



Residents' Council Minutes

April 4, 2023

bvrescoun.org

Council Members*: Monte Avery, Judith Clovsky, Nadine Creighton, Bob Gasull, Ida May Heidecker, Sandy Henry, Kay Hess, Bill Middendorf, Susan Moeslein, Dennis Plymette, Anna Mae Roof, Ray Saunders, Charley Sproule, Melissa Stock(E), Ann Swenson

Officers*: President Monte Avery, Vice President (open), Treasurer Dale Meadowcroft, Assistant Treasurer Charley Sproule, Secretary Anne Hipp, Assistant Secretary Judith Clovsky

*E =Excused Absence; U =Unexcused Absence

Visitors: Fred Baldwin, Bob Brommer, Maria LaTerra, Kathy Salmon, Don Shover

Administrative Report: Brian Grundusky: Highlights of Brian's report and responses follow.

Covid: Currently, there is one active case of a resident in skilled nursing and one in residential living. Both are doing well. Cumberland County's recent positivity rate (in the 9% range) continues to drop, and it is anticipated will fall from orange to yellow by next week.

Finance: Operations- In the month of February, we did not meet our operating ratio by \$225,000, the key driver being the continued need for contract labor, specifically in skilled nursing. We are heading in the right direction, having filled 4 full-time positions in recent weeks, with 8 open.

Revenue- Due to not meeting occupancy in assisted living, we did not meet revenue goals by a slight percentage. We are now back on budget. Residential occupancy is, other than from 1open apartment, full or contracted, aside from openings in West apartments.

Audit: Our annual end of year audit showed an issue (a Foundation gift was posted twice in 2022, which impacted the budget), as well as several minor ones. The overage in the gift has been removed. This will be described in detail when the Disclosure Statement is published, anticipated at the end of April, and available to all to read in the library.

Christmas pipe burst on West: Affected areas have been renovated and opened at a cost of around \$1.3M. Mark Ruiz has facilitated costs with insurance. All are thanked for their patience and flexibility.

Badges: Current badges will be transitioned to new ones according to a schedule that will be prepared by Lois Heagy, Resident Life, and coming out soon. Badges will be turned in and new badges activated.

West Land Sale: Closing on the sale is set for the end of April.

Early Advantage Program: This is a pilot program, developed with Marketing and in use by other similar communities, which will run for 12 months. The program targets those on the BV waiting list. Prospective entrants would pay a reduced entrance fee, which would be applied to the main entrance fee if/when they move in, plus a monthly fee to be part of the program. They would have priority over others on the waiting list for residential living and cottages, but **not over current** Bethany residents and would have access to meals, the beauty salon, trips, and the use of health services if needed. The program is capped at 30 participants and there is currently 1 who has joined.

Resident interaction issues: There have been several issues with poor resident interactions over the past several months. Brian stressed that the East and West campuses are both the Bethany Village community and urged that communications be respectful between all who live here.

Bethany Village honored by US News and World Report: BV has been named one of the top skilled nursing facilities in the United States.

Questions for Brian:

Is mask removal for associates happening? No time soon was the answer.

Hiring new employees – The climate seems to be improving and we will probably be having a job fair in May. We have recruiters for specific positions. There is intense competition for employees, with many in health care having left the industry during and after Covid. We have raised starting wages for CNAs (as an example) from \$13/hour 5 years ago to \$20/hour currently, with more for experience. We must be competitive in this work environment.

Security measures: Using funds from the BV land sale, we will be implementing keyless lock systems in the summer or early fall and increasing the number of cameras around campus.

Call to order: The meeting was called to order at 9:26 am by Vice-President Monte Avery, who asked for a moment of silence to think of others. The resignation of Kerry Butz as President of the Council and as a Council member was then received. Motion to accept Kerry's resignation was made by Dennis Plymette, seconded by Sandra Henry, and carried unanimously. Vice-President Monte Avery then formally assumed the position of President of the RC.

Minutes from March 7, 2023. Motion to accept was made by Dennis Plymette, seconded by Bob Gasull, and approved unanimously.

Correspondence: A note of thanks and appreciation from Sarah Snyder for her recent Associate's gift was read. A thank-you note to the Council for support and making the weekly Tai-Chi class possible and signed by about 15 participants was read.

Financial Report: Dale Meadowcroft, Treasurer, submitted his monthly reports. For details, see attached Statements of Financial Position and of Activity.

Reports by Committees (C), Activities (A) and Clubs (CL)

1. Art(C) -Marcia Marsh, Chair: no report.

2. Audio-Visual (C) – Bob Brommer, Chair: No report.

3. Audit (C) – Dennis Plymette, Chair: No report.

4. Benevolence Fund (C) - Ginny Wilt and Kay Hess, Co-Chairs: No report.

5. Bethany Village Fair (C)- Kathy Salmon, Chair: The recently held Fair was a great success, with \$9,549.53 raised (\$9,158.35 was cleared at the October 2022 Fair). Kathy thanked the crafters, knitters, woodworkers, and bakers, as well as the volunteers who helped. Advertising was increased and a flyer and map provided at entry points. Attendees were welcomed by residents, who handed out welcome flyers. Planning will begin for the next Fair, tentatively scheduled for October 27 and 28, 2023.

6. Bylaws Committee (SC)- Monte Avery, President: There will be a called meeting to review, discuss and revise the current Bylaws on Monday, April 17, 1 pm. Dennis Plymette and Ray Saunders have been asked to participate in the meeting with the Executive Committee. The By-laws are available on the website. All are invited to look them over and submit suggestions to committee members for discussion at the meeting.

7. Campus Outreach (A)- GraceAnn Steckbeck, Chair:

Status of Vacancies:

Center Rental	0 available
Court Apartments	1 available
West Apartments	10 available, plus Mktg. Office, 3 contracted
East Cottages	0 available
West Cottages	1 contracted
Estate Homes	0 available

Completed Moves:

Center Rental	0
Court Apartments	2
West Apartments	4

East Cottages	0
West Cottages	1
Independent Living	484
Assisted Living	98
Oaks	67

Total # of Residents 649 Residents, but changing daily

8. Courtesy (A)- Kay Hess, Chair: 19 Get Well cards and 1 Sympathy card were sent in March.

9. Dining Services (C)- Dale Meadowcroft, Chair: The Dining Committee met March 29. Kevin McKinnon was introduced as the new operational manager, with Dustin now Executive Director. We have openings for managers in The Oaks and in MapleWood, as well as an executive chef and cooks. Dustin has interviewed candidates for bartender and is slowly making progress with service staff.

Dining facilities will be available on Sundays, alternating between Springfield's and the Collegiate Café for a noon meal. The Bistro will return to a more normal breakfast and lunch dining facility and continue Friday and Saturday evening meals.

The meeting concluded with a sincere thank you to the dining services staff. It has been a difficult four months for independent dining with the loss of two primary dining facilities and a limited staff. The Bistro was never designed to be a full-service dining facility and the BV dining services staff performed well beyond normal expectations.

10. Executive Committee (SC)-Monte Avery: No report.

11. Facilities (C)- Bob Gasull, Chair: Highlights of 3/28 Facility Report (Mark Ruiz) and Facility Meeting

Facilities phone number: 717-591-8074

Email address for Residents to submit requests: bvfacilities@asbury.org

All Facilities departments continue to work with a shortage of associates.

Request made for Associates to leave a note after completing work done when resident is not present during work.

Peeling wallpaper in the Wellness hallway will be replaced.

There will be new furniture in the West door 62 area.

12. Garden Club (CL)-Cindy Lindsay, Chair: no report

13. IT (A)- Maria Laterra, Chair: no report

14. Library (C) -Ellie Meadowcroft, Chair: In March, 33 books were added, 9 regular print and 24 large prints (See attachments for details).

15. Model Railroad (CL)- Tony Wright, Chair: The Club will participate in the BV Fair. We are still having some derailing issues on The Oaks platform, which is being worked on. We are starting preliminary discussions about moving one or two platforms from West to East ground floor. This would probably be after Phase 3 is completed.

16. Nominations/Elections Committee (SC)- Dennis Plymette, Chair: The committee will be sending out requests for nominations for the 2 Council vacancies and overseeing the upcoming election for Council Vice-President

17. PARCR (C) Lowell Starling, Chair

July 12: Masonic Village, Elizabethtown. The speaker will be an expert on Medicare plans and the pros and cons of them. This information will be just in time for the Medicare Open Enrollment period in the fall.

PARCR individual memberships are \$20/year, which provides access to legislative and regulatory information published by PARCR in conjunction with LeadingAge PA, the PARCR Post newsletter and access to recordings of previous meetings. Application materials can be found at PARCR.org.

Official Websites:

PARCR – PARCR.org. (Pennsylvania Alliance of Retirement Community Residents)

LeadingAge Pa – leadingagepa.org

NaCCRA – naccra.com (National Continuing Care Resident’s Association)

18. Program (C)- Ann Swenson, Chair: Upcoming events include:

April 20 – Farm to Table at Mount Hope Winery

April 21 – Shenks Ferry windflower display

April 22 – Succulents in a teacup, Rife Center

April 26 – Disney’s Beauty & the Beast at Cumberland Valley High School
Bethany Studs at the Bistro

April 28 – Infusion School

May 11 – Wolf Sanctuary in the heart of Amish Country

May 18 – Footloose at Dutch Apple, Lancaster

June 2 – Dear Soldier Boy at Bird in Hand Restaurant

19. Remembrance Garden (A)- Dale Meadowcroft, Chair: During the month of March, 7 bricks were installed, and all donors were notified by letter. 7 letters were also sent to potential new donors.

20. Special Events (A) no report

21. Spiritual Life Enrichment (C) Don Shover: Highlights of April 4 Committee meeting

The 5 artificial flower arrangements have been received and will be used in the Rife Center for the community worship services. Flowers for the Chapel will also be maintained.

Greeters for services will begin again in April.

During the absence of Jean Weiss, Susan Stiller and Dr. Lau will coordinate the scheduling of music for the weekly worship services.

A list of regular worship attendees was distributed, and contact assignments were made to access interest in volunteer service. This list is also meaningful for the Wellness Department.

22. Wellness (C)- Carol Leidig, Chair:

We have 2 new committee members, Linda Cushner (West Cottages) and Gaida Ambrosio (E. Court).

We have 2 new Wellness Associates, Debra McBride (part-time Wellness Professional) and Bethany Malykh (full-time Wellness Professional).

Two neighborhood mixers have occurred, with 2 more to take place in April.

An Ambassador meeting was held at the end of March to refresh the program.

The first New Resident Social took place at the end of March. They will be held quarterly moving forward.

23. Wood Shop (A)- Joe Kearney and Ken Kieffer-Co-Chairs:

March was active in the shop, with repairs made on picture frames, squeaky chairs, an old wall clock and a rocker bringing in \$40.

We made items to sell at the BV Spring Fair. 10 Tic-Tac-Toe games, 20 toast retrievers, a hot plate trivet, 3 bluebird houses and fruit feeders were made, with \$249 cleared. All proceeds go to the Residents' Council.

The Wood Shop has an Open House every Tuesday 10AM till noon. Residents are welcome to visit, bring items for repair or to just hang out to see what is going on. Donations only are accepted for repairs, and we only charge for any materials used.

Old Business: Ray Saunders updated the Council on the status of the recently purchased portable audio system. He brought the system with him and offered to demonstrate it after the meeting to those interested. It has a built-in speaker, 2 portable speakers and is battery operated. Included are a charging cord, warranty book and microphones. It is a simple system, is wheeled and weighs about 40 pounds. It was used at the recent monthly News and Views meeting at the West Apartments and worked well. The unit will be stored in the Residents' Council office. Details will need to be worked out regarding signing out and returning the unit, as well as publicity to let all groups know of its availability. Ray was thanked for his work in securing the equipment and at a significant reduction in cost to that which had been approved.

New Business:

A new Vice-President- According to By-laws, when the President resigns, the Vice-President becomes President, and the Vice-President is to be elected at the next meeting. Member Sandy Henry offered her name from the floor for consideration. The Nominations Committee will also present another candidate(s) and others may declare their candidacy at the May meeting.

President Avery offered a sheet listing clubs and activities and asked that members consider what they are involved in and if they know of others who might like to become involved as we need more participation. He asked that the surveys be turned in to him before members left the meeting.

Other: None

Announcements:

By-laws update meeting: Monday, April 17, 1 p.m., Residents' Council Office

Next Executive Committee Meeting: Tuesday, April 25, 1 p.m.

Next Residents' Council Meeting: Tuesday, May 2, 9:15 a.m.

Adjournment: Sandy Henry made a motion to adjourn at 10:10 a.m., seconded by Anna Mae Roof and carried unanimously.

Respectfully submitted,

Anne Hipp, Secretary