

September 8, 2016

Donna Jerry, Health Care Administrator
Green Mountain Care Board
89 Main Street, Third Floor, City Center
Montpelier, VT 05620

Dear Ms. Jerry,

Southwestern Vermont Medical Center (SVMC) requests Certificate of Need (CON) jurisdictional determination on a renovation to create a Specialty Medicine Suite. This project does not require a CON because:

- The cost of the project is considerably below the \$3M CON threshold;
- The project is independent from other projects that have been completed in the Medical Office Building;
- The decision to proceed with the project has been made independent of other projects in the medical office building. The decision to proceed with the specialty medicine suite project was based upon the need to consolidate practices to gain operation efficiency, improve provider collaboration, and enhance the patient experience.

Goals of the renovation to create a specialty medicine suite are:

- ✓ Consolidate five separate specialty medicine practices, each with only one provider into an office suite – rheumatology, infectious disease, neurology, allergy, and pulmonology;
- ✓ Gain operational efficiencies and decrease operating expenses;
- ✓ Improve patient experience by decreasing way finding confusion and improving patient flow;
- ✓ Improve clinical outcomes by enhancing collaboration between providers.

Time Frame: October, 2016 – May, 2017 (Appendix A)

Cost: Approximately \$1.2 million

The expenses associated with this project were not included in the 2016 or 2017 capital budget approved by the Green Mountain Care Board. However, we believe that this project provides substantial operational gains and an enhanced patient experience. As such, we desire to proceed quickly. The table below shows the CSI16 breakdown of the budgeted expenses.

Division	SUMMARY	MATERIAL Cost	Labor Cost	OTHER Cost	TOTAL Cost
1	General	\$ -	\$ -	\$ 452,667.00	\$ 452,667.00
2	Sitework	\$ -	\$ -	\$ -	\$ -
3	Concrete	\$ -	\$ -	\$ -	\$ -
4	Masonry	\$ -	\$ -	\$ -	\$ -
5	Metals	\$ -	\$ -	\$ 3,675.00	\$ 3,675.00
6	WoodPlastics	\$ -	\$ -	\$ 63,400.00	\$ 63,400.00
7	ThermalMoisture	\$ -	\$ -	\$ -	\$ -
8	DoorsWindows	\$ -	\$ -	\$ 44,200.00	\$ 44,200.00
9	Finishes	\$ -	\$ -	\$ 136,500.00	\$ 136,500.00
10	Specialties	\$ -	\$ -	\$ -	\$ -
11	Equipment	\$ -	\$ -	\$ 15,000.00	\$ 15,000.00
12	Furnishings	\$ -	\$ -	\$ 82,200.00	\$ 82,200.00
13	Special Construction	\$ -	\$ -	\$ -	\$ -
14	Conveying	\$ -	\$ -	\$ -	\$ -
15	Mechanical	\$ -	\$ -	\$ 289,094.00	\$ 289,094.00
16	Electrical	\$ -	\$ -	\$ 112,000.00	\$ 112,000.00
	TOTAL	\$ -	\$ -	\$ 1,198,736.00	\$ 1,198,736.00

Project Description:

Renovation will involve 8,263 square feet of the third floor, south wing of the Medical Office Building and occur in three phases; east half, west half and connecting phases. The east half of the space is currently empty and will be renovated first. Once complete, the Pulmonology practice currently inhabiting the west half will relocate to the east half. The west half will then be renovated. The last phase involves connecting the two halves and will require only limited construction that will occur on evenings and weekends. This phased approach requires no enabling moves or additional space renovations. All project costs are including in the project estimates provided above.

The current and future floor plans appear in appendices B & C.

Five separate practices (rheumatology, infectious disease, neurology, allergy, and pulmonology) will be consolidated into the specialty medicine suite to create operational efficiencies. Currently each practice has its own receptionist, clinical support staff, exam rooms and nursing area. Consolidation of these practices into a suite will allow shared staff and space thereby gaining operational efficiency and reducing operating expenses. In addition we anticipate the consolidation will result in improved access and enhance the ability to meet community demand.

Consolidation will also improve patient flow and way finding. The current disparate locations of the five practices prevents efficient patient way finding and hampers the patient experience. Consolidation will allow our community to become familiar with a single location for outpatient specialty medicine. Moreover, consolidation will allow standardization to best practice for registration and follow-up appointment processes thereby ensuring high quality service and enhancing the patient experience.

Exam and procedure rooms will be standardized and designed to meet current Facilities and American Disabilities Act code compliance. The renovation will comply with guidelines from the Facility Guidelines Institute including making the exam rooms ADA compliant. The consistent exam room design and thoughtful layout will enhanced patient flow and facilitate a better patient experience.

There are several features of the specialty medicine suite design that support the projects goals:

1. Centralized registration and checkout improves efficiency, the patient experience and patient way finding;
2. Exam rooms shared by providers and adjacent minor procedure rooms improve patient access as they facilitate efficient use provider's time;
3. On-stage space ensures caregiver collaboration;
4. Appropriately sized storage space, including locked space for medical supplies ensures best practice;
5. Off-stage provider area facilitates relationships, collegiality and teamwork.

Percentage of Medical Office Building Renovated:

This project will add to the renovations that have occurred to the medical office building during the last three years and result in 38% of the building having undergone renovation. These renovations have created a primary care suite, ExpressCare and a General Surgery Suite. Each project has been evaluated and launched independently based upon need, appropriate space, design, and financial condition. The percentage of each floor renovated appears below;

First Floor	38% renovated
Second Floor	32% renovated
<u>Third Floor</u>	<u>42% renovated after completion of the specialty medicine suite</u>
Total Building	38% renovated after completion of the specialty medicine suite

We have not substituted four independent projects for a single project that would otherwise require a CON. Each project has been independently evaluated and launched. Moreover, each project has been completed prior to evaluating and designing the next independent project

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SVMC Linear Accelerator Letter of Intent
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based-upon need and financial conditions. Each independent project has achieved its goals of improving the patient experience, enhancing provider collaboration, and reducing expenses.

We look forward to CON jurisdictional determination on this important project.

A handwritten signature in black ink, appearing to read "James Trimarchi".

James Trimarchi, Director Planning
802 440 4051
James.Trimarchi@svhealthcare.org

Appendix A- Specialty Medicine Suite Time Frame

Time Frame: October – May 2017

Specialty Medicine Suite

Bidding

Renovation

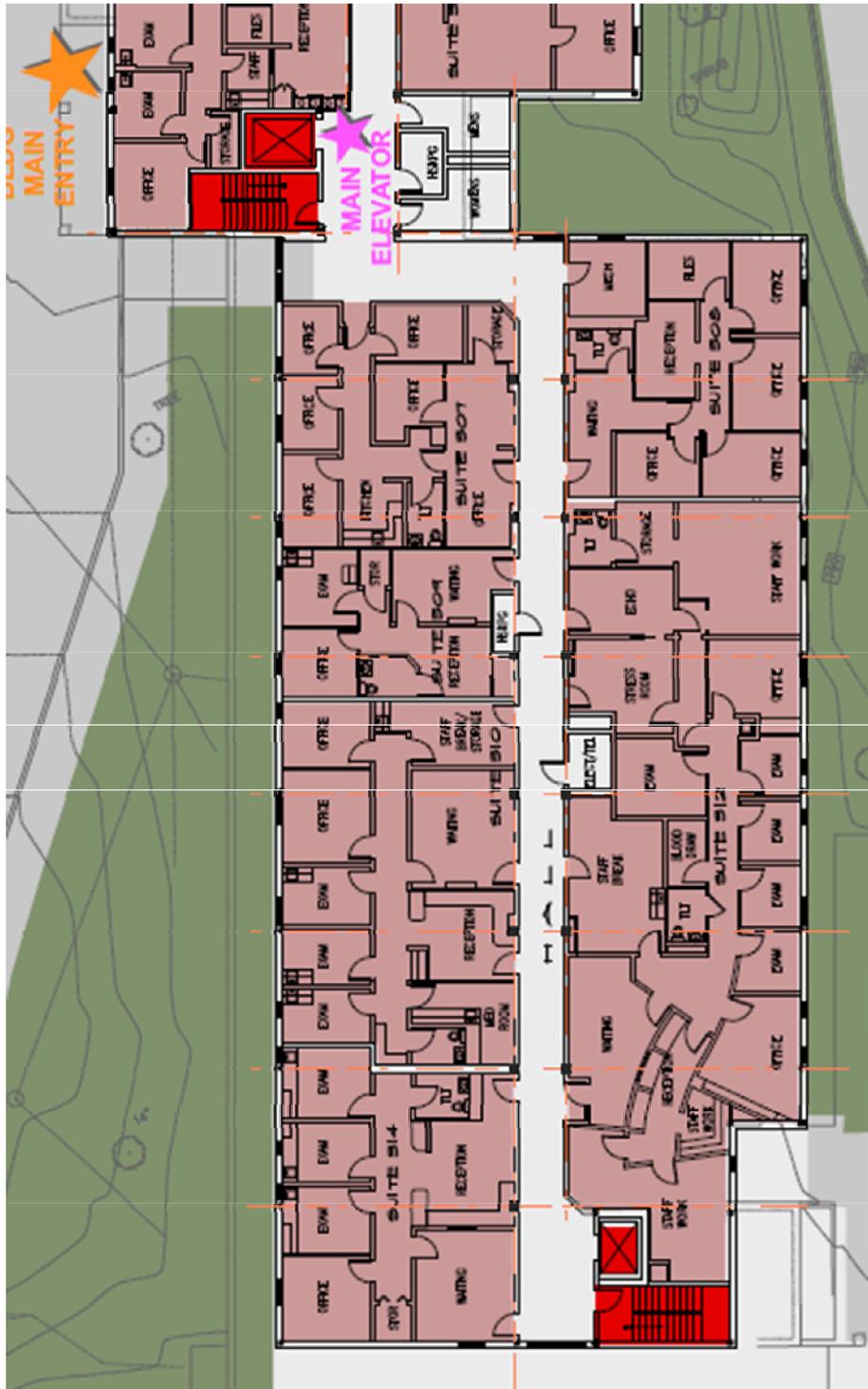
Move practice into suite

Patient appointments

FY2017								
Q1			Q2			Q3		
Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun



Appendix B- Current Floor Plan



Appendix C- Proposed Specialty Medicine Suite Floor Plan

