



PASSAMAQUODDY LODGE

NURSING HOME | ST. ANDREWS BY-THE-SEA

230 Sophia Street, St. Andrews, NB E5B 2C2 • Tel.: (506) 529-5240 • www.passamaquoddylodge.ca

Our New Replacement Complex

Our Nursing Home will be recognized for providing a safe, home-like environment that meets current standards and promotes resident independence, enhanced by motivated stakeholders, community partnerships and financial sustainability.

Passamaquoddy Lodge Replacement Complex

What has been done

In **2017**, in an effort to ensure Passamaquoddy Lodge Inc. (PLI) better integrate aging in our community through “Aging in Place”, we supported the Age Friendly Community initiative;

In **2018**, the Lodge adopted a strategic goal of ensuring each resident lived in a private room with a private bath;

In **2019**, after a consultant, EXP, investigated possible renovation and expansion plans, the Department of Social Development (DSD) advised against renovation and recommended a new facility be built. A consultant on serving older adults, Silvermark, was hired to recommend a new service model.

In **2020**, we investigated a US care model called the Green House Project which focuses on smaller individual homes rather than an institutional (hospital-like) model that currently exists;

In **2021**, the Board of Directors decided to proceed with planning a household facility and established the Development Committee. It sought support from ministers and officials in provincial departments of Social Services and Health. The Town of St. Andrews approved a 1 year right of first refusal for land on the Bar Road;

In **2022**, PLI received schematic designs and cost estimates from consultants Murdock and Boyd Architects and Iron Maple Constructors.

In February **2023**, the Department of Social Services agreed to undertake a financial review of the project with the goal of making recommendations to government. Kathy Bockus, MLA and Minister for Seniors has strongly supported the project from its inception. We also met the Minister of Housing; Minister of Transportation and Infrastructure; Minister of Post-secondary Education and Labour; and Deputy Minister of Social Development. The Development Committee has met at least monthly – sometimes weekly- for the past 4 years to pursue the project.

Who has been consulted

- EXP – engineering, architecture, design consultants;
- Silvermark – consulting services on serving older adults
- Green House Project in the US;
- Town of Saint Andrews;
- Murdock and Boyd Architects;
- Iron Maple Constructors;
- Financial institutions;
- Teed Saunders Doyle – accounting services

- Law Firms
- Ministers and/or Departments of Social Development; Health, Early Education; Housing; Infrastructure; Post Secondary Education, Training and Labour;
- Kathy Bockus, MLA and Minister Responsible for Seniors
- Philanthropic Foundations

Our Proposal is a New Model for a New Future

- Tested elsewhere, with evidence-based results, helping to overcome pandemic identified short-comings;
- Household Model- not institutional (hospital-like);
- Inter generational programming – including new, replacement childcare facility;
- Supports aging in place and nursing home without walls (e.g. therapy pool, Adult Day Program(ADP), Seniors' Resource Centre; community kitchen);
- Can be adapted to meet changing needs of the community, eg. assisted living, independent living;
- Integrated in the community – the Van Horne Trail will go along side of it;
- Template for other communities to use; and
- Enhances current provincial standards and regulations

Other Benefits to Our Community

- Existing Lodge Building will be available for an affordable housing project;
- Strong expressions of support already exist from the philanthropic sector; and
- New facility will continue to be an even larger employer in our area, supporting businesses and our community life.
- A larger, modern early childcare centre to meet needs of today;

You Can Help! If you would like to see a New Long-term Seniors and Community Facility In St. Andrews in 2024, please contact the following, expressing your support and asking for ACTION NOW.

Hon. Kathy Bockus, MLA and Minister for Seniors-

-Kathy. Bockus@gnb.ca

-506-467-1159

-

Hon. Blaine Higgs, Premier

-Blaine.Higgs@gnb.ca

-506-453-2144

**Paul D'Astous, Chief of Staff, and
Kevin Price, Director of Operations**

-506-453-2144

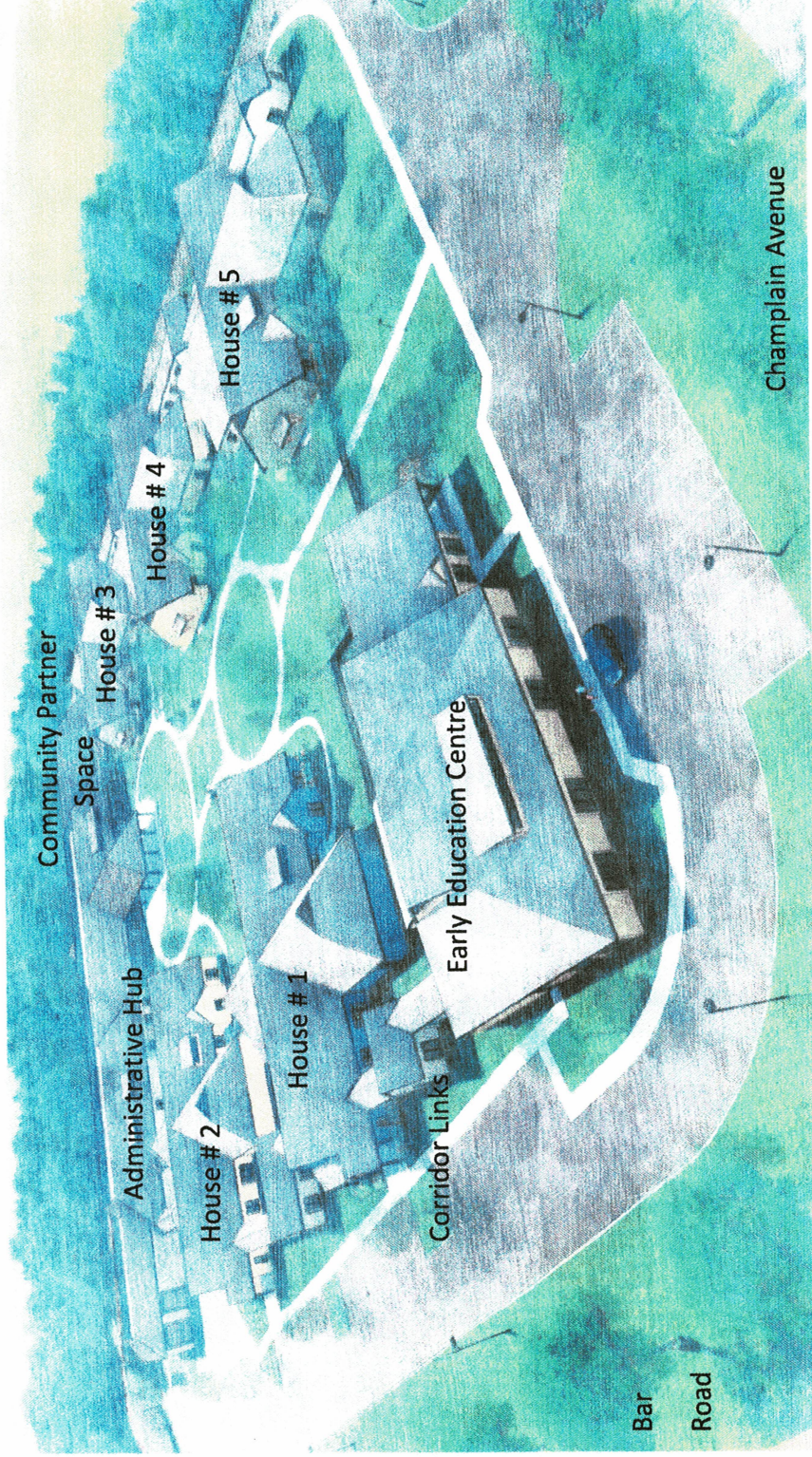
YOUR VOICE WILL HELP MAKE A NEW CARE FACILITY POSSIBLE- NOW

Passamaquoddy Lodge Replacement Complex Design Features

Our **Community Complex Rendering** illustrates the following key elements of the new lodge:

- The new Lodge's wheelchair accessible "Neighbourhood Environment" located at the corner of Bar Road and Champlain Avenue will be accessed from Champlain Avenue.
- There are five resident houses with direct connections via enclosed corridors to the Administrative Hub (including a Community Partner Space) and an Early Education Centre.
- The Administrative Hub will include: a receiving area for supplies, maintenance facilities, storage facilities, a central kitchen, a central laundry, staff rooms with lockers and education/training facilities, a wellness room and storage facilities, a snoozelon room, a hydrotherapy pool and tub room for community use, an exam room for potential services by external health professionals, a hair salon, a large entry/reception area with access to the connecting corridor system and to an adjacent covered area in the main secure courtyard, a large activity room with associated storage, administrative offices including storage and meeting rooms. The Hub also includes substantial space to accommodate Community Partner activities.
- Parking for the Early Education Centre and the Administrative Hub is provided immediately adjacent to these buildings.
- Wheelchair accessibility is provided throughout the site and within all buildings.

Our Community Complex



Neighbourhood Environment



The **Typical House Floor Plan** illustrates the following key features:

- Each of the five Houses has twelve private bedroom suites including a private washroom with a shower. The two houses immediately adjacent to the Hub will each have a bariatric bedroom.
- Overhead lifts are provided in each bedroom to accommodate transferring residents between the bed and washroom, if required.
- Each private bedroom has a small vestibule and space for wheelchair storage, a wardrobe closet, a side table and storage cabinet by the bed, chair space for visitors and a private TV.
- These bedroom/washroom suites occupy a gross floor area of about 33 square metres (356 square feet). The average size of these suites is about 6.8 metres (22 feet) by 4.8 metres (16.2 feet).
- The twelve private bedroom suites in each house are arranged in three small groups/wings with four rooms in each wing. Each of the three bedroom groups/wings is located around the centre of the house so all bedroom doors are visible from the central core where staff will normally be located.
- The open space in the central core of each House includes a household kitchen where meals cooked in the main kitchen will be served in the adjacent dining area with two tables for eight people each.
- Immediately adjacent to the open kitchen/dining areas is an open living room with comfortable seating for eight people. This room has a large screen TV and a fireplace and direct access to the house's small, private court yard/garden.
- In addition to each House having direct access to a small secure private courtyard and garden, it will also have direct access to the large, secure "Neighborhood" courtyard in the centre of the Community Complex.
- Each House has a Home Office for nursing staff, a separate Den which can be used by resident's family members, a staff room, a tub room and a small resident laundry facility.
- Each House is accessed directly from the corridor which links all buildings in the Community Complex. A covered entrance adjacent to the linking corridor also provides direct access through the corridor to the parking areas immediately adjacent to each House.

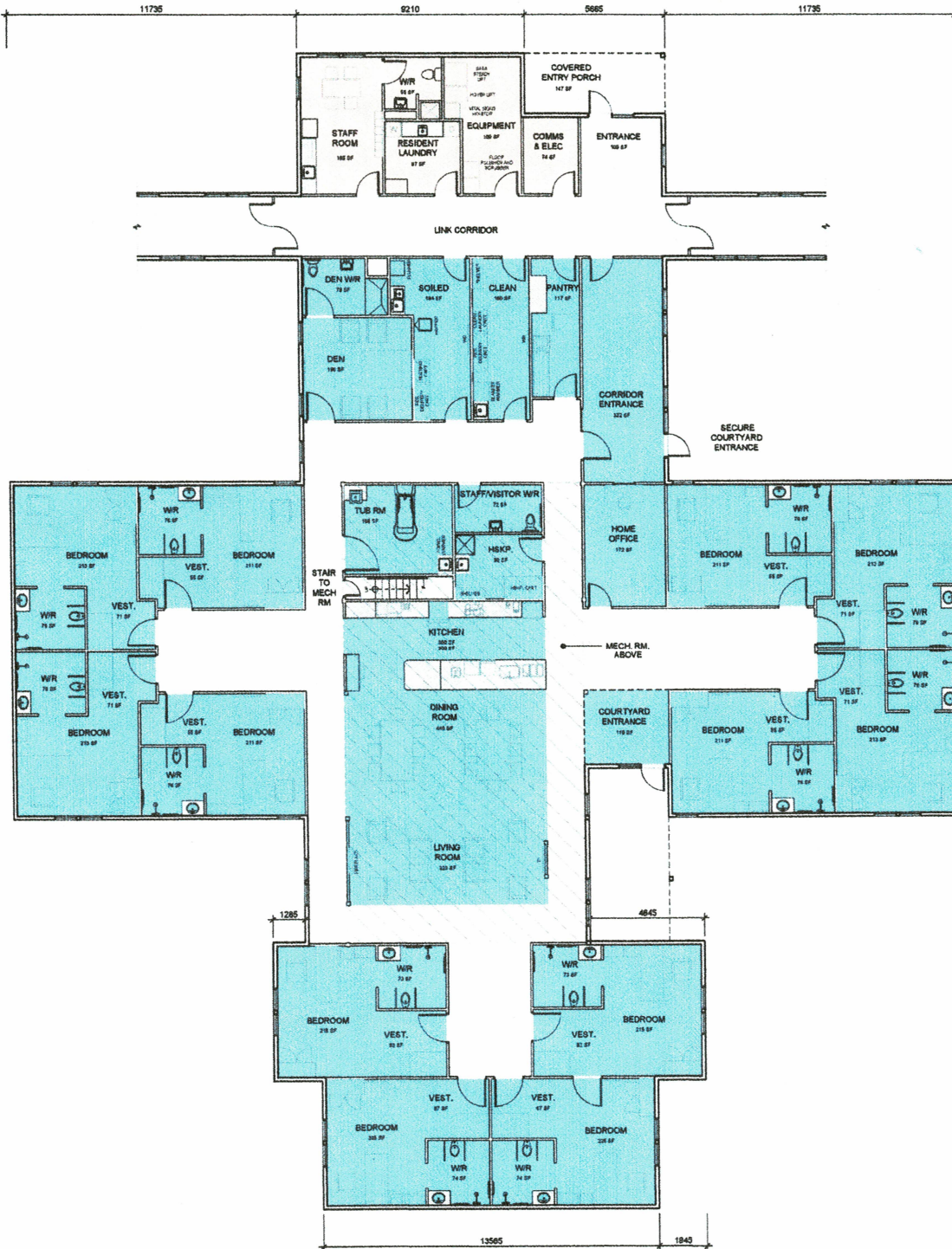


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Murdock & Boyd
ARCHITECTS

IRON MAPLE
CONSTRUCTORS



TYPICAL HOUSE FLOOR PLAN

SCALE 1:100

LODGE GREEN HOUSE PROJECT

PROJECT NO. 21-781
2022.11.18

Schematic Design

HOUSE PLANS

Scale 1:100