

COUNTY OF MILWAUKEE
Behavioral Health Division Administration
Inter-Office Communication

DATE: September 22, 2020

TO: Thomas Lutzow, Chairperson – Milwaukee County Mental Health Board

FROM: Shakita LaGrant, Acting Director, Department of Health and Human Services
Approved by Michael Lappen, Administrator, Behavioral Health Division
Submitted by Jennifer Bergersen, Chief Operations Officer, Behavioral Health Division

SUBJECT: Report from the Acting Director, Department of Health and Human Services, Requesting Authorization to Withdraw Funds from the Behavioral Health Division’s Building Reserve for System Improvement Agreement Hospital Compliance Remodel Project(s)

Issue

Target Area: Access Clinic/PCS (Psychiatric Crisis Service/Emergency Room) Remodel

The condition of the physical plant and the overall hospital environment of care must be developed and maintained in such a manner that the safety and well-being of patients, staff and visitors are assured. The hospital must meet all applicable codes as to ensure life safety from fire, also including but not limited to, the assurance that facilities, supplies and equipment are maintained to meet an acceptable level of both safety and quality. State and Federal regulations require hospitals to now achieve a ligature resistant environment in all psychiatric units of acute care hospitals, including locked emergency departments (PCS). The presence of an unmitigated ligature risk in a psychiatric hospital is a significant health and safety violation and if left unmitigated, may jeopardize patient safety and continued participation and funding from the Centers for Medicare and Medicaid Program.

Background

Upon assessment and review, the hospital’s current physical environment of care does not meet standards as required. The hospital is currently participating in a System Improvement Agreement to address all facility deficiencies now scheduled for completion by March 30, 2021. Additional approval from the governing body is being requested to obtaining funding, to pursue contracted work, obtain permits for physical changes and or obtain products, supplies and labor to correct deficiencies and ensure timely completion of corrective actions. For additional reference, this governing body approved an amount not to exceed \$3,000,000 in March 2020. The attached request is an addition to the previous report as to complete all necessary work and ensure compliance.

BHD has a Building Reserve Fund balance of \$5,154,733 as of December 31, 2019. The \$3,000,000 in capital spending approved by the MCMHB in March will reduce the balance to \$2,154,733. The additional \$2,014,192.48 being requested in this report is anticipated to reduce to BHD Building Reserve fund to a new balance of \$140,541 once the SIA improvements are completed.

46.18 (13) Building Reserve Fund. The Except in Milwaukee County, the county board shall maintain as a segregated cash reserve and annual charge of 2% of the original cost of new construction or purchase or of the appraised value of existing infirmity structures and equipment. In Milwaukee County, the Milwaukee County mental health board, for mental health infirmity structures and equipment, shall ensure the maintenance, as a segregated cash reserve, of an annual charge of 2% of the original cost of new construction or purchase of the appraised value of existing mental health infirmity structures and equipment. If the infirmity or any of its equipment is replaced, any net cost of replacement in excess of the original cost is subject to an annual charge of 2%. No contributions to the cash reserve in excess of the amount required in this subsection may be included in the calculation under s. 49.726 (1). The county board, except the Milwaukee county board, may from time to time appropriate from such reserve funds to be expended solely for the enlargement, modernization or replacement of such infirmity or its equipment. In Milwaukee County, the Milwaukee County mental health board, may require to be appropriated from reserve sums for mental health infirmities to be expended for the enlargement, modernization or replacement of a mental health infirmity or its equipment.

Fiscal Summary: TOTAL ADDITIONAL REQUEST: \$2,014,192.48

Access Clinic/PCS Remodel: Cost Estimate(s) \$292,650.00

Budget includes all union labor, equipment, materials, transportation, and disposal.

Cost proposal is provided below and covers the following statement of work:

- Eliminate existing closet and renovate restroom to ADA standards
- Convert restroom into soil utility room
- Upgrade light fixtures to anti-ligature
- Upgrade sprinkler heads to anti-ligature
- Create openings in block wall; includes new lintel
- Remove existing vestibule doors and install bi-parting doors
- New flooring in waiting area and security / screening area
- Replace existing door hardware with anti-ligature hardware
- Upgrade ACT with new 2x2 tiles and 15/16" grid
- Paint all walls
- No scope in exam rooms
- Architectural fees to provide drawings and permits
- Project management and oversight
- Construction proposal
- Unknown conditions

Additional Hospital Remodel: Cost Estimate(s)

1. Architectural services	\$63,456.24
2. Ducted return air system	\$131,325.00
3. Acoustical tile ceiling upgrade	\$42,024.00
4. Observation windows (12); two windows per unit/blind spots	\$31,518.00
5. Unforeseen conditions upon corridor ceiling removal	\$60,000.00
6. Critical re-circuitry electric power to egress systems; critical life safety systems. Provide power from emergency generator per code and ordinances	\$392,866.62
7. Shower door replacement in patient rooms (96)	\$105,556.60
8. Anti-ligature shower head (9) replacement & controls 53A	\$30,257.28
9. Fireproofing of Penthouses (10 total)	\$864,538.74
10. Pending Items, cost to be determined:	TBD

Sprinkler heads, detectors (turn towards new ducted return system)
Accelerated construction schedule

TOTAL REQUEST: \$2,014,192.48

Recommendation

BHD Administration respectfully requests the Finance Committee of the Mental Health Board, and the Milwaukee County Mental Health Board to approve a not to exceed amount of \$2,014,192.48 to be drawn from the BHD Building Reserve Fund. It will not be possible to meet the deadline of the System Improvement Agreement Access Clinic/PCS remodel and pending facility work without this authorization, as funds must be approved by the Mental Health Board in advance of the work beginning. BHD will continue to bring updates to the Board as to the work that will need to be completed, including those items removed from the scope of work.



Shakita LaGrant, Acting Director
Department of Health and Human Services

cc: Maria Perez, Chairperson
Mental Health Board Finance Committee

**COUNTY OF MILWAUKEE
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DATE: September 22, 2020

TO: Thomas Lutzow, Chairperson – Milwaukee County Mental Health Board

FROM: Shakita LaGrant, Acting Director, Department of Health and Human Services
Approved by Michael Lappen, Administrator, Behavioral Health Division

**SUBJECT: Report from the Director, Department of Health and Human Services,
Requesting Authorization to Execute 2020 Professional Services Contracts
for Grant Management and Temporary Staff Services**

Issue

Wisconsin Statute 51.41(10) requires approval for any contract related to mental health (substance use disorder) with a value of at least \$100,000. No contract or contract adjustment shall take effect until approved by the Milwaukee County Mental Health Board. Per the statute, the Director of the Department of Health and Human Services is requesting authorization for BHD/CARS/Wraparound/Inpatient Hospital to execute mental health and substance use contracts for 2020.

Background

Approval of the recommended contract allocation **projections** will allow BHD/CARS/Wraparound/Inpatient Hospital to provide a broad range of rehabilitation and support services to adults with mental health and/or substance use disorders and children with serious emotional disturbances.

Professional Services Contracts

Adult Services

Greater Milwaukee Foundation (GMF) - \$600,000

This Vendor will serve as the fiscal agent providing grant management services of CARES Act funding BHD recently received. GMF will make awards to community organizations using an agency application for the purpose of behavioral health services and relief due to the pandemic. BHD is requesting \$600,000 for 2020. The total contract amount will be \$600,000.

Hospital Services

Allegis Global Solutions - \$830,000

Allegis Global Solutions will be providing temporary staff to support shortages in Nursing and Psychiatric Technicians for the inpatient hospital unit at BHD to support the current Pandemic as BHD transitions inpatient services to UHS and BHD works to close the inpatient hospital unit.

BHD anticipates utilizing funds from vacant positions and retention payments that will not be needed as staff terminate employment. The funds are being requested for 2020 and 2021. The total contract amount would be \$830,000.

Maxim Healthcare Services Holdings, Inc. - \$166,667

Maxim Health Services Holdings, Inc. will be providing temporary staff to support shortages in Nursing and Psychiatric Technicians for the inpatient hospital unit at BHD to support the current Pandemic as BHD transitions inpatient services to UHS and BHD works to close the inpatient hospital unit. BHD anticipates utilizing funds from vacant positions and retention payments that will not be needed as staff terminate employment. The funds are being requested for 2020. The total contract amount would be \$166,667.

Fiscal Summary

The amount of spending requested in this report is summarized below.

Vendor Name	Existing Amount/New	2020 Amount Requested	Total Contract Amount
Greater Milwaukee Foundation	New	\$600,000	\$600,000
Allegis Global Solution	New	\$830,000	\$830,000
Maxim Healthcare Services Holdings, Inc.	New	\$166,667	\$166,677
Total		\$1,596,667	\$1,596,677

*Denotes a Vendor whose funding is supported by a grant.



Shakita LaGrant, Acting Director
Department of Health and Human Services

cc: Maria Perez, Finance Chairperson