



## Residents' Council Minutes

September 3, 2024  
bvrescoun.org

**Council Members**\*: Harry Boswell, Joan Bretz, Mary Darden, Ida May Heidecker, Dale Meadowcroft, Bill Middendorf, Carol Owen, Carol Pennington(E), Dennis Plymette, Claire Powers, Bob Regan, Anna Mae Roof (U), Ray Saunders (E), Charley Sproule, Ann Swenson, Tom Usiadek, Ron Wolf (U)

**Officers**\*: President Dale Meadowcroft, Vice President Bob Regan, Treasurer Jim Smeltzer (E), Assistant Treasurer Charley Sproule, Secretary Anne Hipp, Assistant Secretary Claire Powers

\*E =Excused Absence; U =Unexcused Absence

**Visitors**: Kay Hess, Anne Irvin, Margee Kooistra, Kathy Salmon, Ed Stevenson, Carol Steffy, and Nancy Toth

**Call to order**: The meeting was called to order at 9:30 am by President Dale Meadowcroft

**Moment of Silence**: A moment of silence was observed in recognition of today's beautiful weather and the beautiful place in which we live.

**Administrative Report**: Brian Grundusky: Highlights of Brian's report:

- Rife kitchen expansion – pushed back due to weather, scheduled for completion and inspection by Department of Health this week
- PeoplesBank – bought out by Orrstown Bank and will be terminating lease with BV the first week in November. Brian has a meeting with a local bank for on-site services. If that talk is not fruitful, he is planning to put an ATM in at BV and have trips to a local bank.
- West campus storm water basin project – being done by Lower Allen Township grant. Landscaping to be placed when weather is favorable.
- Phase 3 Capital Drive -0.5M has been raised, with a goal of 2.5M
- BV 2025 budget – initial budgets have been submitted to Brian by managers for his review. Scheduled budget meeting with residents will be Nov. coffee with Brian.

- Upcoming events include: the **BV Rockathon** (9/19), **Active Aging week** (9/30-10/4), the annual Resident Satisfaction Survey (late September, early October), and **Polling at the Rife Center** (11/5).
- Minor Covid outbreak, mainly in Assisted Living, with many of those being asymptomatic.

**Minutes from June 4, 2024.**

Motion to accept: Dennis Plymette

Second: Bill Middendorf

The Minutes were accepted.

**Correspondence:** No correspondence

Anne Hipp

**Financial Report:** Jim Smeltzer, Treasurer:

The Treasurer was at a medical appointment. Numbers for the almost-completed month show us in strong position. See attached report for details.

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

**1.Art(C)** - Marcia Marsh, Chair:

East: We have received several very nice paintings from residents, which we will be hanging on the walls of the Court Apartments in the near future. We reorganized the area (part of Phase 3), where we frame and store paintings, to avoid new leaks. We will begin organizing for the October Fair.

West: We have been recipients of several art donations from residents. We also put new paintings in two large frames and purchased 8 new prints, which were framed and hung in various locations of West Apartments. A new Egyptian Wall of Art has been created on the 2<sup>nd</sup> floor corridor leading to the multipurpose room. The West committee meets monthly on Monday, 11AM, West Commons Room. Residents interested in serving on the Art Committee are welcome to attend.

**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 Residents’ Council Fair is scheduled for October 11 and 12, 2024. Income from the Fair is used by the RC to support a variety of activities at Bethany Village. More about the Fair and how you can help will be forthcoming.

Phase 3 will not start until after the 2025 Spring Fair, scheduled for April 4 and 5.

**6. Bylaws Committee** (SC)- Bob Regan, Chair: No report.

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

**Status of Vacancies:**

Center Rental	1 available
Court Apartments	9 available, 1 contracted, 1 accepted
West Apartments	3 available plus the Marketing Office, 1 contracted
East Cottages	1 available
West Cottage	0 available
Estate Homes	0 available

**Completed Moves for June, July August:**

Center Apartment	1
Court Apartments	1
West Apartments	7
East Cottages	3
West Cottages	0

**Current Resident Count:**

Assisted Living	98
Skilled Nursing	64
Independent Living	<u>488</u>

**Total** **650, but changing daily**

**8. Courtesy** (A)- Kay Hess, Chair:

10 Get Well cards and 2 Sympathy cards were sent in June; 9 Get Well cards and 0 Sympathy cards were sent in July; 14 Get Well cards and 3 Sympathy cards were sent in August.

**9. Dining** (C) - Dale Meadowcroft, Chair: No report. Next meeting will be the following Tuesday.

**10. Executive Committee** (SC)- Dale Meadowcroft, President, and Chair: No report.

**11. Facilities** (C) – Carol Pennington, Chair: Highlights of 8/27 Facilities Committee report from Mark Ruiz and other items, questions and comments follow:

## **Mark Ruiz**

Staff vacancies - Maintenance, -5: Housekeeping, 4: Transportation, -2, Laundry, -1.

Court and freight elevators – the elevators are fixed and awaiting inspection

Electronic locks – Completed

Security Cameras – 90% completed

Rife Center AV Project – October 7 start date. The motorized black shades will be delivered and there will be a new projector, as well as broadcast equipment in the chapel.

AL Paint Project - Continuing

AL Carpet Project – September 9 start date on Floor 1

SNF – reception desk will have a new quartz overlay

Dry Vent Cleaning – 3 apartments

Court Canopy – installation will first require a township permit

Solar Charging Station – needs application and permit

West Apt. Pond – there are brush cutback questions.

AL Pond – removal of lily pads

## **Other items**

East: stump removal and grinding soon

East Apartment Thermostats: they are adjustable. Mark stated that they need to be fixed so they cannot be adjusted by residents. West thermostat controls are computerized.

Door 1 rocking chairs: removed for repair

Dog Park: There has been damage to the fence and the keypunch lock on the gate. Alternatives have been investigated. Landscaping will be addressed.

West Cottages: Streetlights are out on campus and it looks bad. Sycamore Court light pole is down. Sheely Lane and Sassafras area looks bad.

West Apartments: Electronic door locks have batteries in them that can be replaced.

Reflective paint is needed on the crosswalk off Sheely Lane off Wilson Road to improve vision for drivers.

Fire Alarm System: When an alarm is activated, the floor alarms do not cause the sprinklers to automatically activate.

Door 64: snow fence will be moved to the pavement to prevent the accumulation of leaves.

3306 Gutter: cracked and causing flooding when it rains.

Parking Lot Dumpster: needs repair. This is a Republic issue. Dumpster has been moved to an out of the way spot.

Next meeting: Tuesday, September 24, same time, same place.

## **12. Garden Club** (CL) - Cindy Lindsay, Chair:

The extremely hot weather has made gardening a big challenge this year, but an even bigger challenge has been the wildlife enjoying the fruits of our labor. Some gardeners have seen the deer jump the fence and the groundhogs, rabbits and squirrel somehow find a way in, too. We have not given up, however, and we hope that residents are enjoying the items we donate to the East and West produce tables. We hope the residents have also had a chance to view the

beautiful flowers that are throughout the garden – so many sunflowers and zinnias and more. Enjoy this when you can. It won't be long before the first frost is here.

**13. History** (C), Joan Bretz, Chair:

The primary focus of the History Committee continues to be the compilation of the Archival Yearbook for 2024. Many photos were taken at various venues and some ideas materialized for inclusion of additional information.

Again, all RC members are requested to take photos when attending an event or activity and sent them to Committee Chair, Joan Bretz. It would be especially helpful if a number of folks would take photos at the various BV events, such as Bethany Games, Martha's Garden train, Venture Series programs, etc.

There will be a sizeable number of photos and other materials that will have to be sorted and organized. Volunteers to help with this portion of the Archival Yearbook preparation would be welcome. If you will be able to help with this project, for an hour or a day, please let the Committee Chair know.

If you have suggestions for information and/or items that should be included (keeping in mind that this yearbook will be an historical reference in future years), let the Committee Chair know.

**14. IT** (A)- Maria Laterra, Chair: No report.

**15. Library** (C) - Ellie Meadowcroft, Chair:

In the summer, 24 books were added to the library, 7 regular print and 20 large print. Orders are being taken for subs and pretzel sandwiches for the Rock-a-thon fund raiser.

**16. Model Railroad** (CL) – Jim Wilt, Chair

The club did not meet in July and August. Lowell and Nancy Starling invited the club to their Lake Meade retreat for an afternoon of food, fun and fellowship.

The Garden Train continued to run on Wednesdays and Saturdays. The weather forced several cancellations due to rain and hot temperatures.

We recently lost two of our long-term members. Jim Miller, one of the original club members passed away in July. His memorial service will be in September in the Rife Center. Jim was a resident of BV for 20 years and was active in different leadership positions. He was a founder of the ROMEO club. Jim was with AMP for 47 years, retiring as Director of the Coaxial and Fiber Optics Division. He was a Veteran of WWII.

Jim Long, a club member for many years, moved to BV in February 2024. He was an engineer with the unique gift of artistic design, which enabled him to design the HO scale layout in the Oaks. He also constructed the N scale display in the East Breezeway. Jim was a nationally recognized hydraulic engineer with the Gannett Fleming Company for over 40 years. His passion was developing water and water treatment plants throughout the United States and the world. He retired as a member of the Gannett Fleming Board of Directors. Jim passed away in August.

We will miss both members.

The BVMRRC is open to all men and women. We have a place for anyone regardless of experience.

If you would like to join us, contact Ed Ravizza at 208-249-4986.

**17. Nominations/Elections Committee** (SC)- Dennis Plymette, Chair:

A request for nominees has gone out this week. AM announcements will also share this information, as well as those nominations and, later ballots are out.

**18. PARCR** (C) - Claire Powers, Chair:

Coming next:

**October 11, 2024**, PARCR Quarterly Meeting at Pleasant View Communities in Manheim, PA. The keynote speaker will be Brian Roche, investigative reporter and anchor for WGAL, Channel 8. He will give a presentation on Frauds and Scams impacting seniors. In addition, LeadingAgePA and NaCCRA will update us, and we will hear about the highlights of Pleasant View Communities and have an opportunity to tour their facilities.

**January 8, 2025**, PARCR Quarterly Meeting at Bethany Village. The January meeting will be back at BV. The keynote speaker will be Karen Veronikis, who is responsible for CCRC oversight at the Pa. Dept. of Insurance.

**April 9, 2025**, PARCR Quarterly Meeting at Messiah Village.

You do not have to be a PARCR member to attend the in-person meetings. However, PARCR individual memberships are only \$20/year, and you can find registration materials at PARCR.org. For the \$20 you get access to all the legislative and regulatory information published by PARCR in conjunction with the LeadingAge PA and the PARCR Post newsletter. You also get front row seating at the Quarterly Meetings.

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

**19. Program** (C)- Ann Swenson, Chair: Programs tha have taken place before the Minutes are published are not included below.

- September 12: Dauphin & Lebanon County – Best Kept Secrets Trip #1
- September 17: Campfire cookout in Martha’s Garden
- September 18: Jersey Boys Musical @ Dutch Apple, Lancaster, Pa,
- September 19: Alzheimer’s Rock-a -thon
- September 22: Boeing, Boeing @ Oyster Mill Playhouse
- September 25: Best Kept Secrets Trip #2
- September 25: Bethany Studs Breakfast @ the Bistro

**20. Remembrance Garden** (A)- Dale Meadowcroft, Chair: no report.

**21. Special Events** (A) No report

**22. Spiritual Life Enrichment** (C) Don Shover: No report

**23. Volunteer Support (C)** – Carol Owen, Chair: No report

**Wellness** (C)- Ed Stevenson, Chair:

- Kinnections Brain Health Update – 40+ members, sporadically rolling in. We expect a surge when West remodel is completed. Hannah is running a small group and check ins as part of current program.
- Renovation Project Update – Everything is ordered. Give about a month's time after everything is installed for training and getting everything ready to be open. Multi-purpose room fitness center will stay open during this transition. Phase 3 still in design phase, looking at more of a classroom space and maybe a few pieces of equipment. Boxing gym will be opening in the same time frame as everything else.
- Team update – Ashley Wilt will be starting in September.
- Ambassadors – looking to revamp program since it stopped during COVID. Working on a new process focused on resident engagement and socialization and adding new interest form. Justin will be meeting with Ambassadors once the new process is complete and looking to add more follow-up with Ambassadors. Suggestion was made for more reach out by groups of residents in order to keep connection with a new resident longer.
- Icon – looking to add more information about resident-run groups. We are looking at doing more audits of ICON information to ensure things stay up to date. If you notice incorrect or old information, send comments to Justin/Bethany.
- Active Aging Week will be September 30 – October 6.
- Well-Being is looking at opportunities to incorporate the outdoors.
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**25. Wood Shop** (A)- Joe Kearney, Co-Chair:

Well, aside from a few repairs, most of the time was spent installing the new equipment which was donated by the family and friends of Ken Kieffer. All new things have been installed and are up and working. New plaques were placed on each one in remembrance of Ken.

Ken Hatcher and a couple others have installed a new wall where the old pegboard wall was. It was the one which help our clamps, grips, etc. The new wall looks great and all the clamps, grips, etc., are neatly displayed for your use. If you use one, put it back where you got it.

Ed Ravizza and Leroy Weaver have been repairing the planer.

Very little money was taken in, but with all the new equipment being installed, the shop was given a good cleanup, and many years of accumulated dust, sawdust and dirt was removed from shelves, walls and equipment.

And so, once again a reminder that the shop is open every Tuesday from 10 am to noon. Visitors are welcome to stop in just to give us a look-see or to bring items in for repair. Come one, come all!

**Old Business:** Dale Meadowcroft: None.

**New Business:** Dale Meadowcroft:

- Start Nominations Process: See Committee Report #17 above.
- PARCR announcement: Pa. Legislature last year was seriously considering reducing the amount of money they would allot to the budget for Medicaid. Due in part to the efforts of PARCR, the Legislature has increased the amount budgeted for Medicaid by 7%. The announcement by PARCR of this legislation is included as an attachment in the Minutes.
- Bethany Towers: Residents' Council from the Towers, Residents' Life and Wellness continue to work together. There are plans to bring in shared lectures and Bethany Towers would like to start a movie night in their location. They also have a little store with groceries.
- Political Signage Policy: The 4 paragraphs below were circulated to Council members prior to the meeting for consideration and to be voted on for approval as policy for political signage at BV.

Bethany Village, its associates, and volunteers should not directly or indirectly advocate for or against political candidates for office.

Residents are encouraged to take an active part in the political process. Specific guidelines on what kind of activities may be conducted on the property of Bethany Village are available by contacting the Executive Director.

All political postings (posters, brochures, flyers, etc.) are prohibited on campus. This includes lawn postings or postings in windows or on exterior doors.

Residents are free to wear political pins, clothing, and the like.

Associates/Volunteers are prohibited from wearing political pins, clothing, and the like while on an Asbury campus or representing Asbury as an employee/volunteer.

The policy was unanimously approved.

- Annual Nursing Grant: Nursing Grant Committee requested \$2,000 from the Residents' Council. Nancy Toth addressed the Council on behalf of the Committee. The Grant Committee has existed for 16 years, during which time 65 grants totaling \$145,000 has been given out for the field of nursing. Last year 19 grants totaling \$50,000 were dispersed. Council member, Joan Bretz, questioned why the grant was only \$2,000. Joan moved to amend the motion to give \$2,000 to the Nursing Grant to the sum of \$5,000. A vote was taken and the amended motion for the Residents Council to give \$5,000 to the Nursing Grant carried unanimously. There is also a new Associate's Scholarship Fund open to those in all fields (plumbing, dining, etc.). Discussion of a possible grant to this fund will take place next month.
- Peaceful Park Project: Members of the group have approached Dale about a possible contribution to the park. A request had been vetoed by the RC over a year ago, but Dale noted that feelings had changed since then. Anne Irvin addressed the group with an update. The Peaceful Park is located on the corner of Whitfield and Bethany on the East.



It is intended for small groups and they have engaged a professional to design the area. Good feedback has been received. The next phase of the park is to plant ornamental trees to provide shade and at the back perimeter to plant trees as a screen. The group has been meeting with Justin Margut/Wellness to partner and to coordinate programs that could benefit all members of BV, including assisted living and skilled nursing. Dale Meadowcroft recommended a donation of \$2,000 to the Peaceful Park to be used for landscaping. The vote carried unanimously. Grand opening of the Peaceful Park is Saturday, September 21, from 2 – 4 PM.

- Phase 3 Campaign: Currently underway and will benefit the RC by creating an area for clubs to meet, as well as an improved room for the BV Fair. Dale requested that the RC pledge a donation to the Asbury Foundation in the amount of \$20,000 to be paid over 3 years. The motion was called and carried unanimously.

**Other:** None

**Items from around the table,** an opportunity for members to share their thoughts and constructive feedback.

Charley Sproule reported a donation of 8 Great Courses now available at the BV library. He made a request for education at a later meeting as to how the runoff area on the West functions.

**Announcements:**

October 7<sup>th</sup> the Residents' Council is sponsoring a 60s-themed porch social at the Rife Center.

**Next Executive Committee Meeting: Tuesday, September 24, 2024, 1 pm.**

**Next Resident's Council Meeting: Tuesday, October 1, 2024, 9:30 a.m.  
East Conference Room**

**Adjournment** at 10:35

Respectfully submitted,

Anne Hipp, Secretary

# Profit and Loss

January - December 2024

	<b>Total</b>
<b>REVENUE</b>	
13200 Investments - Interest	
13202 Money Market	107.40
<b>Total 13200 Investments - Interest</b>	<b>107.40</b>
46500 Fund Raising	
46505 Art Sales	183.50
46510 Jewelry	3,039.80
46520 Furniture	15,221.50
46530 Housewares	6,870.02
46540 Baked Goods	1,213.10
46550 Craft Sales	1,938.20
46560 Library Sales	100.00
46570 Knitting Sales	854.00
46580 Woodworking Sales	231.58
46590 Books/Puzzles	399.15
<b>Total 46500 Fund Raising</b>	<b>30,050.85</b>
<b>Total Revenue</b>	<b>30,158.25</b>
<b>GROSS PROFIT</b>	<b>30,158.25</b>
<b>EXPENDITURES</b>	
62100 Contract Services	
62130 Entertainment	100.00
62133 Skilled Care	220.05
<b>Total 62130 Entertainment</b>	<b>320.05</b>
621400 Instructors	
62142 Wellness	1,045.00
<b>Total 621400 Instructors</b>	<b>1,045.00</b>
<b>Total 62100 Contract Services</b>	<b>1,365.05</b>
65000 Operations	
65040 Supplies	164.43
65060 Website Support	147.93
<b>Total 65000 Operations</b>	<b>312.36</b>
66000 GiftsExpenses	
66040 Asbury Foundation	900.00
<b>Total 66000 GiftsExpenses</b>	<b>900.00</b>
67000 Fund Raising Expense	
67040 BV Fair Expenses	340.06
<b>Total 67000 Fund Raising Expense</b>	<b>340.06</b>
68000 Budgeted Expense	
68005 Advertizing	297.75

	<b>Total</b>
68010 Art Restoration	1,166.33
68055 Computer Supplies	274.86
68060 Courtesy Activities	96.99
68070 Craft Supplies	213.37
68100 Historian	123.11
68110 Knitting	199.52
68120 Library Books/Supplies	2,448.61
68126 PARCR	60.00
68135 Railroad Club	298.48
68140 Residents' Council Expenses	15.19
68150 Music	
68151 Combined Chorus	672.77
68153 Men's Chorus	74.74
<b>Total 68150 Music</b>	<b>747.51</b>
68165 Venture Series	300.00
68170 Woodworking Supplies	107.77
<b>Total 68000 Budgeted Expense</b>	<b>6,349.49</b>
QuickBooks Payments Fees	75.00
<b>Total Expenditures</b>	<b>9,341.96</b>
<b>NET OPERATING REVENUE</b>	<b>20,816.29</b>
<b>NET REVENUE</b>	<b>\$20,816.29</b>

# Balance Sheet

As of December 31, 2024

	<b>Total</b>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Bank Accounts</b>	
12000 12000 Peoples Checking	93,707.74
12010 12010 Peoples Money Market	54,920.29
<b>Total Bank Accounts</b>	<b>148,628.03</b>
<b>Total Current Assets</b>	<b>148,628.03</b>
<b>TOTAL ASSETS</b>	<b>\$148,628.03</b>
<b>LIABILITIES AND EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Credit Cards</b>	
12050 Peoples1662 Main	491.61
<b>Total Credit Cards</b>	<b>491.61</b>
<b>Other Current Liabilities</b>	
80010 Art Fund	5,020.00
80020 BVRC RR Fund	5,670.45
80030 Garden Fund	3,614.91
80040 Vespers Fund	7,233.57
80050 Instrumental Music	530.37
80060 Library Fund	1,199.14
<b>Total Other Current Liabilities</b>	<b>23,268.44</b>
<b>Total Current Liabilities</b>	<b>23,760.05</b>
<b>Total Liabilities</b>	<b>23,760.05</b>
<b>Equity</b>	
33000 Unrestricted Net Assets	104,051.69
Net Revenue	20,816.29
<b>Total Equity</b>	<b>124,867.98</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$148,628.03</b>



# **FOCUS ON THE LIBRARY**

## **New in July/August 2024**

### **BOOKS RECENTLY ADDED – July/August 2024**

#### **REGULAR PRINT FICTION:**

Resurrection by Danielle Steel; c. 2024

Cilka's Journey by Heather Morris; c. 2019

#### **LARGE PRINT FICTION:**

The Heart's Shelter by Amy Clipston; c. 2024

The Amish Baker's Secret Courtship by Amy Grochowski; c. 2024

Lula Dean's Little Library of Banned Books by Kirsten Miller; c. 2024

The puzzle King by Betsy Carter; c. 2009

#### **REGULAR PRINT BIOGRAPHY:**

Margot Fonteyn: A Life by Meredith Daneman; c. 2004

#### **LARGE PRINT MYSTERY:**

The Return of Ellie Black by Jean Emiko; c. 2024

Flashpoint by Catherine Coulter; c. 2024

All the Colors of the Dark by Chris Whitaker; c. 2024

Clive Cussler, Condor's Fury by Graham Brown; c. 2023

#### **REGULAR PRINT NON-FICTION:**

Crimes Against America by Jeanine Pirro; c. 2023

#### **LARGE PRINT NON-FICTION:**

The Demon of Unrest by Erik Larson; c. 2024



## Pennsylvania Alliance of Retirement Community Residents

Joan W. Martin, Legislative Affairs Director  
Email: [legislative@parcr.org](mailto:legislative@parcr.org)

### **PA Budget Includes Medicaid Increases**

On July 11, 2024, the Pennsylvania General Assembly passed, and Governor Shapiro signed a \$47.6 billion budget for the Commonwealth that includes funding for a number of Medicaid programs. The budget represents a 6% increase over the previous year's budget. Programs that support seniors in nursing homes received an appropriation of \$134 million which provides for a 7.04% increase to the base rate paid to providers for services. This represents a significant achievement for Pennsylvania's aging services sector that has been critically underfunded for many years. The urgency of the need for this funding is underscored by nursing facility closures and bed decertifications in recent years due to insufficient reimbursement rates and workforce pressures. The funding will help nursing facilities address new staffing requirements that took effect on July 1, 2024.

The Living Independence for the Elderly (LIFE) program received a Medicaid rate increase of 8%. LIFE providers have not had any meaningful increases since 2008 and will continue to work with the PA Department of Human Services to establish a more equitable rate-setting process for the program.

Representatives of PARCR assisted LeadingAge PA with their advocacy efforts during this budget cycle, including attending their press conference/rally, meeting with elected officials, and using Voter Voice to send advocacy messages.

Read LeadingAge PA's message on the enacted budget here:

<https://www.leadingagepa.org/>

Information on the enacted budget is available at [www.budget.pa.gov](http://www.budget.pa.gov).