



State of Tennessee
Health Facilities Commission
Andrew Jackson Building, 9th Floor
www.tn.gov/hsda Phone: 615-741-2364/Fax: 615-741-9884

RELOCATION EXEMPTION STAFF REVIEW

PROJECT NUMBER:	RE2407-005
NAME OF PROJECT:	Open Arms Care Corporation [CHATT 6R] 11419-11421 North Highway 58 Georgetown (Hamilton County), Tennessee 37341
LEGAL OWNER:	Open Arms Care Corporation 101 Westpark Drive, Suite 140 Brentwood, TN 37027
SUBMITTER:	Michael D. Brent, Bradley, Arant, Boult, Cummings, LLP. mbrent@bradley.com
DATE FILED:	August 5, 2024

This staff review is an analysis of the statutory criteria, including data verification and accuracy of the original application and, if applicable, supplemental responses submitted by the applicant.

DESCRIPTION

This application is for the replacement and relocation of an eight-person Intermediate Care Facility for Individuals with Intellectual Disabilities ("ICF/IID"), managed by Integra Resources, LLC, a Tennessee limited liability company. The facility is currently located at 7841 Sims Road, Harrison (Hamilton County), Tennessee 37341 and will be relocated to the southern portion of the 11.7-acre site commonly known as 11419-11421 North Highway 58, Georgetown (Hamilton County), Tennessee 37341. The proposed relocation is needed to replace the existing outdated facility built in the 1980s with a newly constructed modern fully accessible facility.

The parcel currently has two structures, both of which will be demolished, and after such demolition the replacement facility will be constructed. The applicant indicates residents previously residing in the structures to be demolished have moved to replacement facilities as a part of the previously approved relocations referred to as CHATT 1R and CHATT 2R.

The proposed replacement facility will be constructed in a "twin building" configuration of two 3,200 SF mirror-image buildings with each half consisting of a fully accessible family home with four bedrooms. A plot plan is located in the Attachment labeled as CHATT 6R Relocation Site Map.

NEW LOCATION SITE CONTROL

The applicant has provided an executed option to lease agreement for the 11.7-acre property between WCO AL DP, LLC and the applicant, Open Arms Care Corporation.

DISTANCE FROM ORIGINAL LOCATION TO NEW LOCATION

The new proposed location is approximately 5.8 miles northeast from the existing location in Georgetown, both of which are located in Hamilton County.

SERVICE AREA

The applicant confirms that it will continue to serve its current patients who are presently residing at the existing Intermediate Care Facility.

PAYOR MIX

The applicant is an ICF/IID provider which contracts directly with TennCare and will continue to operate with TennCare as the sole payer source for the new project site.

CONSUMER ACCESS

The new facility will be designed to meet the needs of residents with severe intellectual or developmental disabilities requiring special care. The applicant commits to providing accessible services tailored to meet the needs to the same group of residents who are currently being served by the applicant and will continue to be served at the new location. See Attachment CHATT 6R – Executive Summary for additional detail about facility accessibility and the special needs of residents.

ADDITIONAL COMMENTS

At this time, the move of those existing residents is expected to occur in the last quarter of 2025, the exact date being dependent on the finalization of construction and the subsequent inspections and approvals from applicable authorities.

Residents of the facility are each individually insured through TennCare MCOs for services such as emergency room visits, imaging services and other services not provided directly by the applicant.

Submitted by

Phillip Earhart, Director of Certificate of Need
Date: 08/12/2024



**State of Tennessee
Health Facilities Commission**

502 Deaderick Street, Andrew Jackson Building, 9th Floor, Nashville, TN 37243

www.tn.gov/hsda

Phone: 615-741-2364

hsda.staff@tn.gov

LETTER OF INTENT

A CERTIFICATE OF NEED RELOCATION EXEMPTION

The Publication of Intent is to be published in Chattanooga Times Free Press which is a newspaper of general circulation in Hamilton County, Tennessee, on or before 07/19/2024 for one day.

This is to provide official notice to the Health Facilities Commission and all interested parties, in accordance with T.C.A. §68-11-1601 et seq., and the Rules of the Health Facilities Commission, that Open Arms Care Corporation [CHATT 6R], a/an Intellectual Disability Institutional Habilitation Facility (ICF/IID) owned by Open Arms Care Corporation, a Georgia non-profit corporation qualified to do business in Tennessee, with an ownership type of Corporation (Not-for-Profit) and to be managed by Integra Resources, LLC, a Tennessee limited liability company, intends to file a request for a Relocation Exemption for the facility currently located at 7841 Sims Road, Harrison (Hamilton County), Tennessee 37341 (ID & DD Institutional Habilitation Facility License L000000022827). The facility will be relocated to a portion of the parcel commonly known as 11419-11421 North Highway 58, Georgetown, Tennessee 37363. The approximately 11.7 acre site consists of property identified as Parcel 061 005.08 in the records of the Hamilton County Tax Assessor, and it is anticipated that a new street number will be assigned to the replacement facility during the construction process. The parcel currently has two structures, both of which will be demolished, and after such demolition the replacement facility will be constructed in the southern portion of the site.

The anticipated date of filing the request is 07/19/2024

The contact person for this request is Attorney Michael Brent who may be reached at Bradley Arant Boult Cummings LLP - 1221 Broadway, Suite 2400, Nashville, Tennessee, 37203 – Contact No. 615-252-2361.

Michael Brent

07/19/2024

mbrent@bradley.com

Signature of Contact

Date

Contact's Email Address

File this form at the following email address: hsda.staff@tn.gov.

The published Letter of Intent must contain the following statement: Any health care institution wishing to

oppose a Certificate of Need Relocation Exemption application must file a written notice with the Health Facilities Commission no later than fifteen (15) days after the application, supporting documentation, and staff review have been posted on the HFC's website; any opposition must be limited to the basis for review detailed in HFC Rule 0720-10-.06. Written notice of opposition may be sent to: Health Facilities Commission, Andrew Jackson Building, 9th Floor, 503 Deaderick Street, Nashville, TN 37243 or email at hsda.staff@tn.gov.



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PUBLICATION OF INTENT

The following shall be published in the “Legal Notices” section of the newspaper in a space no smaller than two (2) columns by two (2) inches.

NOTIFICATION OF INTENT TO APPLY FOR A CERTIFICATE OF NEED RELOCATION EXEMPTION

This is to provide official notice to the Health Facilities Commission and all interested parties, in accordance with T.C.A. §68-11-1601 et seq., and the Rules of the Health Facilities Commission, that Open Arms Care Corporation [CHATT 6R], a/an Intellectual Disability Institutional Habilitation Facility (ICF/IID) owned by Open Arms Care Corporation, a Georgia non-profit corporation qualified to do business in Tennessee, with an ownership type of Corporation (Not-for-Profit) and to be managed by Integra Resources, LLC, a Tennessee limited liability company, intends to file a request for a Relocation Exemption for the facility currently located at 7841 Sims Road, Harrison (Hamilton County), Tennessee 37341 (ID & DD Institutional Habilitation Facility License L000000022827). The facility will be relocated to a portion of the parcel commonly known as 11419-11421 North Highway 58, Georgetown, Tennessee 37363. The approximately 11.7 acre site consists of property identified as Parcel 061 005.08 in the records of the Hamilton County Tax Assessor, and it is anticipated that a new street number will be assigned to the replacement facility during the construction process. The parcel currently has two structures, both of which will be demolished, and after such demolition the replacement facility will be constructed in the southern portion of the site.

The anticipated date of filing the request is 07/19/2024.

The contact person for this request is Attorney Michael Brent who may be reached at Bradley Arant Boult Cummings LLP - 1221 Broadway, Suite 2400, Nashville, Tennessee, 37203 – Contact No. 615-252-2361.

The published Letter of Intent must contain the following statement: Any health care institution wishing to oppose a Certificate of Need Relocation Exemption application must file a written notice with the Health Facilities Commission no later than fifteen (15) days after the application, supporting documentation, and staff review have been posted on the HFC’s website; any opposition must be limited to the basis for review detailed in HFC Rule 0720-10-.06. Written notice may be sent to: Health Facilities Commission, Andrew Jackson Building, 9th Floor, 502 Deaderick Street, Nashville, TN 37243 or email at hsda.staff@tn.gov.



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**CERTIFICATE OF NEED
RELOCATION EXEMPTION REQUEST**

1A. Name of Facility, Agency, or Institution

Open Arms Care Corporation [CHATT 6R]

Name

7841 Sims Road

Hamilton County

Street or Route

County

Harrison

Tennessee

37341

City

State

ZIP

<https://www.openarmscare.org/>

Website Address

L000000022827

License Number (If Applicable)

Note: The facility's name and address **must be** the name and address of the project and **must be** consistent with the Publication of Intent.

2A. Submitter

Michael Brent

Attorney

Name

Title

Bradley Arant Boult Cummings LLP

mbrent@bradley.com

Company Name

Email Address

1221 Broadway, Suite 2400

Street or Route

Nashville

Tennessee

37203

City

State

ZIP

Attorney for Manager

615-252-2361

Association with Owner

Phone Number

3A. Name of Owner of the Facility, Agency, or Institution

Open Arms Care Corporation

Name

101 Westpark Drive, Suite 140

615-254-4006

Street or Route

Phone Number

Brentwood

Tennessee

37027

City

State

ZIP

4A. Type of Ownership of Control (Check One)

- ☐ Sole Proprietorship
- ☐ Partnership
- ☐ Limited Partnership
- ☐ Corporation (For Profit)
- ☒ Corporation (Not-for-Profit)
- ☐ Government (State of TN or Political Subdivision)
- ☐ Joint Venture
- ☐ Limited Liability Company
- ☐ Other (Specify)

5A. Legal Interest in the Site

Check the appropriate box and submit the following documentation.

The legal interest described below must be valid on the date of the Executive Director considers the exemption request.

- ☐ Ownership (Applicant or applicant's parent company/owner) – Attach a copy of the title/deed.
- ☐ Lease (Applicant or applicant's parent company/owner) – Attach a fully executed lease that includes the terms of the lease and the actual lease expense.
- ☐ Option to Purchase - Attach a fully executed Option that includes the anticipated purchase price.
- ☒ Option to Lease - Attach a fully executed Option that includes the anticipated terms of the Option and anticipated lease expense.
- ☐ Letter of Intent, or other document showing a commitment to lease the property - attach reference document
- ☐ Other (Specify)

EXECUTIVE SUMMARY

1E. Overview

Please provide an overview not to exceed **ONE PAGE** in total explaining each item point below.

- **Service Area** – Address if at least ninety-five percent (95%) of patients to be served are reasonably expected to reside in the same zip codes as the existing patient population.

RESPONSE: The service area is Hamilton and continuous counties in Tennessee, and because the residents of an ICF/IID facility are long term residents of the facility and have no other home, the Applicant believes the zip code criteria is not an applicable criteria in this instance, as it might be for patients of, for example, a hospital, ASTC, or similar facility which never becomes the home of the patient, due to the patients having a much shorter average length of stay than the residents of an ICF/IID facility. The Applicant currently utilizes the replacement location, and has done so for over 30 years, so it is already a portion of the Applicant's service area for residents in Hamilton and continuous counties (see the attached Zip Code (Attachment 3B)). In addition, as the facilities operated by the Applicant at 11419-11421 North Highway 58 have been vacated and demolished pursuant to the relocations referred to as CHATT 1R and CHATT 2R, the Applicant has confirmed that there are no other ICF/IID facilities within 500 yards of the proposed site for this replacement facility, so this replacement site satisfies the requirements of TCA 33-2-415(a) which

prohibit more than two ICF/IID facilities from being within 500 yards of one another. More information as to the Applicant and the ongoing program to replace all 32 of its 1980's facilities can be found in "EXECUTIVE SUMMARY - Additional Information" attached hereto, and on the various maps/drawings as to CHATT 6R attached hereto.

- **Medicaid/TennCare Participation** – Address any changes as a result of the relocation.

RESPONSE: No change

- **Access to Consumers** – Address if the relocation will reduce or impact access to consumers, particularly those in underserved communities; those who are uninsured or underinsured; women and racial and ethnic minorities; TennCare or Medicaid recipients; and low income groups.

RESPONSE: No change

2E. Patients by Zip Code

Complete the following tables, if applicable.

Current Location (Latest Full Year) Year 2023 Beginning Month January

Service Area ZIP Codes	Historical Utilization - ZIP Code Patients	% of Total Current Patients
37341	37341	100.00
Total	37341	95% or More

3E. Payor Mix

List the provider's participation in state and federal revenue programs including a description of the extent to which Medicare, TennCare/Medicaid, and medically indigent patients that are currently being served at the current location. Additionally, report the estimated gross operating revenue dollar amount and percentage of projected gross operating revenue anticipated by payor classification for the second full year of new proposed location by completing the table below.

Payor Mix, Current Location (Latest Full Year) Year 2023 **Beginning Month** January

Payor Source	Gross Operating Revenue	% of Total
Medicare/Medicare Managed Care		0.00%
TennCare/Medicaid	\$1,000,000	100.00%
Commercial/Other Managed Care		0.00%
Self-Pay		0.00%
Other (Specify) _____		0.00%
Total	\$1,000,000	100.00%
Charity Care		

Payor Mix, Proposed Location (2nd Full Year of Operation) Year 2026 **Beginning Month** January

Payor Source	Gross Operating Revenue	% of Total
Medicare/Medicare Managed Care		\$0.00
TennCare/Medicaid	\$1,100,000	100.00%
Commercial/Other Managed Care		0.00%
Self-Pay		0.00%
Other (Specify) _____		0.00%
Total	\$1,100,000	100.00%
Charity Care		

4E. Publication

A proof of publication of notice of the exemption request is required in a newspaper of general circulation in both the county of the existing facility or service and the county where the service or facility is to be relocated.

Attach the full page of the newspaper in which the notice of intent appeared with the mast and dateline intact or submit a publication affidavit from the newspaper that includes a copy of the publication as proof of the publication of the letter of intent.

LIST OF ATTACHMENTS

Legal Interest in the Site	Attachment 5A
Executive Summary - Additional Information	Attachment 1E
Proof of Publication	Attachment 4E
Area Maps	Additional Attachment

ATTACHMENT 5A:

Legal Interest in the Site

See attached.

July 1, 2024

Ladies and Gentlemen:

We are pleased to present this option ("Option") to you for the lease ("Lease") of the real property and building described below, on the following terms and conditions:

Lessor: WCO AL DP, LLC

Lessee: OPEN ARMS CARE CORPORATION

Premises: The Lessee currently leases from the Lessor and operates an ICF/IID facility located at 7841 Sims Road, Harrison (Hamilton County), Tennessee. The Lessor also owns, and the Lessee leases, an ICF/IID facility located at 11419-11421 North Highway 58, Georgetown (Hamilton County), Tennessee (the "Property"), which Lessor intends to demolish in the near future, and then construct a new facility for the Lessee on a portion of the Property.

Intended Use: One (1) eight-person ICF/IID facility (the "Facility").

Effective Date and Term: The Effective Date of the Lease shall be the first day of the month after the exercise of this Option (as determined below), and the term of the Lease shall commence on the Effective Date and shall terminate and expire at 11:59 p.m. on the date which is thirty (30) years after the date of the later of (i) licensure of the Facility by the Tennessee Department of Developmental and Intellectual Disabilities or (ii) certification of the Facility by the Bureau of TennCare (the "Certification Date").

Rent: One Dollar (\$1) per year from the Effective Date until the Certification Date for the Facility, and thereafter the rent shall be an amount based on the cost of the land, the expenses of development and construction, and similar items, to be consistent with then-prevailing fair market value rental rates and other lease terms and conditions for similar properties, payable to Lessor in equal monthly installments in advance.

Other Lease Terms: Other terms of the Lease shall be established by the parties at the effective date of the Lease, in the same format and general terms and conditions as the leases for other similar facilities being leased to Lessee, subject to all such terms, conditions and amounts being consistent with fair market values and other then-prevailing market terms and conditions.

OPEN ARMS CARE CORPORATION

July 1, 2024

Page 2

In consideration of \$10.00 cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, Lessor grants to Lessee the option described above, which must be exercised within thirty (30) days of the final approval of the Certificate of Need Relocation Exemption application with regard to the Facility, as is being filed with the Tennessee Health Facilities Commission ("HFC"), to allow the development and construction of the Facility as an eight (8) person ICF/IID facility (the "CON Approval"). Upon exercise of the option, the Lessor and Lessee shall in good faith negotiate the definitive terms of a lease agreement for the long-term lease of the Facility, all as described above. If such option is not exercised by such date, this Option shall terminate and be of no further force and effect.

Lessor and Lessee acknowledge that Lessor cannot obtain financing for the Facility until after the CON for the Facility has been approved by the HFC. If for any reason financing acceptable to Lessor has not been timely obtained after final approval of the CON, this Option shall terminate, upon written notice from Lessor to Lessee, with no further rights or obligations of either party to the other.

Sincerely,

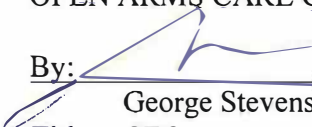
WCO AL DP, LLC

By: 

Title: President

Accepted:

OPEN ARMS CARE CORPORATION

By: 

George Stevens

Title: CEO

ATTACHMENT 4E:

Proof of Publication

See attached.

LETTER OF INTENT
A CERTIFICATE OF NEED RELOCATION EXEMPTION

421796-1

This is to provide official notice to the Health Facilities Commission and all interested parties, in accordance with T.C.A. §68-11-1601 et seq., and the Rules of the Health Facilities Commission, that Open Arms Care Corporation (CHATT 6R), a/an Intellectual Disability Institutional Habilitation Facility (ICF/IID) owned by Open Arms Care Corporation, a Georgia non-profit corporation qualified to do business in Tennessee, with an ownership type of Corporation (Not-for-Profit) and to be managed by Integra Resources, LLC, a Tennessee limited liability company, intends to file a request for a Relocation Exemption for the facility currently located at 7841 Sims Road, Harrison (Hamilton County), Tennessee 37341 (ID & DD Institutional Habilitation Facility License L000000022827). The facility will be relocated to a portion of the parcel commonly known as 11419 Highway 58 and 11421 Highway 58, Georgetown, Tennessee 37363. The approximately 11.7 acre site consists of property identified as Parcel 061 005.08 in the records of the Hamilton County Tax Assessor, and it is anticipated that a new street number will be assigned to the replacement facility during the construction process. The parcel currently has two structures, both of which will be demolished, and after such demolition the replacement facility will be constructed in the southern portion of the site.

The anticipated date of filing the request is 07/18/2024

The contact person for this request is Attorney Michael Brent who may be reached at Bradley Arant Boult Cummings LLP - 1221 Broadway, Suite 2400, Nashville, Tennessee, 37203 - Contact No. 615-252-2361.

The published Letter of Intent must contain the following statement: Any health care institution wishing to oppose a Certificate of Need Relocation Exemption application must file a written notice with the Health Facilities Commission no later than fifteen (15) days after the application, supporting documentation, and staff review have been posted on the HFC's website; any opposition must be limited to the basis for review detailed in HFC Rule 0720-10-.06. Written notice may be sent to: Health Facilities Commission, Andrew Jackson Building, 9th Floor, 502 Deaderick Street, Nashville, TN 37243 or email at hscda.staff@tn.gov.

APTS FOR RENT**MOTORCYCLES &**

ATTACHMENT 1E:

Executive Summary - Additional Information

(revised for Supplemental #1)

See attached.

EXECUTIVE SUMMARY – Additional Information

Founded to address the needs of those moving out of large, state-run institutions, Open Arms Care Corporation (“Open Arms”), a board-managed Georgia nonprofit corporation with no ownership shares or membership interests, developed 32 eight-resident homes, or Intermediate Care Facilities for Individuals with Intellectual Disabilities (“ICF/IID”), in the 1980s, located in or near Chattanooga, Knoxville, Memphis, and Nashville, Tennessee. Beginning in 2016 Open Arms developed 9 four-resident ICF/IID homes in or near Chattanooga, Knoxville and Greeneville, Tennessee. Open Arms is owned by neither another entity nor by individuals, with its board of six directors overseeing the entity's affairs. Note that unlike some multi-facility providers, each of the 45 Open Arms facilities is operated directly by Open Arms, without the use of subsidiary entities. Through provider agreements with TennCare, Open Arms has been providing community-based facilities for individuals with intellectual and developmental disabilities for over 30 years. Beginning in 2018 Open Arms started to development replacement facilities for its 1980s buildings, and in the past few years has opened 8 larger and more modern facilities in both Memphis and Knoxville. The replacement facility the Applicant proposes in this application is the sixth of eight replacement facilities proposed for the Chattanooga area. Additionally, within the near future the Applicant anticipates filing similar applications for two more replacement facilities in the Chattanooga area, and six more replacement facilities in the Nashville (two Nashville replacement facilities are currently under development). Upon completion of such replacement facilities in Nashville and Chattanooga the Applicant will have replaced all 32 of its 1980s era facilities.

All the Open Arms facilities are leased from WCO AL DP, LLC, a non-profit housing organization that provides affordable and special needs housing.

The facility to be relocated pursuant to the relocation application will be relocated as part of a plan of the applicant to replace all 8 of its aging Chattanooga area facilities, similar to what the applicant has requested, and the HFC has approved, in recent years for all 8 of its facilities in the Memphis area and all 8 of its facilities in the Knoxville area (and are in the process of being requested as to all 8 of its facilities in the Nashville). Relocation applications for 5 of those 8 Chattanooga area facilities (referred to as CHATT 1R, CHATT 2R, CHATT 3R, CHATT 4R and CHATT 5R) have already been approved by the HFC, and the current status is noted in the chart below. For the relocation which is the subject of this application (CHATT 6R), the facility currently located at 7841 Sims Road, Harrison (Hamilton County), Tennessee, will be relocated to a portion of the parcel commonly known as 11419-11421 North Highway 58, Georgetown, Tennessee 37336, once the structures currently on the parcel have been torn down and replaced. The residents previously residing in these structures have moved to replacement facilities as a part of the previously approved relocations referred to as CHATT 1R and CHATT 2R.

This replacement facility will be built in a “twin building” configuration of two mirror-image buildings, with each half consisting of a one-story, fully accessible family home of approximately 3,200 square feet, with four bedrooms, two large, fully accessible bathrooms, one half bath, and a residential sprinkler system. Such 8-bed ICF/IID twin building style configuration is intended for the more medically fragile residents served by the Applicant, who tend to require more hours from registered and licensed practical nurses, and in some instances (such as the change in a resident's condition) will require the utilization of equipment similar to that found in skilled nursing facilities such as hospital beds, wheelchairs, respirators, incubators and tube feeding equipment. Depending on the resident and his or her medical needs, residents receive assistance meeting hygiene requirements, specialized dietary services, physical therapy, and assistance with activities of daily

living, as well as physical, occupational, and behavioral therapies. A resident's acuity level determines whether or not required physical therapy or occupational therapy takes place in the facility or in a different location. The overall goal is to provide the combination of an environment and services that will enrich their quality of life and sense of community. A typical day for a resident of an ICF/IID home begins with personal hygiene activities and breakfast, followed by programming such as habilitation and active treatment (physical therapy, vocational therapy, socialization, etc.), sometimes at a day center if prescribed in the resident's ISP. The habilitation care model for most Open Arms' residents is to leave the residential facility on weekdays to attend habilitation and therapeutic programming according to an individual plan of care. This provides a more normalized routine akin to school or work attendance. The Applicant's day treatment facilities have special program enrichment spaces for therapies, which include but are not limited to, physical, occupational, recreational, social, family, artistic, hydro and Snoezelen, where residents are placed in a soothing and sense-stimulating environment, therapies that are not available in the homes. Residents are generally at the day program for five to six hours each day.

Chattanooga Original Facility Address	Chattanooga Replacement Facility Address	Resident Relocation Status
11421 N. Hwy 58 Georgetown, TN 37336 (Hamilton)	CHATT 1R 3 N. Ocoee Street Cleveland, TN (Bradley)	Construction complete. Residents moved original facility to replacement facility in July 2024
11419 N. Hwy 58 Georgetown, TN 37336 (Hamilton)	CHATT 2R 2 N. Ocoee Street Cleveland, TN (Bradley)	Construction complete. Residents moved original facility to replacement facility in July 2024
10535 N. Hwy 58 Ooltewah, TN 37363 (Hamilton)	CHATT 3R 1501 21 st Street, SE Cleveland, TN (Bradley)	Construction complete. Residents moved original facility to replacement facility in June 2024
10539 N. Hwy 58 Ooltewah, TN 37363 (Hamilton)	CHATT 4R 1505 21 st Street, SE Cleveland, TN (Bradley)	Construction complete. Residents moved original facility to replacement facility in June 2024
7845 Sims Road Harrison, TN 37341 (Hamilton)	CHATT 5R 10535-39 N. Hwy 58 Ooltewah, TN 37363 (Hamilton)	Construction underway, anticipated move of residents from original facility to replacement facility by mid-2025
7841 Sims Road Harrison, TN 37341 (Hamilton)	CHATT 6R 11419-21 N. Hwy 58 Georgetown, TN 37336 (Hamilton)	Assuming the relocation which is the subject of this application is approved, the anticipated move of residents from original facility to replacement facility would likely be in the last calendar quarter of 2025
9253 Snow Hill Road Ooltewah, TN 37363 (Hamilton)	Unknown at this time	A search is underway for a replacement location for this original facility, so that an application for a relocation can be filed during 2024
9255 Snow Hill Road Ooltewah, TN 37363 (Hamilton)	Unknown at this time	A search is underway for a replacement location for this original facility, so that an application for a relocation can be filed during 2024

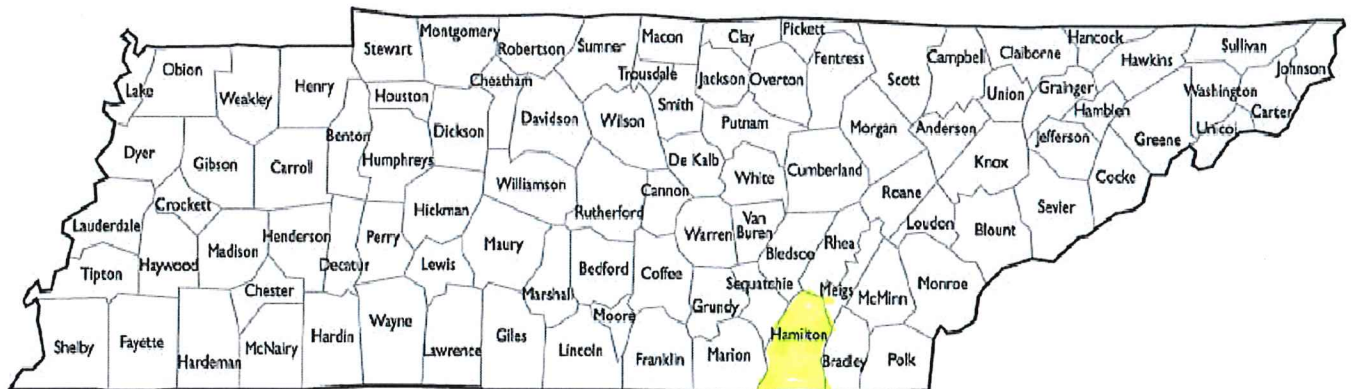
ADDITIONAL ATTACHMENT

Area Maps

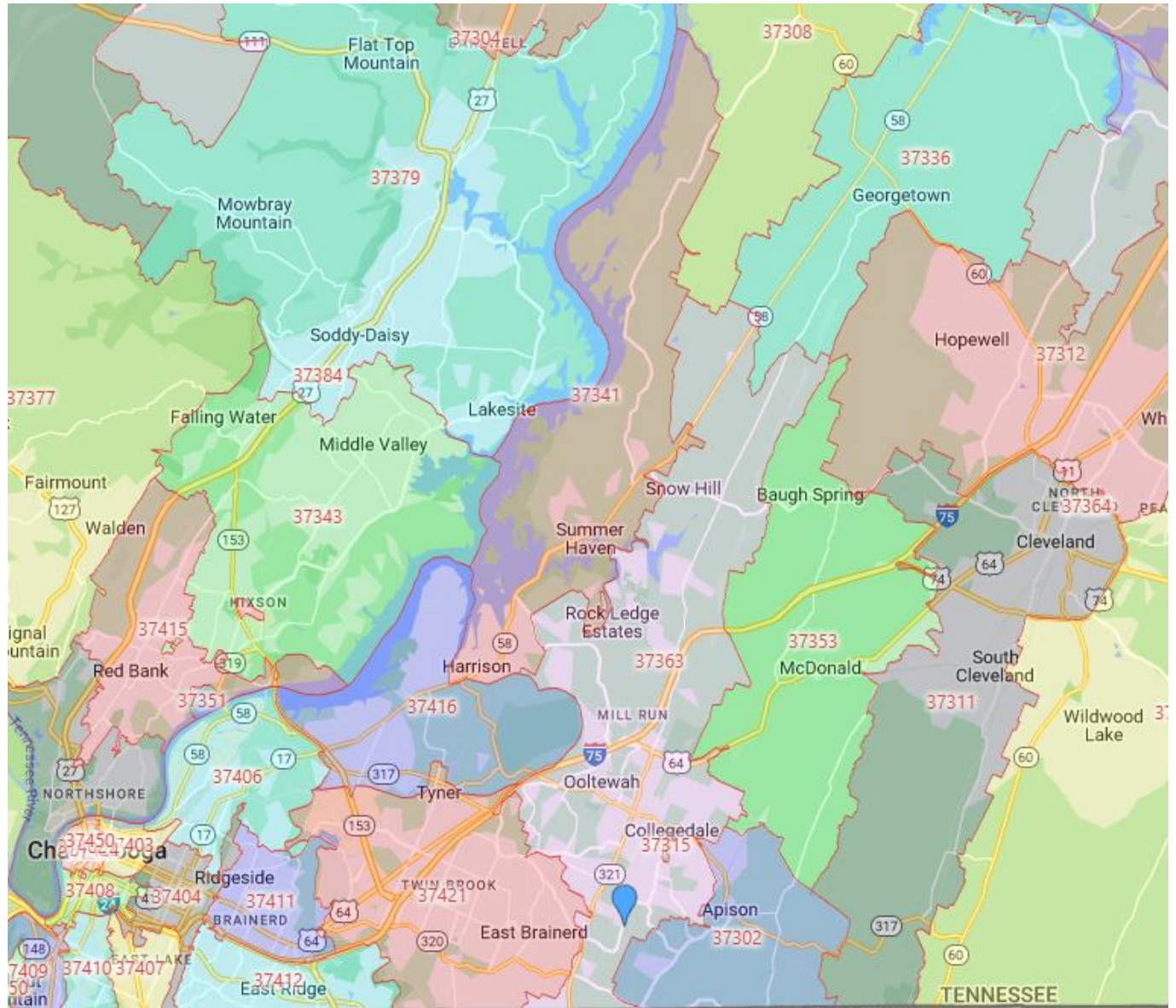
(revised for Supplemental #1)

See attached.

TENNESSEE COUNTY MAP

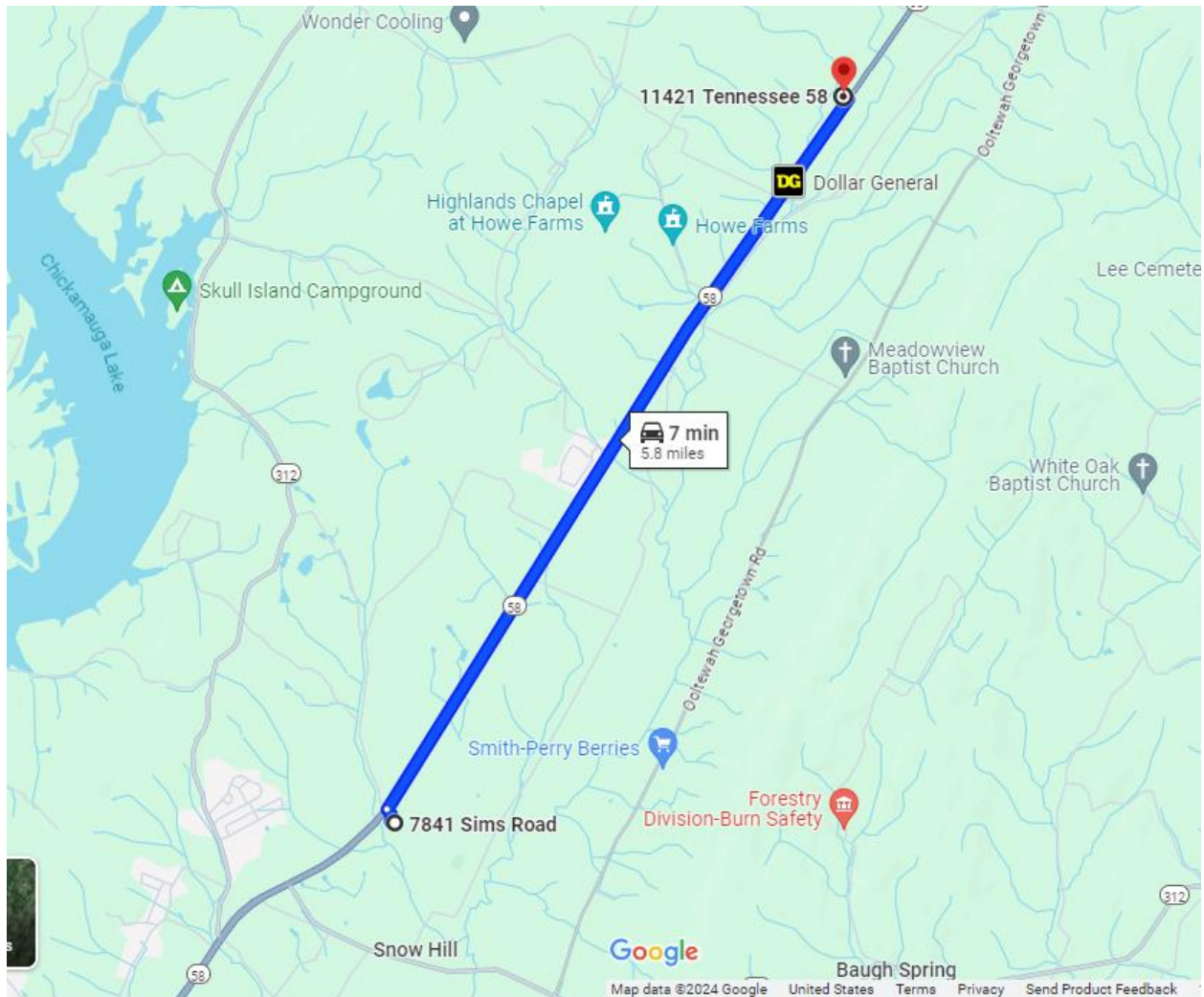


ZIP CODE MAP EXCERPT



37341 relocation to 37336

**7841 Sims Road, Harrison, Tennessee to
11419-11421 North Highway 58, Georgetown, Tennessee
is approximately 5.8 miles (driving distance and straight-line),
with an estimated drive time of about 7 minutes**



Light Blue Parcel (outlined in darker blue) is the relocation site, with the two building areas being approximately the locations shown in great as 11419 and 11421, at the intersection of Spotted Owl Lane and North Highway 58



Project Name : Open Arms Care Corporation [CHATT 6R]

Supplemental Round Name : Round One

Certificate No. : RE2407-005

Due Date : 8/9/2024

Submitted Date : 8/2/2024

1. 1.A

The current address of the project is noted. However, please revise the project's address as the proposed new address of 11419-11421, North Hwy. 58, Georgetown, TN 37336.

Response : The project address cannot be revised in the portal, as it must align with the Letter of Intent, which was accepted via the portal on July 15, 2024. Please advise if the Letter of Intent should be “re-opened” by the staff so we might make a revision, or if the response to Number 2 below is sufficient.

2. Letter of Intent

It is noted the letter of intent lists the project's ZIP code as 37363 while other parts of the application lists the ZIP code as 37336. Please clarify.

Response : The correct zip code is 37336, and the LOI/POI contains a typographical error showing 37363 instead of 37336 as the ZIP code; however, the applicant does not believe the LOI/POI should be considered insufficient as the LOI/POI contains the correct street address, (irrespective of the ZIP code for mailing) and also contains the correct map and parcel number from the Hamilton County Tax Assessor’s office which clearly identifies the exact location of the project. The application has been revised where appropriate.

3. Executive Summary

It is noted the applicant listed the ZIP code of the new proposed project as 37363 in the Executive Summary. If necessary, please revise.

Response : The correct zip code is 37336. The application and attachments have been revised where appropriate.