



## MEMORANDUM

**TO:** Commissioners

**FROM:** Wynee Hawk Chief, Certificate of Need

**DATE:** October 20, 2022

**SUBJECT:** Change in Bed Capacity of Forestville Healthcare Center and Clinton Healthcare Center  
Docket No. 22-16-EX014

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Enclosed is the revised staff report and recommendation for an Exemption from Certificate of Need (CON) application filed by CommuniCare Health Services (CommuniCare) to change the bed capacity between two of its Comprehensive Care Facilities (CCF) in Prince George's County, Maryland. The first CCF is Clinton Healthcare Center (Clinton) and the second is Forestville Healthcare Center (Forestville). The project will result in enlargement of Forestville, which will add 37 beds, and a corresponding reduction of bed capacity operated at Clinton. As a result of the project, neither of the facilities will operate patient rooms that accommodate more than two patients, after the project is completed.

The applicant states that this proposed project is the initial step in a more comprehensive strategic and capital improvement plan to eliminate all patient rooms licensed for three or four beds throughout CommuniCare's 18 Maryland facilities. The long-term plan involves closing and downsizing several CCFs, renovating existing facilities, and constructing new CCFs.

While future CommuniCare plans needing review by MHCC involve CCFs in Baltimore City and Carroll County, the project addressed in this report is the first phase of a reconfiguration of three Prince George's County CCFs. In this first phase, Clinton, currently 267 beds, will reduce its licensed bed capacity and temporarily delicense additional bed capacity allowing Forestville, currently 162 beds, to increase its bed capacity to 199 beds, through construction and renovation. As part of the construction/renovation, Forestville will gain 37 beds from Clinton as well as relocate all of its current triple bed rooms (31). At the completion of the construction/renovation the new, larger CCF will have only private and semi-private rooms. No need for additional CCF beds in Prince George's is identified by MHCC, so these moves maintain the existing bed supply without increases.

- The project plan is for Forestville to renovate 10,550 square feet (SF) of existing space and add 32,934 SF of new construction to its current 44,760 SF facility to accommodate the additional beds and eliminate all three-bed rooms. Clinton will need no structural renovations, only improvements to flooring, paint, artwork, and furnishings. The total cost of the project is \$31,143,408.

Staff concludes that CommuniCare's application for an Exemption from a Certificate of Need is in the public interest, is not inconsistent with the State Health Plan and will result in the delivery of more efficient and effective health care services. Therefore, staff recommends that the Commission **APPROVE** the project with the following conditions:

1. CommuniCare will temporarily delicense CCF beds at Clinton upon completion of this project to eliminate operation of any three or four-bed rooms at Clinton.
2. CommuniCare agrees to execute a Memorandum of Understanding with Medicaid to maintain the required proportion of Medicaid patient days in accordance with .05A(2)(b) of this Chapter for both the Clinton and Forestville facilities.

