

Algoma

Nurse Practitioner-Led Clinic

Building Committee Meeting Minutes

Date: January 13, 2022

Time: 4:00 PM EST

Attendees: Debbie Graystone, Charline Smith, Lil Silvano, Doug Abbott, Terry Scott, Dominic Noel, Ashley Gearing

Absentees: Lyndsay Suurna

Items discussed as follows:

1. Terms of Reference draft reviewed and edited. Determined these will be brought to Board for approval.
2. Determined meeting frequency once per month on Mondays before board meetings at 5:00 PM beginning in March.
3. Reviewed and discussed the cost differential chart on each of the potential sites (see below). Discussed potential annual surplus and the increased rental costs and utilities (which is not currently a cost the clinic has to cover). Comments from discussion, unable to afford any of the locations without an increase to the annual budget.
4. Question regarding saving annual surplus to cover the increased cost at potential new locations answered. All surplus must be returned to the Ministry, this is not just a Ministry rule it is a government law.
5. Some options on how to move forward were discussed:
 - a. Delay submission of spreadsheet to Ministry while advocacy for increased annual budget continues
 - b. Move forward with submission and don't check box that we can afford the costs without our current annual budget (which could result in the Ministry stopping the project from moving forward)
 - c. Move forward with submission and check box that we can afford the costs within our annual budget and hope the Ministry will increase the annual budget (accept the risk)
6. Discussed the feasibility of the Sault College Expansion option. Some comments regarding this option were that it should not be considered as it is not enough space. Concerns that the Ministry may not approve this option as it is lower than the minimum amount of space from the Ministry's recommendation.
7. Dominic to update the cost differential chart to reflect only a 50% decrease to the Physician stipend from the current 100% decrease. This still puts the clinic at a -\$14,000 deficit for our annual budget for the 390 McNabb option.

Agenda for next meeting to be determined.

Next Meeting: Monday March 7th 2022 at 5:00 pm.

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Cost Differential Chart – Updated to include 50% decrease in physician stipend

390 McNabb rental cost 4261 sq ft (17.50/sq ft)	390 McNabb utilities cost7\$/sq ft	current rental cost16.89/sq ft (2833sq ft)	difference between current and potential cost	funds potentially available to cover increase in rental costs*annual budget surplus and **physician stipend21,003+21,130=42,133	potential surplus
74,567	29,827	47,850	-56,544	63,263	-14,411

443 Northern rental cost 3671 sq ft (16.89/sq ft)	no utilities cost	current rental cost16.89/sq ft (2833sq ft)	difference between current and potential cost	funds potentially available to cover increase in rental costs*annual budget surplus and **physician stipend21,003+21,130=42,133	potential surplus
62,003		47,850	14,153	63,263	28,007

GNR space 18.50/sq ft	GNR utilities cost7\$/sq ft	current rental cost16.89/sq ft (2833sq ft)	difference between current and potential cost	funds potentially available to cover increase in rental costs*annual budget surplus and **physician stipend21,003+21,130=42,133	potential surplus
74,000	28,000	47,850	-54,150	63,263	-12,013