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## MINUTES

### JOINT CONFERENCE COMMITTEE FOR LAGUNA HONDA HOSPITAL MEETING

Wednesday, May 28, 2008  
3:00 p.m.  
Conference Room A300  
375 Laguna Honda Boulevard  
San Francisco, CA 94116-1411

#### 1) CALL TO ORDER

Commissioner Sanchez called the meeting to order at 3:05 p.m.

Present: Commissioner David J. Sanchez, Jr., Ph.D., Chair  
Commissioner Margine A. Sako, Member

Staff: Larry Funk, Gayling Gee, Regina Gomez, Mivic Hirose, Paul Isakson, M.D., John Kanaley, Timothy Skorvinski, M.D., John Thomas, Adrienne Tong, Rowena Tran and David Woods, Pharm. D.

#### 2) APPROVAL OF MINUTES OF THE MEETING OF APRIL 16, 2008

Action Taken: The Committee approved the minutes of April 16, 2008 Joint Conference Committee meeting.

#### 3) EXECUTIVE ADMINISTRATOR'S REPORT

John Kanaley, LHH Executive Administrator, presented his Administrator's report, which focused on Laguna Honda Hospital's Annual Report and Strategic Plan update. Mr. Kanaley announced that Laguna Honda Hospital just passed the California Department of Health Services annual

Licensing and Certification Survey on the first attempt. The surveyors left Laguna Honda earlier in the afternoon. Mr. Kanaley reviewed the sections of the report and previewed the power point presentation that would be made at the June 3<sup>rd</sup> Commission meeting. Mr. Kanaley highlighted accomplishments for each of the LHH's three strategic goals:

- Goal 1: Ensure regulatory compliance, performance improvement and high-quality care.
- Goal 2: Develop a systematic approach to successfully build and initiate the operational planning for the new hospital
- Goal 3: Establish and improve communication within and outside LHH.

2007-2008 challenges have mainly been around growing pains: trying to reduce the census; adapt to budget challenges; transition to the new building

Where Are We Going in FY 2008-2009

- New Value Statement: "Our Residents Come First"
- Keep the same three goals
- Clarendon Hall closure
- Transition to 780 residential census

#### Public Comment

Patrick Monette-Shaw said the CMS reduction in funding is about preventable events. Regarding restorative treatments, LHH should consider stressing that this is a collaboration between Nursing and Rehab and that there are two levels of restorative care. The city must begin planning now for the volume of SNF patients in the dementia cohort.

#### Commissioners' Comments

- Commissioner Sanchez appreciates the information about where Clarendon Hall patients were assigned. He comments the excellent work of staff, particularly in light of changing populations and never being fully funded.
- Commissioner Sako appreciates the work that went into passing the survey. She is concerned about reducing the census to 780 and the fact that Laguna Honda is not taking new SNF patients. Who is keeping track of where clients are going if they are not coming to Laguna? Mr. Kanaley said he only has data from San Francisco General Hospital, which sends the most clients to Laguna Honda. Commissioner Sako said the new Health Commission committee, called the Citywide Health Planning and Effectiveness Committee, wants to make sure that as we move forward and are faced with more budget cuts, we need to be proactive. She urged LHH to plan for the future and use the JCC and the Commission to inform about how budget cuts will impact services.

#### **4) LAGUNA HONDA HOSPITAL REPLACEMENT PROJECT UPDATE**

John Thomas, Project Manager, LHH Replacement Project presented an update on the replacement project. Construction of the three buildings approved in the Program's current budget: the Link Building, and the South and East Residence Buildings and the associated new hospital site improvements continue. These new facilities will accommodate 780 residents and are scheduled to open in early 2010. As of the end of May 2008, construction on the three buildings is approximately 65% complete. Installation of the interior wall framing and installation of drywall

continues in the Link and South Residence Buildings. Mechanical, electrical and plumbing installation is underway in all three buildings. The exterior window walls have been installed on the east and west faces of the Link building. With exterior wall framing completed on all buildings, the contractor is now focusing on providing a weather tight enclosure before the end of this summer. Window frames and flashing are installed in the South Residence, with paper and metal lath about 90% complete. Stucco application began on May 19<sup>th</sup> on the South Residence and will take approximately three months to complete. The East Residence building, which experienced additional delays due to damages sustained during the storm of January 4<sup>th</sup>, is also in the process of 'drying' in the building. 'DensGlas' has been installed on the exterior of the East Residence with the window collar, windows and lathing to follow. Remodel of the existing Hospital began in June 2007. This work is being performed in phases in order to minimize the impacts to the operating Hospital. Initial phases have focused on upgrading the fire exit stairs in Wing H, and have progressed to structural upgrades at Simon Auditorium and the Chapel. Stair #1 upgrades are underway and are expected to be complete by June. Following Stair #1, the team will focus their efforts on construction of new restrooms adjacent to Simon Auditorium as well as the foundation work necessary to construct the breezeway corridor connections. Completion of Phase I of the remodel will coincide with opening of the South Residence and Link Buildings.

The Furniture and Medical Equipment Management Services contract is for a professional service to provide a turnkey management solution for the medical equipment, resident room furniture and resident laundry equipment, library millwork and furniture. Negotiations were completed last quarter and the contract was certified in December, 2007. The FF&E team has been working closely with the Contractor, Architect and Hospital staff to coordinate the procurement of equipment for the new facilities.

All residents have been relocated from Clarendon Hall in anticipation of closing this building by June 30<sup>th</sup>, 2008. Hazardous materials abatement work will begin immediately upon turnover of the building (July 1), and is estimated to take two months to complete. Demolition work will proceed after that for an additional two to three months. Beginning as early as November 2008, construction of the Connector Structure / East Residence Building loading dock will commence.

The final phase of work, including the demolition of a portion of the existing wings of the main hospital (wings D, E, F & G) and the associated sitework creating entrances to the remodeled existing hospital (wings A, B, C & H) will follow the relocation of all remaining residents from the existing main hospital. This phase is not expected to begin before 2010.

In light of the delays on the project, the City has added staff to the architectural and the City team in order to help identify and resolve problems at the earliest possible opportunity, in order to help improve productivity on the project to the originally planned levels. This effort was begun in February and has started to yield positive results, including a reduction in the number of outstanding RFIs (requests for information) as well as an increase in the number of trades people working on the project. Other areas of focus for the new team members include more rapid processing of Change Orders and Force Account work.

Although they know the cost projections will exceed the available budget, he continues to work with the contractor to define the amount and is working with the Mayor's Budget Office to determine available funding.

## Public Comment

Patrick Monette-Shaw is concerned that the cost overrun information is not being released. The Health Commission should expedite the release of this information.

## Commissioners' Comments

- Commissioner Sako will not be at the June 3<sup>rd</sup> meeting so wants to send the message that she applauds the progress that has been made and kudos to the team.

## 5) **LAGUNA HONDA HOSPITAL REPLACEMENT PROJECT TRANSITION PLANNING REPORT**

This update was not presented, as it was presented at the April 16, 2008 Joint Conference Committee meeting.

## 6) **PUBLIC COMMENT**

None.

## 7) **ADJOURNMENT**

The meeting was adjourned at 4:45 p.m.

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Michele M. Seaton  
Executive Secretary to the Health Commission