



DEPARTMENT OF HEALTH AND HUMAN SERVICES  
DIVISION OF HEALTH SERVICE REGULATION

ROY COOPER  
GOVERNOR

MANDY COHEN, MD, MPH  
SECRETARY

MARK PAYNE  
DIRECTOR

March 20, 2017

Aaron Rokach  
GUTNICKI LLP  
4711 Golf Road, Suite 200  
Skokie, IL 60076

**Exempt from Review – Acquisition of Facility**

**Record #:** 2193  
**Facility Name:** Scotland Manor Healthcare Center  
**Type of Facility:** Nursing Home  
**FID #:** 923218  
**Acquisition by:** Accordius Health at Scotland Manor Propco LLC  
**Business #:** 2596  
**County:** Halifax

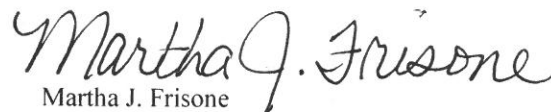
Dear Mr. Rokach:

The Healthcare Planning and Certificate of Need Section, Division of Health Service Regulation (Agency) determined that based on your letter of March 11, 2017, the above referenced proposal is exempt from certificate of need review in accordance with N.C. Gen. Stat. §131E-184(a)(8). Therefore, Accordius Health at Scotland Manor Propco LLC may proceed to acquire the above referenced health service facility without first obtaining a certificate of need. However, you need to contact the Nursing Home Licensure and Certification Section, DHSR to obtain instructions for changing ownership of the existing facility. Note that pursuant to N.C. Gen. Stat. §131E-181(b): *“A recipient of a certificate of need, or any person who may subsequently acquire, in any manner whatsoever permitted by law, the service for which that certificate of need was issued, is required to materially comply with the representations made in its application for that certificate of need.”*

It should be noted that this Agency's position is based solely on the facts represented by you and that any change in facts as represented would require further consideration by this Agency and a separate determination. If you have any questions concerning this matter, please feel free to contact this office.

Sincerely,

  
Jane Rhoe-Jones  
Project Analyst

  
Martha J. Frisone  
Assistant Chief, Certificate of Need

cc: Nursing Home Licensure and Certification Section, DHSR  
Paige Bennett, Assistant Chief, Healthcare Planning, DHSR

**HEALTHCARE PLANNING AND CERTIFICATE OF NEED SECTION**  
WWW.NCDHHS.GOV  
TELEPHONE 919-855-3873  
LOCATION: EDGERTON BUILDING • 809 RUGGLES DRIVE • RALEIGH, NC 27603  
MAILING ADDRESS: 2704 MAIL SERVICE CENTER • RALEIGH, NC 27699-2704  
AN EQUAL OPPORTUNITY/ AFFIRMATIVE ACTION EMPLOYER



# GUTNICKI LLP

March 11, 2017

Ms. Martha Frisone, Assistant Chief  
Certificate of Need  
Healthcare Planning and Certificate of Need Section  
Division of Health Service Regulation  
2704 Mail Center  
Raleigh, NC 27699-2704



Re: **Exemption from Review Request**

Dear Ms. Frisone:

Through a series of transactions the following is intended:

A. The acquisition of the real property associated with:

- **Scotland Manor Healthcare Center**, 920 Junior High School Road Scotland Neck, NC 27874 by **Accordius Health At Scotland Manor Propco LLC**; and
- **Creekside Care & Rehabilitation Center**, 604 Stokes Street East Ahoskie, NC 27910 by **Accordius Health at Creekside Care Propco LLC**.

B. The transfer of operations at:

- **Scotland Manor Healthcare Center**, 920 Junior High School Road Scotland Neck, NC 27874 from LP Scotland Neck, LLC to **Accordius Health at Scotland Manor LLC**
- **Creekside Care & Rehabilitation Center**, 604 Stokes Street East Ahoskie, NC 27910 from LP Ahoskie, LLC to **Accordius Health at Creekside LLC**

In accordance with G.S. 131E-184(a)(8), we request written confirmation that the transactions contemplated in A above are exempt from certificate of need review since the buyer is simply acquiring an existing health service facility. We are providing the information in B above for notice purposes as we understand such transactions are not governed by the currently effective CON law.

Thank you in advance for your prompt attention to this matter. Should you have any questions, do not hesitate to contact Aaron Rokach at 847-933-9280 ext. 106.

Sincerely,

GUTNICKI LLP