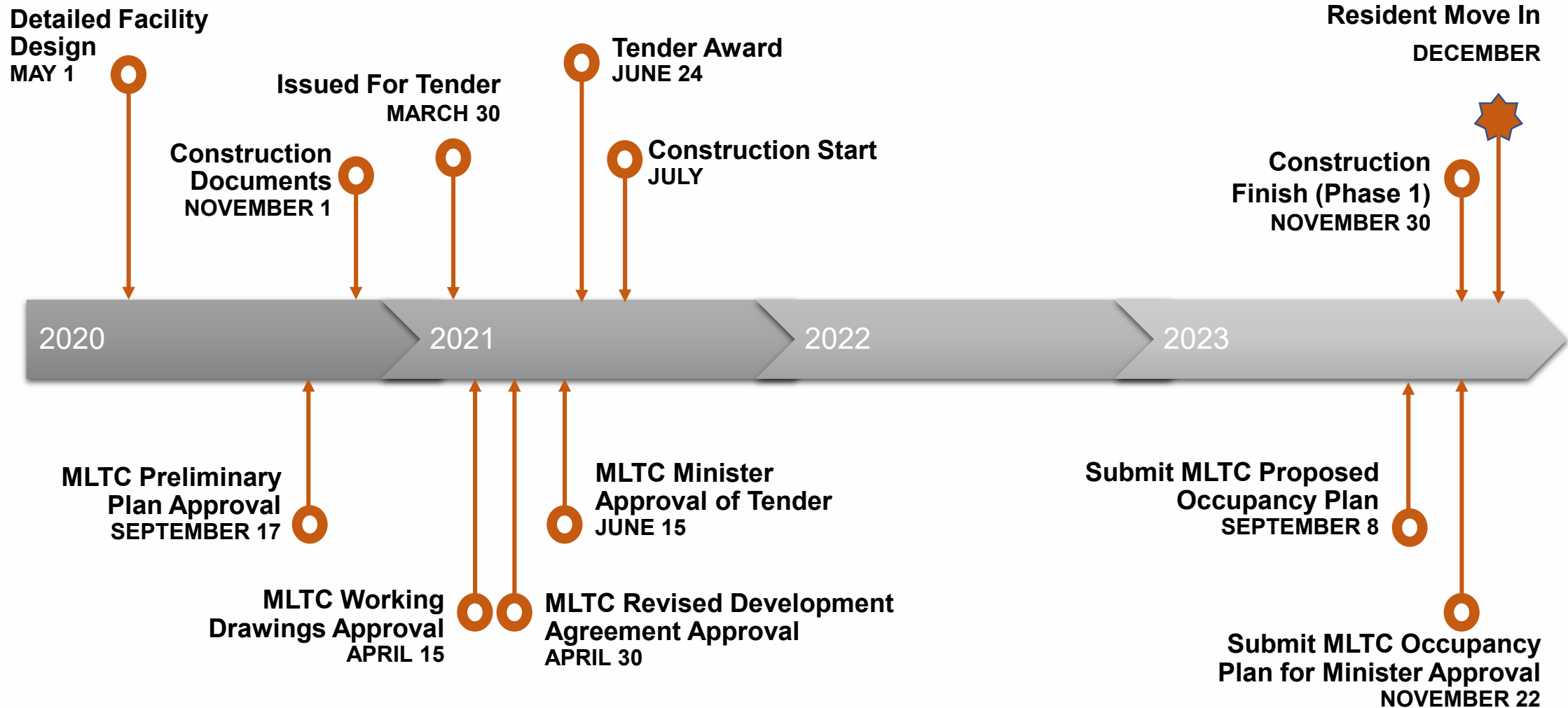


# **LONG-TERM CARE HOME** **REDEVELOPMENT**

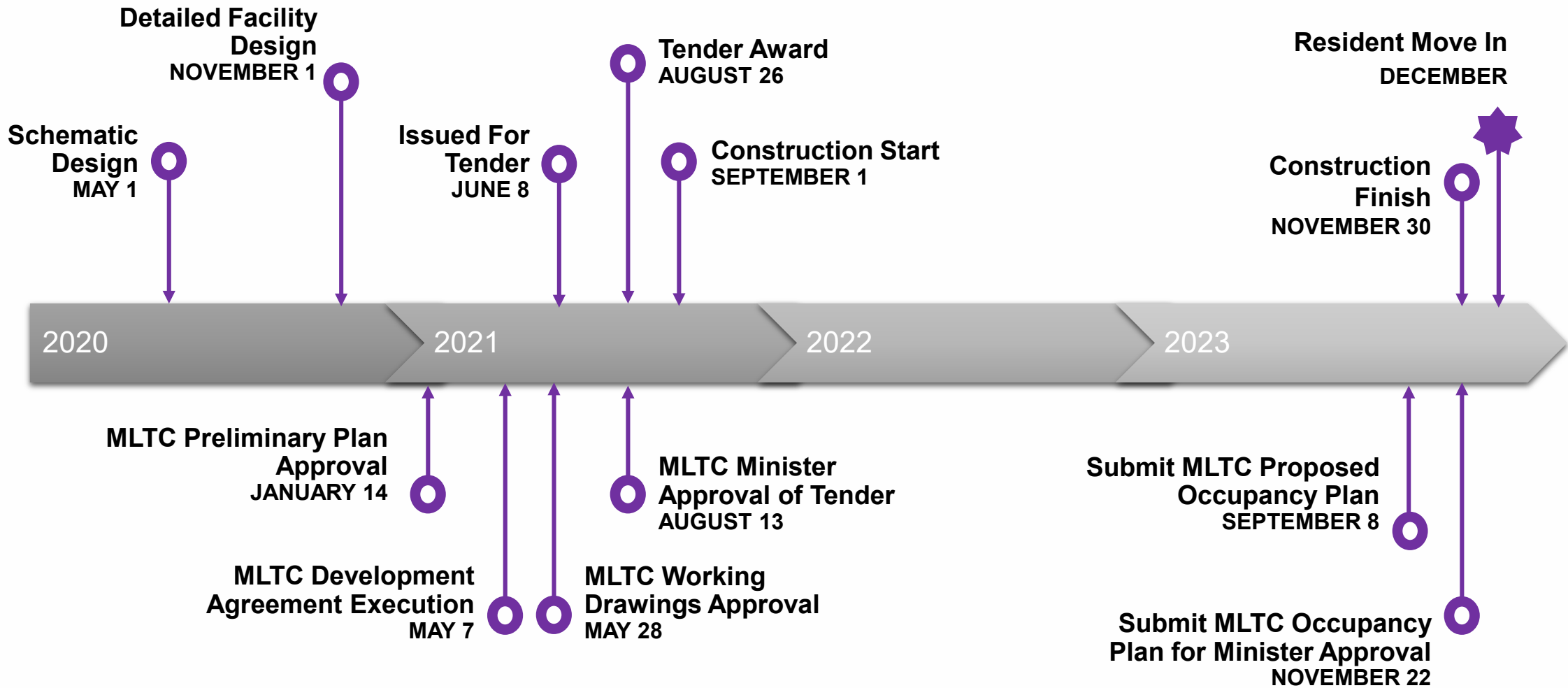
Project Status Update  
Public Health and Social Services Committee  
April 13, 2021



# Project Milestones - Linhaven



# Project Milestones - Gilmore



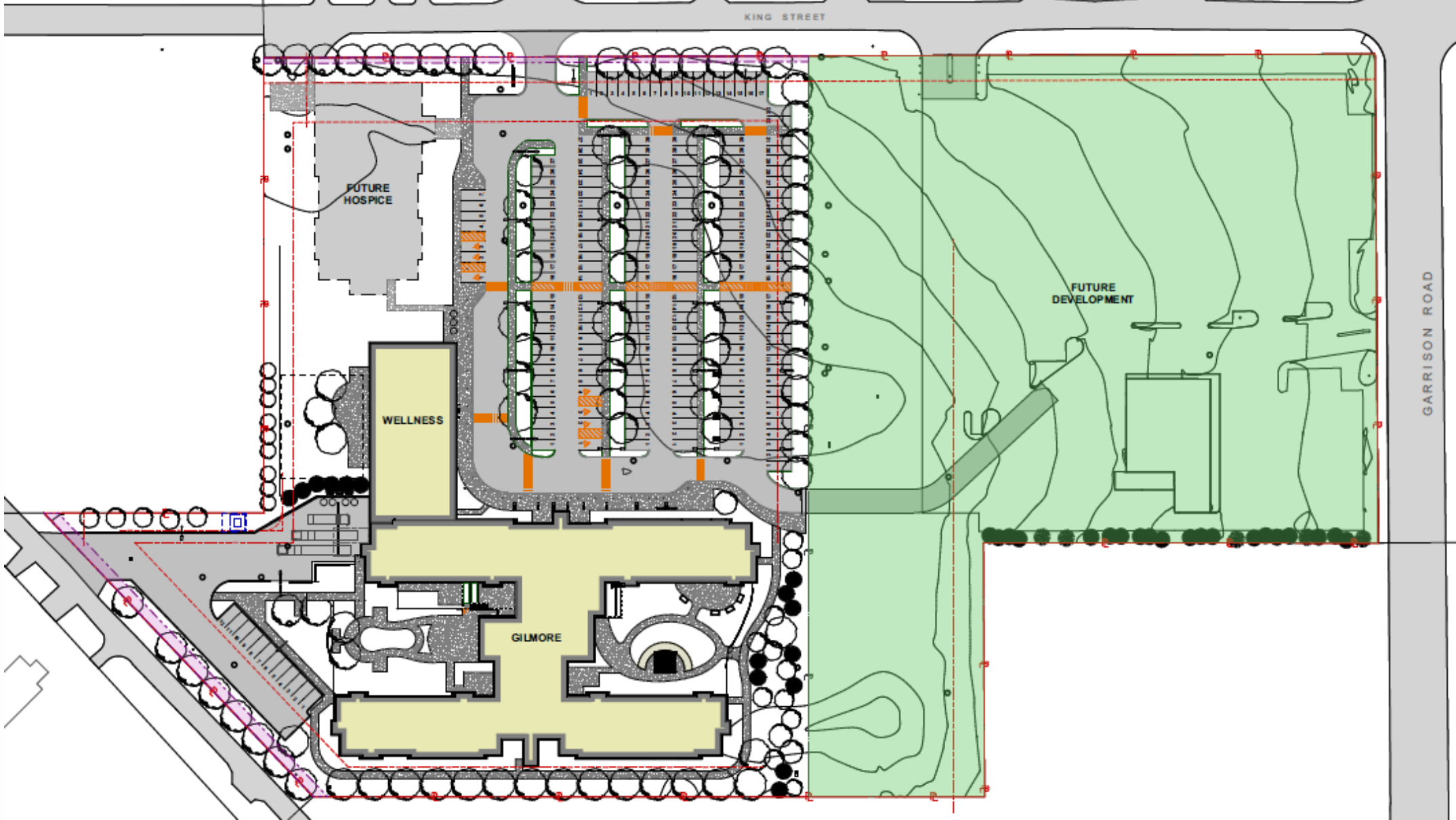
# Linhaven Site Plan



**LONG-TERM CARE HOME REDEVELOPMENT**



# Gilmore Lodge Site Plan

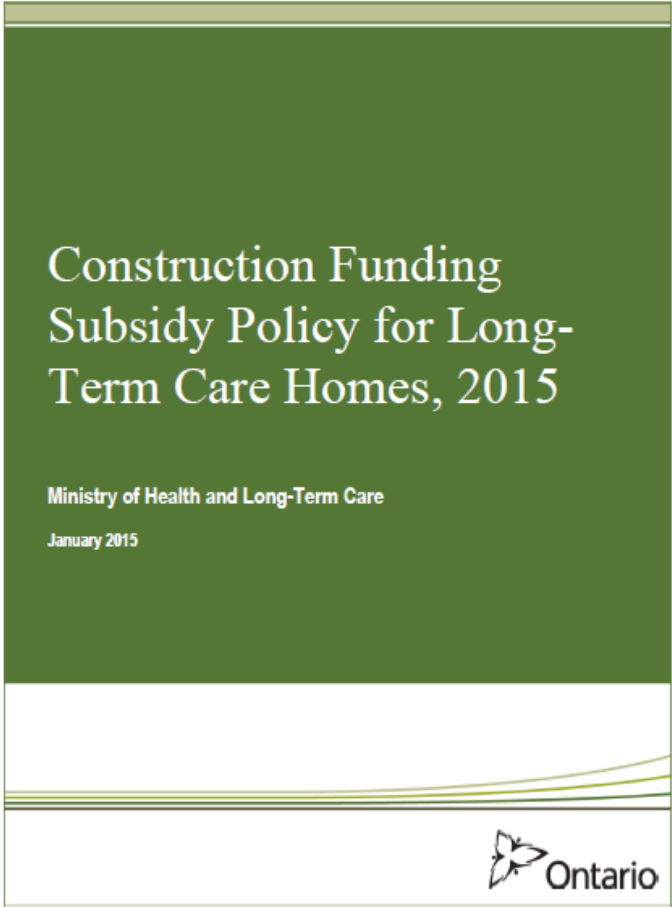
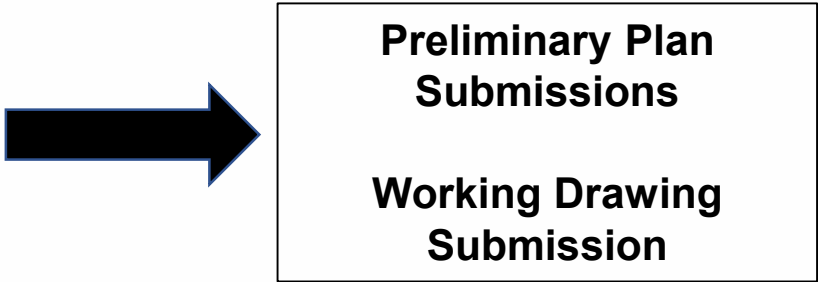
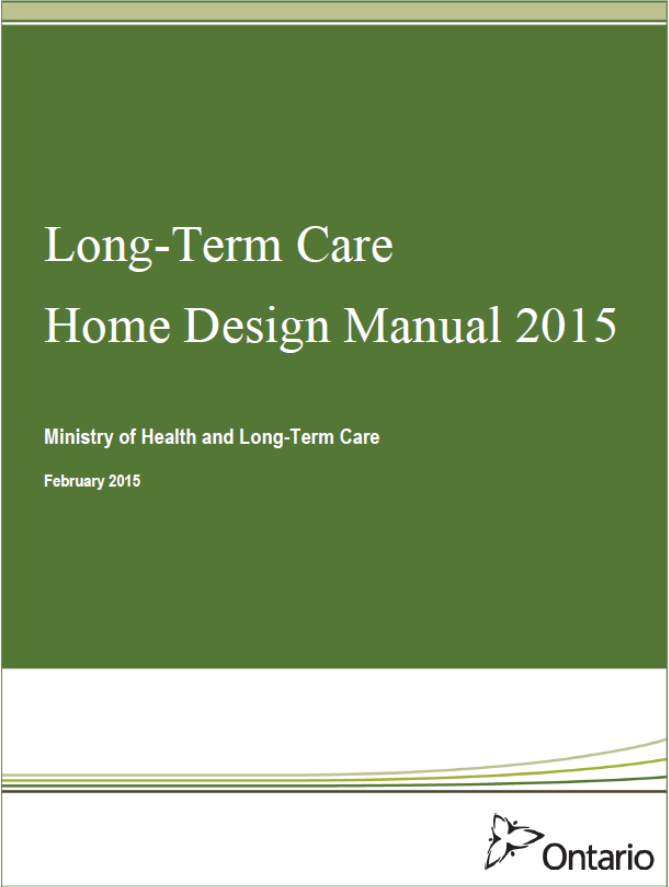


**LONG-TERM CARE HOME REDEVELOPMENT**

## Design Goals & Objectives

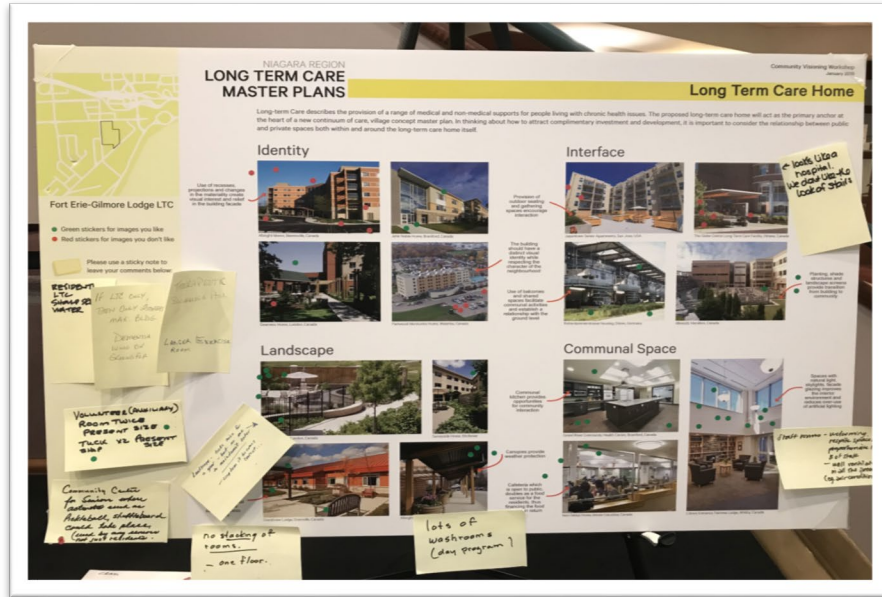
- Redevelop the LTC homes to **meet Ministry of Long-Term Care structural compliance requirements** for long term care homes and meet fire safety requirements.
- Provide a design that is incorporates **feedback of residents, staff and families.**
- Design resident home areas to be **safe, efficient** and provide a **warm family atmosphere**
- Incorporate building features that support **enhanced infection control** practices
- Create a built environment that **enhances** the **wellbeing** of **residents** and **staff.**
- **Incorporate** community **resources** / wellness **programming** for seniors to help defer or avoid long-term care placement where possible.

# Ministry of Long-Term Care Requirements





# Feedback From Residents, Staff and Families



## Engagement Sessions - June to August 2019



**LONG-TERM CARE HOME REDEVELOPMENT**

let's build the future with your input

Name: Michele Schultz  
Position: RPN Work location: NLP  
Other work locations: Meadow, woodland & Gilmore on occasion  
Focus Session: Communication centres / care station

What I like: ample center space  
What I don't like: not enough privacy  
lacks organization  
no designated CPR station  
not enough computers

Suggestions:  
code to get through (into) nurses station, red button put out for quick exit in emergency situations  
only registered staff have the code, door see through

Niagara Region

Engagement on all elements of the building including common spaces, resident bedrooms and bathrooms, spas, care stations, dining areas etc. were carried out at all of the Region's 8 long-term care homes

## Who Was Involved

- Over 340 front line staff
- Management Team
- Family & Resident Councils
- Functional Teams
- Community Groups
- Volunteers & Students







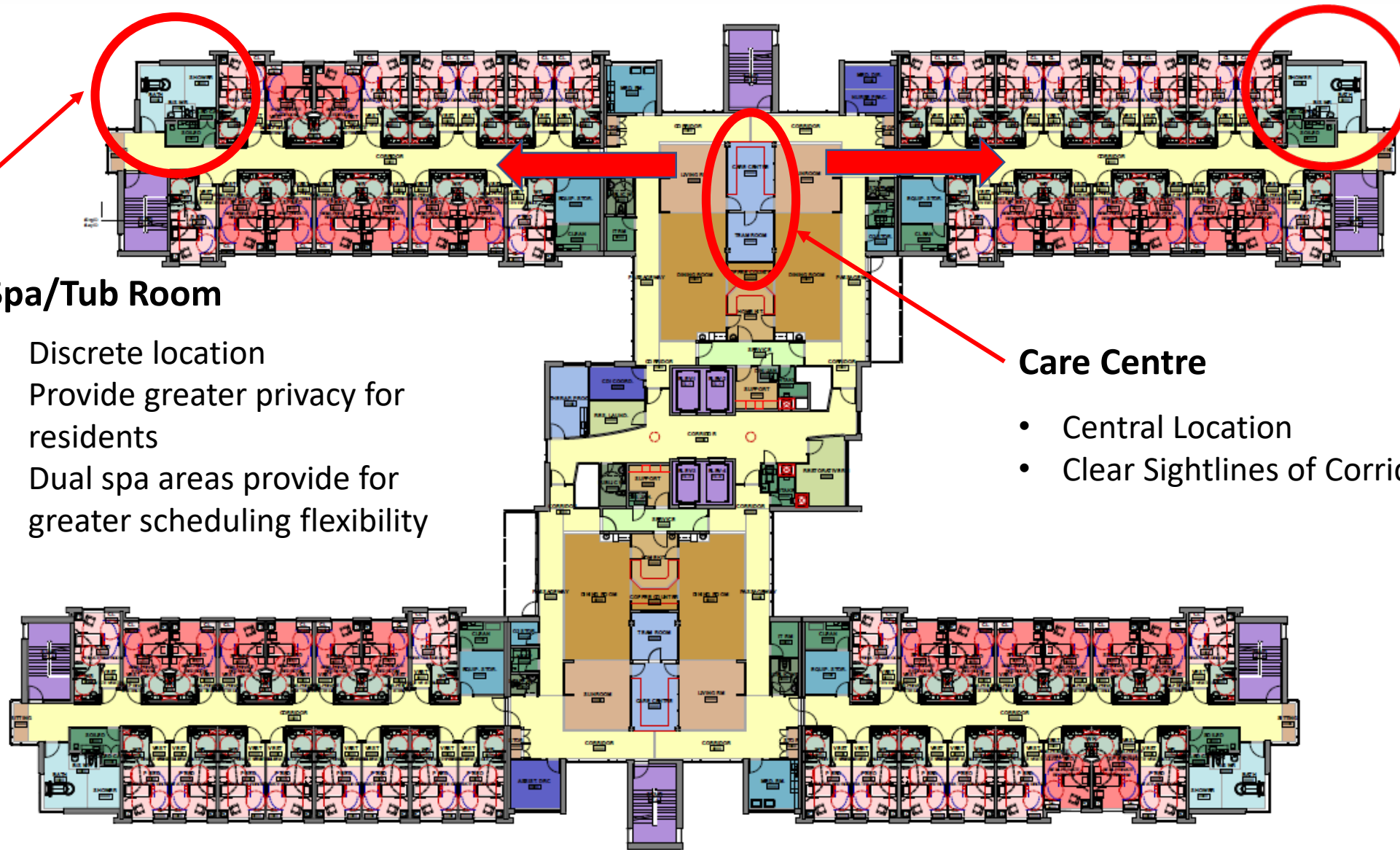
# Resident Home Areas - Safe, Efficient and Warm Atmosphere



## Resident Home Area

- 32 Residents per home area
- Designed to function as two 16 bed units
- Short, efficient corridors

**LONG-TERM CARE HOME REDEVELOPMENT**



### Spa/Tub Room

- Discrete location
- Provide greater privacy for residents
- Dual spa areas provide for greater scheduling flexibility

### Care Centre

- Central Location
- Clear Sightlines of Corridors

# Innovative Design Features to Support Optimal Infection Prevention and Control

- All residents will have single bedrooms to mitigate risks related to infection transmission as well as risks related to responsive behaviors
- Thirty-two bed units that can be sub-divided into 16 bed units for outbreak purposes
- Built-in PPE storage space outside each residents room
- Implementation of a decentralized HVAC strategy



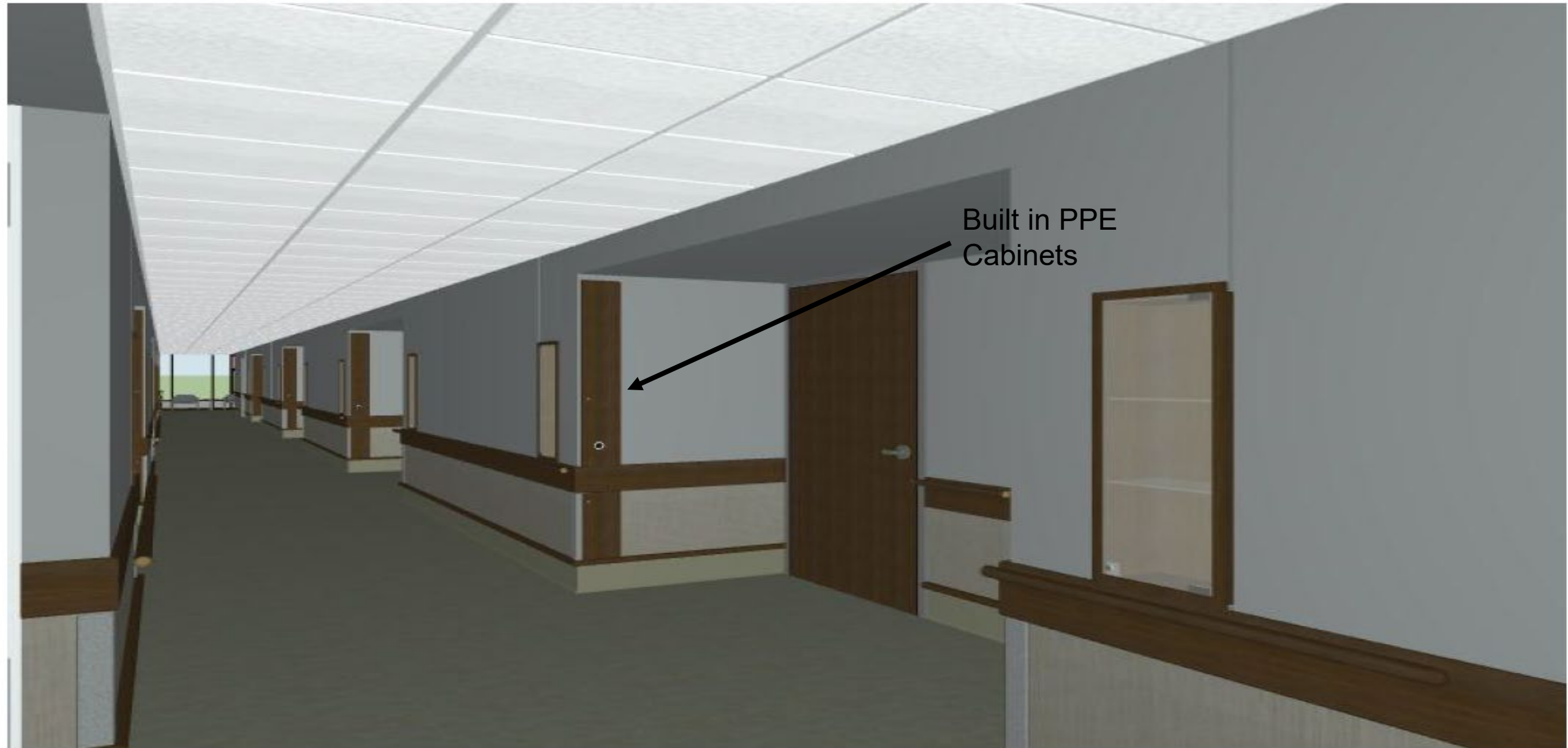
# Resident Rooms



Resident Bedroom

Resident Ensuite Washroom





Built in PPE  
Cabinets

View Down RHA Corridor

# LONG-TERM CARE HOME REDEVELOPMENT

# Enhancing Wellbeing of Residents and Staff

- Linhaven and Gilmore Lodge will be pursuing WELL™ Silver certification under the WELL Building Standard
- Holistic approach focused exclusively on enhancing people's health and well-being through the built environment
- Based on scientific and medical research
- **Benefits of WELL**
  - Creates a built environment that enhances physical and mental wellbeing of residents and staff
  - Supports staff recruitment and retention strategies
  - Increase staff engagement and promote the delivery of high quality, compassionate care to residents.



The leading tool for advancing health & well-being in buildings and communities globally.





# **LONG-TERM CARE HOME REDEVELOPMENT**





# LONG-TERM CARE HOME REDEVELOPMENT





Exterior South Courtyard a

# LONG-TERM CARE HOME REDEVELOPMENT





# LONG-TERM CARE HOME REDEVELOPMENT



LTC View in Lobby b

# LONG-TERM CARE HOME REDEVELOPMENT





Wellness Program Kitchen

**LONG-TERM CARE HOME REDEVELOPMENT**





Wellness Exercise Room

**LONG-TERM CARE HOME REDEVELOPMENT**

# Next Steps:

Long-Term Care Redevelopment updates will be provided to Council through monthly newsletters issued via Councillor Weekly Correspondence distribution.

Tender award recommendation reports for Linhaven and Gilmore Lodge construction contracts will be re-routed through Corporate Services Committee and Regional Council in June and August respectively.

## LONG-TERM CARE HOME DEVELOPMENT UPDATE

Issue 2021-1 | January 2021

Niagara Region



### Gilmore Lodge Design Update – January 2021

Despite disruptions and uncertainty around the COVID-19 pandemic, the project team has continued to make good progress on the project, meeting “virtually” with the design team, to advance the design. The Gilmore Lodge Redevelopment remains on schedule with a planned completion date of December 2023.

Schematic design, which defines the form, size, character and preliminary design detail of the project is complete and the project team is currently in the design development phase where building elements and details are being further refined and coordinated.

The architects are in the process of refining the building aesthetics and selecting exterior materials. With the guidance of the Working Group, refinements to the floor plans and layouts continue to evolve. Preliminary concepts for the structural, mechanical and electrical systems are being defined through design development.

Planning applications for the site plan development are being prepared and will be submitted to the Town of Fort Erie in early January to commence the planning approval process.

Stay tuned for the March issue of the Long-Term Care Home Redevelopment Update.

#### PROJECT TIMELINE

- November 2020**  
Preliminary Plans
- May 2021**  
Contract Documents Completed
- July 2021**  
Tender Award
- September 2021**  
Construction Start
- November 2023**  
Substantial Performance
- December 2023**  
Residents Move In



Thank You