State of Connecticut

Annual Report of Long-Term Care Facility

Cost Year 2019

Name of Facility (as licensed) The Guilford House		
Address (No. & Street, City, State, Zip Code) 109 West Lake Avenue, Guilford,CT 06437		
Type of Facility ☑ Chronic and Convalescent Nursing Home only (CCNH) ☐ Rest Home with Nursing Supervision only (RHNS) ☐ (Specify)		
Report for Year Beginning 10/1/2018	Report for Year Ending 9/30/2019	

License Numbers:	CCNH	RHNS	(Specify)	Medicare Provider
	460-C			07-5235

Medicaid Provider Numbers:	CCNH	RHNS	ICF-IID
	4606		

For Department Use Only

Sequence Number Assigned	Signed and Notarized	Date Received	Sequence Number Assigned	Signed and Notarized	Date Received

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General Information

Name of Facility (as licensed)	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	1	37

Administrator's/Owner's Certification

MISREPRESENTATION OR FALSIFICATION OF ANY INFORMATION CONTAINED IN THIS COST REPORT MAY BE PUNISHABLE BY FINE AND/OR IMPRISIONMENT UNDER STATE OR FEDERAL LAW.

I HEREBY CERTIFY that I have read the above statement and that I have examined the accompanying Cost Report and supporting schedules prepared for The Guilford House [facility name], for the cost report period beginning October 1, 2018 and ending September 30, 2019, and that to the best of my knowledge and belief, it is a true, correct, and complete statement prepared from the books and records of the provider(s) in accordance with applicable instructions.

I hereby certify that I have directed the preparation of the attached General Information and Questionnaires, Schedule of Resident Statistics, Statements of Reported Expenditures, Statements of Revenues and the related Balance Sheet of this Facility in accordance with the Reporting Requirements of the State of Connecticut for the year ended as specified above.

I have read this Report and hereby certify that the information provided is true and correct to the best of my knowledge under the penalty of perjury. I also certify that all salary and non-salary expenses presented in this Report as a basis for securing reimbursement for Title XIX and/or other State assisted residents were incurred to provide resident care in this Facility. All supporting records for the expenses recorded have been retained as required by Connecticut law and will be made available to auditors upon request.

Signed (Administrator)		Date	Signed (Owner)	Date
Printed Name (Administrator) Calvin Moffie			Printed Name (Owner) Calvin Moffie	
Subscribed and Sworn to before me:	State of	Date	Signed (Notary Public)	Comm. Expires / /
Address of Notary Public				

(Notary Seal)

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Department of Social Services
55 Farmington Avenue, Hartford, Connecticut 06105

Data Required for Real Wage Adjustment			Page 1A	of 37
Name of Facility The Guilford House	Period Covered:		From 10/1/2018	To 9/30/2019
Address of Facility 109 West Lake Avenue, Guilford,CT 06437				
Report Prepared By Tim Dolce	Phone Number 203-488-9142		Date 12/31/2019	

Item		Total	CCNH	RHNS	(Specify)
1. Dietary wages paid	$	299,799	299,799		
2. Laundry wages paid	$	8,723	8,723		
3. Housekeeping wages paid	$	267,384	267,384		
4. Nursing wages paid	$	3,344,137	3,344,137		
5. All other wages paid	$	1,562,524	1,562,524		
6. ***Total Wages Paid***	$	5,482,567	5,482,567		
7. Total salaries paid	$	126,295	126,295		
8. ***Total Wages and Salaries Paid*** (As per page 10 of Report)	$	5,608,862	5,608,862		

Wages - Compensation computed on an hourly wage rate.

Salaries - Compensation computed on a weekly or other basis which does not generally vary, based on the number of hours worked.

DO NOT include Fringe Benefit Costs.

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General Information and Questionnaire

Type of Facility - Organization Structure

Phone No. of Facility	Report for Year Ended	Page	of
203-488-9142	9/30/2019	2	37

Name of Facility (as shown on license)	Address (*No. & Street, City, State, Zip*)
The Guilford House	109 West Lake Avenue, Guilford,CT 06437

	CCNH	RHNS	(Specify)	Medicare Provider No.
License Numbers:	460-C			07-5235

Type of Facility (Check appropriate box(es))

☑ Chronic and Convalescent Nursing Home only (CCNH) ☐ Rest Home with Nursing Supervision only (RHNS) ☐ (Specify)

Type of Ownership (Check appropriate box)

◉ Proprietorship ○ LLC ○ Partnership ○ Profit Corp. ○ Non-Profit Corp. ○ Government ○ Trust

If this facility opened or closed during report year provide:	Date Opened	Date Closed

Has there been any change in ownership or operation during this report year? ○ Yes ◉ No If "Yes," explain fully.

Administrator

Name of Administrator	Nursing Home Administrator's License No.:
Calvin Moffie	000738

Other Operators/Owners who are assistant administrators (full or part time) of this facility.

Name	License No.:

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General Information and Questionnaire
Partners/Members

Name of Facility	License No.	Report for Year Ended	Page	of
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Legal Name of Partnership/LLC	Business Address	State(s) and/or Town(s) in Which Registered

Name of Partners/Members	Business Address	Title	% Owned

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General Information and Questionnaire
Corporate Owners

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	3A	37

If this facility is owned or operated as a corporation, provide the following information:

Legal Name of Corporation	Business Address	State(s) in Which Incorporated

Name of Directors, Officers	Business Address	Title	No. Shares Held by Each
Names of Stockholders Owning at Least 10% of Shares			

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General Information and Questionnaire
Individual Proprietorship

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	3B	37

If this facility is owned or operated as an individual proprietorship, provide the following information:

Owner(s) of Facility

West Lake Property, LLC

109 West Lake Avenue

Guilford, CT 06437

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General Information and Questionnaire
Related Parties*

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	4	37

Are any individuals receiving compensation from the facility related through marriage, ability to control, ownership, family or business association? ⊙ Yes ○ No

If "Yes," provide the Name/Address and complete the information on Page 11 of the report.

Are any individuals or companies which provide goods or services, including the rental of property or the loaning of funds to this facility, related through family association, common ownership, control, or business association to any of the owners, operators, or officials of this facility? ⊙ Yes ○ No

If "Yes," provide the following information:

Name of Related Individual or Company	Business Address	Also Provides Goods/Services to Non-Related Parties			Description of Goods/Services Provided	Indicate Where Costs are Included in Annual Report Page # / Line #	Cost Reported	Actual Cost to the Related Party
		Yes	No	%**				
Calvin Moffie	109 West Lake Avenue, Guilford, CT 06437	○	⊙		Administrator	Page 10 Line A-2	126,295	126,295
Patricia Moffie	109 West Lake Avenue, Guilford, CT 06437	○	⊙		RN	Page 10 Line A12B2	190,000	190,000
Jillian(Moffie) DeGennaro	109 West Lake Avenue, Guilford, CT 06437	○	⊙		Admissions	Page 10 Line A12M	81,969	81,969
Nathan Moffie	109 West Lake Avenue, Guilford, CT 06437	○	⊙		HR Director	Page 10 Line A-4	97,308	97,308
Christopher DeGennaro	109 West Lake Avenue, Guilford, CT 06437	○	⊙		Maintenance Director	Page 10 Line A-7	65,000	65,000
CM 5775, LLC	109 West Lake Avenue, Guilford, CT 06437	○	⊙		Owns building operations is in	Page 22 Line 9	1,271,648	1,271,648
Grand Prix Painting	203 Williams Road, Wallingford, CT	○	⊙		Painting of Walls and Furniture	Page 22 Line 6A	5,565	5,565
The Suffield House	One Canal Road, Suffield, CT	○	⊙		Cash Advance	Page 34 Line B-3	1,820	1,820
		○	⊙					

* Use additional sheets if necessary.

** Provide the percentage amount of revenue received from non-related parties.

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General Information and Questionnaire
Basis for Allocation of Costs

Name of Facility	License No.	Report for Year Ended	Page	of
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If the facility is licensed as CDH and/or RCH or provides AIDS or TBI services with special Medicaid rates, costs must be allocated to CCNH and RHNS as follows:

Item	Method of Allocation
Dietary	Number of meals served to residents
Laundry	Number of pounds processed
Housekeeping	Number of square feet serviced
Nursing	Number of hours of routine care provided by EACH employee classification, i.e., Director (or Charge Nurse), Registered Nurses, Licensed Practical Nurses, Aides and Attendants
Direct Resident Care Consultants	Number of hours of resident care provided by EACH specialist (*See listing page 13*)
Maintenance and operation of plant	Square feet
Property costs (depreciation)	Square feet
Employee health and welfare	Gross salaries
Management services	Appropriate cost center involved
All other General Administrative expenses	Total of Direct and Allocated Costs

The preparer of this report must answer the following questions applicable to the cost information provided.

1. In the preparation of this Report, were all costs allocated as required? ⊙ Yes ○ No If "No," explain fully why such allocation was not made.

2. Explain the allocation of related company expenses and attach copy of appropriate supporting data.

3. Did the Facility appropriately allocate and self-disallow direct and indirect costs to non-nursing home cost centers? (e.g., Assisted Living, Home Health, Outpatient Services, Adult Day Care Services, etc.)

⊙ Yes ○ No If "No," explain fully why such allocation was not made.

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General Information and Questionnaire
Leases (Excluding Real Property)

Operating Leases - Include all long-term leases for motor vehicles and equipment that have not been capitalized. Short-term leases or as needed rentals should not be included in these amounts.

Name of Facility	License No.	Report for Year Ended	Page	of
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Name and Address of Lessor	Related * to Owners, Operators, Officers Yes	Related * to Owners, Operators, Officers No	Description of Items Leased	Date of Lease**	Term of Lease	Annual Amount of Lease	Amount Claimed
ABM Business Systems	○	⊙	Copier Maintenance - cost per copy		Monthly	1,664	1,664
Pitney Bowes Global.	○	⊙	Postage Meter		Monthly	2,132	2,132
De Lage Landen	○	⊙	2 Copier Leases		Monthly	19,054	19,054
	○	⊙					
	○	⊙					
	○	⊙					
	○	⊙					
	○	⊙					
	○	⊙					
	○	⊙					
						Total ***	22,850

Is a Mileage Log Book Maintained for All Leased Vehicles ? ○ Yes ⊙ No

* Refer to Page 4 for definition of related. If "Yes," transaction should be reported on Page 4 also.
** Attach copies of newly acquired leases.
*** Amount should agree to Page 22, Line 6e.

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General Information and Questionnaire
Accounting Basis

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The records of this facility for the period covered by this report were maintained on the following basis:

⊙ Accrual ○ Cash ○ Modified Cash

Is the accounting basis for this period the same as for the previous period? ⊙ Yes ○ No — If "No," explain.

Independent Accounting Firm

Name of Accounting Firm	Address (No. & Street, City, State, Zip Code)
1 Clifton Larson Allen LLP	300 Crown Colony Drive, Quincy MA02169
2 Sheptoff Reuber & Company	111 New London Turnpike, Glastonbury, CT 06033
3 Brenner Saltzman & Wallman	
4	

Services Provided by This Firm (*describe fully*)

1	Medicare Cost Report	$ 2,750
2	Prepair Year End Reviewed Financial Statement and Tax Consultant	$ 13,246
3	Tax Consultants	$ 2,040
4		$
		Charge for Services Provided $ 18,036

Are These Charges Reflected in the Expenditure Portion of This Report? If Yes, Specify Expense Classification and Line No.

⊙ Yes ○ No — Page 15 Line 9-D accounting

Legal Services Information

Name of Legal Firm or Independent Attorney	Telephone Number
1 Green & Levine LLP	860-677-7004
2 Unemployment Tax Management	781-245-5353
3 Wiggins & Dana	860-297-3723
4 Rogin Nassau LLC	860-256-6300
5	

Address (*No. & Street, City, State, Zip Code*)

1 231 Farmington Avenue, Farmington, CT
2 P.O. Box 4074, Wakefield, MA
3 20 Church Street, New Haven, CT
4 185 Asylum Street, Hartford, CT
5

Services Provided by This Firm (*describe fully*)

1	General legal consultant and sale of facilty	$ 49,095
2	Advisor for handling unemployment claims by Guilford House employees	$ 5,060
3	Handle legal action against resident care	$ 1,330
4	handle legal action against HUD	$ 347
5		$
		Charge for Services Provided $ 55,832

Are These Charges Reflected in the Expenditure Portion of This Report? If Yes, Specify Expense Classification and Line No.

⊙ Yes ○ No — Page 15 Line 9-E Legal

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Schedule of Resident Statistics

Name of Facility	License No.	Report for Year Ended	Page	of
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	Total All Levels	Total CCNH Level	Total RHNS Level	Total (Specify)	Period 10/1 Thru 6/30				Period 7/1 Thru 9/30			
					Total	CCNH	RHNS	(Specify)	Total	CCNH	RHNS	(Specify)
1. Certified Bed Capacity												
A. On last day of PREVIOUS report period	75	75			75	75			75	75		
B. On last day of THIS report period	75	75			75	75			75	75		
2. Number of Residents												
A. As of midnight of PREVIOUS report period	75	75			75	75			62	62		
B. As of midnight of THIS report period	61	61			62	62			61	61		
3. Total Number of Days Care Provided During Period												
A. Medicare	6,883	6,883			5,154	5,154			1,729	1,729		
B. Medicaid (Conn.)	9,201	9,201			6,795	6,795			2,406	2,406		
C. Medicaid (other states)												
D. Private Pay	4,452	4,452			3,222	3,222			1,230	1,230		
E. State SSI for RCH												
F. Other (Specify) Managed Medicare	4,375	4,375			3,388	3,388			987	987		
G. Total Care Days During Period (3A thru F)	24,911	24,911			18,559	18,559			6,352	6,352		
4. Total Number of Days Not Included in Figures in 3G for Which Revenue Was Received for Reserved Beds A. Medicaid Bed Reserve Days												
B. Other Bed Reserve Days												
5. ***Total Resident Days*** **(3G + 4A + 4B)**	24,911	24,911			18,559	18,559			6,352	6,352		

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Schedule of Resident Statistics (Cont'd)

Name of Facility	License No.	Report for Year Ended	Page	of
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4. Were there any changes in the certified bed capacity during the report year? ⊙ Yes ○ No
If "YES", provide the following information:

Date of Change	Place of Change			Change in Beds						Capacity After Change			Reason for Change
	CCNH	RHNS	(Specify)	Lost			Gained						
	(1)	(2)	(3)	(1)	(2)	(3)	(1)	(2)	(3)	CCNH	RHNS	(Specify)	

5. If there was any change in certified bed capacity during the report year (as reported in item 4 above) provide the number of RESIDENT DAYS for 90 days following the change.

Change in Resident Days	CCNH	RHNS	(Specify)
1st change			
2nd change			
3rd change			
4th change			

6. Number of Residents and Rates on September 30 of Cost Year

Item	Medicare	Medicaid		Self-Pay			Other State Assisted	
	CCNH	CCNH	RHNS	CCNH	RHNS	(Specify)	R.C.H.	ICF-MR
No. of Residents	13	26		22				
Per Diem Rate								
a. One bed rm.	617.77	253.11		460.00				
b. Two bed rms.	617.77	253.11		435.00				
c. Three or more bed rms.								

	TOTAL	CCNH	RHNS	(Specify)
7. Total Number of Physical Therapy Treatments				
A. Medicare - Part B	14,105	14,105		
B. Medicaid (Exclusive of Part B)				
1. Maintenance Treatments				
2. Restorative Treatments				
C. Other	434,192	434,192		
D. ***Total Physical Therapy Treatments***	448,297	448,297		
8. Total Number of Speech Therapy Treatments				
A. Medicare - Part B	925	925		
B. Medicaid (Exclusive of Part B)				
1. Maintenance Treatments				
2. Restorative Treatments				
C. Other	26,685	26,685		
D. ***Total Speech Therapy Treatments***	27,610	27,610		
9. Total Number of Occupational Therapy Treatments				
A. Medicare - Part B	11,826	11,826		
B. Medicaid (Exclusive of Part B)				
1. Maintenance Treatments				
2. Restorative Treatments				
C. Other	385,818	385,818		
D. ***Total Occupational Therapy Treatments***	397,644	397,644		

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Report of Expenditures - Salaries & Wages

Name of Facility	License No.	Report for Year Ended	Page	of
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Are time records maintained by all individuals receiving compensation? ⊙ Yes ○ No

	Total Cost and Hours					
Item	CCNH	Hours	RHNS	Hours	(Specify)	Hours
A. Salaries and Wages*						
1. Operators/Owners (Complete also Sec. I of Schedule A1)						
2. Administrator(s) (Complete also Sec. III of Schedule A1)	126,295	1,872				
3. Assistant Administrator (Complete also Sec. IV of Schedule A1)						
4. Other Administrative Salaries (telephone operator, clerks, receptionists, etc.)	296,009	9,474				
5. Dietary Service						
a. Head Dietitian						
b. Food Service Supervisor	66,410	2,138				
c. Dietary Workers	233,389	14,184				
6. Housekeeping Service						
a. Head Housekeeper						
b. Other Housekeeping Workers	267,384	20,032				
7. Repairs & Maintenance Services						
a. Engineer or Chief of Maintenance	58,722	1,872				
b. Other Maintenance Workers						
8. Laundry Service						
a. Supervisor						
b. Other Laundry Workers	8,723	684				
9. Barber and Beautician Services						
10. Protective Services						
11. Accounting Services						
a. Head Accountant						
b. Other Accountants						
12. Professional Care of Residents						
a. Directors and Assistant Director of Nurses	108,739	2,080				
b. RN						
1. Direct Care	559,417	12,731				
2. Administrative**	534,335	10,326				
c. LPN						
1. Direct Care	1,110,823	36,659				
2. Administrative**						
d. Aides and Attendants	1,030,823	65,825				
e. Physical Therapists	542,202	13,961				
f. Speech Therapists	78,267	1,637				
g. Occupational Therapists	400,712	10,797				
h. Recreation Workers	38,584	2,063				
i. Physicians						
1. Medical Director						
2. Utilization Review						
3. Resident Care***						
4. Other (Specify)						
j. Dentists						
k. Pharmacists						
l. Podiatrists						
m. Social Workers/Case Management	148,029	4,160				
n. Marketing						
o. Other (Specify) See Attached Schedule						
A-13. Total Salary Expenditures	5,608,862	210,494				

* Do not include in this section any expenditures paid to persons who receive a fee for services rendered or who are paid on a contract basis.

** Administrative - costs and hours associated with the following positions: MDS Coordinator, Inservice Training Coordinator and Infection Control Nurse. Such costs shall be included in the direct care category for the purposes of rate setting.

*** This item is not reimbursable to facility. For Title 19 residents, doctors should bill DSS directly. Also, any costs for Title 18 and/or other private pay residents must be removed on Page 28.

Schedule of Other Salaries and Wages (Page 10)

	CCNH		RHNS		(Specify)	
Position	**$**	**Hours**	**$**	**Hours**	**$**	**Hours**
Total	$ -	-	$ -	-	$ -	-

Schedule of Other Fees (Page 13)

	CCNH		RHNS		(Specify)	
Service	**$**	**Hours**	**$**	**Hours**	**$**	**Hours**
Total	$ -	-	$ -	-	$ -	-

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Schedule A1 - Salary Information for Operators/Owners; Administrators, Assistant Administrators and Other Related Parties*

Name of Facility	License No.	Report for Year Ended	Page	of
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Name	Salary Paid			Fringe Benefits and/or Other Payments (describe fully)	Full Description of Services Rendered	Total Hours Worked	Line Where Claimed on Page 10	Name and Address of All Other Employment**	Total Hours Worked	Compensation Received
	CCNH	RHNS	(Specify)							
Section I - Operators/Owners										
Calvin Moffie	126,295			same as other employees	oversee the daily operations of the facility	1,872	Line A-2			
Section II - Other related parties of Operators/Owners employed in and paid by facility (EXCEPT those who may be the Administrator or Assistant Administrators who are identified on Page 12).										
Patricia Moffie	190,000			same as other employees	RN oversees care of residents	1,800	Line 12-B-2			
Jillian(Moffie) DeGennaro	81,969			same as other employees	Admissions	2,080	Line A-12-M			
Nathan Moffie	97,308			same as other employees	HR Director	1,976	Line A-4			
Christopher DeGennaro	65,000			same as other employees	Maintenance Director	1,872	Line A-7-A			

* No allowance for salaries will be considered unless full information is provided. Use additional sheets if required.

** Include **all** employment worked during the cost year.

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Schedule A1 - Salary Information for Operators/Owners; Administrators, Assistant Administrators and Other Related Parties*

Name of Facility (as licensed)	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	12	37

Name	Salary Paid			Fringe Benefits and/or Other Payments (describe fully)	Full Description of Services Rendered	Total Hours Worked	Line Where Claimed on Page 10	Name and Address of All Other Employment**	Total Hours Worked	Compensation Received
	CCNH	RHNS	(Specify)							
Section III - Administrators* **										
Calvin Moffie	126,295			same as other employees	oversee the daily operations of the facility	1,872	Line A-2			
Section IV - Assistant Administrators										

*No allowance for salaries will be considered unless full information is provided. Use additional sheets if required.

** Include **all** other employment worked during the cost year.

*** If more than one Administrator is reported, include dates of employment for each.

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B. Report of Expenditures - Professional Fees

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	13	37

	Total Cost and Hours					
Item	CCNH	Hours	RHNS	Hours	(Specify)	Hours
*B. **Direct care consultants paid on a fee for service basis in lieu of salary** (For all such services complete Schedule B1)						
1. Dietitian						
2. Dentist	6,969	92				
3. Pharmacist	17,278	344				
4. Podiatrist						
5. Physical Therapy						
a. Resident Care						
b. Other						
6. Social Worker						
7. Recreation Worker						
8. Physicians						
a. Medical Director (entire facility)	32,500	99				
b. Utilization Review						
(Title 18 and 19 only) monthly meeting	11,500	101				
c. Resident Care**						
d. Administrative Services facility						
1. Infection Control Committee (Quarterly meetings)						
2. Pharmaceutical Committee (Quarterly meetings)						
3. Staff Development Committee (Once annually)						
e. Other (Specify)						
Swallow Therapy	2,880	32				
9. Speech Therapist						
a. Resident Care						
b. Other						
10. Occupational Therapist						
a. Resident Care						
b. Other						
11. Nurses and aides and attendants						
a. RN						
1. Direct Care						
2. Administrative***						
b. LPN						
1. Direct Care						
2. Administrative***						
c. Aides						
d. Other						
12. Other (Specify)						
See Attached Schedule						
B-13 Total Fees Paid in Lieu of Salaries	71,127	668				

* Do not include in this section management consultants or services which must be reported on Page 16 item M-12 and supported by required information, Page 17.

** This item is not reimbursable to facility. For Title 19 residents, doctors should bill DSS directly. Also, any costs for Title 18 and/or other private pay residents must be removed on Page 28.

*** Administrative - costs and hours associated with the following positions: MDS Coordinator, Inservice Training Coordinator and Infection Control Nurse. Such costs shall be included in the direct care category for the purposes of rate setting.

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Report of Expenditures
Schedule B1 - Information Required for Individual(s) Paid on Fee for Service Basis*

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	14	37

Name & Address of Individual	Full Explanation of Service	Related** to Owners, Operators, Officers		Explanation of Relationship
		Yes	No	
Partners Pharmacy	Pharmacy, Medical records, Pharmacy Consultant	○	⊙	
Healthmed Urgent Care LLC	Medical Staff	○	⊙	
James J. Zumpano, MD	Medical Staff	○	⊙	
HealthDrive Dental Group	Dental Consultant	○	⊙	
Channa Perera, MD	Medical Director	○	⊙	
SDX Swallowing Diag	Swallowing Consultant	○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	
		○	⊙	

* Use additional sheets if necessary.
** Refer to Page 4 for definition of related.

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CSP-15 Rev. 9/2018

C. Expenditures Other Than Salaries - Administrative and General

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	15	37

Item		Total	CCNH	RHNS	(Specify)
1. Administrative and General					
a. Employee Health & Welfare Benefits					
1. Workmen's Compensation	$	87,058	87,058		
2. Disability Insurance	$				
3. Unemployment Insurance	$	66,916	66,916		
4. Social Security (F.I.C.A.)	$	417,130	417,130		
5. Health Insurance	$	381,837	381,837		
6. Life Insurance (employees only)					
(not-owners and not-operators)	$				
7. Pensions (Non-Discriminatory)	$	22,820	22,820		
(not-owners and not-operators)					
8. Uniform Allowance	$				
9. Other (*Specify*)	$				
See Attached Schedule					
b. Personal Retirement Plans, Pensions, and Profit Sharing Plans for Owners and Operators (Discriminatory)*	$				
c. Bad Debts*	$	103,412	103,412		
d. Accounting and Auditing	$	18,036	18,036		
e. Legal (*Services should be fully described on Page 7)*	$	55,832	55,832		
f. Insurance on Lives of Owners and Operators (*Specify*)*	$				
g. Office Supplies	$	29,073	29,073		
h. Telephone and Cellular Phones					
1. Telephone & Pagers	$	13,756	13,756		
2. Cellular Phones	$	1,156	1,156		
i. Appraisal (*Specify purpose and attach copy*)*	$				
j. Corporation Business Taxes (*franchise tax*)	$	835	835		
k. Other Taxes (*Not related to property - See Page 22)*					
1. Income*	$				
2. Other (*Specify*)	$				
See Attached Schedule					
3. Resident Day User Fee	$	293,339	293,339		
Subtotal	$	1,491,199	1,491,199		

* Facility should self-disallow the expense on Page 28 of the Cost Report.

(Carry Subtotals forward to next page)

***** DO NOT Include Holiday Parties / Awards / Gifts to Staff**

Schedule of Other Employee Benefits

Description	CCNH	RHNS	(Specify)
Total	$ -	$ -	$ -

Schedule of Other Taxes

Description	CCNH	RHNS	(Specify)
Total	$ -	$ -	$ -

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CSP-16 Rev. 9/2002

C. Expenditures Other Than Salaries (cont'd) - Administrative and General

Name of Facility	License No.	Report for Year Ended		Page	of
The Guilford House	460-C	9/30/2019		16	37

Item		Total	CCNH	RHNS	(Specify)
Subtotals Brought Forward:		1,491,199	1,491,199		
l. Travel and Entertainment					
1. Resident Travel and Entertainment	$				
2. Holiday Parties for Staff	$				
3. Gifts to Staff and Residents	$	2,951	2,951		
4. Employee Travel	$	1,103	1,103		
5. Education Expenses Related to Seminars and Conventions	$	11,116	11,116		
6. Automobile Expense (*not purchase or depreciation*)	$				
7. Other (*Specify*)	$				
See Attached Schedule					
m. Other Administrative and General Expenses					
1. Advertising Help Wanted (*all such expenses*)	$	4,997	4,997		
2. Advertising Telephone Directory (*all such expenses*)***	$				
3. Advertising Other (*Specify*)***	$				
See Attached Schedule					
4. Fund-Raising***	$				
5. Medical Records	$				
6. Barber and Beauty Supplies (if this service is supplied directly and not by contract or fee for service)***	$				
7. Postage	$	2,756	2,756		
* 8. Dues and Membership Fees to Professional Associations (*Specify*) See Attached Schedule	$	5,468	5,468		
8a. Dues to Chamber of Commerce & Other Non-Allowable Org.***	$				
9. Subscriptions	$				
10. Contributions***	$				
See Attached Schedule					
11. Services Provided by Contract (*Specify and Complete Schedule C-2, Page 21 for each firm or individual)*	$				
12. Administrative Management Services**	$				
13. Other (*Specify*)	$	109,718	109,718		
See Attached Schedule					
C-14 Total Administrative & General Expenditures	$	1,629,307	1,629,307		

* Do not include Subscriptions, which should go in item 9.

** Schedule C-1, Page 17 must be fully completed or this expenditure will not be allowed.

*** Facility should self-disallow the expense on Page 28 of the Cost Report.

Schedule of Other Travel and Entertainment

Description	CCNH	RHNS	(Specify)
Total Other Travel and Entertainment	$ -	$ -	$ -

Schedule of Other Advertising

Description	CCNH	RHNS	(Specify)
Total Other Advertising	$ -	$ -	$ -

Schedule of Dues

Description	CCNH	RHNS	(Specify)
CAHCF	$ 5,468		
Total Dues	$ 5,468	$ -	$ -

Schedule of Contributions

Description	CCNH	RHNS	(Specify)
Total Contributions	$ -	$ -	$ -

Schedule of Other Administrative and General

Description	CCNH	RHNS	(Specify)
Printing	$ 4,347		
Business Promotion	$ 1,633		
CT Background Check	$ 3,925		
License & Permits	$ 2,876		
Computer Service	$ 61,629		
Payroll Service	$ 26,127		
Late Fees	$ 4,842		
Miscellaneous Administration	$ 2,010		
Bank Charges	$ 2,712		
Miscellaneous Income - Paychex refund	$ (383)		
Total Other Administrative and General	$ 109,718	$ -	$ -

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Schedule C-1 - Management Services*

Name of Facility The Guilford House	License No. 460-C	Report for Year Ended 9/30/2019	Page 17 of 37
Name & Address of Individual or Company Supplying Service	Cost of Management Service	Full Description of Mgmt. Service Provided	Indicate Where Costs are Included in Annual Report Page #/Line #

*** In addition to management fees reported on page 16, line m12 include any additional management company charges or allocations of home office overhead costs reported elsewhere in the Annual Report.**

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CSP-18 Rev. 9/2018

C. Expenditures Other Than Salaries (cont'd) - Dietary Basis for Allocation of Costs (See Note on Page 5)

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	18 | 37

Item		Total	CCNH	RHNS	(Specify)
2. Dietary					
a. In-House Preparation & Service					
1. Raw Food	$	197,840	197,840		
2. Non-Food Supplies	$	32,461	32,461		
3. Other (*Specify*)_____	$				
b. Purchased Services (*by contract other than through Management Services) (Complete Schedule C-2 att. Page 21)*	$				
c. Other (*Specify*)_____	$				
2D. ***Total Dietary Expenditures*** (2a + b + c + d)	$	230,301	230,301		

2E. Dietary Questionnaire	Total	CCNH	RHNS	(Specify)
F. Resident Meals: Total no. of meals served per day:*				

G.	Is cost of employee meals included in 2D?	○ Yes	⊙ No	
H.	Did you receive revenue from employees?	○ Yes	⊙ No	If yes, specify amt.
I.	Where is the revenue received reported in the Cost Report? (Page/Line Item)			
J.	Is cost of meals provided to persons other than employees or residents (i.e., Board Members, Guests) included in 2D?	○ Yes	⊙ No	If yes, specify cost.
K.	Is any revenue collected from these people?	○ Yes	⊙ No	If yes, specify amt.
L.	Where is the revenue received reported in the Cost Report? (Page/Line Item)			
M.	Is cost of food (other than meals, e.g., snacks at monthly staff meetings, board meetings) provided to employees included in 2D?	○ Yes	⊙ No	If yes, specify cost.
N.	Is any revenue collected from employees?	○ Yes	⊙ No	If yes, specify amt.
O.	Where is the revenue received reported in the Cost Report? (Page/Line Item)			

* Count each tray served to a resident at meal time, but do not count liquids or other "between meal" snacks.

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C. Expenditures Other Than Salaries (cont'd) - Laundry Basis for Allocation of Costs (See Note on Page 5)

Name of Facility The Guilford House	License No. 460-C	Report for Year Ended 9/30/2019		Page 19 | of 37
Item	Total	CCNH	RHNS	(Specify)
3. Laundry a. In-House Processing* 1. Bed linens, cubicle curtains, draperies, gowns and other resident care items washed, ironed, and/or processed.*** — Lbs.				
Amt. $				
2. Employee items including uniforms, gowns, etc. washed, ironed and/or processed.*** — Lbs.				
Amt. $				
3. Personal clothing of residents washed, ironed, and/or processed.*** — Lbs.				
Amt. $				
4. Repair and/or purchase of linens.*** — Lbs.				
Amt. $	2,101	2,101		
b. Purchased Services *(by contract other than through Management Services) (Complete Schedule C-2 att. Page 21)* — $	87,959	87,959		
c. Other (*Specify*) — $				
3D. ***Total Laundry Expenditures*** (3a + b + c) — $	90,061	90,061		

3E.	Laundry Questionnaire			
F.	Is cost of employee laundry included in 3D?	○ Yes	⊙ No	If yes, specify cost.
G.	Did you receive revenue from employees?	○ Yes	⊙ No	If yes, specify amt.
H.	Where is the revenue received reported in the Cost Report?		(Page/Line Item)	
I.	Is Cost of laundry provided to persons other than employees or residents included in 3D?	○ Yes	⊙ No	If yes, specify cost.
J.	Did you receive revenue from these people?	○ Yes	⊙ No	If yes, specify amt.
K.	Where is the revenue received reported in the Cost Report?		(Page/Line Item)	

* Do not include salaries from page 10 as part of dollar values recorded in 1, 2, 3, and 4.
All allocations should add to total recorded in 3D.

*** Pounds of Laundry only required for multi-level facilities.

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C. Expenditures Other Than Salaries (cont'd) - Housekeeping and Resident Care Basis for Allocation of Costs (See Note on Page 5)

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	20	37

Item			Total	CCNH	RHNS	(Specify)
4. Housekeeping	Sq. Ft. Serviced by Personnel					
a. In-House Care						
1. Supplies - Cleaning (*Mops, pails, brooms, etc.*)	Amt.	$	44,631	44,631		
b. Purchased Services (*by contract other than through Management Services)*	Sq. Ft. Serviced by Personnel					
(Complete Schedule C-2 att. Page 21)	Amt.	$				
C. Other (*Specify*)		$				
4D. ***Total Housekeeping Expenditures*** (4a + b + c)		$	44,631	44,631		
5. Resident Care (Supplies)**						
a. Prescription Drugs***						
1. Own Pharmacy		$				
2. Purchased from Partners Pharmacy		$	484,755	484,755		
b. Medicine Cabinet Drugs		$				
c. Medical and Therapeutic Supplies		$	218,301	218,301		
d. Ambulance/Limousine***		$				
e. Oxygen						
1. For Emergency Use		$				
2. Other***		$	31,253	31,253		
f. X-rays and Related Radiological Procedures***		$	17,746	17,746		
g. Dental (*Not dentists who should be included under salaries or fees)*		$				
h. Laboratory***		$	49,715	49,715		
i. Recreation		$	21,299	21,299		
j. Direct Management Services*		$				
k. Indirect Management Services*		$				
l. Other (Specify)**** See Attached Schedule		$	40,019	40,019		
5M. ***Total Resident Care Expenditures*** (5a - 5j)		$	863,089	863,089		

* Schedule C-1, Page 17 must be fully completed or this expenditure will not be allowed.

** Do not include any fees to professional staff, these should be reported on Page 13, or, if paid on salary basis, on Page 10.

*** Facility should self-disallow the expense on Page 29 of the Cost Report.

**** ICFMR's should provide a detailed schedule of all Day Program Costs.

Schedule of Other Resident Care

Description	CCNH	RHNS	(Specify)
Social Service Expense	$ 3,396		
PT Expense	$ 786		
IV House	$ 1,364		
Medicare Non-Billable	$ 20,880		
Medicare Transportation	$ 579		
Mattress Rental	$ 13,013		
Total Other Resident Care	$ 40,019	$ -	$ -

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Report of Expenditures
Schedule C-2 - Individuals or Firms Providing Services by Contract *

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	21	37

Name of Individual or Company	Address	Related ** to Owners, Operators, Officers		Explanation of Relationship	Full Explanation of Service Provided*	Total Cost/Page Ref.***				
		Yes	No			CCNH	RHNS	(Specify)	Pg	Line
Charles IT, LLC	150 Williams Street, Middletown, CT	○	⊙		Computer Service	14,313				
Mach Networks	1930 Palomar Point Way, Carlsbad, CA	○	⊙		Wi-Fi back up if Comcast goes down	9,695				
Point Click Care Technologies Inc	P.O. Box 674802, Detroit, MI	○	⊙		Computer Software for Nursing Home	28,359				
Paulo Landscaping LLC	235 Old Tavern Road, Orange, CT	○	⊙		Landscaping and Snow Plowing	27,862				
Allocation to Assisted Living for Paulo Landscaping LLC	109 West Lake Avenue, Guyilford, CT	○	⊙		Landscaping and Snow Plowing	-8,933				
Gentech Power Systems, Inc	63 Indian Ledge Road, Monroe, CT	○	⊙		Generator Maintenance Service	9,626				
John's Refuse & Recycling, LLC	P.O. Box 387, Guilford, CT	○	⊙		Trash Removal	28,349				
John Russo	41 Kenneth Circle, Guilford, CT	○	⊙		Construction Repair	14,050				
Sarracco Mechanical Services, LLC	P.O. Box 475, Brattleboro, VT	○	⊙		HVAC Maintenance on Building	12,915				
Whitewater Inc	#REF!	○	⊙		Septic System Upkeep	#REF!				
Richard Finn & Associates	41 Central Street, Auburn, MA	○	⊙		Septic System Upkeep	14,868				
Hydro Technologies LLC	310 Kenyon Road, Morris, CT	○	⊙		Septic System Upkeep	29,034				
Frank Katkauskas	62 Bank Street, New Milford, CT	○	⊙		Septic System Upkeep	10,566				
Allocation to Assisted Living for Septic System Upkeep	109 West Lake Avenue, Guyilford, CT	○	⊙		Septic System Upkeep	-17,535				

* List all contracted services over $10,000. Use additional sheets if necessary.
** Refer to Page 4 for definition of related.
*** Please cross-reference amount to the appropriate page in the Annual Report (Pages 16, 18, 19, 20 or 22).

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C. Expenditures Other Than Salaries (cont'd) - Maintenance and Property

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	22 | 37

Item		Total	CCNH	RHNS	(Specify)
6. Maintenance & Operation of Plant					
a. Repairs & Maintenance	$	93,363	93,363		
b. Heat	$	24,511	24,511		
c. Light & Power	$	90,959	90,959		
d. Water	$	8,627	8,627		
e. Equipment Lease (*Provide detail on page 6*)	$	22,850	22,850		
f. Other (*itemize*)	$	176,181	176,181		
See Attached Schedule					
6g. ***Total Maint. & Operating Expense*** (6a - 6f)	$	416,491	416,491		
7. Depreciation (*complete schedule page 23**)					
a. Land Improvements	$				
b. Building & Building Improvements	$				
c. Non-Movable Equipment	$				
d. Movable Equipment	$	33,053	33,053		
*7e. ***Total Depreciation Costs*** (7a + b + c + d)	$	33,053	33,053		
8. Amortization (*Complete att. Schedule Page 24**)					
a. Organization Expense	$				
b. Mortgage Expense	$				
c. Leasehold Improvements	$	3,414	3,414		
d. Other (*Specify*)	$				
*8e. ***Total Amortization Costs*** (8a + b + c + d)	$	3,414	3,414		
9. Rental payments on leased real property less real estate taxes included in item 10b	$	1,271,648	1,271,648		
10. Property Taxes					
a. Real estate taxes paid by owner	$				
b. Real estate taxes paid by lessor	$				
c. Personal property taxes	$	7,999	7,999		
11. ***Total Property Expenses*** (7e + 8e + 9 + 10)	$	1,316,114	1,316,114		

* Amounts entered in these items must agree with detail on Schedule for Depreciation and Amortization Page 23 and Page 24.

Schedule of Other Repairs and Maintenance

Description	CCNH	RHNS	(Specify)
Bulk Cable TV	$ 36,046		
Record Storage	$ 4,778		
Maintenance Service Contracts	$ 60,523		
Septic System Upkeep	$ 50,605		
Yard Maintenance and Snow Plowing	$ 24,229		
Total Other Repairs and Maintenance	$ 176,181	$ -	$ -

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Depreciation Schedule

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	23	37

Property Item	Historical Cost Exclusive of Land	Less Salvage Value	Cost to Be Depreciated	Accumulated Depreciation to Beginning of Year's Operations	Method of Computing Depreciation	Useful Life	Depreciation for This Year	Totals
A. **Land Improvements**								
1. Acquired prior to this report period								
2. Disposals (attach schedule)								
3. Acquired during this report period (attach schedule)								
A-4. Subtotal								
B. **Building and Building Improvements**								
1. Acquired prior to this report period								
2. Disposals (attach schedule)								
3. Acquired during this report period (attach schedule)								
B-4. Subtotal								
C. **Non-Movable Equipment**								
1. Acquired prior to this report period								
2. Disposals (attach schedule)								
3. Acquired during this report period (attach schedule)								
C-4. Subtotal								

	Is a mileage logbook maintained?		Date of Acquisition		Historical Cost Exclusive of Land	Less Salvage Value	Cost to Be Depreciated	Accumulated Depreciation to Beginning of Year's Operations	Method of Computing Depreciation	Useful Life	Depreciation for This Year	Totals
	Yes	No	Month	Year								
D. **Movable Equipment**												
1. Motor Vehicles (Specify name, model and year of each vehicle)												
a.												
b.												
c.												
d.												
2. Movable Equipment												
a. Acquired prior to this report period					567,160		567,160	460,407	SL	Various	31,664	
b. Disposals (attach schedule)												
c. Acquired during this report period (attach schedule)					13,083		13,083		SL	5	1,389	
D-3. Subtotal												33,053
E. ***Total Depreciation***												33,053

Schedule of Land Improvements Acquired during this report period

Acquisition Date	Description of Item	Cost	Useful Life	Depreciation	
Additions:					
Total additions for Land Improvement		$ -		$ -	*
Deletions:					
Total deletions for Land Improvement		$ -		$ -	**

***Ties to Page 23, Line A3**

****Ties to Page 23, Line A2**

Schedule of Building Improvements Acquired during this report period

Acquisition Date	Description of Item	Cost	Useful Life	Depreciation	
Additions:					
Total additions for Building Improvement		$ -		$ -	*
Deletions:					
Total deletions for Building Improvement		$ -		$ -	**

***Ties to Page 23, Line B3**

****Ties to Page 23, Line B2**

Schedule of Non-Movable Equipment Acquired during this report peri

Acquisition Date	Description of Item	Cost	Useful Life	Depreciation	
Additions:					
Total additions for Non-Movable Equipmen		$ -		$ -	*
Deletions:					
Total deletions for Non-Movable Equipmen		$ -		$ -	**

***Ties to Page 23, Line C3**

****Ties to Page 23, Line C2**

Schedule of Movable Equipment Acquired during this report peri

Acquisition Date	Description of Item	Cost	Useful Life	Depreciation	
Additions:					
12/11/2018	Arjo Maxi Move Scale	$ 6,955	5	$ 1,043	
4/15/2019	3 Dell Laptops and 1 Desktop	$ 3,335	5	$ 278	
7/24/2019	3 Dell Optiplex 3070	$ 2,028	5	$ 68	
9/30/2019	Dell Latitude 3500 Laptop	$ 765	5	0	
Total additions for Movable Equipmen		$ 13,083		$ 1,389	*
Deletions:					
Total deletions for Movable Equipmen		$ -		$ -	**

***Ties to Page 23, Line D2c**
****Ties to Page 23, Line D2b**

Schedule of Leasehold Improvements Acquired during this report peri

Acquisition Date	Description of Item	Cost	Useful Life	Depreciation	
Additions:					
Total additions for Leasehold Improvemer		$ -		$ -	*
Deletions:					
Total deletions for Leasehold Improvemer		$ -		$ -	**

***Ties to Page 24, Line C3**
****Ties to Page 24, Line C2**

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Amortization Schedule*

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	24	37

Item	Date of Acquisition Month	Date of Acquisition Year	Length of Amortization	Cost to Be Amortized	Accumulated Amort. to Beginning of Year's Operations	Basis for Computing Amortization**	Rate %	Amortization for This Year	Totals
A. **Organization Expense**									
1. Spaulding Loan Origination Fees		2013		17,000	17,000				
2. ReFinance Fees		2015		8,810	8,810				
3.									
A-4. Subtotal									
B. **Mortgage Expense**									
1.									
2.									
3.									
B-4. Subtotal									
C. **Leasehold Improvements and Other**									
1. Acquired prior to this report period				141,905	42,167			3,414	
2. Disposals (attach schedule)									
3. Acquired during this report period (attach schedule)									
C-4. Subtotal									3,414
D. ***Total Amortization***									3,414

* Straight-line method must be used.

** Specify which of the following bases were used:

A. Minimum of 5 years or 60 months.
B. Life of mortgage; OR
C. Remaining Life of Lease; OR
D. Actual Life if owned by Related Party.

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C. Expenditures Other Than Salaries (cont'd) - Property Questionnaire

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	25	37

11. Property Questionnaire

Part A

Is the property either owned by the Facility or leased from a Related Party?* ○ Yes ⊙ No

If "Yes," complete Part B.
If "No," complete Part C.

*If any owner or operator of this facility is related by family, marriage, ownership, ability to control or business association to any person or organization from whom buildings are leased, then it is considered a related party transaction.

Description	Total
1. Date Land Purchased	
2. Date Structure Completed	
3. If **NOT** Original Owner, Date of Purchase	
4. Date of Initial Licensure	
5. Total Licensed Bed Capacity	75
6. Square Footage	
7. Acquisition Cost	
a. Land	
b. Building	

Part B - Owner and Related Parties	1st Mortgage	2nd Mortgage	3rd Mortgage	4th Mortgage
1. Financing				
a. Type of Financing (e.g., fixed, variable)	Fixed			
b. Date Mortgage Obtained	04/17/19			
c. Interest Rate for the Cost Year	3.77%			
d. Term of Mortgage (number of years)	40			
e. Amount of Principal Borrowed	18,891,200			
f. Principal balance outstanding as of _____	18,626,137			
Complete if Mortgage was Refinanced During Current Cost Year				
g. Type of Financing (e.g., fixed, variable)				
h. Date of Refinancing				
i. New Interest Rate				
j. Term of Mortgage (number of years)				
k. Amount of Principal Borrowed				
l. Principal Outstanding on Note Paid-Off				

Part C - Arms-Length Leases for Real Property Improvements Only

Name and Address of Lessor	Property Leased	Date of Lease	Term of Lease	Annual Amount of Lease

Note: Be sure required copies of leases are attached to Page 25 and real estate taxes paid by lessor are included on Page 22, Item 10b.

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C. Expenditures Other Than Salaries (cont'd) - Interest

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	26 | 37

Item	Total	CCNH	RHNS	(Specify)
12. Interest				
A. Building, Land Improvement & Non-Movable Equipment				
1. First Mortgage $				
Name of Lender / Rate				
Address of Lender				
2. Second Mortgage $				
Name of Lender / Rate				
Address of Lender				
3. Third Mortgage $				
Name of Lender / Rate				
Address of Lender				
4. Fourth Mortgage $				
Name of Lender / Rate				
Address of Lender				
B. CHEFA Loan Information				
1. Original Loan Amount $				
2. Loan Origination Date				
3. Interest Rate %				
4. Term				
5. CHEFA Interest Expense				
12 B7. ***Total Building Interest Expense*** (A1 - A4 + B5) $				

(*Carry Subtotals forward to next page*)

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C. Expenditures Other Than Salaries (cont'd) - Interest and Insurance

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	27 | 37

Item	Total	CCNH	RHNS	(Specify)
Subtotals Brought Forward:				
12. C. Movable Equipment				
1. Automotive Equipment $				
A. Item / Rate / Amount				
Lender				
Address of Lender				
2. Other (*Specify*) $	150,840	150,840		
A. Item: Working Capital Loans / Rate / Amount: 63,131				
Lender: Spaulding Capital, TD Bank, 1st National Bank				
Address of Lender				
B. Item: Vendor Accounts Payable Loans / Rate / Amount: 87,709				
Lender				
Address of Lender				
12. C. 3. Total Movable Equipment Interest Expense (C1 + 2) $	150,840	150,840		
12. D. Other Interest Expense (*Specify*) $				
13. ***Total All Interest Expense*** (12B7 + 12C3 + 12D) $	150,840	150,840		
14. Insurance				
a. Insurance on Property (buildings only) $	200	200		
b. Insurance on Automobiles $				
c. Insurance other than Property (as specified above)				
1. Umbrella (*Blanket Coverage*) $				
2. Fire and Extended Coverage $				
3. Other (*Specify*) $				
14d. ***Total Insurance Expenditures (14a + b + c)*** $	200	200		
15. ***Total All Expenditures (A-13 thru C-14)*** $	10,421,023	10,421,023		

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D. Adjustments to Statement of Expenditures

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	28 | 37

Item No.	Page No.	Line No.	Item Description	Total Amount of Decrease	CCNH	RHNS	(Specify)
Page 10 - Salaries and Wages							
1.			Outpatient Service Costs $				
2.			Salaries not related to Resident Care $				
3.			Occupational Therapy $				
4.			Other - See attached Schedule $				
Page 13 - Professional Fees							
5.			Resident Care Physicians ** $				
6.			Occupational Therapy $				
7.			Other - See attached Schedule $				
Pages 15 & 16 - Administrative and General							
8.			Discriminatory Benefits $				
9.	15	9-C	Bad Debts $	103,412	103,412		
10.			Accounting $				
10a.			Legal $				
11.			Telephone $				
12.			Cellular Telephone $				
13.			Life insurance premiums on the life of Owners, Partners, Operators $				
14.	16	L-3	Gifts, flowers and coffee shops $	2,951	2,951		
15.			Education expenditures to colleges or universities for tuition and related costs for owners and employees $				
16.			Travel for purposes of attending conferences or seminars outside the continental U.S. Other out-of-state travel in excess of one representative $				
17.			Automobile Expense (e.g. personal use) $				
18.	16	M-13	Unallowable Advertising * $	1,633	1,633		
19.			Income Tax / Corporate Business Tax $				
20.			Fund Raising / Contributions $				
21.			Unallowable Management Fees $				
22.			Barber and Beauty $				
23.			Other - See attached Schedule $				
Page 18 - Dietary Expenditures							
24.			Meals to employees, guests and others who are not residents $				
Page 19 - Laundry Expenditures							
25.			Laundry services to employees, guests and others who are not residents $				
Page 20 - Housekeeping Expenditures							
26.			Housekeeping services to employees, guests and others who are not residents $				
			Subtotal (Items 1 - 26) $	107,996	107,996		

* All except "Help Wanted".

(*Carry Subtotal forward to next page*)

** Physicians who provide services to Title 19 residents are required to bill the Department of Social Services directly for each individual resident.

Schedule of Other Salaries Adjustment

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Other Salaries Adjustment			$ -	$ -	$ -

Schedule of Fees Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Other Fees Adjustments			$ -	$ -	$ -

Schedule of Other A&G Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Other A&G Adjustments			$ -	$ -	$ -

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D. Adjustments to Statement of Expenditures (cont'd)

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	29 | 37

Item No.	Page No.	Line No.	Item Description	Total Amount of Decrease	CCNH	RHNS	(Specify)
			Subtotals Brought Forward $	107,996	107,996		
Page 20 - Resident Care Supplies***							
27.			Prescription Drugs $				
28.			Ambulance/Limousine $				
29.			X-rays, etc $				
30.			Laboratory $				
31.			Medical Supplies $				
32.			Oxygen (non emergency) $				
33.			Occupational Therapy $				
34.			Other - See Attached Schedule $	376,938	376,938		
Page 22 - Maintenance and Property							
35.			Excess Movable Equipment Depreciation See Attached Schedule $				
36.			Depreciation on Unallowable Motor Vehicles $				
37.			Unallowable Property and Real Estate Taxes $				
38.			Rental of Building Space or Rooms $				
39.			Other - See Attached Schedule $	36,046	36,046		
Page 27 - Insurance							
40.			Mortgage Insurance $				
41.			Property Insurance $				
Other - Miscellaneous							
42.			Other - Indirect $				
43.			Interest Income on Account Rec. $				
44.			Other - Miscellaneous Administrative $				
45.			Management Fees Direct $				
46.			Management Fees Indirect $				
47.			Other - Direct $				
Not For Profit Providers Only							
48.			Building/Non Movable Eq. Depreciation Unallowable Building Interest - See Attached Schedule $				
49.			***Total Amount of Decrease (Items 1 - 48)*** $	520,979	520,979		

*** Items billed directly to Department of Social Services and/or Health Services in CT, or other states, Medicare, and private-pay residents. Identify separately by category as indicated on Page 20.

Attachment Page 29

Schedule of Other Ancillary Costs

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
20	5-L	PT Medicare B	$ 786		
20	5-A-2	Pharmacy Medicare A	$ 287,230		
20	5-H	Lab Medicare A	$ 49,715		
20	5-F	Radiology Medicare A	$ 17,746		
20	5-L	Medicare non-Billable	$ 20,880		
20	5-L	Medicare A Transportation	$ 579		
Total Other Ancillary Costs			$ 376,938	$ -	$ -

Schedule of Excess Movable Equipment Depreciation

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Excess Movable Equipment Depreciation			$ -	$ -	$ -

Schedule of Other Property Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
22	6-F	Bulk Cable TV	$ 36,046		
Total Other Property Adjustments			$ 36,046	$ -	$ -

Schedule of Other - Indirect Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)

Total Other Adjustments			$ -	$ -	$ -

Schedule of Other - Miscellaneous Administrative Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Other Adjustments			$ -	$ -	$ -

Schedule of Other - Direct Adjustments

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Other Adjustments			$ -	$ -	$ -

Schedule of Unallowable Building Interest

Page Ref	Line Ref	Description	CCNH	RHNS	(Specify)
Total Unallowable Building Interest			$ -	$ -	$ -

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F. Statement of Revenue

Name of Facility	License No.	Report for Year Ended	Page of
The Guilford House	460-C	9/30/2019	30 | 37

Item		Total	CCNH	RHNS	(Specify)
I. Resident Room, Board & Routine Care Revenue					
1. a. Medicaid Residents (*CT only*)	$	3,840,050	3,840,050		
b. Medicaid Room and Board Contractual Allowance **	$	(1,548,523)	(1,548,523)		
2. a. Medicaid (*All other states*)	$				
b. Other States Room and Board Contractual Allowance **	$				
3. a. Medicare Residents *(all inclusive)*	$	2,947,570	2,947,570		
b. Medicare Room and Board Contractual Allowance **	$	1,301,839	1,301,839		
4. a. Private-Pay Residents and Other	$	3,765,208	3,765,208		
b. Private-Pay Room and Board Contractual Allowance **	$	74,269	74,269		
II. Other Resident Revenue					
1. a. Prescription Drugs - Medicare	$	292,314	292,314		
b. Prescription Drugs - Medicare Contractual Allowance **	$	(292,314)	(292,314)		
c. Prescription Drugs - Non-Medicare	$	183,792	183,792		
d. Prescription Drugs - Non-Medicare Contractual Allowance **	$	(183,961)	(183,961)		
2. a. Medical Supplies - Medicare	$				
b. Medical Supplies - Medicare Contractual Allowance **	$				
c. Medical Supplies - Non-Medicare	$				
d. Medical Supplies - Non-Medicare Contractual Allowance **	$				
3. a. Physical Therapy - Medicare	$	1,239,527	1,239,527		
b. Physical Therapy - Medicare Contractual Allowance **	$	(1,209,826)	(1,209,826)		
c. Physical Therapy - Non-Medicare	$	606,057	606,057		
d. Physical Therapy - Non-Medicare Contractual Allowance **	$	(604,854)	(604,854)		
4. a. Speech Therapy - Medicare	$	130,950	130,950		
b. Speech Therapy - Medicare Contractual Allowance **	$	(127,967)	(127,967)		
c. Speech Therapy - Non-Medicare	$	39,350	39,350		
d. Speech Therapy - Non-Medicare Contractual Allowance **	$	(39,350)	(39,350)		
5. a. Occupational Therapy - Medicare	$	1,120,365	1,120,365		
b. Occupational Therapy - Medicare Contractual Allowance **	$	(1,095,160)	(1,095,160)		
c. Occupational Therapy - Non-Medicare	$	501,752	501,752		
d. Occupational Therapy - Non-Medicare Contractual Allowance **	$	(501,752)	(501,752)		
6. a. Other *(Specify)* - Medicare	$				
b. Other *(Specify)* - Non-Medicare	$				
III. *Total Resident Revenue* (Section I. thru Section II.)	$	10,439,336	10,439,336		
IV. Other Revenue*					
1. Meals sold to guests, employees & others	$				
2. Rental of rooms to non-residents	$				
3. Telephone	$				
4. Rental of Television and Cable Services	$				
5. Interest Income *(Specify)*	$	48	48		
6. Private Duty Nurses' Fees	$				
7. Barber, Coffee, Beauty and Gift shops	$				
8. Other (*Specify*)	$				
V. Total Other Revenue (1 thru 8)	$	48	48		
VI. Total All Revenue (III +V)	$	10,439,383	10,439,383		

* *Facility should off-set the appropriate expense on Page 28 or Page 29 of the Cost Report.*

** *Facility should report all contractual allowances and/or payer discounts.*

Schedule of Other Resident Revenue - Medicare

Related Exp

Page Ref	Description	CCNH	RHNS	(Specify)
	Lab - Medicare A	$ 19,524		
	Radiology - Medicare A	$ 13,046		
	C/A Lab - Medicare A	$ (19,524)		
	C/A Radiology - Medicare A	$ (13,046)		
Total Other Resident Revenue - Medicare		$ -	$ -	$ -

Schedule of Other Non-Medicare Resident Revenue

Related Exp

Page Ref	Description	CCNH	RHNS	(Specify)
	Lab - Other	$ 12,199		
	Radiology - Other	$ 6,118		
	C/A Lab - Other	$ (12,199)		
	C/A Radiology - Other	$ (6,118)		
Total Other Resident Revenue		$ -	$ -	$ -

Interest Income

Account

Page Ref	Account	Balance	CCNH	RHNS	(Specify)
	Provider tax savings account		$ 48		
Total Interest Income			$ 48	$ -	$ -

Schedule of Other Revenue

Page Ref	Description	CCNH	RHNS	(Specify)
Total Other Revenue		$ -	$ -	$ -

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G. Balance Sheet

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	31	37

Account				Amount
Assets				
A. Current Assets				
1. Cash (*on hand and in banks*)				$ 367,339
2. Resident Accounts Receivable (Less Allowance for Bad Debts)				$ 863,723
3. Other Accounts Receivable (Excluding Owners or Related Parties)				$
4 Inventories				$ 7,366
5. Prepaid Expenses				$ 11,525
a. Legal Fee Deposits		11,525		
b.				
c.				
d. See Schedule				
6. Interest Receivable				$
7. Medicare Final Settlement Receivable				$
8. Other Current Assets (*itemize*)				$
See Schedule				
A-9. ***Total Current Assets*** (Lines A1 thru 8)				$ 1,249,953
B. Fixed Assets				
1. Land				$
2. Land Improvements	*Historical Cost			$
	Accum. Depreciation		Net	
3. Buildings	*Historical Cost			$
	Accum. Depreciation		Net	
4. Leasehold Improvements	*Historical Cost	141,905		$ 96,324
	Accum. Depreciation	45,581	Net	
5. Non-Movable Equipment	*Historical Cost			$
	Accum. Depreciation		Net	
6. Movable Equipment	*Historical Cost	580,243		$ 86,783
	Accum. Depreciation	493,460	Net	
7. Motor Vehicles	*Historical Cost			$
	Accum. Depreciation		Net	
8. Minor Equipment-Not Depreciable				$
9. Other Fixed Assets (*itemize*)				$
See Schedule				
B-10. ***Total Fixed Assets*** (Lines B1 thru 9)				$ 183,107

* Historical Costs must agree with Historical Cost reported in Schedules on Depreciation and Amortization (Pages 23 and 24).

(*Carry Total forward to next page*)

Schedule of Prepaid Expenses Page 31 Line A5

Page Ref	Line Ref	Description	
Total Prepaid Expenses			$ -

Schedule of Other Current Assets (itemized) Page 31 Line A8

Page Ref	Line Ref	Description	
Total Other Current Assets (Itemize)			$ -

Schedule of Other Fixed Assets (Itemize) Page 31 Line B9

Page Ref	Line Ref	Description	
Total Other Other Fixed Assets (Itemize)			$ -

Schedule of Other Assets Page 32 Line D7

Page Ref	Line Ref	Description	
Total Other Assets			$ -

Schedule of Notes Payable (Itemize) Page 33 Line A2

Page Ref	Line Ref	Description	
		1st National Bank of Suffield	$ 586,000
		1st National Bank of Suffield	$ 51,684
		TD Bank North	$ 13,651
		Avaya Phone System	$ 13,465
		Partners Pharmacy	$ 416,801
		Dell Financial	$ 5,002
		Dell Financial	$ 952
Total Notes Payable			$ 1,087,555

Schedule of Other Current Liabilities (Itemize) Page 33 Line A12

Page Ref	Line Ref	Description	
		Accrued Vacation Expense	$ 345,115
		Accrued Medicare A Expense	$ 128,414
		Accrued Pension Expense	$ 20,000
		Accrued Nursing Provider Tax	$ 76,408
		Patient Exchange	$ (461)
		Payroll Exchange	$ (2,046)
		Patient Refund	$ (5,216)
Total Other Current Liabilities (Itemize)			$ 562,214

Schedule of Other Long-Term Liabilities (Itemize) Page 34 Line B4

Page Ref	Line Ref	Description	
		Due to Solamor Hospice	$ 24,223
Total Other Current Liabilities (Itemize)			$ 24,223

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G. Balance Sheet (cont'd)

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	32	37

Account				Amount
			Total Brought Forward:	$ 1,433,060
C. Leasehold or like property recorded for Equity Purposes.				
1. Land				$
2. Land Improvements	*Historical Cost			
	Accum. Depreciation		Net	$
3. Buildings	*Historical Cost			
	Accum. Depreciation		Net	$
4. Non-Movable Equipment	*Historical Cost			
	Accum. Depreciation		Net	$
5. Movable Equipment	*Historical Cost			
	Accum. Depreciation		Net	$
6. Motor Vehicles	*Historical Cost			
	Accum. Depreciation		Net	$
7. Minor Equipment-Not Depreciable				$
C-8 ***Total Leasehold or Like Properties*** (C1 thru 7)				$
D. Investment and Other Assets				
1. Deferred Deposits				$
2. Escrow Deposits				$
3. Organization Expense	*Historical Cost	25,810		
	Accum. Depreciation	25,810	Net	$
4. Goodwill (Purchased Only)				$
5. Investments Related to Resident Care (*itemize*)				$
6. Loans to Owners or Related Parties (*itemize*)				$ 305,744
Name and Address	Amount	Loan Date		
Rose's@Guilford House	305,744	9/30/19		
7. Other Assets (*itemize*)				$
See Schedule				
D-8. ***Total Investments and Other Assets*** (Lines D1 thru 7)				$ 305,744
D-9. ***Total All Assets*** (Lines A9 + B10 + C8 + D8)				$ 1,738,804

* Historical Costs must agree with Historical Cost reported in Schedules on Depreciation and Amortization (Pages 23 and 24).

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G. Balance Sheet (cont'd)

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	33	37

Account					Amount
Liabilities					
A.	Current Liabilities				
	1. Trade Accounts Payable				$ 807,210
	2. Notes Payable (*itemize*)				$ 1,087,555
	See Schedule			1,087,555	
	3. Loans Payable for Equipment (*Current portion*) (*itemize*)				$
	Name of Lender	Purpose	Amount	Date Due	
	4. Accrued Payroll (*Exclusive of Owners and/or Stockholders only*)				$ 146,901
	5. Accrued Payroll (*Owners and/or Stockholders only*)				$
	6. Accrued Payroll Taxes Payable				$ 11,243
	7. Medicare Final Settlement Payable				$
	8. Medicare Current Financing Payable				$
	9. Mortgage Payable (*Current Portion*)				$
	10. Interest Payable (*Exclusive of Owner and/or Related Parties*)				$ 5,762
	11. Accrued Income Taxes*				$
	12. Other Current Liabilities (*itemize*)				$ 562,214
	See Schedule			562,214	
A-13.	***Total Current Liabilities*** (Lines A1 thru 12)				$ 2,620,885

* Business Income Tax (not that withheld from employees). Attach copy of owner's Federal Income Tax Return.

(Carry Total forward to next page)

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G. Balance Sheet (cont'd)

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	34	37

Account	Amount
Total Brought Forward:	2,620,885
Liabilities (cont'd)	
B. Long-Term Liabilities	
1. Loans Payable-Equipment (*itemize*)	$

Name of Lender	Purpose	Amount	Date Due

2. Mortgages Payable	$
3. Loans from Owners or Related Parties (*itemize*)	$ 714,234

Name and Address of Lender	Amount	Loan Date
CM 5775, LLC	712,414	9/30/19
Suffield House	1,820	9/30/19

4. Other Long-Term Liabilities (*itemize*)	$ 24,223
See Schedule 24,223	
B-5. ***Total Long-Term Liabilities*** (Lines B1 thru 4)	$ 738,457
C. ***Total All Liabilities*** (Lines A-13 + B-5)	$ 3,359,342

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G. Balance Sheet (cont'd)
Reserves and Net Worth

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	35	37

Account		Amount
A.	**Reserves**	
	1. Reserve for value of leased land	$
	2. Reserve for depreciation value of leased buildings and appurtenances to be amortized	$
	3. Reserve for depreciation value of leased personal property (*Equity)*	$
	4. Reserve for leasehold real properties on which fair rental value is based	$
	5. Reserve for funds set aside as donor restricted	$
	6. Total Reserves	$
B.	**Net Worth**	
	1. Owner's Capital	$
	2. Capital Stock	$
	3. Paid-in Surplus	$
	4. Treasury Stock	$
	5. Cumulated Earnings	$ (1,638,898)
	6. Gain or Loss for Period 10/1/2018 thru 9/30/2019	$ 18,360
	7. Total Net Worth	$ (1,620,538)
C.	***Total Reserves and Net Worth***	$ (1,620,538)
D.	***Total Liabilities, Reserves, and Net Worth***	$ 1,738,804

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H. Changes in Total Net Worth

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	36	37

Account				Amount
A.	Balance at End of Prior Period as shown on Report of 09/30/2018			$ (1,541,932)
B.	Total Revenue (*From Statement of Revenue Page 30*)			$ 10,439,383
C.	Total Expenditures (*From Statement of Expenditures Page 27*)			$ 10,421,023
D.	Net Income or Deficit			$ 18,360
E.	Balance			$ (1,523,572)
F.	Additions			
	1. Additional Capital Contributed (*itemize*)			
	Calvin Moffie		30,481	
	2. Other (*itemize*)			
F-3.	Total Additions			$ 30,481
G.	Deductions			
	1. Drawings of Owners/Operators/Partners (*Specify*)			$ 127,446
	Name and Address (*No., City, State, Zip*)	Title	Amount	
	Calvin Moffie	Owner	127,446	
	2. Other Withdrawings *(Specify)*			$
	Purpose		Amount	
	3. Total Deductions			$ 127,446
H.	***Balance at End of Period***	09/30/19		$ (1,620,538)

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I. Preparer's/Reviewer's Certification

Name of Facility	License No.	Report for Year Ended	Page	of
The Guilford House	460-C	9/30/2019	37	37

Check appropriate category

☑ Chronic and Convalescent Nursing Home only (CCNH)	☐ Rest Home with Nursing Supervision only (RHNS)	☐ (Specify)

Preparer/Reviewer Certification

I have prepared and reviewed this report and am familiar with the applicable regulations governing its preparation. have read the most recent Federal and State issued field audit reports for the Facility and have inquired of appropriate personnel as to the possible inclusion in this report of expenses which are not reimbursable under the applicable regulations. All non-reimbursable expenses of which I am aware (except those expenses known to be automatically removed in the State rate computation system) as a result of reading reports, inquiry or other services performed by me are properly reported as such in this report on Pages 28 and 29 (adjustments to statement of expenditures). Further, the data contained in this report is in agreement with the books and records, as provided to me, by the Facility.

Signature of Preparer	Title	Date Signed

Printed Name of Preparer
Tim Dolce

Addres Address	Phone Number
109 West Lake Avenue	203-488-9142

Contacted Person Regarding Additional Information Needed Regarding This Report	Phone Number
Tim Dolce	203-488-9142

Contact Email Address
Tim@tsh.necoxmail.com