake Terrace AFH I LLC	Completion Date
Page 1 of 3	Licensee: Mountlake Terrace AFH LLC	03/28/2024

You are required to be in compliance at all times with all licensing laws and regulations to maintain your Adult Family Home license.

The department completed data collection for the unannounced on-site full inspection on 03/19/2024 and 03/19/2024 of:

Mountlake Terrace AFH I LLC
23108 54TH AVE W
MOUNTLAKE TERRACE, WA 98043

The following sample was selected for review during the unannounced on-site visit: 2 of 5 current residents and 0 former residents.

The department staff that inspected the Adult Family Home:

Olga Petrov, NCI

From:
DSHS, Aging and Long-Term Support Administration
Residential Care Services, Region 2, Unit I
20311 52nd Ave W, Suite 100
Lynnwood, WA 98036

As a result of the on-site visit(s), the department found that you are not in compliance with the licensing laws and regulations as stated in the cited deficiencies in the enclosed report.

Renee' Bourque
Residential Care Services

04/02/2024
Date

I understand that to maintain an Adult Family Home license, I must be in compliance with all the licensing laws and regulations at all times.

This document was prepared by Residential Care Services for the Locator website.

RECEIVED

APR 17 2024

DSHS/ALTA/RCS

Statement of Deficiencies	License #: 753992	Compliance Determination # 38742
Plan of Correction	Mountlake Terrace AFH I LLC	Completion Date
Page 2 of 3	Licensee: Mountlake Terrace AFH LLC	03/28/2024

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Provider (or Representative)

4/17/2024
Date

WAC 388-76-10700 Building official Inspection and approval. The adult family home must have the building inspected and approved for use as an adult family home by the local building official:

- (1) Before licensing; and
- (2) After any construction changes that:
 - (b) Change, add or modify a resident's bedroom.

This requirement was not met as evidenced by:

Based on observations and interviews, the adult family home (AFH) failed to follow local building codes by not having the AFH inspected and approved before utilizing the constructed areas as a resident occupied rooms (Bedroom [REDACTED] and Bedroom [REDACTED]). This placed resident 1 of 5 residents (Resident 4) at risk of harm from a room that was structurally changed. In addition, 2 of 5 residents (Resident 2 and 4) lived in unlicensed bedrooms (Bedroom [REDACTED] and [REDACTED]).

Findings included,

Review of the AFH floor plans for both levels of the home, provided by Staff A, Entity Representative showed the following :3 bedrooms downstairs identified by Staff A as bedroom [REDACTED] and [REDACTED] and there were 4 bedrooms upstairs identified by Staff A as Bedroom [REDACTED] 6 and 7. The floor plans did not identify bedrooms by alphabetical orders, their capacity and/or showed evacuation level assigned for each of the bedroom.

Observation, on 03/19/2024 at 12:15 PM, showed the AFH was a two-story house. The home had 3 bedrooms on the lower level of the home occupied by the residents.

Observed all residents in their bedrooms as follow: Resident 4 in Bedroom [REDACTED]; Resident 5 in Bedroom [REDACTED] and Resident 1 in Bedroom [REDACTED]. The home had 4 bedrooms upstairs. Resident 3 was in Bedroom [REDACTED] and Resident 2 was in Bedroom [REDACTED].

In an interview, on 02/20/2024 at 12:56 PM, Staff A, Entity Representative, stated that they had opened this AFH after a change of ownership (CHOW) in 2019. Staff A stated that they had not obtained a copy of the AFH floor plan that would identify licensed bedroom(s), their capacity, and evacuation level at the time of the CHOW. Staff A stated that the home had a renovation of the home after the CHOW. Staff A stated that they built a full wall in the existed living room to create a bedroom (Bedroom [REDACTED]). Staff A stated that they "pushed"

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Statement of Deficiencies

License #: 753992

Compliance Determination # 38742

Plan of Correction

Mountlake Terrace AFH I LLC

Completion Date

Page 3 of 3

Licensee: Mountlake Terrace AFH LLC

03/28/2024

the wall of previously licensed Bedroom ■ to "create access to the new laundry room because there wasn't a proper laundry room for the facility." Staff A stated that "in the process of creating access to the laundry room, they removed the closet of room A to mount the TV in the living room."

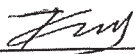
Review of the department data base showed the AFH had a CHOW on 3/15/2019. The department data base showed a floor plan of the CHOW AFH dated 3/14/2019. Review of the CHOW AFH and current AFH's floor plans showed the following respectfully: in the licensed bedroom ■ place there was a living room and an office. In the place of living room place from CHOW floor plan, there was a Bedroom (identified by Staff A's floor plan) as bedroom ■. The AFH's floor plan identified by Staff A as Bedroom ■, 6 and 7. The CHOW's floor plan identified Bedroom ■ as only licensed bedroom upstairs with single capacity. There was a laundry room backing up from the office on AFH floor plan that was not on the CHOW AFH floor plan. Bedroom ■ (Resident 4) and Bedroom ■ (Resident 2) were not licensed bedrooms for the resident(s) use.

In an interview on 03/21/2024 at 2:10 PM, Staff A stated that they thought all AFH's bedrooms were licensed.

Attestation Statement

I hereby certify that I have reviewed this report and have taken or will take active measures to correct this deficiency. By taking this action, Mountlake Terrace AFH I LLC is or will be in compliance with this law and / or regulation on (Date) 5/5/24.

In addition, I will implement a system to monitor and ensure continued compliance with this requirement.


Provider (or Representative)

4/18/2024
Date