

Implementation of Resolution #59

**Establishing an Intergenerational Resource and Activity Center (IRAC) at the
Nash Hernandez, Sr. Building**

Presentation by:
IRAC Advisory Group
IRAC Community Meeting
June 20, 2023

Why an IRAC

Addresses the care needs of multiple generations all in one place with potential cost savings.

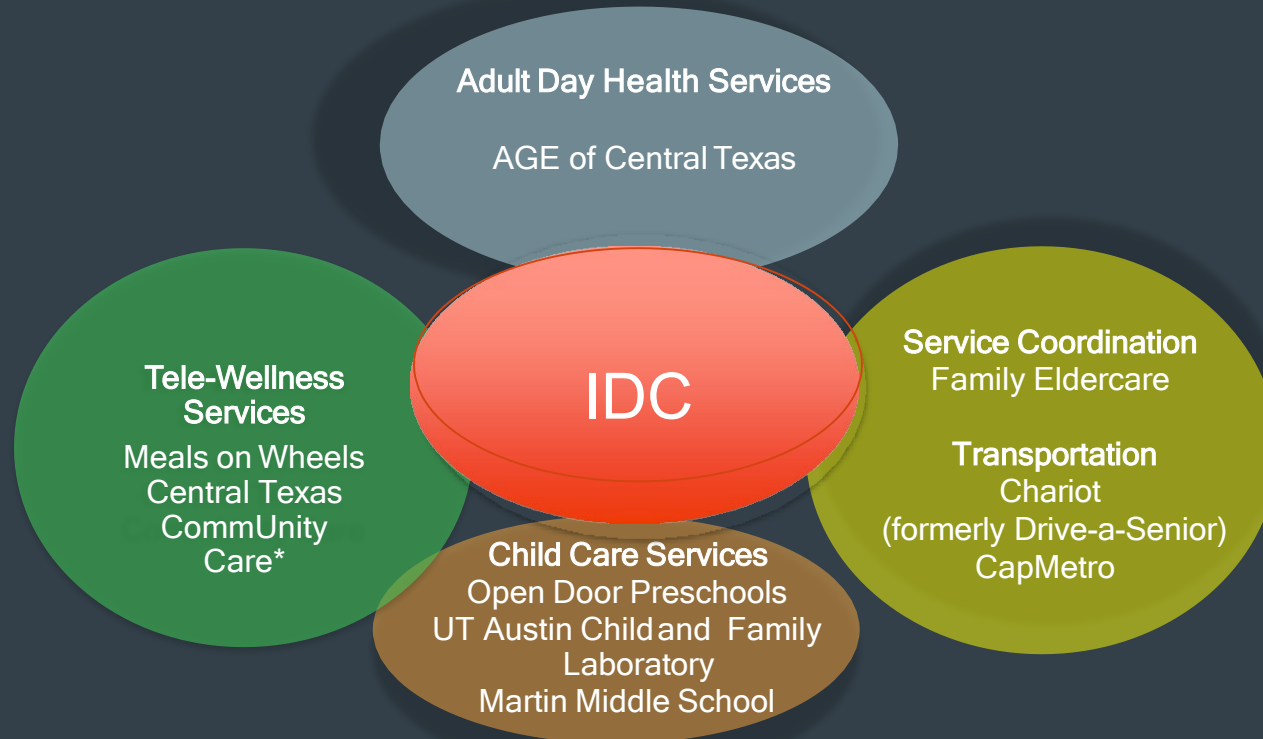


Optimizes shared space in public places.

*Report by GU and Eisner Foundation "The Best of Both Worlds: A Closer Look at Creating Spaces that Connect Young and Old"

*Jarrott, S. & Bruno, K. (2007) "Shared Site Intergenerational Programs: A Case Study." *Journal of Applied Gerontology*, 26(3) p. 239

IRAC Public-Private Model- Austin



IRAC: A COMMUNITY HUB– *Establishing an IRAC at the Nash Hernandez Sr. Building*

Objective: Austin has recommended the Nash Hernandez Sr. building as a potential joint-use site for the IRAC Pilot. Together, the IRAC initiative and the Holly Shores Master Plan share a mutual vision for making a center for community activity. The IRAC will help support the City of Austin’s goals to provide age-friendly activities and services for public use.

The site is central to the City and can serve as an assets to all 11 zip codes, specifically 78702

Open Door Pre-School (on-site)
Next to Martin Jr. High
Close to Comacho Youth Activity Center
AISD Afterschool Programming



Resolution #41 10/18/18 called for an IDC to address the growing gap in services of low income children and seniors

100% of survey respondents agreed the Nash Hernandez site provides excellent space for education, play, exercise and gardens



Schools

Austin Community

City of Austin Public Health

Comission on Aging

IRAC

City of Austin/PARD



Holly Shores Master Plan
PARD Programs
Festival Beach Food Forest

Natural Ecosystem

Transportation Partners

Adult Day Health Services

Central Health
CommUnity Care
Basic Health Screenings
Family Eldercare
Tele-Behavioral Health

Chariot Central Texas
Cap Metro
Hike and Bike Trail



Children and Older Adults in 78702

- Population likely to use facility extends beyond the Holly neighborhood, and that this larger population will be heavy volume consumers of IRAC's services.
- In 2020, American Community Survey analyses indicate high demand in a larger catchment area that includes low-income neighborhoods within a 20-minute drive-time or less radius of the RBJ Health Center located at Nash Hernandez Sr. Drive (78702).
- Six zip codes represent a wide geographic area in Austin with a total child and older adult population.
- Given the sources of vulnerability within this catchment area, we estimate a panel of about 27,129 residents who could use intergenerational child and adult day care services and resources.
- Many residents ask not whether they will use it, but when will IRAC open

Zip Code	Children Under 5	Older Adults (Over 64)
78702 ^a	1507	2562
78704 ^b	2340	4321
78721 ^c	522	1137
78741 ^d	2551	2180
78744 ^e	3455	3093
78747 ^f	1176	2286
Total	11,551	15,578

U.S. Census, 2020 American Community Survey

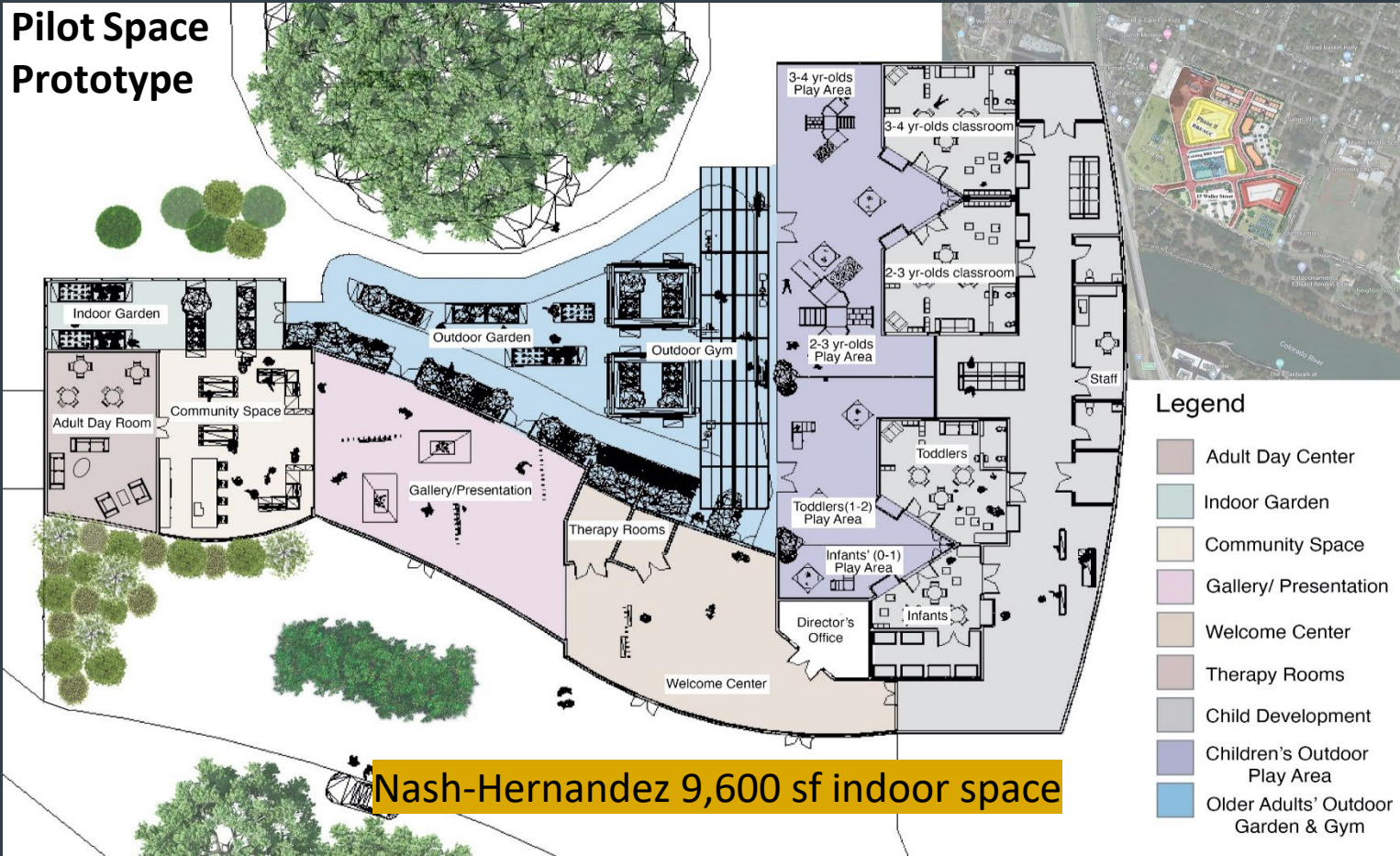
^a32.7%, ^b11.6%, ^c12.2%, ^d26.8% ^e29.9%, ^f2% children live below poverty.

Program Eligibility

	Adult Day Care	Child Day Care	Middle School
Age Range	65 years and older	18 months-4 years	11-13 years
Income Status	200% Federal Poverty Level	200% Federal Poverty Level	N/A
Insurance Status	Medicare-Medicaid	N/A	N/A
Licensure	Health and Human Services Commission	Department of Family and Protective Services	N/A

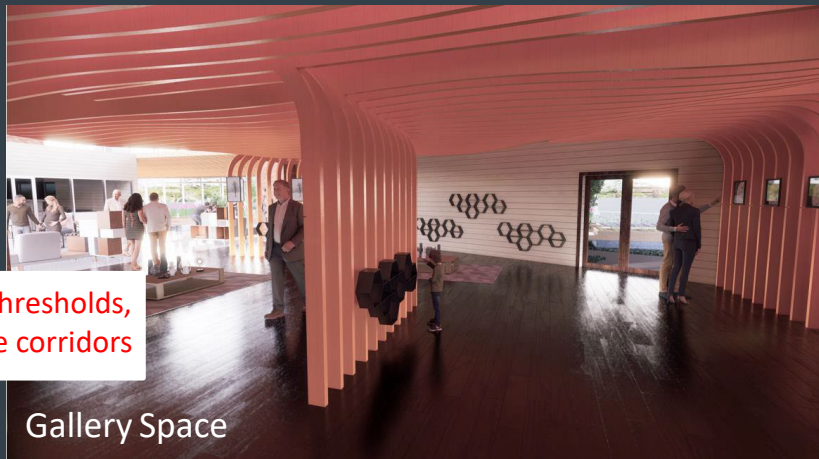
Source: An Intergenerational Day Center Initiative in Austin: Issue Brief, p. 17; 2019.

Pilot Space Prototype



Nash-Hernandez 9,600 sf indoor space

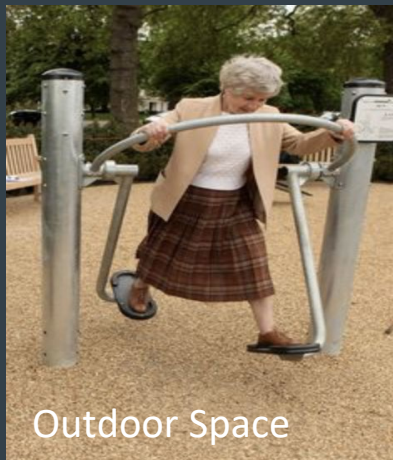
- accessible passenger loading zone
- accessible means of egress
- one-story building with no step entry & power-assisted double doors
- no interior thresholds
- clear floor space and turning space



Gallery Space



Gallery Space



Outdoor Space



Outdoor Garden

Estimated Budget (Expenditures)

Capital Expenditure (Startup)

- \$200 per square foot (sf) renovation cost to rehabilitate the Nash Hernandez Jr. building 9,600 (sqft). -**\$1,920,000.**
- Office and Equipment. - **\$680,000**
- IT Infrastructure -**\$150,000**
- Outdoor Build Out- Recreational Equipment, Kitchen, Communal Shared Space- **\$950,000**

Total \$3.7 million

Total: \$5,500,000

Operational Costs and In-kind Aid (Annual)

- Adult Day Health Center
\$272,566*
- Child Development Center
\$1.2 million**
- IDC Program
\$50,000
- Services Coordination, Tele-Behavioral Health
\$250,000

Total -*\$1.8 million*

* Includes transportation

**Includes outdoor space and start-up costs.

NOTE: These are estimates. We assume that the City of Austin's contribution includes funds already set-aside for the rehabilitation of the Nash Hernandez, Sr. Building and a no-cost, long-term lease. The IDC Advisory Group commits to raise all the necessary funds to totally rehabilitate the building for our specialized uses, for start-up costs, and for ongoing operations and maintenance. It is impossible for us to raise funding without having secured a dedicated space via a long-term lease. In the unlikely event that the IRAC is not successful, the City will inherit a beautiful, state-of-the-art building and grounds that the Parks and Recreation Department or Austin Public Health can operate and manage forever.

IRAC Partners

Capital Partners

- Parks and Recreation Department
- Austin Public Health

Operational Partners

Wellness Services	Child Care Services	Adult Day Health Services	Service Coordination and Transportation
<ul style="list-style-type: none">• Meals on Wheels• Central Texas Community Care	<ul style="list-style-type: none">• Open Door Preschool• UT Austin Child and Family Laboratory• Martin Middle School	<ul style="list-style-type: none">• AGE of Central Texas	<ul style="list-style-type: none">• Family Eldercare• Chariot

Goals

- Older adults and children experience mutual benefits (cognitive, social/emotional & physical) through planned interactions and shared experiences that are developmentally appropriate for both age groups.
- Adults see themselves as meaningful contributors to the early learning environment (e.g., leaders of activities/facilitators of children's development).
- Children experience warm, trusting relationships with older adults and receive individual attention, guidance, and support.

Daily Opportunities	Weekly Opportunities	Monthly Opportunities
<p>Group times</p> <ul style="list-style-type: none"> • Reading • Singling • Dancing • Games 	<ul style="list-style-type: none"> • Shared reading • Gardening • Physical activities <ul style="list-style-type: none"> ○ Dance ○ Yoga ○ Exercise 	<ul style="list-style-type: none"> • Birthday celebrations • Bingo • Scavenger hunts • Cooking activities • Shared study projects and thematic activities • STEAM activities <ul style="list-style-type: none"> ○ Experiments ○ Building challenges ○ Special art or music projects
<p>Centers</p> <ul style="list-style-type: none"> • Dramatic play • Construction • Art • Sensory • Science/discovery 		
<p>Small group learning activities</p> <ul style="list-style-type: none"> • Reading • Games • Learning activities 		
<p>Mealtimes</p> <ul style="list-style-type: none"> • Snacks • Lunch 		



Sample Daily Schedule

Opportunities to blend both age groups are in orange.

9:00-9:20	Arrival, journals & individual activities (e.g., puzzles, books, manipulatives)
9:20-9:40	Large group (e.g., morning message, calendar, songs, read alouds)
9:40-10:50	Child-initiated play & learning inside
10:50-11:20	Small groups w/language arts and social studies focus
11:20-11:30	Transition time (e.g., bathroom, handwashing)
11:30-12:00	Lunch & individual activities (e.g., puzzles, books, manipulatives)
12:00-1:10	Child-initiated play & learning outside
1:10-1:40	Small groups w/math and science focus
1:40-2:00	Large group (e.g., end-of-day reflection, songs, read alouds) & departure

Sample Activities with Toddlers

Some benefits to both age groups are in orange.



Inside

- Reading books (interact, communicate, reflect)
- Singing/making music (stay on-task, be creative)
- Making scarves dance to music (be creative, exercise motor skills)
- Rolling and cutting playdough (be creative, exercise motor skills)
- Hiding/finding objects in a sensory tub filled with sand (stay on-task, complete an activity, enhance self-esteem, take pride in accomplishments)
- Painting (be creative, exercise motor skills)
- Mixing primary colors into shaving cream (be creative, exercise motor skills)

Outside

- Blowing and catching bubbles (experience positive mood, practice eye-hand coordination)
- Counting birds & squirrels (pay attention to details, interact & communicate)
- Planting seeds (exercise motor skills, take pride in accomplishments)
- Collecting & sorting leaves of different sizes, shapes and/or colors (exercise motor skills, pay attention to details)
- Collecting and pressing flowers (exercise motor skills)
- Tossing bean bags into baskets (enhance self-esteem, take pride in accomplishments)

Sample Activities with Preschoolers

Some benefits to both age groups are in orange.



Inside

- Cooking & baking (cooperate & work as a team)
- Playing bingo (interact, communicate)
- Tapping balloons back and forth (cooperate & work as a team, practice eye-hand coordination)
- Finding objects hidden around the room (solve problems, take pride in accomplishments)
- Making maracas or drums (be creative, exercise motor skills)
- Sponge painting (be creative, experience joy, exercise motor skills)
- Playing simple board games (interact, communicate)

Outside

- Going on a scavenger hunt (cooperate & work as a team)
- Collecting nature objects and making a collage (be creative, exercise motor skills)
- Experimenting with objects to see if they sink or float (interact, communicate, solve problems)
- Finding, identifying, and counting bugs (interact, communicate)
- Making and flying kites (be creative, exercise motor skills)
- Planting and harvesting vegetables (take pride in accomplishments)

Queries:

IRAC requires a small fence for an outdoor playground equipment for small children. Camacho Youth Activity Center has many fences for safety reasons.

PARD has had in place - for nearly 10 years - a 6 foot chain link fence around the entire Nash Hernandez, Sr. building since the Austin Fire Department abandoned their headquarters there and transferred ownership of the property to PARD.

At IRAC, a DAHS license would allow us to serve participants living with and without dementia, no fecal incontinence nor behavioral disorders.

IRAC proposed operating budget for ADC is free, covered by dual eligible payments, supplemented by St. David's Foundation. Child Care cost is based on a sliding scale.

January 25-28	Monday	Tuesday	Wednesday	Thursday
Large Group	Singing	Dancing	Reading and discussing a picture book about habitats	Playing charades
Dramatic Play	Camping & fishing—tent, logs, lanterns, trail maps, cookware, fishing poles & magnetic fish, binoculars	Camping & fishing—tent, logs, lanterns, trail maps, cookware, fishing poles & magnetic fish, binoculars	Camping & fishing—tent, logs, lanterns, trail maps, cookware, fishing poles & magnetic fish, binoculars	Camping & fishing—tent, logs, lanterns, trail maps, cookware, fishing poles & magnetic fish, binoculars
Construction	Unit blocks, nature blocks, woodland animals, trees, felt water	Unit blocks, nature blocks, woodland animals, trees, felt water	Unit blocks, nature blocks, woodland animals, trees, felt water	Unit blocks, nature blocks, woodland animals, trees, felt water
Art	Oil pastels	Sponge painting	Colored chalk	Torn paper collages
Sensory	Playdough w/rollers and cutters	Playdough w/cups and toothpicks	Playdough w/woodland animals	Playdough w/hammers and golf tees
Science/Discovery	Matching animal pictures to x-rays	Examining insects w/a magnifying glass & sorting them	Matching animal pictures to footprints	Exploring and sorting natural objects: acorns, wood, pinecones, rocks
Small Group: LA/SS	Making a map of our classroom	Alphabet bingo	Going on a walk using a map of our school	Bananagrams
Outside	Going on a scavengerhunt	Gardening activity	Doing yoga	Finding, identifying and counting bugs
Small Group: M/SC	How many ways can you make ten?	Reading and discussing a picture book about bugs	Talking about arrays & playing dominoes	Looking at insect parts under the microscope