

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

445



FROM: Department of Mental Health (DMH)

SUBMITTAL DATE:

August 8, 2013

SUBJECT: In-Principle approval for lease or purchase to seek additional space for the DMH for a new Lake Elsinore Mental Health Adult Clinic. [DISTRICT 1]

Departmental Concurrence

RECOMMENDED MOTION: Move that the Board authorize in-principle, the Economic Development Agency (EDA) to seek additional office space for lease or purchase for approximately 19,000 square feet of space for a new Lake Elsinore Mental Health Clinic.

BACKGROUND: On December 11, 2012 (3.16), the DMH received board approval to seek additional space for a new Lake Elsinore clinic for approximately 10,000 square feet of space.

(Continued on page 2)

JW:DC

Jerry Wengert

Jerry Wengert, Director
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:	2013/2014
SOURCE OF FUNDS: 24.46 % Federal, 72.18% State (inc. Realign and MHSA, 1.51% 3 rd party and 1.85% Grants/MOU				Positions To Be Deleted Per A-30 <input type="checkbox"/>
				Requires 4/5 Vote <input type="checkbox"/>

C.E.O. RECOMMENDATION:

APPROVE

BY: *Elizabeth J. Olson*

Elizabeth J. Olson

County Executive Office Signature

- Policy
- Consent
- Policy
- Consent

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: August 20, 2013
xc: Mental Health, EDA

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

- Dept Recomm.:
- Per Exec. Ofc.:

Prev. Agn. Ref.: 3.16 12/11/12 | District: 1/1 | Agenda Number:

3-56

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

SUBJECT: In-Principle approval for lease or purchase to seek additional space for the DMH for a new Lake Elsinore Mental Health Adult Clinic. [DISTRICT 1]

Page 2

BACKGROUND: (Continued)

Due to additional service demands, the DMH is requesting to increase the original request by an additional 9,000 square feet to incorporate the older adult mental health clinic, and provide the additional square footage for adult mental health and integrated healthcare.

The DMH will need approximately 19,000 square feet of space to accommodate approximately 40.5 licensed professional, paraprofessional and clerical mental health staff. The new location must provide space for adult mental health, older adult mental health and integrated healthcare. Finally, the new facility should be close to public transportation to allow consumers who utilize public transportation access to services. Below is a brief description of the services that will be provided at the new Lake Elsinore Mental Health Adult Clinic:

- **Lake Elsinore 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.
- **Integrated Healthcare:** Providing a full array of primary care, mental health, and substance abuse services.
- **Older Adult Mental Health (Wellness & Recovery for Mature Adults):** For older adults, age 60 years and above. Focuses on wellness, recovery, and resiliency. Provides assessment, recovery goals, medication services, placement needs, and assistance with housing.

FISCAL

There are sufficient funds in the RCDMH FY 13/14 budget to fund this additional space. No additional County funds are required.



ENDORSEMENT

Department of Mental Health Leased Space in Lake Elsinore

The Economic Development Agency concurs with this request from the Riverside County Department of Mental Health for 19,000 square feet of leased or purchased office space in the Riverside area. There is no County owned space available to meet this requirement. This request meets County space standards.

The information listed below was used as an estimate in determining this Endorsement:

Lead Time:	Six Months
Size:	19,000 sq. ft. Lake Elsinore
Term:	Five Years
Lease rate:	To be negotiated
Utilities:	To be determined
Custodial:	Provided by Landlord
Maintenance:	Provided by Landlord
Tenant Improvements:	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

Robert Field
Assistant County Executive Officer/EDA

CC:ra/071813/LE030/16.080

ATTACHMENT A – LAKE ELSINORE ADULT CLINIC

Total square feet = 13,804 + 4,555 (33% circulation) = 18,359 square feet for 40.5 FTE

Common Space for Clinic

Space Requirement	# of Rooms or Spaces Req.	Sq. Ft.
Break room – all	1	500
Comm. Room	1	140
Copy Room/fax	1	100
Conference Room/Training Room	1	900
Interview Room adjacent to lobby with an entrance/exit door @ 150 Sq. Ft.	1	150
Janitors Closet	1	100
Main Clinic Lobby	1	800
Main Lobby Receptionist Area	1	400
Lobby Restrooms (Unisex Restrooms with changing table) @ 110 Sq. Ft.	2	220
Restroom (Male)	1	200
Restroom (Woman)	1	200
Storage Room (Shelving) @ 100 Sq.Ft.	2	200
Total	14	3970

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Program/Project	Proposed Staff	Proposed Office(s) & Common Areas																																																					
<p>Adult Services</p> <table border="1" data-bbox="252 1170 821 1771"> <thead> <tr> <th>Position</th> <th>#</th> <th>Sq.Ft</th> </tr> </thead> <tbody> <tr> <td>MHSS</td> <td>1</td> <td>240</td> </tr> <tr> <td>STAFF PSYCH</td> <td>@ 120 Sq.Ft</td> <td>240</td> </tr> <tr> <td>LVN II</td> <td>2</td> <td>120</td> </tr> <tr> <td>CT II</td> <td>@ 80 Sq. Ft.</td> <td>240</td> </tr> <tr> <td>BHS II</td> <td>@ 80 Sq.Ft.</td> <td>240</td> </tr> <tr> <td>BHS III</td> <td>1</td> <td>120</td> </tr> <tr> <td>MHPS</td> <td>Shared Space</td> <td>240</td> </tr> <tr> <td>OA II</td> <td>shared space</td> <td>240</td> </tr> <tr> <td>OA III</td> <td>1</td> <td>120</td> </tr> <tr> <td>TOTAL</td> <td>20.5</td> <td>1800</td> </tr> </tbody> </table>	Position	#	Sq.Ft	MHSS	1	240	STAFF PSYCH	@ 120 Sq.Ft	240	LVN II	2	120	CT II	@ 80 Sq. Ft.	240	BHS II	@ 80 Sq.Ft.	240	BHS III	1	120	MHPS	Shared Space	240	OA II	shared space	240	OA III	1	120	TOTAL	20.5	1800	<table border="1" data-bbox="306 256 635 1104"> <tbody> <tr> <td>Chart Room</td> <td>1</td> <td>150</td> </tr> <tr> <td>Couch Room</td> <td>1</td> <td>200</td> </tr> <tr> <td>Group room (12-15)</td> <td>@ 180 Sq.Ft.</td> <td>540</td> </tr> <tr> <td>Intern Space</td> <td>1</td> <td>120</td> </tr> <tr> <td>Interview Rooms</td> <td>@ 150 Sq.Ft.</td> <td>300</td> </tr> <tr> <td>Medication Room (Locked)</td> <td>1</td> <td>100</td> </tr> <tr> <td>Storage Room</td> <td>1</td> <td>120</td> </tr> </tbody> </table> <p>Additional Notes:</p> <ul style="list-style-type: none"> a) Public transportation Accessible b) Parking Space for 3 Cars c) Lobby is shared however, must have two separate reception windows for SA and MH. 	Chart Room	1	150	Couch Room	1	200	Group room (12-15)	@ 180 Sq.Ft.	540	Intern Space	1	120	Interview Rooms	@ 150 Sq.Ft.	300	Medication Room (Locked)	1	100	Storage Room	1	120
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Primary Health Care				
		Shared Space	2	120
		Nurse Practitioner	1	120
		Total	3	240
		Patient Exam Room	1	120
	Vitals/Lab/Phlebotomy/ with sink	1	120	
	Restroom (Unisex) share w/substance abuse (include in Substance Abuse Space Plan)	0	0	
	Total	2	240	

Program/Project	Proposed Staff	Proposed Office(s) & Common Areas	
Older Adult Services	Position		
	MHSS	1 120	
	STAFF PSYCH	@ 120 Sq.Ft 1.5 120	
	CT II	@ 120 Sq.Ft. 1 120	
	RN	@ 150 Sq.Ft. 1 150	
	BHS II	Shared Space 2 150	
	PSS-Fam/Adv.	Shared space 3 150	
	CSA	@ 150 Sq.Ft 4 150	
	TOTAL	13.5 960	
			Chart Room 1 150
		Couch Room 1 200	
		Group room (12-15) @ 180 Sq.Ft. 2 540	
		Intern Space 1 120	
		Interview Rooms @ 150 Sq.Ft. 2 300	
		Medication Room (Locked) 1 100	
		Storage Room 1 120	
		Total	2

Additional Notes:

- a) Public transportation Accessible
- b) Parking Space for 3 Cars
- c) Lobby is shared however, must have two separate reception windows for SA and MH.