

FLOOR FORUM FOR COTTAGE RESIDENTS OCTOBER 25, 2010

Vic Amey, President & CEO, welcomed residents to the second floor forum for cottages for this year. He thanked Lois Nickerson for sending him the recap of the meeting cottage residents held on October 21.

Vic stated that when the economy is bad it makes it very difficult for prospective residents to sell their homes in order to have funds for the entrance fee to live at Cadbury. It was reported that the Cadbury Marketing Department has a 10% deposit on six units and a \$1,000 deposit on three units. A recent real estate report reveals that sales of homes are up in the Lewes/Rehoboth area. There are 97 out of Cadbury's 130 units occupied in independent living, 41 out of 45 in assisted living and 36 out of 40 skilled care beds occupied. Recently several residents were moved permanently to assisted living from their independent living units and there were also a few deaths. Although Cadbury has a positive cash flow, improvements to the grounds, additions to staff and additional activities cannot be made to the Cadbury campus until we are 85% occupied.

Vic noted that Cadbury at Cherry Hill is doing well. There are only apartments at Cherry Hill and the residents are an older population. Cadbury at Home and Cadbury Consulting are both also doing well. Vic reminded the cottage residents that there is no co-mingling of funds among these affiliates.

Vic reminded residents that the curb around the front entrance has been repainted and there is a new sign indicating where cars are not to park. The fire marshal has indicated he will have people fined if parking continues in the fire lanes. Residents were also reminded that approval must be granted by Vic and Chuck for any proposed landscaping.

Vic reviewed the items that were noted in the review of the cottage residents' recent meeting which are as follows:

Residents would like to have a semi-annual maintenance check list which Vic agreed to initiate.

Maintenance workers should always appear at a cottage or apartment with tools with which to make the requested repair and should also bring a step ladder. It was suggested that a tool kit be carried in the maintenance van.

A suggestion was made to assign Michael to explain the work order system to new residents.

At the entrance to Assisted Living, the amesite and the concrete by the portico do not meet and this has resulted in a bump which is difficult to maneuver in a wheelchair.

Maintenance will be instructed to close the garage door after removing equipment from any cottage garages.

The bottom strip around a garage door should be replaced when a cottage is sold.

It was noted that some residents now have storm doors and a determination needs to be made as to whether they get cleaned by the window washers or by housekeeping.

There continues to be a drainage problem behind cottages 45 and 48 and several suggestions were made to solve this problem. Gil Kaufman offered to look at the drawings and propose a solution.

Mrs. Sylvanus noted that she has a holly tree that needs to be replaced.

PMIs:

Vic stated that he has received a PMI regarding welcoming new residents. It was mentioned that there is a departmental checklist so the new resident(s) would have the opportunity to meet the staff and to learn about departmental procedures.

Recorder:

Susan W. Smith
Administrative Assistant