

Orchard Manor/County Farm Committee Meeting Minutes July 10, 2019

Committee Chairman Donald Splinter called the meeting to order at 9:00 a.m. Chairman Splinter noted a quorum was present and certified the meeting was in compliance with the Open Meetings Law. Committee members present were Greg Fry, Roger Guthrie, Dale Hood, and Gary Northouse. Grant County staff members Robert Keeney and Carol Schwartz were present. Ron Abing also attended.

Greg Fry made the motion seconded by Dale Hood to approve the agenda. Motion carried, voice vote.

Roger Guthrie made the motion seconded by Dale Hood to approve the May 8, 2019 Orchard Manor and Farm Committee minutes. Motion carried, voice vote.

Majestic View had no farm issues to bring before the committee. Rent will need to be adjusted for the acreage affected by the sewer line installation. Ron will estimate the amount of the affected land and let the committee know.

Greg Fry made the motion seconded by Gary Northouse to accept the May and June 2019 Farm Cash Balance Statements and vouchers as presented. Motion carried, voice vote.

Greg Fry requested an information packet be sent to the committee for review prior to the meeting.

Greg Fry made the motion seconded by Roger Guthrie that the Orchard Manor/Farm Committee adopts the annual compliance maintenance resolution. Motion carried, voice vote.

The committee had some discussion on what to do with the current sewer plant once Orchard Manor is connected to City sewer. Additional discussion with the City will be needed before that determination can be made.

Robert Keeney provided updates on the sewer project and the Community Services Building. The force main is finished, but there is a punch list yet to be completed. The screen for the lift station will be delivered the week of August 5. Work will begin on that portion of the project. Some blasting work is needed to prepare the site. The Community Services Building project is wrapping up. ADRC and Social Services have moved into their new areas. The old Community Services Building is being cleared of unwanted furniture.

Maintenance – 100-wing air conditioning is installed and working. The chillers are installed and running. They have been inspected and certified. The new concrete bases for them have improved the basement water leakage issue. The boilers and water heaters are installed. The last two boilers will have start up next week. The generator project is waiting for the electrical engineer to review for State submission. The new pavilion was built outside the 600-wing. Most of the project was paid for by family donations.

Carol Schwartz and the Committee discussed the following Orchard Manor issues:

- A mannequin was purchased for approximately \$1,800 to aide in nurse proficiency training on g-tubes, catheters, wounds, etc.

- Tricia Vogelsberg, OTR and QIDP, gave a presentation to the committee about her position and duties.
- The current census is 77 geriatric and 25 intellectually disabled residents.
- Two full-time night CNAs are needed, as well as weekend staff. Two nurses are needed, RN especially. We replaced a retiring housekeeper. A part-time dietary position is open.
- The committee discussed creating more private rooms at the facility and will research it further.
- On June 18 the State was here on a complaint survey. It was unsubstantiated and no citations were issued.
- The hospital cancelled our speech therapy contract. Orchard Manor had to secure its own contract speech therapist.

Gary Northouse made the motion seconded by Roger Guthrie to allow the administrator to carry over 24 hours of vacation. Motion carried, voice vote.

Greg Fry made the motion seconded by Roger Guthrie to accept the May and June 2019 Orchard Manor Cash Balance Statements and vouchers as presented. Motion carried, voice vote.

Gary Northouse made a motion seconded by Dale Hood to adjourn to closed session per state statute 19.85 (1) (g) conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved. Roll call vote was unanimous. Roger Guthrie made the motion seconded by Dale Hood to reconvene to open session. Motion carried; voice vote.

Chairman Splinter tentatively set Wednesday, September 11, 2019 at 9:00 a.m. for the next meeting. Roger Guthrie made the motion seconded by Gary Northouse to adjourn the meeting at 10:30 a.m. Motion carried, voice vote.