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Commission on Veterans Affairs Office

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BG (R) William Turner, Director

Laura Kelly, Governor

MEMORANDUM

TO: Representative Troy Waymaster

FROM: Bill Turner, Executive Director, KCVAO

DATE: April 25, 2022

SUBJECT: NE KS Veterans Home Federal Grant Application & State Funding Request

BACKGROUND

- In June 2013, Health Dimensions Group (HDG) conducted a Kansas Veteran Assessment and Feasibility Study. Demographic and demand analysis indicated the NE quadrant of Kansas was most appropriately suited geography for development of an additional state Veteran's Home given the increasing concentration of Veterans in the area.
- House Bill 2021 was for the purpose of financing a capital improvement project relating to construction of a state veterans home facility located in NE Kansas, including, but not limited to, Douglas, Jefferson, Leavenworth, Shawnee, and Wyandotte counties.
- Kansas development finance authority is authorized to issue one or more series of revenue bonds in a total amount not to exceed \$10,500,000, plus all amounts required for costs of bond issuance, costs of insurance or credit enhancement, costs of interest on the bonds issued for such capital improvement project during the construction of such project and any required reserves for the payment of principal and interest on the bonds.
- The proceeds shall constitute the state's required 35% match for the United States Department of Veterans Affairs state veterans home construction grant program.
- The debt service for any such bonds issued pursuant to this section shall be financed by appropriations from the state general fund or any appropriate special revenue fund or funds.

PROJECT NEEDS AND COSTS

- The new home will be built using the small home model and include up to 72 beds.
- The new home will be built on one floor and include up to 4 households for planning purposes, each consisting of up to 18 private rooms, 2 of which will be bariatric rooms. One of the 18 bed households will be a dedicated unit for memory care.
- Each neighborhood will include sitting areas, a lounge, resident laundry area, a den, public restrooms, a kitchenette, and multiple touchdown stations for medical staff to complete tasks.

- Most recent estimates discussed with our program consultants indicate we can expect the following costs associated with the bed options listed below:
 - 72 Bed – 83,455 SF Home: Total project cost is estimated at \$49,025,000 (~ \$680K/bed) with \$17,158,750 from State and \$31,866,250 sought in the Fed Grant program.

ELIGIBLE POPULATION IN NORTHEAST REGION

- The KSH Catchment Area comprises 44 counties in the western portion of our state. The total number of Veterans in this area is presently estimated at 14K.
- The KVH Catchment Area comprises 25 counties in the southeast portion of our state. The total number of Veterans in this area is currently estimated at 63K.
- The NE Kansas Veterans Home Catchment Area comprises 36 counties in northeast Kansas. The total number of Veterans in this area is estimated at 112K.
- Over 75% of our admissions are from within 100 miles of the facility where they reside..

EXPECTED CAPACITY

- Our current census at our two State Veterans Homes is 89 (73 in Long Term Care (LTC)) at the Kansas Veterans Home and 82 (41 in LTC) at the Kansas Soldiers Home. Our capacity for LTC at each facility is 97 at KVH and 56 at KSH (> 70% occupancy at the combined facilities).
- Since NOV 21 our total census at both facilities has increased by approximately 7% and our aggregated number of LTC residents has increased by approximately 10%. Inquiries have continued to increase and I expect this trend to continue as COVID effects diminish and our Veterans regain confidence in the safety/security of our facilities.
- The average length of residency is 28-30 months for those residing in LTC.

CONCLUSIONS

- NE Kansas is the home to over 50% of the Veterans residing in the state of Kansas.
- Given the current and projected Veteran population in NE Kansas I am confident we would sustain an 80% or higher census rate at a 72 bed NE Kansas State Veterans Home. This would also allow us optimal flexibility to implement Adult Day Care programs that require we maintain an open bed for those daily residents.
- I am equally confident we have sufficient Licensed Critical Caregivers (see attachment) residing in NE Kansas to staff a NE Kansas Veterans Home.

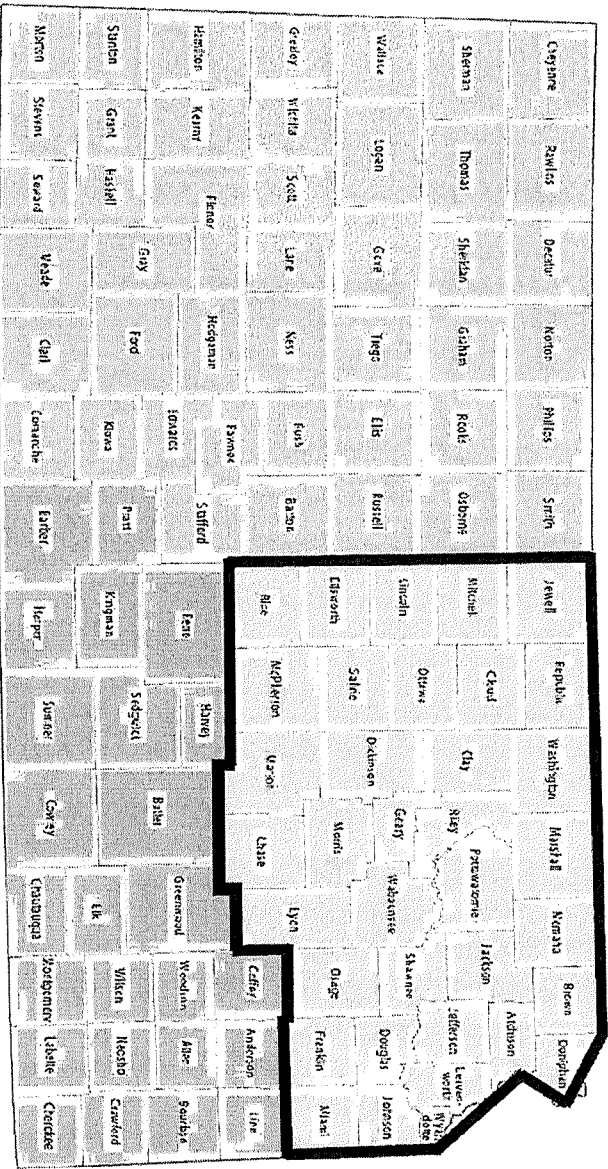


Current Homes Snapshot

	KSH	2022		KVH	2022	
Long Term Care						
Licensed Beds	56		Licensed Beds	97		
WWII	0	0%	WWII	6	9%	
Korea	1	2%	Korea	11	16%	
Vietnam	36	88%	Vietnam	39	57%	
Persian Gulf	1	2%	Persian Gulf	3	4%	
Peacetime	1	2%	Peacetime	5	7%	
Non-Veterans	2	5%	Non-Veterans	5	7%	
Total	41	73%	Total	73	75%	
Service Connected	9	21%	Service Connected	17	19%	
Memory Wing			Memory Wing			
Beds	26		Beds	20		
Census	17		Census	12		
Bariatric Rooms	0		Bariatric Rooms	1		
Census	0		Census	7		



Catchment Area / Veteran Census



KSH Catchment Area- 44 Counties

2022

Age Group
 65-84 6,752
 85 and Up 1,497
 Total Number over 65 8,249
 Total number of Veterans 14,043

VII Catchment Area- 25 Counties

2022

Age Group
 65-84 23,297
 85 and Up 4,088
 Total Number over 65 27,385
 Total number of Veterans 63,153

N.E. Kansas Catchment Area- 36 Counties

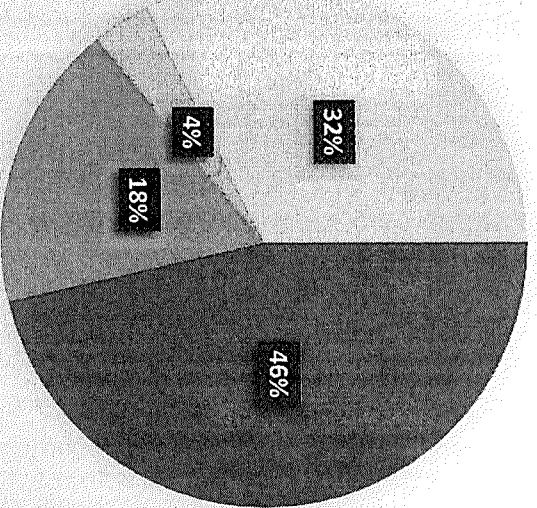
2022

Age Group
 65-84 38,542
 85 and Up 8,215
 Total Number over 65 46,757
 Total number of Veterans 112,035



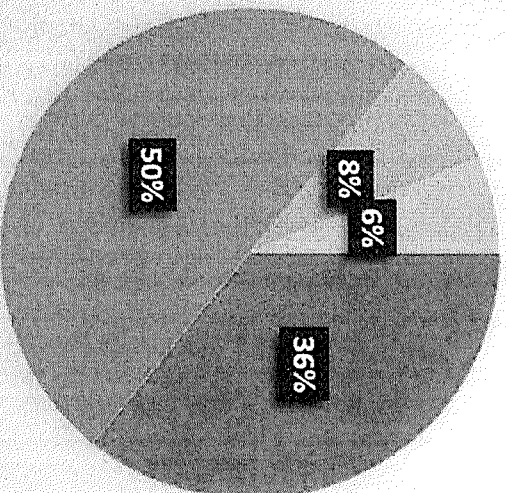
Admissions by Distance from the Facilities

KSH Admissions



- 0-50 MILES
- 50-100 MILES
- 100-150 MILES
- 150+ MILES

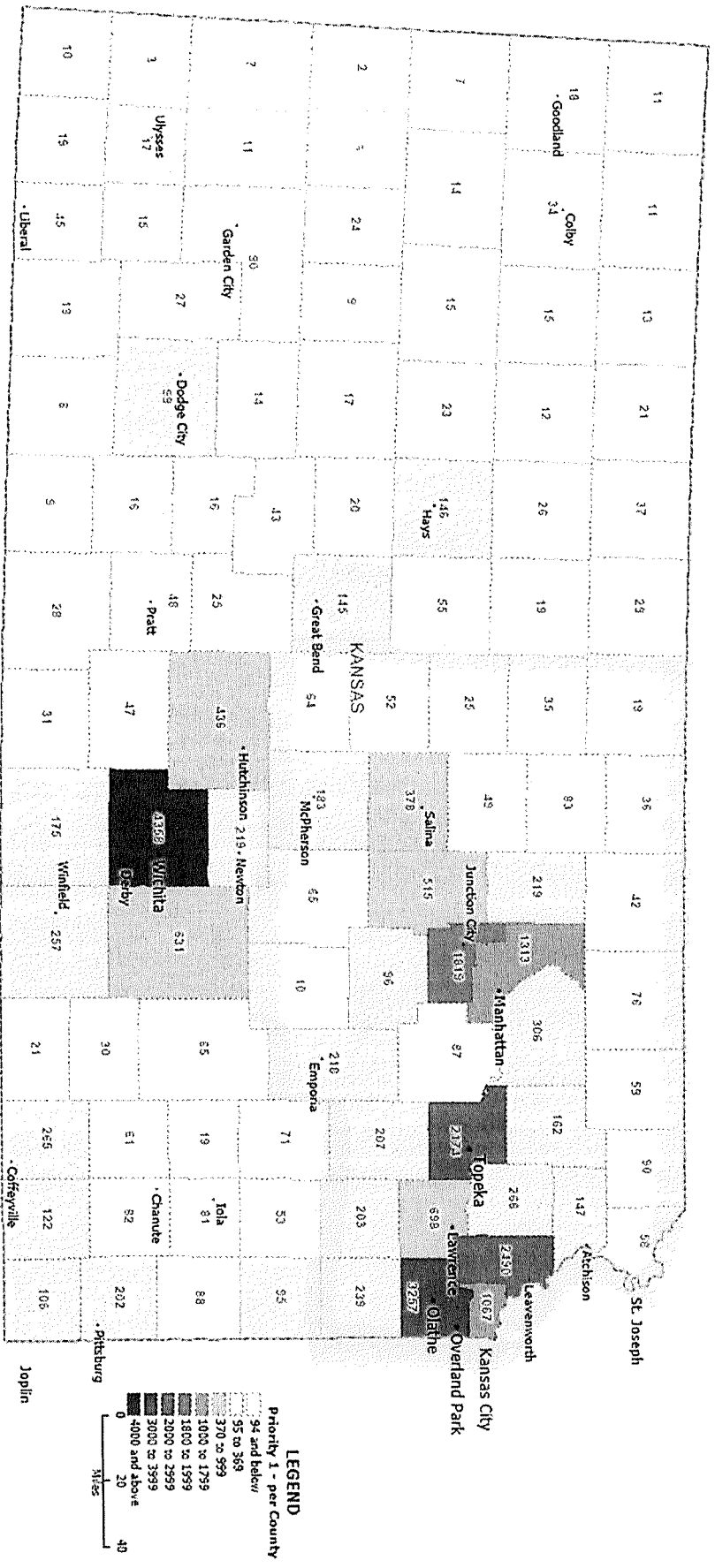
KVH Admissions



- 50 Miles
- 100 Miles
- 150 Miles
- 150 Mile Plus

**OVER 75% OF ALL ADMISSIONS
ARE FROM WITHIN 100 MILES OF THE FACILITY**

Kansas Priority 1 (> 50% service disabled) veterans – number per county



Licenses by County

CHEYENNE	49	RAWLINS	37	DECATUR	61	NORTON	106	PHILLIPS	112	SMITH	82	JEWELL	51	REPUBLIC	102	WASHINGTON	239	MARSHALL	201	NEMAHA	233	BROWN	168	DONIPAN	115
SHERMAN	54	THOMAS	157	SHERIDAN	54	GRAHAM	46	ROOKS	136	OSBORNE	77	MITCHELL	152	CLOUD	181	CLAY	1572	RILEY	700	POTTAWATOMIE	437	JACKSON	3678	JEFFERSON	483
WALLACE	22	LOGAN	68	GOVE	61	TREGO	68	ELLIS	688	RUSSELL	110	LINCOLN	101	OTTAWA	131	DICKINSON	298	GEARY	372	WABASH	108	OSAGE	275	DOUGLASS	1695
GREELEY	20	WICHTA	31	SCOTT	102	LANE	22	RUSH	65	BARTON	495	RICE	126	KCBERSON	488	MARION	246	CHASE	51	LYON	431	COFFEY	116	FRANKLIN	605
HAMILTON	74	KEARNEY	56	FINNEY	421			PAVINEE	145	STARBUCK	70	RENO	935	HARVEY	728	BUTLER	1283	GREENWOOD	102	WOODSON	36	ALLEN	170	BOURBON	249
STANTON	17	GRANT	76	HASKELL	33	GRAY	83	EDWARDS	43	PRATT	182	KINGMAN	136	SEDGWICK	7530			ELK	49	WILSON	154	NEOSHO	292	GRAVORD	680
MORTON	36	STEVENS	62	SEWARD	267	MEADE	72	COMANCHE	36	BARBER	87	HARPER	77	SHARPER	283	COWLEY	429	CHAUTAUQUA	57		595	LABETTE	350	CHEROKEE	234

LICENSED NURSES

MONTGOMERY



NE Kansas Veterans Home

Items for Consideration

- Access to acute care hospitals
- Proximity to VA Medical Center
- Access to Specialty Care
- Area attractions
- Room to grow
- Labor Force
- Veteran demographics and needs