

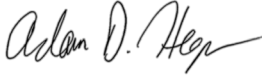
County of Lancaster
Request for ARPA Funding

Organization Clinic for Special Children

Date 08/01/2022

Submitted By Adam D. Heaps, MS, MBA

Authorized Signature _____



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Please attach any supporting documentation for consideration. Submission should be in PDF Format.

<p>Project/Item Description</p>	<p>The Clinic for Special Children (CSC) requests a grant of \$287,500 from the County of Lancaster’s American Rescue Plan Act Funds to help us transform how we serve the area’s Plain (Old Order Amish and Mennonite) communities. The grant will go toward the construction of a new, larger, more accessible home for the Clinic in Leacock Township—one with air quality controls that our current facility lacks and with upgrades necessitated by COVID-19 and potential future pandemics. This project provides a unique opportunity to support one of Lancaster County’s longstanding and most important health providers to the Plain community.</p> <p>Founded in 1989, the Clinic provides compassionate care for children and adults with complex, sometimes deadly, genetic disorders, with a focus on those prevalent in local Plain communities. The Clinic is unique because its doctors and nurses provide both primary and specialty care. Specialty care, such as genetics, audiology, endocrinology, neurology, and mental health services, are provided by CSC staff or by specialists from collaborating institutions. CSC also operates a PA state licensed clinical lab to provide biochemical and genetic testing typically only found at major healthcare centers, thereby reducing cost and turnaround time of results. In addition, CSC participates in innovative research including clinical trials of new gene therapy treatments. Typically, these treatments are given by CSC staff in collaboration with Penn Medicine Lancaster General Hospital and bring innovative new therapies to Lancaster County. All of these program and services are used to quickly diagnose disorders, ideally at or before birth, so appropriate care and treatment can begin in order to provide the best quality of life possible for each patient. Our goal is to translate genetic research into effective, affordable medical care for the most vulnerable among us.</p> <p>This project will create a 25,500-square-foot, three-floor healthcare facility squarely in the middle of Lancaster County’s Plain communities, just east of Intercourse on Old Philadelphia Pike at Hatville Road. It will be easily accessible by horse and buggy while providing the Clinic with 10.2 acres on which to grow. The site meets the three essential criteria we set for a new location: proximity to our patients, accessibility to the broader Plain community, and within a 30-minute drive of Penn Medicine Lancaster General Hospital.</p> <p>A larger facility is necessitated by a wonderful problem: Our patients are surviving into adulthood. Thanks to the Clinic’s major advances in both diagnosis and treatment, many genetic disorders that used to be fatal in childhood are now survivable or preventable. Today 27 percent of our patients are 14 or older. Their complex conditions require ongoing monitoring and specialty care, but they still must come to a building designed for children. Our current building has run out of space, and as it is surrounded by preserved farmland, expansion is not an option.</p> <p>The new clinic is designed to serve both children and adults. It will be a larger, more spacious, more accessible version of our current home while retaining the comfortable environment our families value. The number of exam rooms will more than double. New spaces will include rooms for IV infusions of medications and physical therapy; dedicated workspaces for specialists from our partners at Nemours DuPont Hospital for Children, Cardiology Care for Children, Penn Medicine Lancaster General Health, and Wellspan Health; family discussion lounges; a larger laboratory; and a fully accessible playground. The building’s exterior will reflect Lancaster’s agricultural character.</p> <p>In 1990, the Plain community held a “clinic raising” to create our current facility—a beautiful timber-frame building, which was expanded in 2000. Its heating-ventilating-air conditioning (HVAC) system is basically a residential model. Minimal fresh air is brought into the building.</p>

	<p>According to the Environmental Protection Agency, “An important approach to lowering the concentrations of indoor air pollutants or contaminants including any viruses . . . is to increase ventilation – the amount of outdoor air coming indoors” (https://www.epa.gov/coronavirus/ventilation-and-coronavirus-covid-19).</p> <p>Clark Inc. has designed the new building’s HVAC system to provide greater ventilation, using specifications for a healthcare facility. The plan calls for two dedicated outdoor air system (DOAS) units and associated ductwork to increase the amount of clean, dehumidified air brought into the building on a continuous basis. The design also specifies the use of higher quality air filters in room units (minimum MERV-8) and in both the DOAS and common area units (MERV-11). In addition, the design includes ultraviolet lights installed inside both DOAS and common area units to destroy airborne pathogens. The new HVAC system will provide a safer, more comfortable environment for patients, families, and staff.</p> <p>The Clinic for Special Children asks Lancaster County to underwrite the cost of the two DOAS units and the upgrades designed to provide our new facility with higher quality indoor air. These components represent essential airborne disease-mitigation measures the Clinic must take for the safety of our patients, families, and staff. Lancaster County’s contribution of \$287,500 in ARPA grant funds will protect thousands of children—some of them severely immuno-compromised—from disease during their frequent visits to the Clinic for years to come.</p>
<p>Estimated Cost – how cost was derived & provision of partner funds (who is providing, how much and show commitments).</p>	<p>This project’s cost is based on a building cost breakdown from our general contractor, Hoover Building Specialists, received on June 16, 2022. The cost of the new building will be \$6,200,000. The HVAC system will cost about \$970,000. According to the service manager at Clark Inc. (the project’s HVAC subcontractor), DOAS units and their associated ductwork represent one-quarter of an HVAC system’s cost on average. In this case, that translates to a total of \$242,500. A quote from Clark Inc., dated July 8, 2022, indicates that the enhancements to the HVAC system (upgrading air filters to MERV-8 or MERV-11, installing UV lights) will cost an additional \$45,000. The combined price of the DOAS units and ductwork and HVAC system enhancements comes to \$287,500.</p> <p>A capital campaign for the new Clinic has been formally launched with widespread county representation among our Plain community, our diverse business community, and other leading Lancaster County volunteers and non-Plain donors. Numerous partners have already provided funding, including individuals and foundations from the Plain community as well as healthcare partners such as Penn Medicine Lancaster General Health. More than 1,500 commitments have been received, totaling over \$4,000,000 in gifts and pledges. These early investments reflect the Clinic’s close relationship with the Plain community, which provides a third of our annual operating income through auctions held for our benefit. The Plain community is enthusiastic about the project because they understand the Clinic’s need for a new building. They see it firsthand as their children—our patients—grow into adulthood.</p>
<p>Which County ARPA Community-wide Benefit(s) does the project meet?</p>	<p>This project meets A-6, Planning and/or mitigation for disease prevention and control in congregate settings, noted in the Lancaster County Community Requests for ARPA Funding Guidelines.</p>

Briefly explain how the project meets the County's guidelines.

This project meets all of the County's guidelines for the use of ARPA funds. It will help prevent diseases in congregate settings, such as waiting rooms, in the new Clinic for Special Children facility by providing higher quality, cleaner indoor air than our current building does. Mitigating the chance of contracting an illness such as COVID-19 at the Clinic provides a community-wide benefit to the Plain communities we serve. Since CSC only sees patients with complex medical needs, many patients are immunocompromised or otherwise vulnerable, so prevention of disease is vital.

The Clinic's move to a new, larger, more accessible building is a once-in-a-generation project. As such, it will require only one-time funding. The HVAC system will not require ongoing operational funding from the County, and the services the Clinic provides do not duplicate any existing government program, project, or service. Our services and innovative approach to treatment are unique even within the healthcare world.

We are asking the County to provide 30% of the cost of the new building's HVAC system. The other 70% has already been raised as part of the \$4 million in contributions received to date. ARPA funds will be the last in for the HVAC system. A grant of \$287,500 would comprise just 4.6% of the total building cost (not including fixtures, furnishings, and equipment). All ARPA funds will be directed toward the costs of HVAC equipment and specialized labor for the system's installation. None will be used for administrative, interest, or other fees.

Why should this project be a priority and how will it help the County? Also, if this application is for more than one project, please identify each one, provide information and rank them in order of your priority.

We currently treat about 1,200 patients each year. About 60 percent are Amish and 30 percent are Mennonite. The genetic disorders we study and treat affect Plain communities at higher rates than the "English" population, and the population of Lancaster County's Plain community continues to grow, having more than doubled since the Clinic's founding. This project should be a priority so we can ensure that the Clinic for Special Children has the capacity to continue saving lives through specialized treatment and cutting-edge research. We must continue to provide compassionate care for the most vulnerable among us.

The families we serve appreciate our role in their community. One Amish mother, whose son we diagnosed with the exceptionally rare Timothy Syndrome at age 2, told us, "We're very grateful for the Clinic." Timothy Syndrome can cause sudden heart failure, so she carried an automatic external defibrillator everywhere her son went until a defibrillator was implanted in his chest at age 8. "They were here for us 24/7," she recalled. "I cannot imagine not having that."

One economic reason this project should be a priority is almost as strong as the moral one. The treatments our clinicians have pioneered reduce the impacts of or completely prevent potentially devastating diseases. As a result, the Clinic saves patients' families and their communities an estimated \$6 million through efficient laboratory testing, \$54 million in reduction in hospitalizations and discounts, \$36 million in disability prevention, and \$16 million in access to reduced or free pharmaceuticals. In total, CSC saves the Plain community around \$112 million in healthcare costs and economic impact each year. The Clinic does so on an annual budget of about \$5,000,000.

In addition to providing essential healthcare services for the children of County residents, the Clinic will help the County by drawing families to the area for treatment. Our patients have come from 44 states and 17 countries to access our specialized knowledge and treatments for these rare disorders. The new site in Leacock Township will be easy to find for those traveling long distances for care. This project will benefit the nearby hotels and restaurants that offer convenient accommodations for our families' stay.

	<p>The Plain community is an iconic and integral part of the fabric of Lancaster County. The Clinic for Special Children is a world-renowned provider of groundbreaking treatments for children living with rare genetic disorders. We hope the Lancaster County Commissioners will support this project that benefits the Plain community, the general public, and the Clinic.</p>
<p>Will this project require ongoing expense (maintenance, updates) or frequent replacement? Are expenses already being incurred, if so, can they be reduced through this project?</p>	<p>With our space nearly tripling in terms of square footage, utility costs will undoubtedly be higher at the new Clinic. The HVAC system will require standard maintenance, such as replacement of filters. Such expenses are normal and customary for any building, and our pro forma gives us confidence the Clinic will be able to generate sufficient income to cover the expenses associated with operating a larger facility. The Clinic will not be requesting any ongoing funding from Lancaster County for the HVAC system. In addition, our capital campaign includes a Sustainability Fund; interest from the budgeted \$1 million in principal will be used to offset these increased expenditures. The Sustainability Fund will provide a bedrock of financial support that allows Clinic staff to focus on developing innovative services rather than having to raise additional operating funds year after year. Additional details can be found in the attached fundraising brochure.</p>
<p>Project Timeline – start to finish, and when funding will be needed.</p>	<p>At the time of this application, the Clinic has resubmitted land development plans to Leacock Township and is awaiting approval. Site work is scheduled to start in October 2022, and construction of the new building will begin in spring 2023. Funding will be needed in January 2023 to order the DOAS units and other upgraded equipment. We anticipate opening the new Clinic for Special Children in early 2024. Our project will be fully completed well in advance of ARPA deadlines.</p>
<p>Are there other organizations a part of this project? If yes, please list them and their role, including funding. If not, explain why?</p>	<p>The Clinic is partnering with Community Care Center, a workshop and day program for Plain adults with special needs, to develop our new joint site on Old Philadelphia Pike. Community Care Center will occupy the land closest to Route 340. The Clinic will sit behind it, and both organizations will utilize a primary driveway connected to Route 340. Our two organizations are collaborating and sharing land development costs to reduce the overall costs of our projects.</p> <p>Numerous foundations, businesses, and individuals have committed to being part of this project as funders: Anabaptist Foundation \$1,531,260 Gifts/pledges from businesses, including a leadership gift from Penn Medicine Lancaster General Health: \$1,269,840 Gifts from individuals: \$1,231,343 Total: \$4,032,443</p> <p>We hope Lancaster County will become a partner in helping the Clinic for Special Children keep our longstanding promise to make life-changing discoveries and provide compassionate care for the Plain children of Lancaster County living with a genetic disease.</p>
<p>ARPA Committee Comments</p>	