

To:	Chair and Members of the Long-Term Care Committee of Management
Committee Date:	May 11, 2021
Subject / Report No:	LTCR-CM-10-21
Title:	Infection Prevention and Control (IPAC) Minor Capital Funding, Minor Capital Funding and New Cooling Requirements
Prepared by:	Joanna Alpajaro, Deputy Treasurer
Reviewed by:	Kim Wingrove, CAO
Lower Tier(s) Affected:	
Status:	Adopted as Amended by Committee of Management CM18-21 excepting Rockwood Terrace Sprinkler System; Endorsed by County Council CC46-21

Recommendation

1. That Report LTCR-CM-10-21 regarding **2021 Infection Prevention and Control (IPAC) Minor Capital Funding, Minor Capital Funding and New Cooling Requirements** be received; and
2. That the recommended projects contained in Report LTCR-CM-10-21 be endorsed; and
3. That these recommended projects be funded by **IPAC Minor Capital Funding or Minor Capital Funding and any project deficits be funded from surplus realized from within the respective homes' capital budget or, if a surplus is not available, from the Long Term Care Capital Renewal and Replacement Reserves.**

Executive Summary

The County of Grey will receive \$266,826 as another allocation of IPAC Minor Capital Funding through the Ministry of Long-Term Care. This one-time funding is a continuation of the IPAC Minor Capital Fund that was first announced on October 9, 2020 and must be spent by March 31, 2022.

The County will also receive \$122,641 of Minor Capital funding for Grey Gables and Rockwood Terrace. This funding is the second year of the Minor Capital Program announced on July 31, 2020 and must also be spent by March 31, 2022.

The Ministry of Long Term Care has added a condition that all funding provided to homes through Minor Capital and IPAC Minor Capital must be directed to the acquisition of air conditioning equipment to ensure every resident bedroom and common area is supplied with air conditioning. The Ministry has also amended the cooling requirements in Ontario Regulation 79/10.

Background and Discussion

On March 19, 2021, in response to a public commitment to improve air conditioning solutions in long-term care homes across the province, the Ministry of Long-Term Care announced \$85.3 million for minor capital funds to be available to support homes in purchasing, installing, upgrading or repairing air conditioning in common areas and in resident rooms, and for other eligible minor capital priorities. The investment includes \$23.9 million of funding for the Minor Capital program and \$61.4 million of funding for the IPAC Minor Capital Program. Table 1 outlines County of Grey’s allocation of these funding streams.

The Ministry of Long-Term Care has proposed regulatory amendments that would enhance cooling requirements in long-term care homes to improve the safety and comfort of long-term care residents. Proposed amendments include a requirement for air conditioning or mechanical cooling in designated cooling areas, a refined regulatory approach that clarifies requirements for licensees to better protect residents from heat-related concerns and specific procedures to protect residents from unacceptably high temperatures. These proposed amendments are targeted to come into effect on May 15, 2021.

Table 1 – Additional Allocation of Funding per Home

Home	IPAC Minor Capital Funding	Minor Capital Funding	Total
Grey Gables	\$67,272	\$54,203	\$121,475
Lee Manor	\$88,354	\$0 *	\$ 88,354
Rockwood Terrace	\$111,200	\$68,438	\$179,638
TOTAL	\$266,826	\$122,641	\$389,467

*Lee Manor receives Structural Compliance Premium, 2009, instead of Minor Capital

If all common areas and resident rooms have air conditioning, then Minor Capital and IPAC Minor Capital funding may be used for other eligible expenditures under these programs.

Grey Gables

Grey Gables has air conditioning in the entire building, including resident rooms, so it may use Minor Capital and IPAC Minor Capital for other eligible expenses. Grey Gables has budgeted

\$67,272 of Minor Capital for various capital projects in the 2021 approved budget and will continue to work towards completion of these projects.

Grey Gables is recommending using IPAC Minor Capital funds for the following projects:

- Heating/Cooling System – there are fourteen two-ton to twenty-ton cooling units that provide cooling to the home. Two of the older units, a twenty-ton and a ten-ton unit, use R12 coolant which is quite costly and is harmful to the environment. Due to the age of these two units, there has been an increase in the number of breakdowns and repairs required. The replacement of these two cooling units was proposed in 2022 of the ten-year capital. Staff are recommending using IPAC Minor Capital for the immediate replacement of these two cooling units to ones that use a more environmentally friendly coolant. The cost of this is projected to be \$47,300.
- Replacement of hand railings – The current handrails throughout the home are wood and have been ruined due to enhanced cleaning multiple times a day. The rails have become very hard to sanitize. Staff are looking at replacing current handrails with IPAC friendly material that can be easily cleaned and sanitized for the safety of the Residents/Staff and aesthetically complimentary to the home. The cost of this is projected to be \$20,000.

Lee Manor

Lee Manor is recommending using the funds to purchase split air conditioning units and portable cooling units for areas of the home that would benefit from the additional cooling. The resident rooms have a mechanical system in place that tempers the air and removes some of the humidity.

Lee Manor is recommending using IPAC Minor Capital funds for the following projects:

- Ductless Split and Portable Air Conditioning Units – This will provide enhanced cooling to the small South lounges and the swabbing area. This project is estimated to cost approximately \$25,000
- HVAC Rooftop Ductwork Insulation – Duct insulation of the rooftop duct has deteriorated over time. Reinsulating of this duct will reduce heat loss or gain through duct walls. This project is estimated to cost \$90,000, and \$63,000 will be funded by IPAC Minor Capital. The remainder of this project (approximately \$27,000) will be funded by any surplus realized in Lee Manor's capital budget, or, if there is no surplus available, from the Lee Manor Capital Renewal and Replacement Reserve.

Rockwood Terrace

Rockwood Terrace has air conditioning in the entire building, including resident rooms, so it may use Minor Capital and IPAC Minor Capital on other eligible expenses. The team at Rockwood Terrace, while being cognizant of the redevelopment project, is recommending using IPAC Minor Capital and Minor Capital funding for the following projects:

- Increasing the inventory of slings to allow for assigned slings for each resident, therefore minimizing cross contamination. It is expected that this project will cost approximately \$10,000.
- Installation of sprinklers on the first floor. Minor capital funding would cover \$68,438 of the total budgeted amount of \$126,900 for this project. The remainder of this project (approximately \$58,462) will be funded by any surplus realized in Rockwood Terrace's capital budget, or, if there is no surplus available, from the Rockwood Terrace Capital Renewal and Replacement Reserve.

Legal and Legislated Requirements

Amendments to the cooling requirements in Ontario Regulation 79/10 effective May 15, 2021 include a requirement for air conditioning in designated cooling areas.

Financial and Resource Implications

The County of Grey will receive \$266,826 in Infection Prevention and Containment (IPAC) Minor Capital Funding through the Ministry of Long-Term Care. The County will also receive \$122,641 of Minor Capital funding. Funding must be used by March 31, 2022.

The Ministry of Long Term Care has added a condition that all funding provided to homes through Minor Capital and IPAC Minor Capital 2021-2022 must be directed to the acquisition of air conditioning equipment to ensure every resident bedroom and common area is supplied with air conditioning.

Staff is recommending that the shortfalls for the Lee Manor HVAC rooftop duct insulation and the Rockwood Terrace sprinkler installation, estimated to be \$27,000 and \$58,462 respectively, be funded from within their respective capital budgets, or if a surplus is not available, from their respective capital reserves.

Relevant Consultation

- Internal – Executive Directors of Grey Gables, Lee Manor and Rockwood Terrace; Jennifer Cornell, Director of Long-Term Care; Kevin Wepler, Director of Corporate Services

Appendices and Attachments

[MLTC Minister's Letter IPAC MC and MC 2021-2022](#)

[MLTC ADM Letter IPAC MC and MC 2021-2022](#)