

Project Title	2010 Agency Priority Ranking	Agency Project Request for State Funds (\$ by Session)				Governor's Recommendations 2010	Governor's Planning Estimate	
		2010	2012	2014	Total		2012	2014
Minneapolis Building 17	1	\$20,000	\$0	\$0	\$20,000	\$0	\$0	\$0
Asset Preservation	2	4,000	0	0	4,000	0	0	0
Luverne Entrance Enclosure	3	450	0	0	450	0	0	0
Hastings Master Plan	4	45	0	0	45	0	0	0
Hastings Supportive Housing	5	10,300	0	0	10,300	0	0	0
Kandiyohi County Veterans Home-Willmar, MN	6	28,000	0	0	28,000	0	0	0
<b>Total Project Requests</b>		<b>\$62,795</b>	<b>\$0</b>	<b>\$0</b>	<b>\$62,795</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

**2010 STATE APPROPRIATION REQUEST:** \$20,000,000

**AGENCY PROJECT PRIORITY:** 1 of 6

**PROJECT LOCATION:** 5101 Minnehaha Avenue South, Minneapolis

**Project At A Glance**

- ◆ Update, remodel space to meet Department of Health requirements
- ◆ Re-design and enlarge unit dining room space for resident use
- ◆ Update kitchen food preparation area and dining room
- ◆ Qualifies for 65 percent federal VA reimbursement

**Project Description**

This request is for \$20,000,000 to renovate 122,300 square feet of building 17 at the Minneapolis Veterans Home. Building 17 is a traditional nursing home built in the 1970's. It is currently a long linear four (4) story building that houses 250 residents. In trying to meet current health code and nursing home regulations the building population would be reduced. The renovation will provide each resident with his/her own room and bathroom. The current configuration is overcrowded and in need of finishes replacement, additional mechanical and electrical systems replacement and/or upgrades, and a staffing model re-definition. The interior will incorporate neighborhood clusters of 16 to 18 residents back to back with another neighborhood separated only by a nursing station (support services)

**Impact on Agency Operating Budgets (Facilities Notes)**

To the extent the remodeling of building 17 changes the number of residents served, the facility's operating costs would be impacted. At this time, it is anticipated no new state funding would be required to meet the facility's operating needs.

**Previous Appropriations for the Project**

None.

**Other Considerations**

This project is eligible for funding under the federal State Home Construction Grant Program, administered by the federal Department of Veterans Affairs (VA). Under this program, the VA will pay or reimburse 65 percent of the total cost once the state has appropriated its portion – 35 percent. Because of the uncertainty of when VA approval will occur, the department is requesting the full amount and will seek reimbursement for the federal share of the project's total cost.

The mission at the department is to provide high quality skilled health care services to veterans. In addition, the department has a high demand for beds on this campus and maintains an active waiting list, at times in excess of 300.

The Minneapolis campus is on the National Historic Register. Any renovation on this campus will require prior approval of the Minnesota Historical Society. All proposed building construction projects at this campus require special design consideration to meet historic preservation guidelines.

**Project Contact Person**

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**Governor's Recommendations (To be completed by MMB at a later date)**

## Asset Preservation

**2010 STATE APPROPRIATION REQUEST:** \$4,000,000

**AGENCY PROJECT PRIORITY:** 2 of 6

**PROJECT LOCATION:** 1200 East 18th Street, Hastings, 1300 North Kniss, Luverne, 1821 North Park Street, Fergus Falls, 45 Banks Boulevard, Silver Bay, 5101 Minnehaha Avenue South, Minneapolis

**Project At A Glance**

- ◆ Provides funding for upgrades to over 50 buildings statewide
- ◆ Continues to provide a safe environment to care for vulnerable adults
- ◆ Ensures continued full use of all physical assets
- ◆ Timely repair/replacement of building components eliminates future high costs
- ◆ Projects located at the Minnesota Veterans Homes (Minneapolis, Hastings, Luverne, Fergus Falls, Silver Bay) and the Minnesota State Cemetery in Little Falls
- ◆ Does not qualify for 65 percent federal VA reimbursement

**Project Description**

This request is for \$4,000,000 for department wide renovation and upgrade of the 35 buildings in this agency. This request will address building repair items that go beyond the day to day maintenance needs of each facility. This request will also assure facilities used to care for over 900 residents are in good condition.

Examples of projects in this request include: replacing of exterior envelope components, roof replacement, tuckpointing, sanitary sewer repairs, mechanical and electrical updates, and updates to resident bathrooms and central showers. This request would update a variety of resident building components. These projects serve to maintain a safe, efficient, and manageable environment for the residents at the homes.

There are also specific asset preservation needs at each facility. Projects for the Minneapolis campus provide repairs to exterior envelopes, and the replacement of windows and doors. The Hastings campus is in need of repairs on exterior envelopes, roofs, windows, doors, and sanitary/storm sewers. Parking lots are also in need of reengineering and upgrading. The out-state campuses at Luverne, Silver Bay, and Fergus Falls are in need of a variety of building repairs including, but not limited to, resident room door replacements, nurse call and phone system replacement, boiler burner parts replacement, and storage building repairs.

The amount identified in this asset preservation request reflects a backlog of asset preservation needs.

**Impact on Agency Operating Budgets (Facilities Notes)**

The nature of these asset preservation improvements should not have any significant impact on the ongoing operating costs of each facility and may correct inefficiencies in mechanical equipment, ultimately reducing operating costs.

**Previous Appropriations for this Project**

Past amounts appropriated for asset preservation include: \$4 million in the 2005 bonding bill with an additional \$2.2 million dedicated from federal reimbursement of past projects; and \$6 million in the 2006 bonding bill. All of these accounts are being used with 95 percent of these funds encumbered for ongoing projects.

In 2007, the department received a total of \$6.5 million for repair and betterment of facilities to be used in this biennium. These funds have been encumbered against improvement projects currently in process. This funding will help with maintenance and improve the overall condition of each facility. In the past, operational funds designated for repairs and betterment have largely been reprogrammed to address operating budget shortfalls. Because of this new funding, the department is better equipped to address upkeep at every facility.

**Asset Preservation****Other Considerations**

This project is not eligible for funding under the federal State Home Construction Grant Program, administered by the federal Department of Veterans Affairs (VA). Under this program, the VA will pay or reimburse 65 percent of a project's cost once the state has appropriated its share – 35 percent.

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**Governor's Recommendations (To be completed by MMB at a later date)**

**Luverne Entrance Enclosure****2010 STATE APPROPRIATION REQUEST:** \$450,000**AGENCY PROJECT PRIORITY:** 3 of 6**PROJECT LOCATION:****Project At A Glance**

The Department of Veterans Affairs requests funds to renovate the front entrance at the Luverne Veterans Home.

**Project Description**

This request is for \$450,000 to renovate the front entrance to the 85 bed, 65,000 square foot nursing care facility. This renovation will provide protection from the elements as residents and visitors enter and exit the building during inclement weather.

**Impact on Agency Operating Budgets (Facilities Notes)**

None

**Previous Appropriations for this Project**

None

**Other Considerations****Project Contact Person**

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**Governor's Recommendations (To be completed by MMB at a later date)**

**Hastings Master Plan**

**2010 STATE APPROPRIATION REQUEST:** \$45,000

**AGENCY PROJECT PRIORITY:** 4 of 6

**PROJECT LOCATION:**

**Project Description**

This request is for \$45,000 to complete a master plan at the Hastings Veterans Home. This facility was previously a State hospital and converted to a veterans home in 1978. This facility is home to 200 veteran residents in need of domiciliary care. The master plan would review the recommendations of the Veterans Long Term Care Advisory Commission, do an analysis of the campus and, in consultation with the Federal Veterans Administration and the Minnesota Department of Veterans Affairs, recommend revised and/or new programming for this campus that would meet the current and future needs of the veterans needing services other than skilled nursing care.

The Federal Department of Veterans Affairs may partner with Minnesota for this construction. A grant has been submitted for this project which may pay up to 65% of the costs of this new home.

**Impact on Agency Operating Budgets (Facilities Notes)**

**Previous Appropriations for this Project**

**Other Considerations**

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**Governor's Recommendations (To be completed by MMB at a later date)**

## Hastings Supportive Housing

**2010 STATE APPROPRIATION REQUEST:** \$10,300,000

**AGENCY PROJECT PRIORITY:** 5 of 6

**PROJECT LOCATION:** 1200 East 18th Street, Hastings

**Project At A Glance**

- ◆ Improves programming for veterans ready for discharge
- ◆ Provides a supportive environment which increases the chance for success
- ◆ Provides a needed service which is in short supply in the Hastings area
- ◆ Increases the opportunity to serve more homeless veterans
- ◆ Does not currently qualify for 65 percent federal VA reimbursement

**Project Description**

This request is to design, construct, furnish and equip 60 units of permanent supportive housing for veterans with disabilities on the Hastings campus. This housing will consist of 60 one-bedroom apartments for single adults. All veteran residents will have some disability, but are able to live on their own with supportive services. Staff of the home is expected to provide property management and supportive services for the housing unit.

The Hastings facility currently operates 200 domiciliary beds for veterans who require support with chronic medical problems, mental health diagnosis, substance abuse treatment, and transitional services to move veterans towards independent living. There is a significant shortage of low income housing in the Hastings area and it impedes the facility's ability to timely discharge residents. In addition, the success of discharge is dependent, to a large extent, on the supportive services available to assist veterans in their transition. The Hastings facility will complement the services already in place to incrementally provide the necessary service package to veterans in the housing units.

The original concept was to remodel an existing building on the Hastings campus to provide residents with supportive housing services. After further review, the department determined that remodeling existing space was too costly and presented challenges because residents would have difficulty accessing other services on the campus. By constructing an entirely new building, costs per square foot are lower and residents will have better access to the services and programming they need.

**Impact on Agency Operating Budgets (Facilities Notes)**

This project would require an additional \$235,000 per year to support operations in FY 2010-11. Residents would be required to participate in the payment of rent and rental assistance will be sought to cover other expenses. Supportive services will be coordinated with facility and community resources. Veterans would have access to the Veterans Administration Medical Center in Minneapolis daily for additional follow-up care on an outpatient basis.

**Previous Appropriations for this Project**

\$700,000 was approved for the design of this project in the 2006 bonding bill.

**Other Considerations**

The U.S. Department of Veterans Affairs (VA) does not currently have a supportive housing program. As a result, this project may be eligible for funding under the federal State Home Construction Grant Program in the future. Under this program, the VA will pay or reimburse 65 percent of the total cost once the state has appropriated its portion – 35 percent. Because of the uncertainty of VA approval, the department is requesting the full amount and will seek reimbursement for the federal share, provided the project meets federal criteria.

## Hastings Supportive Housing

A demographic study completed in October 2004 identifies housing as one of the unmet demands on campus and supports the proposed construction. Sufficient space is available on campus for this construction and a renovated power plant will be able to support the new construction. In addition to following the B-3 state building compliance, this building will be LEED certified. The Leadership in Energy and Environmental Design (LEED) Green Building Rating System™ is the nationally accepted benchmark for the design, construction, and operation of high performance green buildings.

**Project Contact Person**

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**Governor's Recommendations (To be completed by MMB at a later date)**



**Kandiyohi County Veterans Home-Willmar, MN**

**2010 STATE APPROPRIATION REQUEST:** \$28,000,000

**AGENCY PROJECT PRIORITY:** 6 of 6

**PROJECT LOCATION:**

**Project Description**

This request is for \$28,000,000 to construct a new nursing care building consisting of 75,000 square feet. This new facility would be home to 90 veterans or spouses in need of skilled nursing care.

The Federal Department of Veterans Affairs may partner with Minnesota for this construction. A grant has been submitted for this project which may pay up to 65% of the costs of this new home.

**Impact on Agency Operating Budgets (Facilities Notes)**

**Previous Appropriations for this Project**

**Other Considerations**

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