



Office of Health Care Access Certificate of Need Application

Final Decision

Applicant: Catholic Charities, Inc. Archdiocese of Hartford
d/b/a Institute for the Hispanic Family

Docket Number: 07-30975-CON

Project Title: Establish Institute for the Hispanic Family in
Hartford

Statutory Reference: Sections 19a-638 and 19a-639 of the Connecticut
General Statutes

Filing Date: December 18, 2007

Decision Date: March 10, 2008

Default Date: March 17, 2008

Staff Assigned: Paolo Fiducia

Project Description: Catholic Charities, Inc. Archdiocese of Hartford d/b/a Institute for the Hispanic Family (“Applicant”) proposes to establish the Institute for the Hispanic Family in Hartford, with an associated capital expenditure of \$6,888,207.

Nature of Proceedings: On December 18, 2007, the Office of Health Care Access (“OHCA”) received a Certificate of Need (“CON”) application from Catholic Charities, Inc. Archdiocese of Hartford d/b/a Institute for the Hispanic Family (“Applicant”) proposing to establish the Institute for the Hispanic Family in Hartford, with an associated capital expenditure of \$6,888,207. The Applicant is a health care facility or institution as defined by Section 19a-630 of the Connecticut General Statutes (“C.G.S.”).

Pursuant to Section 19a-638, C.G.S., a notice to the public concerning OHCA’s receipt of the Applicant’s CON application was published in the *Hartford Courant*, Hartford, on June 8, 2007. OHCA received no responses from the public concerning the Applicant’s proposal. Pursuant to Section 19a-638, C.G.S., three individuals or an individual representing an entity with five or more people had until January 8, 2008, the twenty-first calendar day following the

filing of the Applicant's CON Application, to request that OHCA hold a public hearing on the Applicant's proposal. OHCA received no hearing requests from the public by January 8, 2008.

OHCA's authority to review and approve, modify or deny the CON application is established by Section 19a-638, C.G.S. The provisions of this section as well as the principles and guidelines set forth in Section 19a-637, C.G.S., were fully considered by OHCA in its review.

Findings of Fact

Clear Public Need

Impact of the Proposal on the Applicant's Current Utilization Statistics Proposal's Contribution to the Quality of Health Care Delivery in the Region Proposal's Contribution to the Accessibility of Health Care Delivery in the Region

1. Catholic Charities, Inc. Archdiocese of Hartford d/b/a Institute for the Hispanic Family ("Applicant or CC-IHF") is a not-for profit facility that offers culturally competent and specialized mental health interventions as well as comprehensive approaches to the development and enhancement of Spanish speaking individuals, families, children and elderly of 60 years or more within the Hartford area, located at 80 Jefferson Street, Hartford, Connecticut. *(May 29, 2007, Letter of Intent, page 5)*
2. The Applicant's proposal includes purchasing property and constructing a new two story, 23,650 square foot facility at 43-53 Wadsworth Street/44-60 Cedar Street in Hartford. *(May 29, 2007 Letter of Intent, page 5)*
3. The Applicant's existing programs and services at 80 Jefferson Street and 95 Park Street in Hartford will be moved to this new facility. The new facility will increase the Applicant's current physical space of its existing programs and services from 14,900 sq ft to 23,650 sq ft. This will allow an expansion of service for adults, including seniors, and children and their families for all services currently being provided. *(May 29, 2007 Letter of Intent, page 5)*
4. The new building has been designed to accommodate four programs' needs: School Readiness/Day Care and Hispanic Senior Center on the first floor and Adult Behavioral Health Services and Hispanic Child Guidance Clinics on the second floor. *(December 18, 2007 Supplemental CON Material, page 2)*
5. The Applicant states that many elderly are not participating in the Senior Center because of the overcrowding in the current facility, and the Applicant's School Readiness Program is not able to enroll children from the waiting list in the center. Also the Day Care play area will be increased from 1500 sq ft to 5000 sq ft which will allow for an increase in the number of children served from 34 to 60. *(May 29, 2007, Letter of Intent, page 5)*

6. The Applicant provides the following programs/services at 80 Jefferson Street and 95 Park Street in Hartford: Mental health clinic, Hispanic elderly mental health, Child guidance, Hispanics alcohol abuse program, Hispanics substance abuse program, Pretrial drug education program, Driving while intoxicated program, Latino outreach program, Family center, Senior center, and the School Readiness program. *(May 29, 2007, Letter of Intent, page 5)*
7. The Applicant states that its overall facility objectives are as follows:
 - To deliver counseling and advocacy services;
 - To provide educational services to families regarding problems of family living, adjusting to the community and job development;
 - To provide continuing education and consultation services to hospitals, courts, schools, health and mental health agencies personnel to help them better understand and plan their work with Hispanic families and individuals;
 - To help increase families and individuals' tolerance to deal with life stressors such as poverty, human rights, racism, violence and interpersonal conflicts;
 - To increase families and individuals self-esteem, self-concept and self-determination; and
 - To provide information about other agencies' educational and recreational resources.*(September 26, 2007, Initial CON Application Submission, page 3)*
8. The Applicant states that the new facility will expand and enhance existing service space currently located at 80 Jefferson Street and 95 Park Street, Hartford. The new larger facility will enable the Applicant to service more elders and preschool children. The building will also provide 2 separate service and waiting room areas, one for adults and another for children. *(September 26, 2007 Initial CON Application Submission, page 3 and May 29, 2007, Letter of Intent, page 5)*
9. The Applicant states that in the Frog Hollow section of Hartford where the new facility will be located, the Hartford Behavioral Health has some similar services but not all the services that CC-IHF has. Village for Children and Families, ADRC, Wheeler Clinic are also providing similar services in other sections of the city and are often filled to capacity and/or have long waiting lists with limited ability to serve mono-lingual Spanish speaking patients/clients. *(May 29, 2007 Letter of Intent, page 6)*
10. The Applicant states that the new facility will enable the Institute for the Hispanic Family to reach out to families not currently involved in the Family Center. The purpose of the Family Center is not only to serve families in despair or crisis, but also to strengthen and equip parents to play a more active role in the development of their children. *(September 26, 2007 Initial CON Application Submission, page 3)*
11. The Applicant states that the new facility will offer additional activities for seniors such as intergenerational programs where seniors will assist staff in the preschool education daycare center with educational enrichment activities such as reading story books, arts and crafts. *(December 18, 2007 Supplemental CON Material, page 3)*

12. According to the Applicant, the population to receive the enhanced services is the seniors that are currently enrolled in the Hispanic Elderly Program located at 95 Park Street, Hartford; the average daily census is 45. The new building will be larger and allow for up to 15 additional seniors to participate in the health enhancement, socialization activities and nutritional programs that include weekday lunches served at the center. Most seniors are residents in nearby senior housing and other low income rental units in Hartford.
(December 18, 2007 Supplemental CON Material, page 3)

13. The following table is a utilization report for each of the programs provided by the Applicant for FY 2007.

Table 1: Utilization report for each program provided by the Applicant

Program's Name	# Clients	Capacity	# of Slots	Location	DPH License Y/N	Referral Pattern or Source
Adult Mental Health Clinic	67	50	50	80 Jefferson Street	Y	Self/Courts
Hispanic Elderly Mental Health	40 per week	100 per year	100 per year	80 Jefferson Street	Y	CT Community Care Inc., Hospitals and FQHCs
Child Guidance Clinic	2081	350	350	80 Jefferson Street	Y	Self/Courts/DCF
Hispanic Alcohol Abuse Program	61	86	86	80 Jefferson Street	Y	Self/Courts/DCF
Hispanics Substance Abuse Program	35	35	35	80 Jefferson Street	Y	ADRC/Self
Pretrial Drug Education Program	16	13	13	80 Jefferson Street	Y	Courts
Driving While Intoxicated	466	588	13 per group	80 Jefferson Street	Y	Courts
Latino Outreach	15	48	48	80 Jefferson Street	Y	Self/Courts
Family Center	100 per week	100 per year	100 per year	80 Jefferson Street	N	Self, Community
Hispanic Senior Center	50 per day	75 per year	75 per year	95 Park Street	N	Community
School Readiness	34 per day	34 per year	34 per year	80 Jefferson Street	Y	Self, Community

(December 18, 2007 Supplemental CON Material, page 2)

14. The following table shows the actual and projected number of client visits for each of the Applicant's programs for the first three years of operation:

Table 2: Actual and projected number of client visits for the first three years

Program' Name	Actual # Client Visits FY 2007	2009	2010	2011
Adult Mental Health Clinic	1486	1553	1553	1553
Hispanic Elderly Mental Health	1380	1442	1442	1442
Child Guidance Clinic	2081	2181	2181	2181
Hispanics Alcohol Abuse Program	1180	1233	1233	1233
Hispanics Substance Abuse Program	6951	7270	7270	7270
Pretrial Drug Education program	999	999	999	999
Driving While Intoxicated Program	466	466	466	466
Latino Outreach	146	146	146	146
Family Center	5100*	6900*	6900*	6900*
Senior Center	9712**	12240**	12140**	12140**
School Readiness	8840***	15600***	15600***	15600***

(March 3, 2008 Supplemental CON Material, page 2)

*The actual average number is 100 weekly visits multiplied by the 51 weeks the center is open = 5100 annual client visits. The increase for the next three years is projected to be 6,900, a 20% increase in visits to accommodate families from the expanded School Readiness program.

**The Senior Center line indicates 9712 client visits annually. This number is taken from the total visits documented in the 12 monthly reports for FY 05-06 and FY 06-07. Using this number the average daily census is 40.6 clients. In the new building the Applicant estimates an increase in the census to be 50.6 or 25% increase.

***The School Readiness line indicates the total number of 8840 client visits to the "School Readiness Program" program based on the daily capacity of 34 slots, (34 slots x 5 days x 52 weeks = 8840). For the next three years the number of slots will increase from 34 to 60.

15. The existing and proposed hours of operation are as follows:

- Adult services and Child Guidance Center
Monday through Wednesday 9:00 am – 8:00 pm
Thursday and Friday 9:00 am – 5:00 pm
Saturday 9:00 am – 2:00 pm
- School Readiness Program
Monday through Friday 7:00 am – 5:30 pm
(September 26, 2007 Initial CON Application Submission, page 4)

16. The current population served and the target population to be served includes the residents of Hartford, Bloomfield, West Hartford, Newington, Wethersfield, East Hartford, Manchester, and Windsor. *(September 26, 2007 Initial CON Application Submission, page 4)*

Financial Feasibility and Cost Effectiveness of the Proposal and its Impact on the Applicant's Rates and Financial Condition
Impact of the Proposal on the Interests of Consumers of Health Care Services and the Payers for Such Services
Consideration of Other Section 19a-637, C.G.S. Principles and Guidelines

17. The estimated total capital expenditure associated with this project is \$6,888,207. The capital expenditures are itemized as follows:

Table 3: Total Capital Expenditure

Non-Medical Equipment (Purchase)	\$320,000
Land/Building (purchase)	\$583,500
Construction/Renovation	\$5,984,707
Total Capital Expenditure	\$6,888,207

(September 21, 2007 Initial CON Application Submission, page 10)

18. The new building will have the following number of rooms for each program:
- Child Care Center – 8 rooms;
 - Senior Center – 14 rooms;
 - Child Guidance Clinic – 15 rooms; and
 - Adult Behavioral health Clinic – 19 rooms.
- (December 18, 2007 Supplemental CON Material, page 4)*
19. The project will be financed through \$85,742 in contributions, \$4,050,000 from a grant and \$2,798,465 from a loan. *(September 21, 2007 Initial CON Application Submission, page 10)*
20. The Applicant projects incremental gains from operations related to the proposal of \$25,630 for FY 2008, \$105,605 for FY 2009 and \$123,186 for FY 2010. *(December 18, 2007, Supplemental CON Material, page D&)*
21. There is no State Health Plan in existence at this time. *(September 26, 2007, Initial CON Submission, page 2)*
22. The Applicant states that the proposal is consistent with its long-range plan. *(September 26, 2007, Initial CON Submission, page 2)*
23. The Applicant has not undertaken any activity to improve productivity and contain costs. *(September 26, 2007, Initial CON Submission, page 8)*
24. This proposal will not result in changes to the Applicant's teaching and research responsibilities. *(September 26, 2007, Initial CON Submission, page 9)*

25. The Applicant's projected payer mix for the proposed facility is as follows: *(September 26, 2007, Initial CON Submission, page 13)*

Table 4: Three-Year Projected Payer Mix with the CON Proposal

Payer Mix	Year 1	Year 2	Year 3
Medicare	13%	13%	13%
Medicaid	75%	75%	75%
Total Government	88%	88%	88%
Commercial Insurers	9%	9%	9%
Uninsured	3%	3%	3%
Total Non-Government	9%	9%	9%
Total Payer Mix	100%	100%	100%

26. The Applicant's staff will provide sufficient technical, financial and managerial competence and expertise to provide efficient and adequate service to the public. *(September 26, 2007, Initial CON Submission, page 7)*

Rationale

The Office of Health Care Access (“OHCA”) approaches community and regional need for Certificate of Need (“CON”) proposals on a case by case basis. CON applications do not lend themselves to general applicability due to a variety of factors, which may affect any given proposal; e.g. the characteristics of the population to be served, the nature of the existing services, the specific types of services proposed to be offered, the current utilization of services and the financial feasibility of the proposal.

Catholic Charities, Inc. Archdiocese of Hartford d/b/a/ Institute for the Hispanic Family (“Applicant or CC-IHF”) proposal includes purchasing property and constructing a new two story, 23,650 square foot facility at 43-53 Wadsworth Street/44-60 Cedar Street in Hartford. The Applicant is a not-for profit facility that offers culturally competent and specialized mental health interventions as well as comprehensive approaches to the development and enhancement of Spanish speaking individuals, families, children and elderly of 60 years or more within the Hartford area. The Applicant’s existing programs and services located at 80 Jefferson Street and 95 Park Street in Hartford will be moved to this new facility. The new building has been designed to accommodate four programs’ needs: School Readiness/Day Care, Hispanic Senior Center, Adult Behavioral Health Services, and Hispanic Child Guidance Clinics. The Applicant provides a diverse array of services/programs including adult mental health, Hispanic elderly mental health, child guidance, Hispanics alcohol abuse, Hispanics substance abuse, Pretrial drug education, Driving while intoxicated, Latino outreach, Family center, Senior center, and the School Readiness program.

The Applicant’s physical space for these services/programs will increase in the new facility from 14,900 square feet to 23,650 square feet. This will allow CC-IHF to offer all of its existing services and programs to additional individuals in need of the services including adults, seniors, and children and their families. The Applicant’s School Readiness Program will be able to enroll children from the waiting list. Many elderly currently not participating in the Senior Center because of the overcrowding in the current facility will now be able to take part in the center’s activities. The new building will be larger and allow for up to 15 additional seniors enrolled in the Hispanic Elderly Program to participate in the health enhancement, socialization activities and nutritional programs at the center. Most seniors are residents in nearby senior housing and other low income rental units in Hartford. The Day Care will increase the number of children served from 34 to 60. The Institute for the Hispanic Family will also be able to reach out to families not currently involved in the Family Center. Based on the foregoing reasons, OHCA finds that the Applicant has provided sufficient evidence to substantiate the need for the proposed new facility and that the proposal will improve the quality and accessibility of the existing services for its clients and residents in the greater Hartford area.

The total capital expenditure for the CON proposal is \$6,888,207. The Applicant projects incremental gains from operations related to the proposal of \$25,630 for FY 2008, \$105,605 for FY 2009 and \$123,186 for FY 2010. Although OHCA can not draw any conclusions the Applicant’s volume and financial projections upon which they are based appear to be reasonable and achievable.

Order

Based upon the foregoing Findings and Rationale, the Certificate of Need application of Catholic Charities, Inc. Archdiocese of Hartford d/b/a Institute for the Hispanic Family (“Applicant”) proposing to establish the Institute for the Hispanic Family in Hartford, located at 43-53 Wadsworth Street/44-60 Cedar Street, Hartford, with an associated capital expenditure of \$6,888,207, is hereby GRANTED, subject to the following conditions:

1. This authorization shall expire on March 10, 2010. Should the Applicant’s proposal not be completed by that date, the Applicant must seek further approval from OHCA to complete the project beyond that date.
2. The Applicant shall notify OHCA in writing of the commencement date of the proposed service by no later than one month after the commencement date.
3. If Catholic Charities, Inc. Archdiocese of Hartford d/b/a Institute for the Hispanic Family proposes to terminate and/or add any services or programs; it shall file with OHCA a Certificate of Need exemption or Letter of Intent.

Should the Applicant fail to comply with any of the aforementioned conditions, OHCA reserves the right to take additional action as authorized by law.

All of the foregoing constitutes the final order of the Office of Health Care Access in this matter.

By Order of the
Office of Health Care Access

Signed by Commissioner Vogel on March 10, 2008

Date

Cristine A. Vogel
Commissioner

CAV: pf: