

Carefree Lodge/Esther Shiner Blvd.

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| <p><i>306 Finch Ave. East</i> <i>Ward 24</i> <i>Central LHIN</i> <i>127 beds</i> <i>Structural Classification C</i></p> <p>Culture, Community & Partners: <i>Cantonese</i> <i>Korean</i> <i>Jewish</i> <i>Mandarin</i> <i>Russian</i> <i>LGBT</i> <i>Volunteers</i></p> <p><i>North York General Hospital Psychogeriatric Mental Health Outreach</i></p> | <p><u>Plan Synopsis:</u></p> <ul style="list-style-type: none"> • Continue Carefree Lodge operations until completion of new 160 bed long-term care home on Esther Shiner Boulevard. • Project estimate \$83.0 million (including land remediation), \$26.9 million is recoverable debt from provincial funding. • Land remediation is estimated to be between \$10-12 million which could be offset by sale of surplus Finch Avenue East site, estimated land value of \$5-10 million. • Plan maintains beds in nearby (4 km) area. • Current Carefree Lodge residents would be notified of the relocation but would be given the option to transfer to another home via CCAC relocation. • The Esther Shiner Boulevard (Oriole Yard) site and its proximity to North York General Hospital could enhance the existing psychogeriatric program or expand palliative and/or facilitate convalescent care in the new larger home. • 306 Finch Avenue East site declared surplus. <p><u>Options Considered:</u></p> <ul style="list-style-type: none"> • Retrofit of Carefree Lodge to meet new design standards allows for a maximum of 78 beds, greatly reducing operational efficiencies. • Redevelopment is not possible on land-locked ravine site; its northern and eastern edges located in City's Natural Heritage System, a greater portion of site affected by City Ravine and Natural Feature Protection By-Law. • Alternate City-owned site; placement of a long-term care home, between 160 to 428 beds could be accommodated at 251 Esther Shiner Boulevard and supports higher order uses consistent with development in the surrounding area. |
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