

**RESOLUTION NO. 07-28**

**WHEREAS**, WARREN MEMORIAL HOSPITAL FOUNDATION, has made application for a grant of funds from the CITY OF FRIEND, NEBRASKA in the amount of \$8,000.00, the source of these funds being the program income funds held by the City under previous Economic Development Loan projects.

**WHEREAS**, this application has been previously reviewed and recommended by the Friend Industrial Development Corporation.

**WHEREAS**, the CDBG Reuse Plan adopted by the City of Friend provides that grants may be made to entities in the event that such grants facilitate and preserve employment for individuals whose income may fall at or below HUD income guidelines for Saline County, Nebraska.

**WHEREAS**, the City Council believes that it is in the best interests of the City of Friend to facilitate and preserve such employment opportunities.

**WHEREAS**, the grant money, if approved, would be used to assist in the payment of leases of medical equipment which serves Warren Memorial Hospital.

**WHEREAS**, the City Council believes that the extension of this grant will assist Warren Memorial Hospital in the preservation of jobs for individuals whose income may fall at or below HUD income guidelines.

**WHEREAS**, Mr. John Wilson, the Chief Executive Officer of Warren Memorial Hospital, has furnished the City Council with information indicating that only 5 of the 83 employees of Warren Memorial Hospital receive income in excess of the HUD guidelines;

**NOW, THEREFORE**, in consideration of these facts, the City Council takes the following action:

**BE IT RESOLVED** that the grant to WARREN MEMORIAL HOSPITAL FOUNDATION in the amount of \$8,000.00 from the program income reuse fund under previous Economic Development loans be and hereby is approved. The Mayor and Clerk are hereby authorized to execute all documents necessary for the completion of this transaction on behalf of the City.

**DATED and ADOPTED this 2nd day of October, 2007.**

**CITY OF FRIEND, NEBRASKA**

By: *James W. Vank*, MAYOR

*Cherie Gilmer*, CITY CLERK





# Warren Memorial Hospital

## Friend Manor • Zimmer Medical Clinic

*WMH is dedicated to providing quality healthcare to the people we serve.*

Friday September 14<sup>th</sup>, 2007

State of Nebraska  
Community Development Block Grant  
**Employee Certification Form - Attached**

RE: Friend Revolving Loan Fund Application

Attached two sheets show a listing of 83 Warren Memorial Hospital employee's hourly incomes projected annually. Using the attached Employee Certification Form, we chose the category of an average of 4 persons/family. Our employees fall into the following Rows for HUD Income guidelines for Saline County:

**Row A 10**  
**Row B 38**  
**Row C 30**

Only 5 hourly employees earn higher incomes.

Sincerely,

John W. Wilson, CEO  
Warren Memorial Hospital  
402-947-2541

## **Attachment B – Impact of Project**

### Impact of Project on Applicant & Community

1. Increased cash flow for operations:
2. Combined Warren Memorial Hospital, Friend Manor (nursing home) and Zimmer Medical Clinic employees over 83 people that help the local economy
3. Proposed grant contributes towards turn around plans of new/existing management team:  
Existing Hospital Board  
John Wilson, CEO hired 5/9/07  
Sue O'Connell, CNO hired 7/9/07  
Kim Doht, APRN – NP hired 8/13/07
4. Turn around plan(s)
  - Recruit first ever Chief Nursing Officer (CNO) to be over all 3 revenue producing areas, cross train clinical staff to work in all 3 areas, implement staffing benchmarks/efficiencies in all areas. She will also serve as Director of Nurses (DON) for Friend Manor
  - Recruit Advance Practice Registered Nurse – Nurse Practitioner (APRN – NP) to replace 2 staff physicians. She will also serve as Director of Nurses (DON) for the hospital
  - Staff Clinic with 3 employees versus 6 (done in July)
  - Recruit Director of Finance (not yet done)
  - Audit Revenue Cycle to improve billing/collections processes (scheduled for 9/18 thru 9/20) train staff as needed, out source if needed
  - Audit utilities to reduce monthly expense
  - Eliminate full time position for scheduling nurses
  - Eliminate full time position – Social Services, replace with existing LPN
  - Reduction of staffing – Radiology
  - Reduce/increase worked hours to match patient census
  - Increase marketing – 1<sup>st</sup> step up to half page coverage in weekly local paper
  - Increase referrals from local physician & Physician Assistant (PA)
  - Add services thru new APRN – NP
  - Add contract part time physician
  - Add contract outpatient specialty physicians

**City of Friend**

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**From:** "Mike Mullally" <mullallylaw@alltel.net>  
**To:** "City of Friend" <cityoffriend@alltel.net>  
**Sent:** Monday, September 24, 2007 3:50 PM  
**Attach:** wmfound.grantresolution.pdf  
**Subject:** Grant resolution for WMH Foundation

Debbie- I've attached a resolution for council consideration on the grant requested by the Foundation from the CDBG funds. Last month the council approved the grant subject to legal approval. I believe that the grant falls within our reuse program guidelines given the income information provided by John Wilson from the hospital.

Michael G. Mullally  
Attorney at Law  
510 Seward St.  
Seward, NE 68434  
(402) 643-4581  
[mullallylaw@alltel.net](mailto:mullallylaw@alltel.net)