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DeKalb County Government  
Sycamore, Illinois

**Health & Human Services Committee Minutes  
October 1, 2018**

The Health and Human Services Committee of the DeKalb County Board met on Monday, October 1, 2018 at 6:30 p.m. in the Administration Building's Conference Room East in Sycamore, Illinois. Chairman Little called the meeting to order. Those Members present included, Ms. Askins, Mrs. Emmer, Mr. Hughes, Mr. Porterfield, Mr. Reid, Mr. Whelan, and Chairman Little. A quorum was established with all seven Members present.

Others present were Gary Hanson, Gary Winschel, and Deanna Cada.

**APPROVAL OF THE AGENDA**

**It was moved by Mr. Hughes, seconded by Mr. Whelan and it was carried unanimously to approve the agenda as presented.**

**APPROVAL OF THE MINUTES**

**It was moved by Mr. Whelan, seconded by Ms. Askins and it was carried unanimously to approve the minutes from the August 6, 2018 Committee Meeting.**

**PUBLIC COMMENTS**

There were no public comments.

**REHAB & NURSING CENTER EXPANSION PROJECT UPDATE**

Mr. Gary Winschel, Director of Fiscal Services at Management Performance Associates, Inc. (the Rehab & Nursing Center's Management Firm) joined the Committee to provide an update on the Nursing Home Expansion Project. Mr. Winschel distributed and reviewed an overall plan design with the groups that illustrated the different sections that will be upgraded during this project. The main section and start of the project will be a Transitional Care Unit (TCU). The intention of the TCU is to provide Medicare Certified Beds for individuals who are released from the hospital and are in need of extended medical care before they transition back into their homes. The addition of the TCU would be an 18-bed facility and the rooms are sized to be larger than a traditional Nursing Home room and four of those are sized even larger yet to ensure they are able to provide housing for any type of medical condition. It was also stressed that all of these rooms are private, single rooms. After the TCU is done, the project will transition to Medicare resident room upgrades.

The project will also include nurse station and resident lounge renovations, addition of serving kitchens to 3 of the 4 dining rooms, a large activity center, and a drive-up canopy. Mr. Winschel additionally explained that there will be food service corridors surrounding the activity center that will all food to travel to the dining rooms faster. The main goal of this Expansion Project is to increase resident satisfaction, Mr. Winschel stated.

The total project is currently waiting for Illinois Department of Public Health approval. Once that approval is obtained, the goal is to begin construction in November of 2018 with a completion date of April 2020, again, depending on approval and weather. The project is currently out to bid and bids are due October 10<sup>th</sup>. There were two walk-throughs last week with subcontracts and the plan is to present bids to the DeKalb County Public Building Commission (who are overseeing this project) on October 23<sup>rd</sup>. The contractors for this project are Ringland-Johnson Construction of Rockford, Illinois and the Architect is Larson & Darby Group, also of Rockford, Illinois.

Mr. Winschel additionally shared that within this project there are multiple infrastructure plans that they will not be fulfilling right now but will be doing to prepare for the future. The current recommendations for infrastructure needs are as follows:

1. Currently have in place a 300 ton Chiller – additional capacity required
  - a. Recommendation: Add a 400 ton Chiller with proper connections to work with present 300 ton
  - b. Recommendation: Replace 300 ton chiller at end of life with 400 tons
2. Present Boilers currently serve entire Facility and Health Center
  - a. Recommendation: Construct new boiler room to include mechanical/electrical space and distribution piping for future boilers (current boiler room in difficult location)
    - i. New boilers (when needed) will provide complete redundancy (ease of install with new room)
    - ii. Electrical gear will be located in this space
    - iii. Involves relocation of grease trap manhole
3. Current Generator provides limited electrical needs
  - a. Recommendation: Install switchboard upgrades to serve entire facility emergency electrical loads and for future Chiller upgrade
  - b. Recommendation: Connection ready for truck generator use in emergencies – to cover entire facility
  - c. Recommendation: Prior to current generator's end of life, purchase generator with capacity to service entire facility and health Center in emergencies (connection ready – ease of install)

Mr. Winschel noted that when bids come back and they get a better idea of what the construction of the project is going to cost, that is when they may need to decide to hold back on an of these areas if needed in order to be good stewards to the funds they have for this project. The Committee thanked Mr. Winschel for the update on the Rehab & Nursing Center Expansion Project.

### **COMMUNITY ACTION UPDATE & SENIOR TAX LEVY UPDATE**

Ms. Deanna Cada began by reading a letter she received from Prairie State Legal Services regarding a success story for DeKalb County Senior Tax Levy allocations.

*An older man came to Prairie State Legal Services seeking representation in an eviction case that had been filed against him by his landlord. An eviction would have meant the automatic termination of his Section 8 housing choice voucher as well as probable homelessness. Since his rent was heavily subsidized by the voucher, he would have struggled to afford market*

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*rent with his fixed income. Because our client did not want to live in his current apartment anymore, he hoped to work out a move-out agreement with the landlord so that he could move someplace else with his voucher, preserving the subsidy. However, in this situation, that solution also had the risk of voucher termination due to the fact that the client would be moving within the first year of tenancy, which is not allowed with the voucher program. He was stuck between a rock and a hard place.*

*Prairie State agreed to present the man in the eviction case, as well as advocating for him with the Housing Authority. The underlying issue with his tenancy had to do with his disability. By requesting a reasonable accommodation for him, the Housing Authority allowed him to terminate his lease early without losing his voucher. As a result, we were able to help him successfully terminate his tenancy with his landlord, which prevented the eviction, and move with his voucher to a new location. This senior citizen was able to remain in the community as a result of legal representation.*

Additionally, Ms. Cada reviewed the Senior Services Tax Levy FY 2019 1<sup>st</sup> Quarter Allocations with the Committee. She also shared that with the proposed FY 2019 Budget, there would be a 2.1% increase to funds for the FY 2020 Senior Tax Levy allocation amounts.

Lastly, Ms. Cada informed the Committee that after 22 years of service, Jess Collins in the Community Action Department will be resigning as of October 12<sup>th</sup>. As well, Ms. Cada's contract is up at the end of December for her dual role in maintain the Community Action Department and she announced that she will not be able to go forward with continuing that. She explained that what she thought was going to overlap between the Community Mental Health Board and the Community Action Department just doesn't and the Community Action Director position is really a full-time job. Her and Administration are looking a couple of options on how to move forward with the Department and she shared she will keep the Committee posted on the evolution of those conversations.

## **FY 2019 BUDGET**

### **Budget Appeals, if any.**

There were no FY 2019 Budget Appeals for any County Departments that report to the Health & Humans Services Committee.

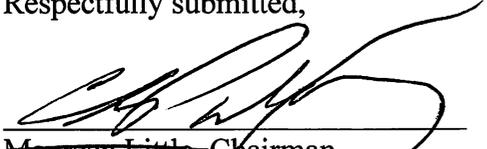
### **Committee's Questions & Review of Departments' FY 2019 Budgets**

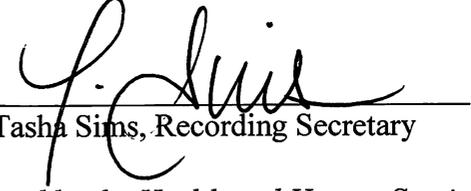
There were no specific questions asked about any department's budgets that report to the Committee.

## **ADJOURNMENT**

**It was moved by Ms. Askins, seconded by Mr. Porterfield, and it was carried unanimously to adjourn the meeting.**

Respectfully submitted,

  
Maureen Little, Chairman  
Chris Porterfield

  
Tasha Sims, Recording Secretary

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Overall Plan

SCALE 1" = 20'-0"



- 1. MEDICARE TRANSITIONAL CARE UNIT
- 2. MEDICARE RESIDENT ROOM UPGRADES
- 3. NURSE STATION AND RESIDENT LOUNGE RENOVATION (2)
- 4. SERVING KITCHEN (3)
- 5. ACTIVITY CENTER
- 6. DRIVE-UP CANOPY

NOTE: FOOD SERVICE COORIDORS IN GREEN AROUND ACTIVITY CENTER TO DINING ROOMS

- CIRCULATION
- RESIDENT ROOMS
- SUPPORT
- DINING & ACTIVITY
- STORAGE
- LIGHT RENOVATION

