

Edgartown Planning Board Questions & Answers:

Affordability of the Skilled Nursing Residence

March 1, 2022 v7

Affordability of the Skilled Nursing Residence

- A Guiding Principle for this project, has been, and will continue to be:

Affordable Skilled Nursing for Islanders

- The initial bidding Request for Information (RFI) Stated:

“...Consistent with its mission, MVH seeks a commitment that no more than 50% of the staffed beds will be filled by private pay residents...”

...Many long-term island residents are dual-eligible for Medicare and Medicaid; access to long-term care for these individuals is priority...”

- **These guiding principles and priorities have not changed**

Affordability of the Skilled Nursing Residence

- **The Navigator Project is an Expansion of Windemere** from approximately 60 beds to 70 beds in a modern Skilled Nursing Residence, where each resident will have a private room and a private bathroom in a homelike setting
- **Every Resident at Windemere, at the time of Navigator opening, will be welcomed into the new Navigator Skilled Nursing Residence**
- **It is expected that the demographic characteristics of the current MV Hospital based Windemere facility will carry over to the new Navigator Residence**
- **Navigator will continue the MVH policy of welcoming both Medicaid-eligible and Private Pay patients**

Affordability of the Skilled Nursing Residence

- Current Windemere Population Demographics:
 - 100% Island Residents
 - 86% with Incomes \$24,000 or Less
 - 76% Elderly Women
 - Average Age 87

Affordability of the Skilled Nursing Residence

- There will be a mix of government-supported rates and private pay rates:

<u>Resident category</u>	<u># Residents</u>	<u>Daily Rate</u>
Medicaid:	35	\$328*
Medicare (includes rehab):	12	\$689*
Private Pay:	<u>23</u>	\$515
	70	

Note: * 2/3 of the residents are eligible for government reimbursements. Private pay funds are used to make up the shortfall from Medicaid reimbursements.

Affordability of the Skilled Nursing Residence

- **Medicaid** Income Eligibility Test: **\$24,000, or less, annual income**
- **Medicare** Eligibility Test: **Seniors 65 or Older, or Disabled People (may be under 65)**
- **Affordability:** **2/3 of Navigator residents will:**
 - **Have Incomes under \$24,000/yr, or**
 - **Be Over the age of 65, or**
 - **Disabled**

Affordability of the Skilled Nursing Facility Navigator Homes is a 501c3 Not For Profit



Department of the Treasury
Internal Revenue Service
Tax Exempt and Government Entities
P.O. Box 2508
Cincinnati, OH 45201

NAVIGATOR HOMES OF MARTHAS VINEYARD INC
923 MAIN ST BUILDING 5
YARMOUTH PORT, MA 02675

Date: 09/14/2020
Employer ID number: 84-5182763
Person to contact: Name: Carly Young
ID number: 0203423
Telephone: (877)829-5500
Accounting period ending: December 31
Public charity status: 170(b)(1)(A)(vi)
Form 990 / 990-EZ / 990-N required: Yes
Effective date of exemption: March 10, 2020
Contribution deductibility: Yes
Addendum applies: No
DLN: 26053620004420

Dear Applicant:

We're pleased to tell you we determined you're exempt from federal income tax under Internal Revenue Code (IRC) Section 501(c)(3). Donors can deduct contributions they make to you under IRC Section 170. You're also qualified to receive tax deductible bequests, devises, transfers or gifts under Section 2055, 2106, or 2522. This letter could help resolve questions on your exempt status. Please keep it for your records.

Organizations exempt under IRC Section 501(c)(3) are further classified as either public charities or private foundations. We determined you're a public charity under the IRC Section listed at the top of this letter.

If we indicated at the top of this letter that you're required to file Form 990/990-EZ/990-N, our records show you're required to file an annual information return (Form 990 or Form 990-EZ) or electronic notice (Form 990-N, the e-Postcard). If you don't file a required return or notice for three consecutive years, your exempt status will be automatically revoked.

If we indicated at the top of this letter that an addendum applies, the enclosed addendum is an integral part of this letter.

Affordability of the Skilled Nursing Residence

Will Navigator Homes Be Affordable for Island Seniors ? Yes

- **Guiding Principle: Affordable Skilled Nursing for Island Seniors**
- **This Project is an Expansion of Windemere**
- **All Windemere Residents are Welcome to the New Navigator Project**
- **2/3 of Skilled Nursing Residents are expected to be:**
 - **Incomes of \$24,000 or less; or**
 - **Age 65 or Older**

Can Admissions Be Restricted to Island Residents ?

- Under Federal and Massachusetts Law, Any Healthcare Provider Utilizing Medicare or Medicaid Funds May Not Restrict Admissions by Geographic Address. Therefore, under law, Navigator cannot restrict admissions to Island Residents.
- The Feb 2022 market demand study, updating the prior 2019 market study, notes that the On-Island demand for Skilled Nursing Beds has increased from 72 beds to 122 beds, for the 70 Beds to be provided by Navigator Homes.
- Demand from Island Residents alone will exceed the Supply of Skilled Nursing Beds offered by Navigator Elder Homes

For Additional Information Please Contact:

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