

FAIRVERN

Community Information

Session

Thursday, July 28, 2022



Fairvern Redevelopment Community Information Session

Agenda

- Introductions / Hosts
- Update on Redevelopment Project Updates
 - Project Activities/Timing
 - Project Detailed Design
- Current Operations
- Special Events
 - Celebration of Transition of Operations – June 30, 2022
 - Anniversary Celebration and Ground-breaking New Site – Aug. Informed2
- Stay informed



Tonight's Hosts

- Norm Barrette
 - Commissioner of Health Services
- Jeff Yeo
 - Director, Facilities and Support Services
- Tony Ross
 - Principal, Montgomery Sisam Architects Inc.
- Carrie Acton
 - Administrator, Fairvern



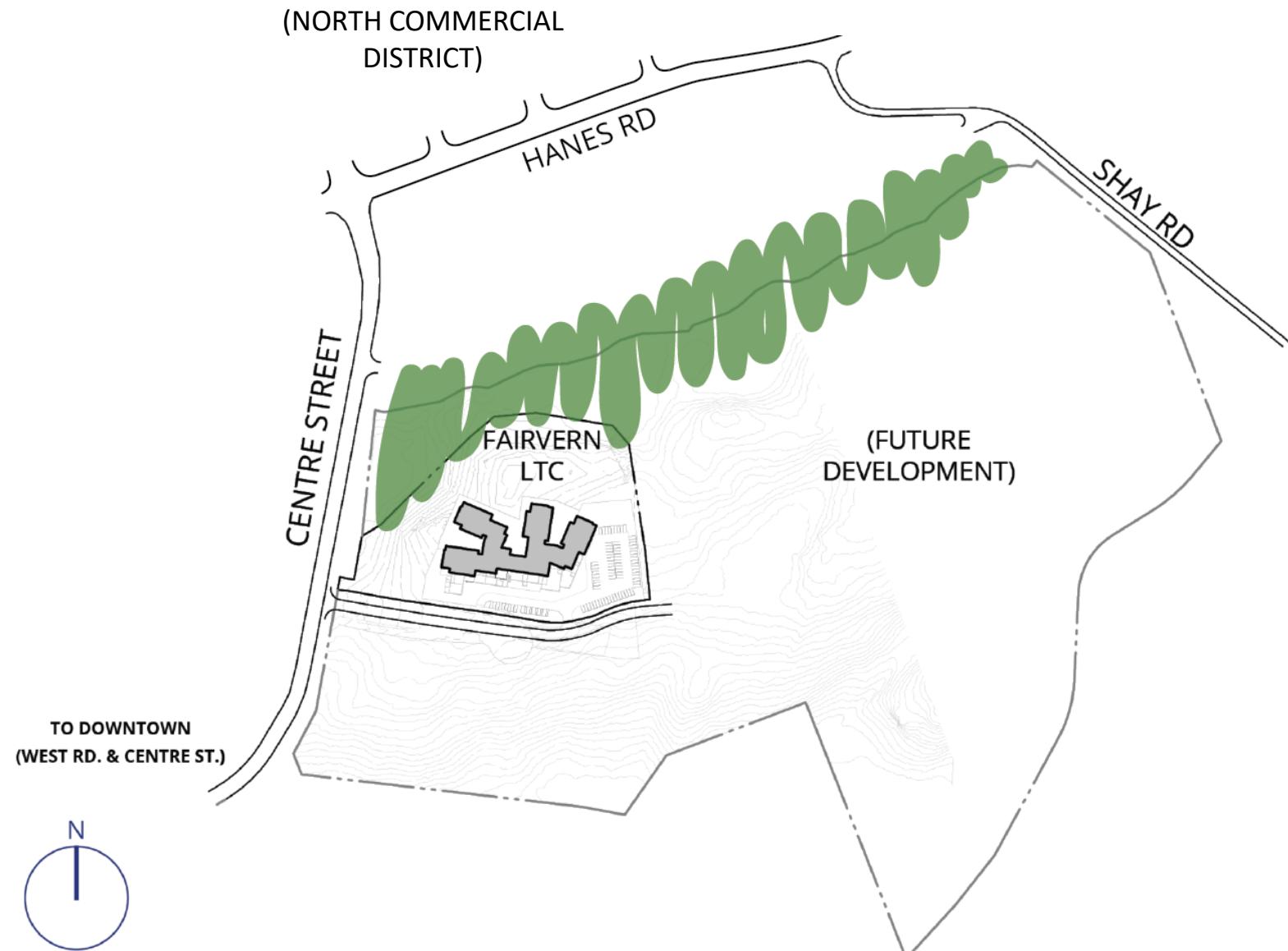
Redevelopment Project Activities

| Activity | Timing |
|---|--|
| Final Design and Site Preparation (Tree and rock removal, preliminary grading) | Underway (expect to be completed by year end) |
| Construction Tendering | Released early 2023 |
| Construction | Begins later 2023 |
| Occupancy | 2025 |

From the construction timeline included in the application to the Ministry of Long-Term Care, the construction project is within 6 months of completion of the original plan.



CENTRE STREET SITE

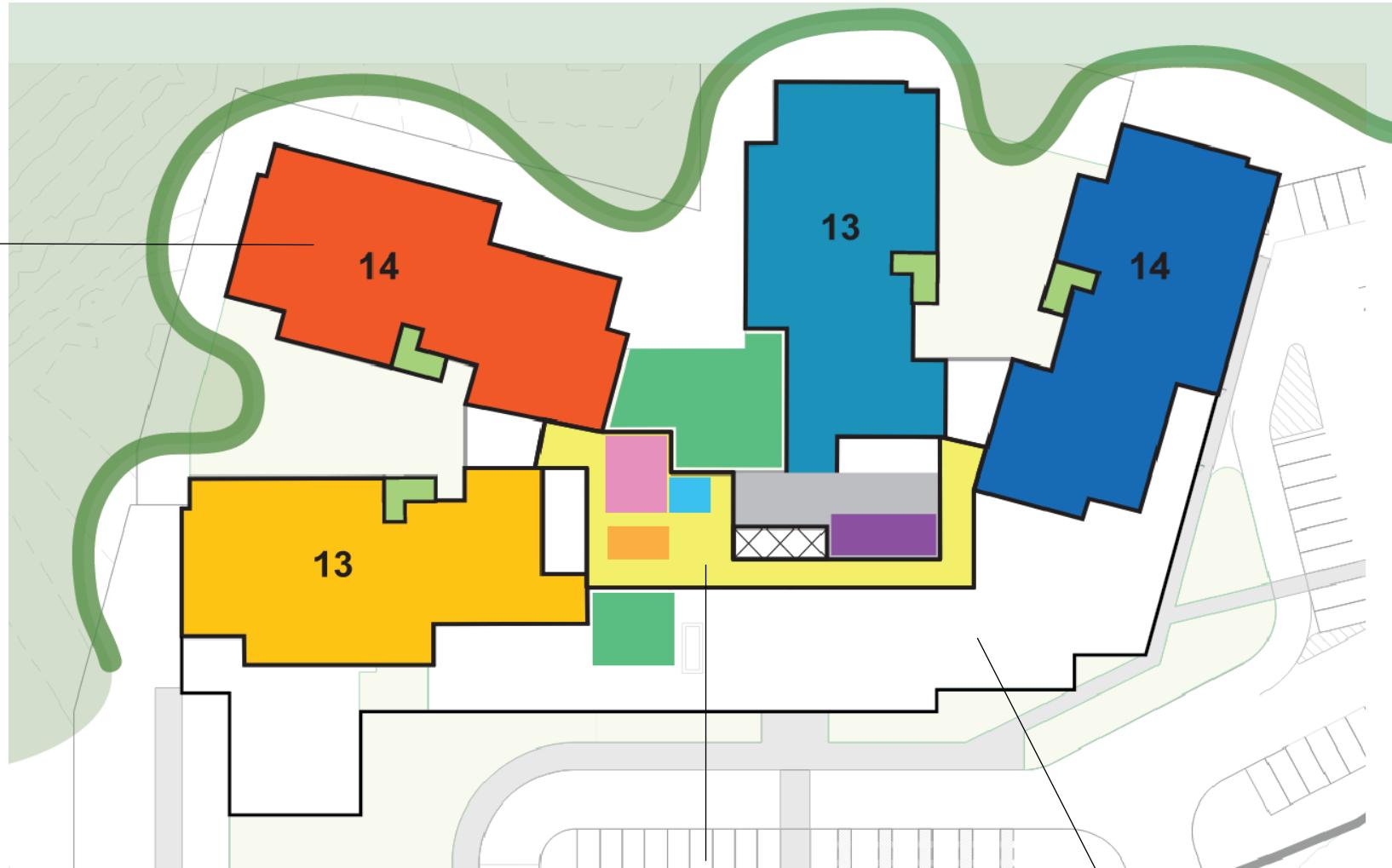


- 7.32 acres in size
- East side of Centre Street North
- Between West Road and Hanes Road
- Visible from Centre Street
- Generous front on new municipal road
- Backing onto protected greenspace

DESIGN CONCEPTS

SMALL HOME

THE SMALL HOME



THE NEIGHBOURHOOD

THE MAIN STREET

FUNDAMENTAL PRINCIPLES

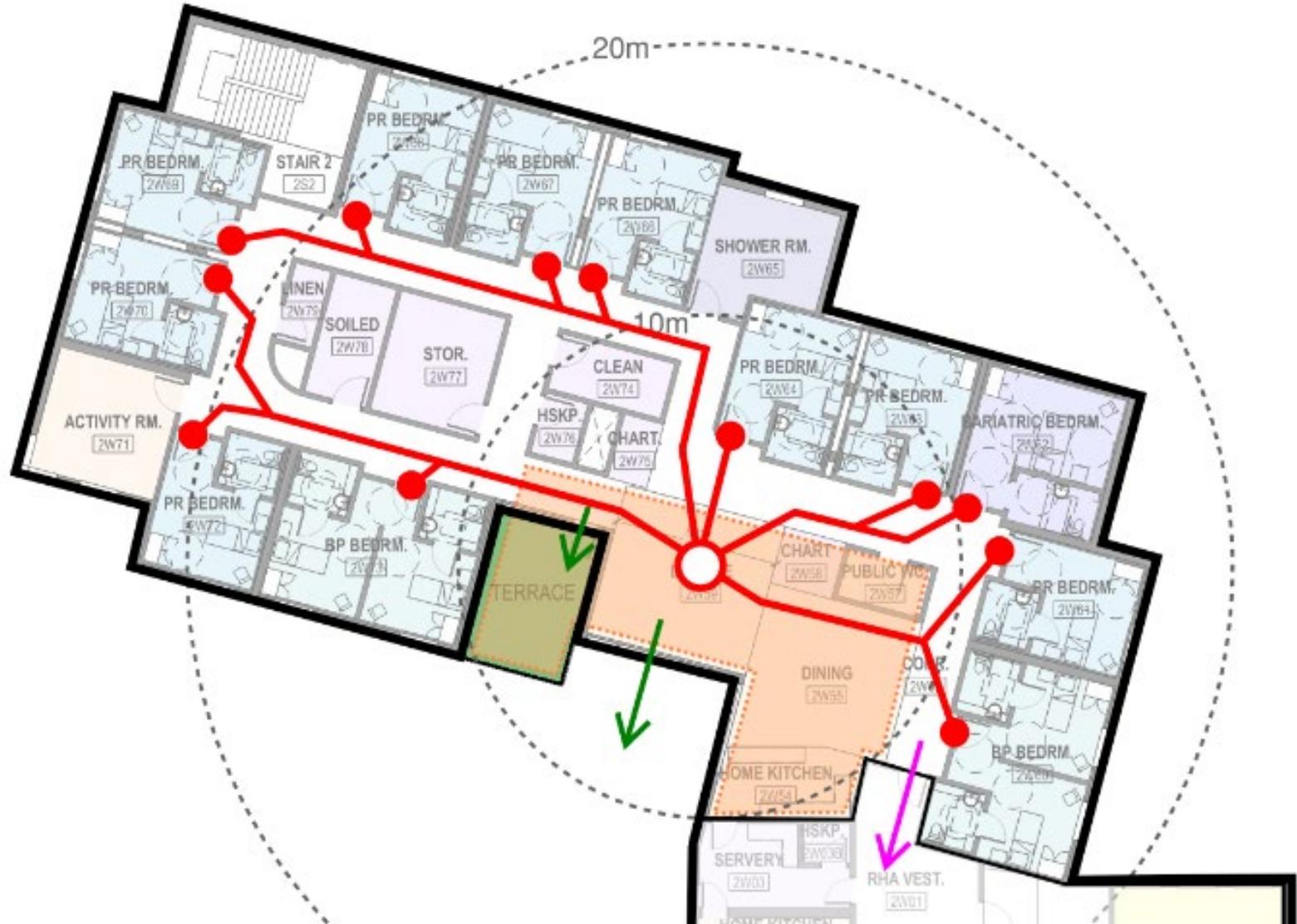
- A high quality building made for generations (including best-practice Infection Prevention and Control)
- A design based on a social model not medical model
- A building that supports resident independence and quality of life
- Desirable work environment
- Technology to be harvested at every opportunity

CRITICAL DESIGN DECISIONS TO DATE

- Small Home Design
- Small Home Dining
- Progressive and Innovative Food Service Model
- Unit Mix – 60% Private, 40% Basic Private
- Room Types – Every Resident has their own Washroom
- High Quality Space for Staff
- Best-Practice Infection Prevention and Control

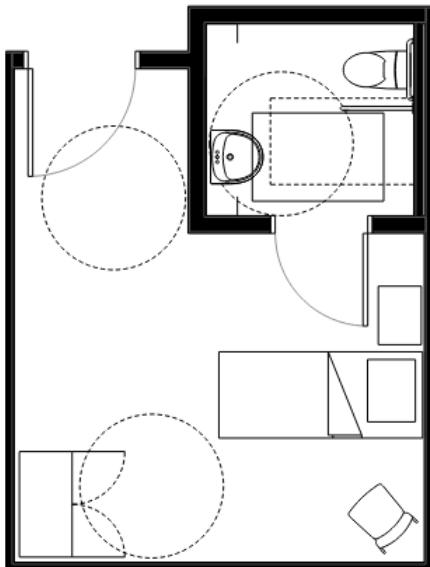
THE SMALL HOME

Live
Eat
Bathe
Sleep
Visit
Nature
Support



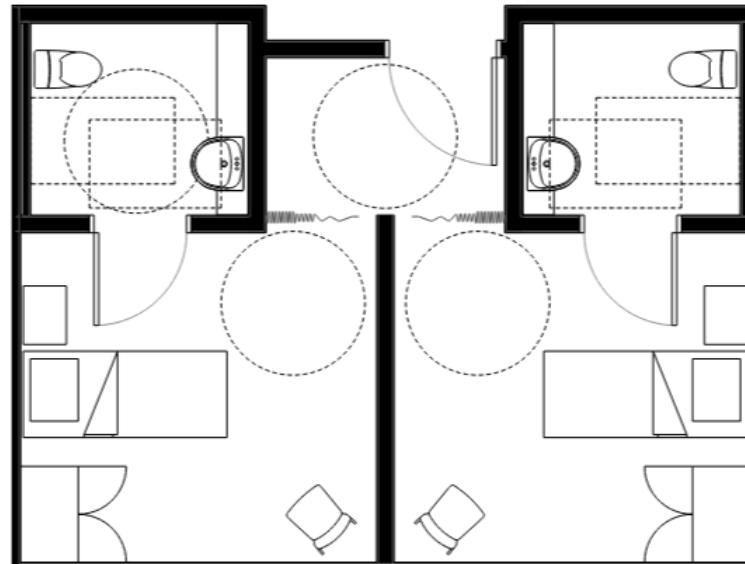
RESIDENT ROOMS

PRIVATE



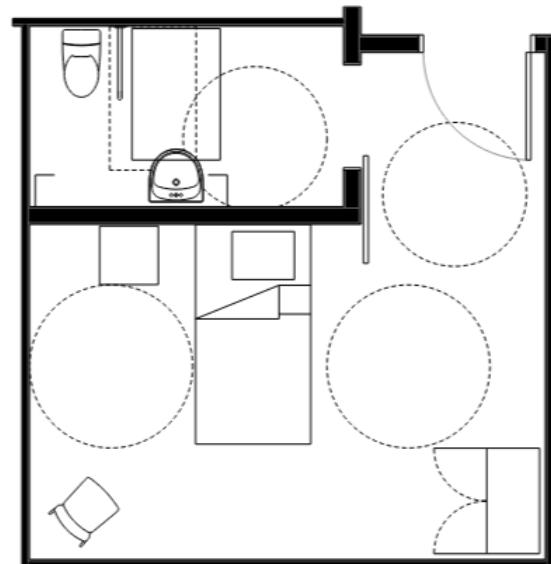
59%

BASIC PRIVATE



37%

BARIATRIC PRIVATE



4%

COUPLES ROOM?

TECHNICAL DESIGN CONCEPTS | IPAC

- Building Level Solutions
 - HVAC systems will have an 'outbreak or pandemic mode' - outside air, air changes, humidity.
 - Program space redundancy – some spaces will be planned for second mode of operation during outbreaks.
 - Generous corridor widths.
 - Real Time Locating Systems (RTLS).
 - Enhanced IT for remote conferencing.
 - Areas that exceed the Ministry minimum - ie. dining rooms.
 - IPAC approved finishes.
 - Improved access to handwashing.
- Resident Level Solutions
 - All residents will have their own washroom – dignity and quality of life
 - Residents will live and eat in subclustered (cohorted) groups of 13 or 14 (instead of 32).
 - PPE storage for all resident rooms at the entry.

TECHNICAL DESIGN CONCEPTS | RESILIENCE & SUSTAINABILITY

A progressive but 'common sense' approach

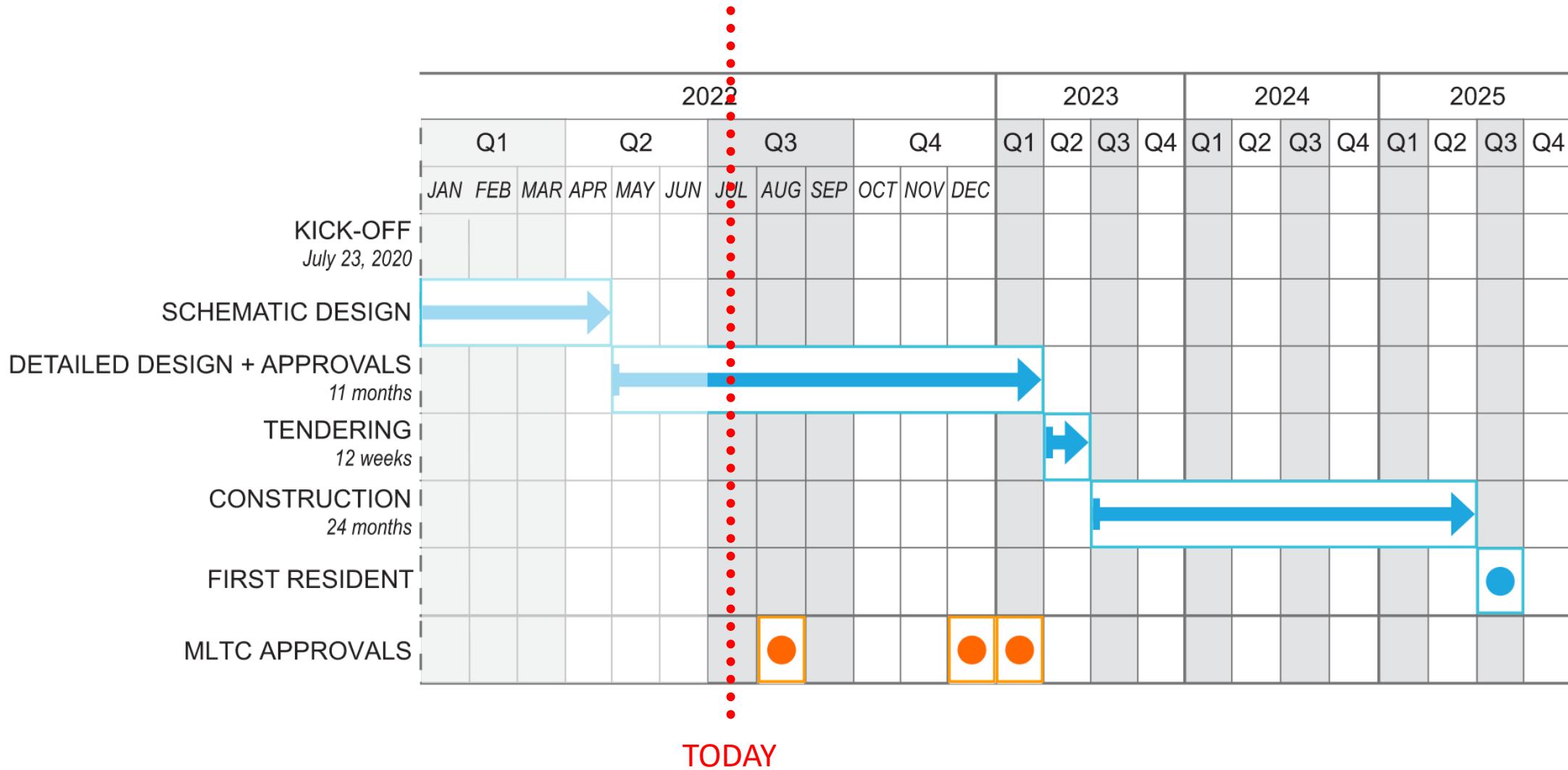
- A High Performance Building Envelope
- Efficient HVAC systems
 - Air Source Heat Pump - a low carbon electric approach; with diminished reliance on fossil fuels
 - Energy Recovery - HVAC system, plumbing system
 - Strategic placement of HVAC units - direct down to small Homes
 - In-floor heating systems - high efficiency; low carbon
 - Indoor / protected AHUs - durability / longevity / maintenance
- Durability
 - A building that could last for generations
- Efficient Electrical Technologies
 - LED lighting
 - Lighting Control
 - Building Automation
 - Renewables

RESIDENT HOME AREA ACHIEVEMENTS

- Meaningful Small Home subclusters of 13/14 residents
- A strong Social Heart that is centered in the plan form
- An efficient operational ‘twinning’ of Small Home areas
- Access to each Small Home without passing through another
- A meaningful destination within each Small Home
- A meaningful destination on each floor outside the household
- Small Home dining and food service model innovation
- Generous and meaningful outdoor space
- An endless wandering path in the household design
- Vestibuled rooms for resident privacy and dignity
- A washroom for every resident
- A direct line of sight from resident bed to washroom
- A residential scale to corridor modules
- Bathing areas with access to natural light



SCHEDULE



Current Home Operations

- Very few changes to operations post-transition
- Alignment of procedures and back office operations – Pines and Fairvern
- Current operations at a glance:
 - 56 Residents on two floors in the Home.
 - Home provides 24-hour care including Nursing, Medical, Life Enrichment, Physiotherapy, Laundry and Housekeeping.
 - Medical Director for the home provides care and input into the operations as well as oversight of Attending Physicians.



Special Events:

- **Transition Celebration Event**
 - Thank you for joining us on June 30, 2022!
- **Save the Date: Aug 11, 2022**
 - Redevelopment Site Ground-Breaking
 - 40th Anniversary Celebration – 2:00 p.m.



Have your say!

Provide your input into the
redevelopment project:

www.engagemuskoka.ca/fairvern

Survey and tonight's presentation are available tomorrow

