

SAMARITAN COMMITTEE

July 6, 2006

9:00 AM

Present: Dan Stoffel, Ralph Hensel, Larry Hoffman, Philip Laubenheimer, Paul Tuchscherer, Ed Somers

Also Present: Jessica Trapp, Ryan Raskin, George Beyer

Meeting called to order at 9:00 AM.

Philip Laubenheimer moved to approve the minutes of 6/1/06, second by Larry Hoffman, motion carried.

Closed Session

Larry Hoffman moved to go into closed session at 9:03 AM to discuss Samaritan Health Center plaintiff vs. The Simplicity Health Care Plan, Simplicity Manufacturing Incorporated, First Health Benefits Administrators Corp. defendants, case #02-C-0387, second by Ralph Hensel, motion carried, roll call taken.

Return to Open Session

Paul Tuchscherer moved to return to open session at 9:19 AM, second by Larry Hoffman, motion carried, roll call taken.

Assisted Living Project Change Orders - Ryan Raskin from Construction Management Group had no current project change orders to report. Mr. Raskin will present the final financial closeout in August.

Construction Update - The Construction is complete. The sidewalk was replaced, the landscaping is in, and all that is remaining is punch list items. Olympic Flooring was given a final completion deadline for punchlist items; otherwise Samaritan will hire someone else to complete the work and charge back to Olympic.

Housing Manager Update - Jessica Trapp was present to give an update on occupancy of the Fields and pipeline activity. 13 units are occupied, 4 more are spoken for. This far exceeds the original occupancy projection.

CBRF Conversion Study Update - Samaritan Staff met with the architects from Plunkett Raysich on June 27<sup>th</sup> to discuss the conversion of first floor to a 2-household memory care unit. With the state moving toward statewide family care over the next couple years we have the opportunity to create a better environment for Alzheimer's care on the first floor. The CBRF licensure allows the unit to operate without the excessive regulation of the Nursing Home at a much lower cost. The final report will be ready for presentation to the committee in September or October.

The facility in general could use a facelift and improvements to the tub rooms and nurses station; the last major re-model addressed the mechanical systems but not the aesthetic. Another consideration would be to convert to all private rooms in the facility; this change would create a much better atmosphere for the residents in which to live. The Health Department would also like us to consider one or more negative pressure rooms to care for TB patients. Samaritan has a significant reduction in its' debt in 2008, and that is when Mr. Somers would like to target renovations as well as roof replacement.

2007 Budget Discussion and Meeting Dates - The Samaritan budget is generally prepared in two parts. The outlay budget is presented for committee approval first, then the operating budget at a later meeting. With the change to the first Thursday for the Committee meetings the timing of budget preparation will be different from the past. The outlay budget will be ready for the August 3<sup>rd</sup> meeting, however a second meeting will need to occur in late August to approve the final operating budget to meet the deadline for submission to Administration. Mr. Somers would like to shoot for the last week in August perhaps August 31<sup>st</sup>.

Status of Sub-Acute Beds - When the sub-acute unit transfers to the new site in Polk we will have 5 extra bed licenses. Mr. Somers has been approached in the past by a developer looking to purchase a couple beds for a small rehab unit outside the county. Mr. Somers would like to explore the sale of these licenses, provided it's outside the county, so as not to compete with the sub-acute unit.

#### Reports from Administrator

Car Show - The annual collector car show for the residents will be on August 8<sup>th</sup>. This years show will be different in that we will do a parade of the cars so the residents don't have to try and maneuver the lot to see the cars.

Morgue - The county medical examiner is moving closer to using the large cooler off our loading dock as a morgue. The medical examiners office will be responsible for all costs associated with making the cooler operational again, all utilities, and all ongoing maintenance. This should prove to be a cost saving for the county.

State Regulations - The State has released new guidance to surveyors. These regulations further punish providers for process issues even when there are no negative outcomes. The state has also released statistics showing how the number of immediate jeopardy citations has nearly doubled, while there has been no decline in quality of care to justify such sanctions against providers. The regulators have created a "gotcha" atmosphere, rather than cooperative quality improvement.

Union Contract - Chairperson Sackett asked that the Chairperson of Samaritan Committee appoint a committee representative to sit in on negotiations with SEIU 150. Mr. Stoffel appointed himself without objection from the other committee members.

Leave Samaritan / The Fields for tour of construction in progress at Sub-Acute unit at St. Joseph's Hospital in Polk at approximately 10:45 AM - The committee had a tour of the new sub-acute unit hosted by Cedar Community staff members.

Return to Samaritan - The committee returned to Samaritan at 12:05AM.

Larry Hoffman moved to adjourn at 12:06 AM, second by Ralph Hensel, motion carried.

The next meeting is scheduled for August 3, 2006 at 9:00 AM.

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Dan Stoffel, Chairperson

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Larry Hoffman, Secretary

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Edward Somers, Administrator