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# HEALTH FACILITIES MONITOR

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## TOP STORIES

### **Senate Bill Would Protect Rural Residents from Shock of Healthcare Service Shutdowns**

Hospitals planning to close facilities or cut services may soon have to notify HHS in enough time for the agency to oversee plans for maintaining patient access to care.

Source: [Health Exec](#)

### **Bill Aims to Rein in Private Equity Ownership of Physician Practices**

The Health Over Wealth Act would require that private equity-owned practices publicly report their debt load, executive pay, lobbying activities, healthcare costs and service reductions.

Source: [Radiology Business](#)

### **CMS Finalizes 2.9% Pay Bump for Inpatient Hospitals in FY2025**

Initially, the Centers for Medicare & Medicaid Services proposed a 2.6% payment increase for 2025, which providers decried as inadequate. CMS has said that its new rates will likely increase payments to inpatient hospitals by \$2.9 billion.

Source: [Fierce Healthcare](#), [Becker's Hospital Review](#)

### **Nationwide IT Outage Leaves Hospitals without EHRs**

The software update from CrowdStrike, a cybersecurity application used by companies nationwide, forced hospitals all over the U.S. to operate on paper systems. Many had to cancel non-emergency care services due to the slowdown.

Source: [Health Exec](#), [Fierce Healthcare](#), [Becker's Hospital Review](#)

### **Inside Penn Medicine During the Global IT Outage**

Philadelphia-based Penn Medicine's top executives were awakened by urgent phone calls at 2:30 a.m. on July 19 after finding out that CrowdStrike's global IT outage was affecting their organization.

Source: [Becker's Health IT](#), [The Philadelphia Inquirer](#)

### **CrowdStrike Outage Expected to Cost Healthcare \$1.9B**

Losses for the healthcare industry from the CrowdStrike IT outage are estimated to reach \$1.9 billion.

Source: [Becker's Health IT](#)

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## **MERGERS, ACQUISITIONS, AND PARTNERSHIPS**

### **Jefferson Health, Lehigh Valley Health Network Merger Official**

Jefferson Health and Lehigh Valley Health Network have received regulatory approval to combine, completing a merger to create one of the largest healthcare systems in the U.S. The combined health system now includes 32 hospitals with more than 700 facilities to get treatment.

Source: [CBS News](#), [The Morning Call](#), [Becker's Hospital Review](#), [The Morning Call](#)

### **WoodBridge to Acquire Commonwealth Health for \$120M**

WoodBridge Healthcare Inc. has signed an asset purchase agreement to obtain Commonwealth Health in Northeastern Pennsylvania from Community Health Systems subsidiaries. The sale is

scheduled to finish in the fourth quarter of 2024.

Source: [Hospital Management](#), [PA Homepage](#), [The Times-Tribune](#), [Times Leader](#), [Fierce Healthcare](#)

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## **SAFETY & SECURITY**

### **Nursing Home Owner Faces No Jailtime After Hurricane Mishandling**

Bob Dean Jr. received three years of probation after pleading no contest to 15 criminal counts for moving over 800 elderly residents from seven nursing homes to a poorly equipped warehouse during Hurricane Ida.

Source: [Healthcare Facilities Today](#), [AP News](#)

## **ENERGY & SUSTAINABILITY**

### **Arkansas Hospitals Use State Funds to Ensure Sustainability**

Multiple hospitals in Arkansas will receive millions of dollars from the state's Rural Hospital Sustainability Program. Baxter Health in Mountain Home received \$1.8 million, and Fulton County Hospital in Salem, Ark., received \$2.5 million, combining for more than \$4 million.

Source: [K8 News](#), [Ozark Radio News](#), [Eureka Spring Times-Echo](#)

## **TECHNOLOGY & INNOVATION**

### **NASA-Inspired Command Centers Boost Efficiency at Health Systems**

Health systems like Oregon Health and Sciences University, Johns Hopkins Health System and Tampa General Hospital are implementing command centers in a bid to centralize decision-making.

Source: [Deloitte](#), [Becker's Health IT](#)

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2024 Hospital, Outpatient Facilities & Medical Office Buildings Summits

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## BUILDING, BUYING, SELLING

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### How Physicians Can Control their Destiny through Real Estate Ownership

Owning real estate can be expensive in 2024, but it comes with several benefits for physicians who own or are looking to own their own practice. Collin Hart, CEO of Healthcare Real Estate Advisors, discussed with Becker's the pros and cons of self-owning a facility versus leasing a space.

Source: [Becker's ASC Review](#)

### Behavioral Health Facility Interest Soars in Wake of Pandemic

As the COVID-19 pandemic fades in the distance, it's left a distinct mark on the behavioral and mental health real estate industry. Investment interest has soared in these specialized facilities, and investors have begun acquiring provider practices and real estate.

Source: [GlobeSt](#), [Colliers](#)

### Health Systems Eye Multi-Region Model

Cross-market mergers and acquisitions are becoming more prominent as health systems diversify their portfolios, strengthen bargaining power and pursue further economies of scale amid challenging financial headwinds.

Source: [Becker's Hospital Review](#)

### Senior Care Facilities Construction Drops, Occupancy Increases

In the second quarter of 2024, the senior housing occupancy rate for 31 NIC MAP Primary Markets reached 85.9 percent, increasing 0.5 percentage points from the first quarter. This is the twelfth consecutive quarter that occupancy has increased in the senior care market.

Source: [Healthcare Facilities Today](#)

## **“Speed to market is critical”: Bon Secours Mercy Health's ASC strategy**

For David Cannady, chief strategy officer of Bon Secours Mercy Health, having a partner with strong expertise in the ASC world is key in his development strategy.

Source: [Becker's ASC Review](#)

## **Hub-and-Spoke Model Pays Dividends**

A hub-and-spoke model connects satellite community practices to AdventHealth's academic center in Central Florida and provides physicians with options to refer patients to multiple locations that can optimize care quality and reduce unnecessary expenses. Having the flexibility to direct less complex surgeries to lower-cost ASCs while referring complex surgical cases to higher-cost academic hospitals benefits providers, payers and patients.

Source: [Becker's Spine Review](#)

- **NORTHEAST**

## **Geisinger Plans Major Expansion at Geisinger Medical Center**

Geisinger officials has proposed an \$880 million expansion of Geisinger Medical Center in Mechanicsville, Penn. The proposed project will feature a new 11-story tower.

Source: [Geisinger, Chief Healthcare Executive](#)

## **UVM Medical Center Approved to Buy Fanny Allen Campus**

The Green Mountain Care Board has approved University of Vermont Medical Center's request to purchase the Fanny Allen campus in Colchester, Vt. The medical center said the \$17.3 million purchase of the Colchester property is “critical” to meeting the needs of its patients.

Source: [VTDigger](#)

## **Rochester Regional Health Breaks Ground on New Medical Campus**

Rochester Regional Health broke ground on what will be a 58,000-square-foot destination medical campus in Geneva, N.Y.

Source: [Health Hive](#)

## **WellSpan Health and Emerus Break Ground on Third Hospital**

WellSpan Health and Emerus have broken ground on a hospital in Newberry Township, Penn. It will include an emergency department and 10 inpatient beds in a smaller, more accessible footprint than traditional hospitals while operating 24/7, 365 days a year.

Source: [Healthcare Facilities Today](#)

## **New York Hospital Expands ED**

White Plains (N.Y.) Hospital is adding 25,000 square feet to its emergency room and expanding the hospital's capacity to 436 beds. The building is expected to open in 2028.

Source: [Becker's Hospital Review, Lohud](#)

## **Westchester Medical Center Begins Critical Care Tower Project**

The tower in Valhalla, N.Y., will span 162,000 square feet and rise five stories when complete in

2026.

Source: [Healthcare Facilities Today](#)

## **Saratoga Hospital to Demolish Medical Office Building, Construct New Facility**

Saratoga Springs, N.Y.-based Saratoga Hospital is seeking approval to demolish a 10,200-square-foot medical office building that previously housed OB/GYN and pulmonary care services. The building would be replaced with a new 60,000-square-foot medical office building.

Source: [Becker's ASC Review](#), [Albany Business Review](#)

## **Massachusetts Hospital Shuttered by Fire to Reopen**

Brockton (Mass.) Hospital, owned by Brockton-based Signature Healthcare, has shared plans to reopen Aug. 13 after an electrical fire closed the hospital in February 2023.

Source: [Becker's Hospital CFO Report](#)

- **SOUTHEAST**

## **Tenet to Sell 5 hospitals in Alabama for \$910M**

Dallas-based Tenet Healthcare has agreed to sell its majority interest in Birmingham, Ala.-based Brookwood Baptist Health to Orlando (Fla.) Health. The deal is valued at approximately \$910 million in cash, with after-tax proceeds of approximately \$790 million.

Source: [Becker's ASC Review](#), [Fierce Healthcare](#)

## **Rural Maryland Hospital 1 Step Closer to Construction**

Site preparation and pre-construction on University of Maryland Shore Regional Health's largest hospital began in July. The \$540 million-Shore Regional Medical Center in Easton will include 147 beds, seven operating rooms, and 27 emergency department treatment bays.

Source: [Becker's Hospital Review](#)

## **UAB Opens \$400M Hospital 5**

UAB Health System in Birmingham, Ala., opened its new nine-story replacement facility for UAB Medical West in August. The new facility in Bessemer, Ala., includes the 200 bed-hospital with 12 operating rooms and a seven-story medical office building.

Source: [Becker's Hospital Review](#), [WVTM13](#), [DOTmed](#), [Healthcare Design](#)

## **Huntsville Hospital Health System Plans \$150 Million Expansion**

Huntsville Hospital Health System in Huntsville, Ala., plans to begin construction this fall on a \$150 million expansion of the Madison Street Tower on the hospital's main campus. The addition will be built on top of the current emergency department and will add five floors and 100 patient rooms.

Source: [Healthcare Design magazine](#), [hvilleblast.com](#)

## **Mercy to Take Over Former Walmart Health Locations**

St. Louis-based Mercy plans to lease clinics at former Walmart Health locations, opening outpatient locations at three Walmart stores in Arkansas by the end of the summer.

Source: [Becker's Health IT](#), [Forbes](#), [Barron's](#), [Mercy](#)

### **Kentucky Medical Office Buildings Acquired for \$15M**

Two medical office buildings in Paducah, Ky., fully occupied by Mercy Health-Lourdes Hospital, have been acquired by Montecito Medical Real Estate for \$15 million. The two properties total 62,000 square feet.

Source: [Becker's ASC Review](#), [REBusiness Online](#)

### **Prisma Health to Acquire First Hospital Outside South Carolina**

Prisma Health has entered into negotiations to acquire a 304-bed community hospital in Maryville, Tenn. When Blount Memorial Hospital joins Prisma, it will be the network's first venture outside of the Palmetto State.

Source: [Fox Carolina](#)

- **FLORIDA**

### **First Building Opens at FSU/TMH Medical Campus**

The St. Joe Company and Tallahassee Memorial HealthCare have opened the first building at the FSU/TMH Medical Campus in Panama City Beach, Fla. The building is the first of several planned for the 87-acre campus being jointly planned and developed by St. Joe, TMH and Florida State University.

Source: [Healthcare Facilities Today](#), [REBusiness Online](#), [Tallahassee Democrat](#)

### **Lakewood Ranch Office Sold for Nearly \$32M in Off-Market Deal**

A Lakewood Ranch, Fla., medical office building owned by Center Point Medical Center was recently acquired in an off-market deal for \$31.8 million.

Source: [Business Observer](#), [Becker's ASC Review](#)

### **Construction Begins on South Miami Rehabilitation Hospital**

Baptist Health South Florida has begun construction of the new Baptist Health Rehabilitation Hospital, a joint venture with Lifepoint Rehabilitation, a business unit of Lifepoint Health. The three-story, 100,000-square-foot facility will feature 62 private inpatient rooms, with the capacity to expand.

Source: [South Florida Hospital News](#)

### **North Walton Doctors Hospital Nears Completion**

Since March 2022, the former Healthmark Regional Medical Center building has sat empty and abandoned. That changed in August 2023 when a group of doctors had bought the property, transforming it into the North Walton Doctors Hospital.

Source: [WJHG](#)

### **AdventHealth Starts Construction on Daytona Beach Hospital Expansion**

AdventHealth recently kicked off construction on a \$220 million, 240,000-square-foot addition at AdventHealth Daytona Beach. The hospital will grow from 362 inpatient beds to 466 beds and from 18 surgical suites to 22.

Source: [Orlando Business Journal](#)

### **New Florida Medical Office Building to Open in 2027**

A 24,000-square-foot medical office building is set for development in Jacksonville, Fla., the city's first non-hospital facility in more than 20 years. The building aims to break ground in the third quarter of 2025 and open in 2027.

Source: [Becker's ASC Review](#), [Jacksonville Daily Record](#)

- **MIDWEST**

### **Hennepin County Medical Center to Construct \$1B Hospital Tower**

Hennepin County Medical Center, a safety-net hospital in Minneapolis, is planning a \$1 billion inpatient hospital tower. Prior to the tower's construction, Hennepin County officials will spend \$70 million in capital improvements to build a new parking garage, which is expected to be completed in 2027.

Source: [Healthcare Design](#), [StarTribune](#)

### **UW Health's \$900M Expansion Plan**

Madison, Wis.-based UW Health has several construction projects in the works to meet growing demand for care, including a new hospital and clinic. In all, the expansions represent an investment of more than \$900 million.

Source: [Wisconsin State Journal](#), [Becker's Hospital Review](#)

### **IU Health to Build \$421M Hospital Near Fort Wayne**

Indiana University Health is expanding its services to the Fort Wayne, Ind., community with the construction of a new hospital.

Source: [Wane.com](#), [WOWO](#), [Indianapolis Business Journal](#), [Hospital Management](#), [Becker's Hospital Review](#)

### **Construction on Schedule at \$225M Samaritan Hospital**

Exterior insulation is almost installed, the exterior water barrier is making its way around the building, and windows are being installed in some sections of the new Samaritan Hospital in Moses Lake, Wis.

Source: [Columbia Basin Herald](#)

### **Real Estate Firm Plans \$60 Million Investment for Warsaw Medical Hub**

Construction could begin late this month on a more than \$60 million medical hub in Warsaw, Ind. Parkview Physician Group will occupy a 16,500-square-foot primary care building in the complex. Healthcare development firm Innovcare estimates the investment could reach \$120 million.

Source: [The Journal Gazette](#)

### **OhioHealth Announces Major Expansion of Dublin Methodist Hospital**

OhioHealth has announced plans to expand OhioHealth Dublin Methodist Hospital in the largest planned expansion of the hospital since it opened in 2008. Construction is expected to begin in



2026.

Source: [OhioHealth](#), [Healthcare Design](#), [The Columbus Dispatch](#), [Healthcare Facilities Today](#)

### **Ohio System to Acquire 16th Hospital**

Morrow County Hospital, a 25-bed critical access hospital in Mount Gilead, Ohio, will join Columbus-based OhioHealth. The move comes after nearly 40 years of OhioHealth managing Morrow County Hospital.

Source: [Becker's Hospital Review](#), [Columbus Business First](#)

### **Michigan Health System Completes Deal to Acquire Three Hospitals**

MyMichigan Health has completed its acquisition of three hospitals from Ascension Michigan, along with an ambulatory surgery center and associated physician practices.

Source: [Chief Healthcare Executive](#)

### **Ascension Offloads Illinois Hospitals, Continuing Selling Spree**

As Ascension shifts focus to ambulatory care and telehealth, service lines that typically have lower overhead costs it's tightening its hospital portfolio across the country, offloading hospitals in markets ranging from Kansas to New York.

Source: [Healthcare Dive](#), [Chief Healthcare Exec](#), [Fierce Healthcare](#)

- **SOUTHWEST**

### **Construction of \$470M Hospital in Tahlequah Reaches Milestone**

The Cherokee Nation marked a milestone in the construction of a new hospital in Tahlequah, Okla., with the signing of the final steel beam. The hundreds of names signed represent the people behind the \$470 million project.

Source: [News on 6](#)

### **Memorial Hermann Cypress Hospital Announces Expansion Project**

Memorial Hermann Cypress Hospital in Cypress, Texas, has announced a \$277.5 million expansion project that will add 58 beds and 347,000 square feet of new and renovated service areas to the campus by 2027.

Source: [Healthcare Facilities Today](#)

### **Medical Properties Trust Sells Healthcare Portfolio in Phoenix Area**

Medical Properties Trust Inc. has sold the 50-bed Arizona General Hospital in Mesa, Ariz., and seven freestanding emergency department facilities in the Phoenix metropolitan area to Dignity Health, a subsidiary of CommonSpirit Health, for \$160 million.

Source: [CoStar](#), [Morningstar](#), [Becker's Hospital CFO Report](#), [Chief Healthcare Executive](#)

### **Phoenix Children's Hospital – Arrowhead Campus Set to Open**

Families in the West Valley now have better access to pediatric healthcare with the opening of Phoenix Children's Hospital – Arrowhead Campus. This 175,000-square-foot hospital offers inpatient care, a 24/7 emergency department, surgical care and advanced imaging services.

Source: [Healthcare Facilities Today](#), [Becker's Hospital Review](#)

### **New Hospital Coming to North Texas Boom Town**

The population in Celina, Texas, has more than doubled within the last three years, increasing the need for hospital transports. But that's all going to change once Methodist Celina Medical Center, the city's first hospital, opens in early 2025.

Source: [Spectrum News 1](#)

### **West Coast Capital Buys Phoenix-Area MOB**

West Coast Capital Partners has acquired Mountain View I, a 91,082-square-foot medical office building in Scottsdale, Ariz. Regent Properties sold the asset for \$11 million.

Source: [Commercial Property Executive](#)

### **Work Begins on 23-acre Texas Medical Building**

Construction has begun on a 23-acre business office park in El Paso, Texas, that will primarily house a medical office park. The facility will offer medical office building spaces that physicians and professionals can own.

Source: [Becker's ASC Review](#), [El Paso Times](#)

- **WEST**

### **6 West Coast Medical Buildings Sold to Real Estate Partnership**

Real estate investors Cypress West and TPG Angelo Gordon, who entered into a joint venture in April, have closed on a portfolio of six outpatient facilities on the West Coast. The assets, totaling 269,000 square feet, are in major markets, including Orange County, Calif., San Diego, and Phoenix.

Source: [Becker's ASC Review](#)

### **UC Davis Health Breaks Ground on 14-Story California Tower**

UC Davis Health today hosted a groundbreaking ceremony for the medical center's California Tower. The expansion project includes a \$3.74 billion, 14-story hospital tower and 5-story pavilion. The tower will replace parts of the hospital that must close due to state seismic regulations.

Source: [UC Davis Health](#), [Construction Briefing](#), [Becker's Hospital Review](#), [Healthcare Facilities Today](#)

### **Oakland Hospital Building is Approved for Construction**

UC Regents sign off on a \$1.5 billion project to construct a new hospital building at UCSF Benioff Children's Hospital Oakland, securing the future of world-class pediatric facilities in the East Bay.

Source: [University of California San Francisco](#), [Becker's Hospital Review](#), [Healthcare Facilities Today](#)

### **Intermountain Unveils \$680M Colorado Hospital**

Intermountain Health has unveiled its \$680 million Lutheran Hospital in Wheat Ridge, Colo., which will replace the existing Lutheran Medical Center. The 620,000-square-foot new hospital

comprises 226 licensed beds.

Source: [Becker's Hospital Review](#)

### **Optum Buys Washington State Medical Office Building for \$20M**

Optum Services of Minnesota, an affiliate of United Health, has purchased a medical office building in Marysville, Wash., for \$20.3 million.

Source: [Seattle Daily Journal of Commerce](#), [Becker's ASC Review](#)

### **UCSF Health Acquires 2 Dignity Health Hospitals**

Saint Francis Memorial Hospital and St. Mary's Medical Center, both also located in San Francisco, bring a total of 1,800 employees and providers onto the UCSF Health team.

Source: [Becker's Hospital Review](#)

### **Huge San Jose Hospital Project Heads to Public Development Review**

A massive project that will add a new hospital and medical center in San Jose, Calif., is now available for the public to scrutinize. Tennessee-based HCA Healthcare, the owner of Good Samaritan, is floating the proposed development. Once complete, the new campus would contain 419 licensed acute care beds.

Source: [SiliconValley.com](#)

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## **MORE TO EXPLORE**

- 5 Healthcare Building Sector Trends for 2024-2025 - [Building Design + Construction](#)
  - The Hospital Margin Myth - [Becker's Hospital CFO Report](#)
  - Community Engagement Plays Vital Role in New Healthcare Facilities - [Healthcare Facilities Today](#)
  - 9 Things to Know About Length of Stay - [Becker's Hospital CFO Report](#)
  - Facility Condition Assessments Help Make Cases for Upgrades - [Healthcare Facilities Today](#)
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## CALENDAR OF EVENTS

### **Panel: Healthcare Development AEC Partnerships That Drive Success**

Organized by AMFP Charlotte

August 15, 2024 - Charlotte, N.C.

### **Navigating Design, Construction & Activation Compliance Complexities**

Organized by AMFP Nashville

August 15, 2024 - Nashville

### **Montefiore Nyack Tour**

Organized by AMFP Greater NY

August 15, 2024 – West Nyack, N.Y.

### **Kenneth C. Griffin Surgical Tower Tour at Nicklaus Children's Hospital**

Organized by AMFP SoFL

August 22, 2024 - Miami

### **Piloting Healthcare's Road to Recovery: Hospital, Outpatient Facilities & Medical Office Buildings Summit**

Organized by SquareFootage.net and AMFP Chicago

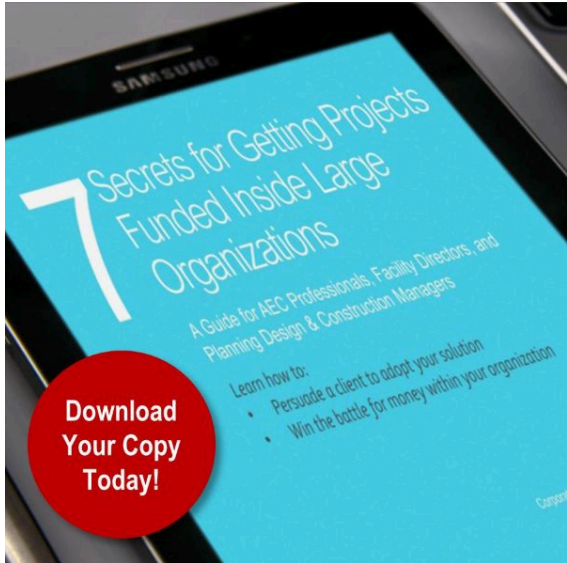
September 10, 2024 – Chicago, Illinois

### **Hospitality in Healthcare Program**

Organized by AMFP Upper Midwest

September 10, 2024 – Plymouth, Minn.

### **Healthcare Design Conference Facilities & Project Management Track**



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