Maine Medical Center Neighborhood Advisory Committee (NAC)  
Meeting Minutes

Date: June 9, 2021  
Time: 12:00p.m.  
Location: via Zoom  
Recurrence: Monthly, 2nd Wednesday

Minutes Submitted by: Brian Batson  
Minutes Edited by: NAC Members  
Previous Meeting Minutes (May 12, 2021) Status: Approved

Attendees  
Brian Batson (MMC) co-chair  
Emma Holder (PNA) co-chair  
Alvah Davis (WPNA)  
Walter Pochebit (MMC)  
Nell Donaldson (CoP)  
Al Green – MaineHealth  
Samantha Ward (MMC)  
Tim McNamara (SJVNA)  
Jennifer McCarthy (MMC)  
Lin Parsons (WENA)  
Todd Reynolds (LNA)  
Councilor Spencer Thibodeau (CoP)  
Chaning Michele (LNA)  
Josef Kijewski (PNA)  
Peter Hall (WENA)  
Ann Pringle (WPNA)  
Moses Sabina (SJVNA)

Meeting Minutes: Beginning

Walter – Construction update:  
Moving forward for the balance of June; continuance of tiebacks and excavation; approaching august slab  
Emma- any plans we can see?  
Walter- sure, we can share some  
Anne- has the port-o-potty been removed? –Yes  
Nell- elevations are in the plan

Life fight- Al Green  
Were refueling flights included in the sound study? Yes.  
Anne- why do refueling flights make a difference?  
Al- the sound study used the volume of flights to calculate the overall yearly profile  
Nell- looking for a final signoff from Tom on this issue because there has been some confusion; just a brief memo  
Emma- we need understanding on a “flight”; 1 vs 2
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Al- experts use flights vs trips
Emma- one flight is two instances
Alvah- quarterly report on numbers?
Al- twice a year update
Alvah- previous minutes reflect quarterly
Al- we can push back on Tom for quarterly
Anne- link vs phone number to report noise?
Al- no, it’s still a phone number
Emma- Matt Wickenheiser looking into an email option
Alvah- Matt said that software development was looking into it

Maine Med Real Estate
MMC will review and evaluate possible divestiture of non-essential properties. Any potential sale will have to be approved by both the MMC and MaineHealth Boards.

Recuperative Care
Jennifer- we filed a permit, anticipating construction in July; beginning of 2022 will turn over to Greater Portland Health
Brian- interior renovations?
Jennifer- Yes
Anne- what is recuperative care?
Jennifer- patients not sick enough to be in the hospital anymore; IV antibiotics for example; not a lot of movement; frees up hospital beds; located at Sleep Lab
From TIM through LIN: Monitoring report is still insufficient
Spencer- newly acquired properties, Tim would like more information
Jennifer- which properties?
Nell- would it make more sense to address after Al’s presentation?

Al Green Monitoring Update
Following the same format as IDP
Brian sent the report to everyone’s email
WHY- institutional needs are the same; building need; department needs; parking need; clinical need

Clinical need- case mix index (average severity of patients in the hospital); back to pre-pandemic levels; MMC’s CMI is in line
Jennifer- CMI has gone up significantly in the past 7-8 years

Building Need- Coloumbe Family Tower, SJS Garage, Congress Tower; Deangelo’s and greyhound
Anne- it was originally cancer care before COVID, returning?
Jennifer- built as universal rooms, but that is the intent
Anne- how and when the hospital talks to neighborhoods as partners
Al- minor projects- respite center, food pantry; remained vague and high-level so we can make decisions on how these programs operate
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Tim- do you see the IDP monitoring report as information on short and long term use?
Al- directionally, yes. Minor project details have yet to be determined
Jennifer- report is every 3 years; we will talk about projects here at NAC first
Campus Reorganization

Parking Need- largely addressed by SJS Garage

Baseline information- projected daily census; our forecasts are typically conservative; aggressive growth in the past years than we expected; provided update on number of people we expect to see on campus in a typical day
Anne- reduction vs increase on campus activity
Al- table 2.3 was pandemic-related; speaks to inpatient vs outpatient
Anne- recommendation to make a footnote
Tim- 222 St John Street- is this included in the re-write
Al- no significant plans for that building at this time
Tim-looking for sense of direction from the hospital on 222 SJ; the report doesn’t cover new projects
Brian- IDP is “we currently do not a plan for this”- is that what you mean?
Tim- important to have a plan
Jennifer- how specific we should be in the IDP. Long term lease of 222 SJ was required; almost $10 million required to upgrade 222 SJ
Spencer- maybe a short blurb to say “this property’s current use is ____, here is why we are not moving forward at this time”
Tim- we’re looking for activity in these buildings regardless of funding
Nell- this plan is an update, not a future plan. Things are going to evolve over the next years, this is a snapshot. Important to know if the long-term plan is going to change; we will continue to have conversations in the group
Jennifer- putting things in writing and changing them can be looked at unfavorably
Jennifer- there are financial priorities; 222 long term is support services

Engagement -
Al- We talk about this group, the grant program, etc; we’ll take what we have today and make a revised plan
Anne- Washington properties?
Al- currently part of St Joes rehab

NAC Grant Questions
Emma- thanks to Tim for the guidance documents; July 1st will come quick; synopsis of previous grant- can we send that in separately?
Alvah- yes
Anne- questions and submitting emails- some confusion on submittal?
Josef- we can just redirect
Alvah- up to the neighborhood as to how they want to do it
Josef- lends to oversight and understanding
Alvah- can we submit applications for Maine Med properties?
Jennifer- which properties?
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Alvah- HR parking lot on Marshall St; will send to Walter
Tim- can I bring other people to our meeting tomorrow, Walter?
Walter- yes

Topics for next meeting (5 Minutes)

- Grant Discussion- grant committee will have pre-meeting so they can provide overview to the NAC
- Six Month helipad update
- Needles on Western Prom
- Assault on neighbor when confronting Florence House resident; meeting with Preble and Avesta
- Cadets

Adjourn

Next Meeting: July 14, 2021

Zoom Link:

https://zoom.us/j/91871624329?pwd=N1ByZ3k1RzdMNVU0WlhneUhSaGhzZz09

Meeting ID: 918 7162 4329
Passcode: 6NgY2Z

Acronym List:
CoP- City of Portland
LNA – Libbytown Neighborhood Association
MMC – Maine Medical Center
NAC – Neighborhood Advisory Committee
PNA- Parkside Neighborhood Association
SJVNA – Saint John Valley Neighborhood Association
SNF- Skilled Nursing Facility
WENA – West End Neighborhood Association
WPNA- Western Promenade Neighborhood Association