

Orchard Manor/County Farm Committee Meeting Minutes December 8, 2010

Chairperson Patrick Schroeder called the meeting to order at 10:00 a.m. Chairman Schroeder noted a quorum was present and certified the meeting was in compliance with the Open Meetings Law. Committee Members present were Robert Keeney, Vincent Loeffelholz, and Donald Splinter. Other Grant County staff members attending the meeting were John Patcle, Donna Haines, and Carol Schwartz. Ron Abing and Todd Wolf also attended.

John Patcle made the motion seconded by Donald Splinter to approve the existing agenda. Motion carried, voice vote.

Donald Splinter made the motion seconded by Robert Keeney to approve the November 10, 2010 Orchard Manor and Farm Committee minutes. Motion carried, voice vote.

Ron Abing and Todd Wolf explained the repairs made to the lower barn on the farm. Costs were split between Majestic View and the County Farm.

Robert Keeney made the motion seconded by Vincent Loeffelholz to accept the November 2010 County Farm Cash Balance Statements and vouchers as presented. Motion carried, voice vote.

Robb Stone, JDR Engineering, presented an engineering proposal for the HVAC system renovation at Orchard Manor. The proposal included management of all aspects of the project from bid letting through project completion. Donald Splinter made the motion seconded by Robert Keeney to add a review of the HVAC in the center of the building to the proposal; and then hire JDR Engineering to oversee the project-billing for time and materials-with a cap of \$45,610 for the engagement. Motion carried, voice vote.

Ken McAndrew was introduced to the committee as the new maintenance supervisor for Orchard Manor. He reported the propane heating units were beyond repair and are being replaced in the old boiler building.

Donna Haines and the Committee discussed the following Orchard Manor issues:

- On November 30, 2010, all 117 geriatric beds were filled. The current census is 114 geriatric and 30 ICF/MR residents.
- October Medicaid skilled nursing rates are \$3.78/day lower than the July rates. County nursing homes will receive the bulk of their Supplemental Payments in December as an effort by the State of Wisconsin to qualify for more Federal funds. Orchard Manor will segregate the funds typically received in 2011 for use in the 2011 budget.
- Donna Haines submitted an Informal Dispute Resolution regarding a citation on fire doors received in the last state survey. Orchard Manor won the dispute and will not have to spend \$7,000 to replace fire doors in stairwells.
- Aramark became the new provider for facility linen services on November 29, 2010.
- An RN and LPN have been hired and vacant CNA positions are being filled.
- Orchard Manor received \$73,100.35 as a settlement from the class action suit against CertainTeed as the manufacturer of the shingles used to roof the facility.

Donald Splinter made the motion seconded by Vincent Loeffelholz to accept the final proposal of approximately \$157,300.00 for hail damage to buildings at Orchard Manor and on the County Farm. Motion carried; voice vote.

Vincent Loeffelholz made the motion seconded by Robert Keeney to increase private room rates to \$180.00 per day effective February 1, 2011; with an allowable discount of \$5.00per day for early payment. Motion carried; voice vote.

Vincent Loeffelholz made the motion seconded by Donald Splinter to charge residents with in-room televisions \$5.00 per month for satellite television service effective March 1, 2011. Motion carried; voice vote.

Robert Keeney made a motion seconded by Donald Splinter to accept the November 2010 Orchard Manor Cash Balance Statements and vouchers as presented. Motion carried, voice vote.

Robert Keeney made a motion seconded by Donald Splinter to get bids and proceed with the mandatory sprinkler upgrades to the elevator shafts and equipment rooms. Motion carried; voice vote.

No other business was presented or acted upon at this time.

Chairperson Patrick Schroeder tentatively set Wednesday, January 5, 2011 at 10:00 a.m. for the next meeting. Robert Keeney made the motion seconded by Donald Splinter to adjourn the meeting at 12:00 noon. Motion carried, voice vote.

Committee Secretary

Recording Secretary

Date

Date

Acronyms

ICF/MR	Intermediate Care Facility for the Mentally Retarded
WACH	Wisconsin Association of County Homes
WAHSA	Wisconsin Association of Homes and Services for the Aging