

Niverville Heritage Centre



A PROVEN WINNER

Where can you find a doctor's office, a primary health care centre, a daycare, an assisted living facility, and an event centre – all under one roof? The answer is the Niverville Heritage Centre. This innovative concept is a proven winner for the Town of Niverville, located 30 km. south of Winnipeg. Described as a multi-purpose facility, it serves as an inter-generational meeting place in the heart of this progressive and quickly expanding community.

The idea was born in 2003, when Niverville town council was struggling with the growing community's need for health care services and seniors housing. According to **Steve Neufeld**, Chief

Operating Officer of the Niverville Heritage Centre (and former councillor), the existing two-room medical centre was under-servicing the community. "Niverville was the largest community in all of Manitoba without a personal care home or hospital, and we are also the fastest growing community in Manitoba according to the last two Censuses." However, as fast as the community was growing, it was losing its elderly residents. "Once our seniors were getting to a point in their lives where homecare was no longer adequate, they had to move away from the community that they helped to build. At a time in their life when they needed the community the most they had to leave it," explains Neufeld.

In 2002, the town struck a health committee to look at options, and in discussions with the South East Regional Health Authority, agreed to provide a building if the RHA would lease the space. The town renovated a 4,000 sq. ft. area that was in addition to the local banquet centre (a former abandoned hatchery revitalized by a private citizen in the late 1990s), and the Niverville Primary Health Centre was born.

Eventually, the town purchased the entire facility and property from the private citizen with an eye on even further expansion. "We began developing more of the commercial space, found an anchor tenant, and started to add components together under one roof." The intent, according to Neufeld, was to build a business case to enable the creation of an assisted living and supportive care residence for seniors and a structure that would serve as a community gathering place. With a 2005 fundraising drive raising \$2 million, and working together with their financial partner, the Niverville Credit Union; the Niverville Credit Union Manor – an

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Assisted Living & Supportive Care residence for seniors and persons with disabilities and a 7,000 sq. ft. timber framed atrium were completed in 2007. Today, “The profit pockets we created with the event centre and the commercial space essentially keep the rates as low as possible for the residents at the NCU Manor.”

Recently expanded to nearly 6,000 sq. ft., the Niverville Primary Health Care Centre boasts services that include a homecare resource coordinator, primary health care nurse, public health nurse, a lab for blood testing, nurse practitioner, midwifery services, family first program (education of young mothers), mental health workers and more. In addition to the Primary Health Care Centre the Niverville Heritage Centre also includes a medical centre with three full-time doctors, a physiotherapist and sports injury clinic and a recently-added dental centre.

The event centre that now hosts over 120 events per year including weddings, receptions, anniversary celebrations, graduations and more. In September 2008, the Growing Minds Child Care Centre was added serving the needs of the young families of the community. They too are looking to expand in the near future as the demand for quality child care services increases.

Neufeld estimates approximately 40,000-50,000 people visit the 80,000 sq. ft. centre each year to take advantages of services, attend events, visit loved ones, and more in what was, as little as 12 years ago, an abandoned facility. He points out the combined facilities employ about 50 people as well.

Neufeld says the inclusive nature of the facility was top-of-mind from the beginning. “One of the things we did NOT want to do



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Niverville Heritage Centre

was to build a facility for the residents not connected to anything. We did a lot of research, and while seniors want to have their private space – which they do here – they also want to be connected to something vibrant,” he stresses. For example, the residents have their meals at the “Heritage Café,” but it is open to the public from 10:00 to 3:00 for family members and visitors to join them. The outdoor “Heritage Gardens” allow seniors to continue a hobby many enjoy, with volunteers assisting with the gardening and connecting with the seniors as well. Finally – speaking of inter-generational – children attending Growing Minds Daycare take part in activities with residents, such as baking and gardening.

The atrium anchoring the entire facility also encourages the residents’ connection to community. This atrium hosts community events such as Remembrance Day services and Christmas concerts, and it is completely accessible for the seniors if they choose to attend these events.

So what is next? As recently as November, 2009, the town purchased a private personal care home in St. Adolphe. The intent is within three years to transfer the license and build a new facility attached to the Heritage Centre. “Assisted living, supportive care, and a personal care home will complete the circle of aging in place,” says Neufeld. 

The Niverville Heritage Centre is located at 100 Heritage Trail in Niverville MB.

Visit our website for more information
www.heritagecentre.ca

Niverville Heritage Centre Facts:

.....
 The Heritage Centre has over 80,000 sq. ft. of residential, commercial and banquet space

.....
 The banquet facility hosted 127 events in 2008 with 15,000 guests passing through the doors

.....
 There are 65 weddings booked for 2010

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 Revenues grew by 40% over 2007

.....
 The installation of geothermal heating saves an estimated \$25,000 per year in utility costs

.....
 NCU Manor contains 24 assisted living suites and 11 supportive care suites for a total of 35 residences

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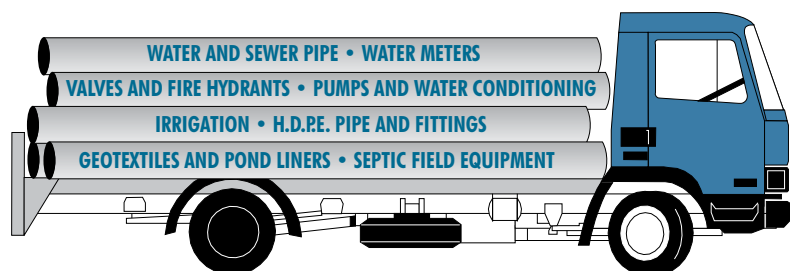
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