

**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

829



FROM: Riverside County Department of Mental Health

SUBMITTAL DATE:
November 29, 2012

SUBJECT: In-Principle approval for lease or purchase of new space for the Riverside County Department of Mental Health for a new Palm Springs/Cathedral City Mental Health Clinic. [District 4]

RECOMMENDED MOTION: Move that the Riverside County Board of Supervisors authorize, in-principle, the Economic Development Agency (EDA) to seek office space for lease or purchase of approximately 25,000 square feet of space for a new Palm Springs/Cathedral City Mental Health Clinic.

BACKGROUND: The Riverside County Department of Mental Health's (RCDMH) must re-establish the Palm Springs/Cathedral City Mental Health Clinic due to service needs based on population demands and the expansion of mental health services. Additionally, the RCDMH is seeking space in preparation for integrated healthcare. Therefore, in order to improve consumer care and provide adequate staff space, new office space in the Palm Springs/Cathedral City area of Riverside County is being sought.
(Continued on page 2)

JW:DC

Jerry Wengerd
Jerry Wengerd, Director
Riverside County Department of Mental Health

FINANCIAL DATA

Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	YES
Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	NO
Annual Net County Cost:	\$ 0	For Fiscal Year:	2012/2013

SOURCE OF FUNDS: 34.68% Federal, 62.27% State (inc. Realign and MHSA), 0.02% Grants/MOU, 3.03% 3rd Party

Positions To Be Deleted Per A-30	<input type="checkbox"/>
Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION:

APPROVE

County Executive Office Signature

BY: *Debra Courmoyer*
Debra Courmoyer

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Stone, seconded by Supervisor Benoit and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Buster, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: December 11, 2012
xc: Mental Health, EDA

Kecia Harper-Ihem
Clerk of the Board
By: *[Signature]*
Deputy

Prev. Agn. Ref.:

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

District: 4

Agenda Number:

3.17

By: *[Signature]*
Robert Field, Assistant County Executive Officer/EDA
Economic Development Agency
Departmental Conference

Dept's Recomm.: Policy Policy
 Consent Consent
Per Exec. Ofc.:

SUBJECT: In-Principle approval for lease or purchase of new space for the Riverside County Department of Mental Health for a new Palm Springs/Cathedral City Mental Health Clinic. [District 4]

BACKGROUND: (Continued)

Until 2008, the RCDMH had a Palm Springs/Cathedral City Mental Health clinic servicing approximately seven-hundred consumers. Due to budget cuts, the clinic was forced to close. The existing RCDMH clinics in Indio, Banning and Blythe do not provide reasonable access via public transportation to the western Coachella Valley without a commute of two to three hours therefore; the RCDMH is seeking to re-establish more easily accessible services in the Palm Springs/Cathedral City area. In addition, the RCDMH anticipates consumer growth due to the conversion of Riverside County Health Care (RCHC) consumers to Medi-cal in 2014.

The RCDMH will need approximately 25,000 square feet of space to accommodate approximately 60 licensed professional, paraprofessional and clerical mental health staff. Below is a brief description of the programs that will be housed at the new location:

- **Adult Mental Health:** A community-based outpatient mental health clinic providing a range of mental health services. Services are provided for adults who have a diagnosis of a severe mental illness.
- **Adult Full Service Partnership (FSP):** Serves adults between the ages of 18 and 59 with severe and persistent mental illness who are homeless or at risk of homelessness.
- **Children's Service's:** Provides assessment, treatment, case management, and support services for emotionally disturbed children and adolescents birth to 18 years. Supportive Services (Parent Support) are also available to consumers and their families including networking and parent to parent support.
- **Older Adult Mental Health (Wellness & Recovery for Mature Adults):** For older adults, age 60 years and above. Focuses upon wellness, recovery, and resiliency. Provides assessment, recovery goals, medication services, placement needs, and assistance with housing.
- **Integrated Healthcare:** Providing a full array of primary care, medical, and substance abuse services. Substance Abuse provides prevention and treatment services and administers the Drinking Drive and PC 1000 programs. Additional Substance Abuse services include detoxification, residential treatment, outpatient services, Narcotics Treatment Program (Methadone), prevention and referrals to other ancillary services.

FINANCIAL INFORMATION

There are sufficient funds in the RCDMH FY 12/13 budget to fund this additional space. No additional County funds are required.



ENDORSEMENT

Department of Mental Health Leased Space in Palm Springs and Cathedral City

The Economic Development Agency concurs with this request from the Riverside County Department of Mental Health for 25,000 square feet of leased office space in the City of Palm Springs and Cathedral City. There is no County owned space available meeting this requirement. The request meets County space Standards.

The information listed below summarizes the requirements provided by the Riverside County Department of Mental Health.

Lead Time:	Six Months
Square Footage:	25,000 Square Feet
Term:	Five Years
Utilities:	Provided by Landlord
Custodial:	Provided by Landlord
Maintenance:	Provided by Landlord
Tenant Improvements:	Cost to be determined and negotiated
RCIT Costs:	Cost to be determined
Services:	County pays for electric and telephone service, Lessor to provide all other services.

By: 

Robert Field
Assistant County Executive Officer/EDA

MH:ra/110612/15.508

ATTACHMENT A PALM SPRINGS/CATHEDRAL CITY ADULT & CHILDREN'S CLINIC

25K Square Feet for approx. 60 FTE

Common Space for Clinic

Admin. Area - (Recep. Admin. area (share w/space w/children)	1	900
Break room - all	1	300
Chart Room/Medical Records (shared)	1	300
Comm. Room	1	140
Copy Room/fax	1	100
Group (Medium) Room (12-15) /Conf @ 200 Sq.Ft.	2	400
Group Large Training /Conf.	1	800
Group Room - Small @ 150 Sq.Ft.	3	450
Interview Rooms -. Vac/financial @ 120 Sq.Ft.	4	480
Intern (Vacant workstation bullpen) @ 100 Sq.Ft.	4	400
Janitors Closet	1	50
Medication Room (Locked)	1	120
Nurses Work Area (LVN)	0	140
Restroom (Male for staff)	1	200
Restroom (Woman for staff)	1	200
Storage Room (Shelving) @ 100 Sq.Ft.	2	200

Additional Notes:

- a. Negative Pressure Room via nurses station
- b. Parking Space for approx. 20 County Cars.

ATTACHMENT A PALM SPRINGS/CATHEDRAL CITY ADULT & CHILDREN'S CLINIC

Proposed Office & Common Areas
Space Requirements

Room or Space	# of Staff	Sq.Ft.
Financial Interview Room (located off lobby)	1	120
Lobby (Adult Lobby)	1	650
Restroom (Unisex) lobby	@ 80 Sq.Ft.	160
Triage (crisis room) (Officer of the day)	1	140
Total	3	1070

Position	# of Staff	Sq.Ft.
BHS II @ 100 Sq.Ft.	3	300
CT II @ 120 Sq.Ft.	4	480
LVN II (In common Nurses Office)	1	0
MHSS	1	120
OA II (admin. space)	1	0
OA III (admin. space)	2	0
Peer Specialist @ 100 Sq.Ft.	3	300
PSYCH @ 120 Sq.Ft.	2.00	240
Total	17	1440

ADULT SERVICES

Proposed Office & Common Areas
Space Requirements

Room or Space	# of Staff	Sq.Ft.
Family Room	1	140
Financial Interview Room (located off lobby)	1	120
Interview Rooms /Vacant/financial Lobby (Children's Lobby)	1	120
PCIT Observation Room	1	140
PCIT Play Room	1	140
Restroom (Unisex) lobby	@ 80 Sq.Ft.	160
Volunteer Office Space	@ 120 Sq.Ft.	240
Total	10	1170

Position	# of Staff	Sq.Ft.
CT II @ 140 Sq.Ft.	5	700
MHSS @ 140 Sq.Ft.	1	140
OA II [1 is receptionist] (admin shared bullpen space)	2	0
OA III (admin. shared bullpen space)	1	0
Parent Partner (shared bullpen space) @ 100 Sq.Ft.	3	300
PSYCH	1	140
Supv. OA I	1	140
Total	14	1420

CHILDREN SERVICES

**ATTACHMENT A
PALM SPRINGS/CATHEDRAL CITY ADULT & CHILDREN'S CLINIC**

PRIMARY HEALTH CARE		Patient Exam Room	
LVN II or LPT (In common Nurses Office)	1	1	120
Nurse Practitioner.	1	1	120
OA III (shared space)	1	0	0
Vitals/Lab/Phlebotomy/ with sink			
Restroom (Unisex) share w/substance abuse (include in Substance Abuse Space Plan)			

Total square feet for new programs = 11,700 + 3,861 (33% circulation) = 15,561 square feet for 34 FTE

***approximately Total Square Feet for existing programs @ 26 FTE 10,920 square feet
(Substance Abuse, Older Adult & FSP – based on lease spreadsheet) 26,481 square feet**