

# THE MOORINGS AT LEWES RESIDENTS' ASSOCIATION

## ALL RESIDENTS MEETING AGENDA

MONDAY, March 18, 2024

**CALL TO ORDER:** Don Smith

**MOMENT OF SILENCE**

**OPENING REMARKS:** Don Smith

### OFFICER & COMMITTEE REPORTS

**SECRETARY:** Jane Bretnall

**CORRESPONDING SECRETARY:**  
Carol Lader

**TREASURER:** Tom Reed

**COMMUNICATION COMMITTEE:**  
Tom Reed

**ASSISTANT TREASURER:** Larry  
Myers

**EMPLOYEE APPRECIATION  
COMMITTEE:** Larry Myers

**TRUSTEES:** Jim McMullen

**NOMINATING COMMITTEE:** Jim  
McMullen

**FINANCIAL WORKING GROUP :** Jim  
McMullen

**BYLAWS COMMITTEE:** Jane Lord

**DEI COMMITTEE:** Jane Lord

**ACTIVITY COMMITTEE:** Peg Partlow

**DINING COMMITTEE:** Bob Porta

**GIFT SHOP:** Diane Bair

**LIBRARY COMMITTEE:** Judy Burgess

**PROGRAM COMMITTEE:** Franz  
Portman

**WELLNESS COMMITTEE:** Gail  
Bourassa

**WOODSHOP COMMITTEE:** Richard  
Thomas

**RESIDENT LIFE COMMITTEE:** Ed  
Steiner

**SAFETY COMMITTEE:** Ed Steiner

**BUILDING AND PROPERTY  
COMMITTEE:** Gil Kaufman

### AREA REPORTS

**HEALTH CENTER -** Gil Kaufman

#### **WEST WING**

**1<sup>ST</sup> FLOOR -** Peg Partlow

**2<sup>ND</sup> FLOOR -** Linda Trzyzewski

#### **EAST WING**

**1<sup>ST</sup> FLOOR -** Mary Lou Poffenberger

**2<sup>ND</sup> FLOOR -** Diane Bair

#### **COTTAGES**

**1-24 -** Carol Lader

**25-48 -** Carol Bishop

**OPEN FORUM:** Questions From The Floor

**ADJOURNMENT**

## Opening Remarks

- Announce Jane Bretnall is the Board's new secretary, taking Kathy Holstrom's place.
- A BIG THANK YOU TO KATHY FOR ALL THE YEARS SHE DEDICATED TO THE POSITION AND THE EXCELLENT JOB SHE DID.
- February Minutes have been posted.
- From Annette: The development team has not established a firm date for an update on the expansion, but Heather from the development team will probably conduct it during the next Afternoon Exchange.
- From Annette: The Holleran Survey material was received at Holleran on Saturday. We hope to have the final tally on the rate of returns shortly, and hopefully, the results from the survey will be ready by mid-April.
- From James -- Dining services requested the return of coffee cups.
- From James – Needs cooperation from residents in completing a transportation request form.
- From James – Needs cooperation from residents on filling out the "I'll be Away Forms" when you will be off campus overnight.
- Information on committees and a list of committee members is on the TMALRA website. Next month, I hope to have a tutorial on the website.
- Healthcare tours – Additional tours beyond the three mentioned. Return registration slips ASAP.
- Community Apps—We need to ensure we are using it for information and activity registration. See Lisa or Ann at the front desk if you need help setting this up on your phone or computer. It is the wave of the future.
- Promote Community Table.
- No reserve tables at Happy Hour or the Community Table
- Articles for the newsletter are needed and are due by 5/1.

*It was suggested that the practice of people donating cups to the Coffee Station be reinstated.*

## Corresponding Secretary Report

For the month of **February** there were 18 cards distributed

- 2 condolence cards
- 6 get well cards
- 10 birthday cards

### Reminder

If you would like to get a personal card to a resident in Skilled Nursing or Safe Harbor, take it to the Concierge front desk and it will be delivered.

Carol Lader

## Treasurer's Report

- The February Treasurer's report has been uploaded to the TMALRA website.
- Diane will cover the gift shop. In addition, in February we received the \$1000 donation from The Moorings to support our activities. The expenses in February

included a \$1000 down payment for the annual Christmas gala, \$34 for happy hour candy, \$565 for music supplies and music for the Chorus, a \$150 honorarium to Fred Dylla for the February program, and \$318 to print the newsletter and pay Fineline to fix a problem with pictures on our webpage.

- The “dues holiday” this year approved by the board is in lieu of approved budgeted income of \$5000.
- At the end of the month, our operating balance was about \$32,400 and we have \$2,250 for next year’s Employee Appreciation campaign.

Tom Reed

### **Communication Committee Report**

We have added a tab titled “Expansion” to the TMALRA website. We will keep official documents which we get from either The Moorings or Springpoint. This will allow you to keep up with this project as updates become available. It is password protected as is the Directory page.

Tom Reed

### **Assistant Treasurer’s Report**

No Report. Larry Myers

### **Employee Appreciation Committee Report**

No Report. Larry Myers

### **Springpoint Board Trustee Report**

No Report: Jim will attend a meeting on March 21st at the home office. Jim McMullen

### **Nominating Committee Report**

No Report. Jim McMullen

### **Financial Working Group Report**

- FWG met with David Woodward, Garrett Midgett (by phone) and Annette Moore 2/28/2024 to review financial results for the year 2023.
- Annette discussed Moorings operations to include census, operating revenue, and departmental expenses. Operating margin for the year was 23% vs. 21% budget.
- Census and revenue were slightly better than budget; departmental expenses were again under budget resulting in our surplus.
- The balance sheet is strong; our surplus is \$2 million. We need a strong balance sheet to get favorable financing for our expansion project.
- Net cash flow was \$1.6 million.

Jim McMullen

### **Bylaws Committee Report**

Report: No report. Jane Lord

## **Diversity, Equity and Inclusion Committee Report**

Resident representatives from six Springpoint communities met with VP Maureen Cafferty on March 15th, via zoom. Maureen gave us an update on Springpoint's strategies for fostering diversity, equity, and inclusion, including their Refugee/Foreign Labor Initiative (international recruitment of nurses), and Health Equity Program in their affordable housing communities. They also do education programs for employees once a year, this year focusing on "ageism."

If you would like to know more about these initiatives, I will be glad to share their PowerPoints. Also, if you have any concerns, questions, suggestions, or comments that you would like me to share with the DEI Committee, please let me know. Give me a call, email, or put a message in my cubby #43.

Jane Lord

## **Activity Committee Report**

The Activities Committee met on February 24, 2024 in the Welcome Room at 3 PM.

- The March, April and May calendars were finished and the June calendar was begun. Since Peg will be out of town next month, we will not meet again until April 23, 2024.
- The Christmas Dinner to be held on December 19, 2024, has been booked and reserved. The dinner selections were discussed and chosen...one of three offerings will be made prior to Thanksgiving. Details as to the how and when will be discussed later in the year.
- Numerous suggestions for upcoming events were brought to the table and discussed with some being put on the future calendar. Shorebirds rainout from 2023 is rescheduled for June 8<sup>th</sup> with three tickets available at meeting time. (since been sold)
- Another discussion about large groups wanting to go to lunches and/or dinners out. The reservation is dictated by the restaurant but we continue to ask for 12/13 (bus capacity). Others who might wish to go may always make their own reservation and request to sit nearby the Moorings group. We run the risk of a Venue Cost if we book for a larger group and need their event room or space.
- Carol Bishop will lead April Happy Hour and Don Smith will lead May Happy Hour while Peg is in Hawaii and a family wedding.

Peg Partlow

*An issue has been created by the two different ways residents can sign up for activities. Residents are encouraged to use the Community App. Anyone who has smart phone or a computer access to the Community App but does not know how to use it should get instructions from the Front Desk or Lisa. Residents without access to the Community App should contact Lisa when they wish to sign up for an activity.*

*A check is preferred for activities with a cost. When paying in cash it is essential that the cash be put in an envelope with the payee's name on it.*

*Tickets for the Delaware Symphony Concert on March 24<sup>th</sup> will be available from Carol Bishop.*

## Dining Committee Reports

No Report. Bob Porta

*There is some confusion about arranging to sit at the Community Table in the Chart Room. It is not clear whether one needs reservations. The discussion was tabled until after Bob Porta and Don Smith meet with TK.*

## Buy The Sea Gift Shop Report

**Total Income** ( includes Cash, Charges, Bingo) \$495.50

**Expenses** \$28.00

So, for the month of February, the Gift Shop made \$467.50 profit!!

Diane Bair

## Library Committee Report

This is a continuation of the story of a book - - chapter 2. This book has been put into the donation box in the Library, then on the shelves for new (to us) books. It has been picked up by a member of the Library Committee. He/she reads the book, really enjoys it, and decides to put it on the shelf that the Well-Read Owl has been overseeing. This is a place for books that a member of the Library Committee think are really special. He or she takes one of the specially designed bookmarks, jots down a few comments about the book, and places it on this shelf. Any other person who reads it is also invited to make remarks about the book. We would like all of you to give this shelf special attention.

Many of you have discovered the Give Away Table. Here we put books, mainly duplicates, and magazines. These are really good books that we just do not have room for them on our shelves. Each of these receives a sticker on the back cover. We choose a different sticker for each month. Every month one of us goes through these books and puts those that have been on the table for three months in a bag to go to Lewes Library for their sales.

We have a Library Committee meeting every three months. The next meeting will be on announced on the calendar in April.

Judy Burgess

*A question about why books are chosen for the Library's Give Away Table was addressed. Mostly these are books are duplicates while some are never read.*

## Program Committee Report

- Last month's Program by Fred Dylla was well attended. Thank you.
- Tomorrow March 19th come join us for the presentation by our own David Bleil, a short naturalistic guided voyage on the inside passage to Alaska.
- Looking ahead the following programs are scheduled: (Always on the 3rd Tuesday of the month)
  - April 16th "On River Pilots" by Steven Roberts
  - May 21st Music by Camp Rehoboth Ensemble
  - No programs in June, July, August

- Every Friday 7:00 pm is Movie Night in the Auditorium
- To increase attendance for Programs and Movie Nights I started to send out reminders on the TMALRA Member website the day prior to the events.

Franz Portman

*There is a special program on May 6<sup>th</sup> with authors reading their work in Creative Non-Fiction. There will be 3 readers including resident Kathleen Pedersen.*

*For information about the movies being shown on Friday night, go to the TMALRA website for a description.*

### **Wellness Committee Reports**

- Kathy Holstrom will no longer be a participant in the Wellness Committee due to illness.
- Discussion of an article from Princeton University regarding mental health and mental wellness, which have a tendency to be confused. Mental Wellness is about happiness and is transient. Mental Well-being is based on accomplishment and therefore, more enduring.
- Discussion of the LiveWell Program from Springpoint.
- Discussion of the Halloran Study and the reason for it.
- Discussion of what Wellness is. Mindfulness, Self-awareness and Spirituality. Supports well-being.
- Sandy Spence then discussed four new bills being introduced into legislature that would include more State regulations for Assisted Living. A second bill would provide various types of educational assistance for those wanting to enter Healthcare. Sandy to do further research. The Ombudsman Program relates to Independent Living.

Gail Bourassa

*Residents are reminded of an important informational seminar on March 27<sup>th</sup> at 7 PM covering Advance Care Planning.*

### **Woodshop Report**

No Report. Richard Thomas

### **Resident Life Committee Report**

No Report. There was no meeting this month. Next month's meeting has not been cancelled but postponed. Information to follow.

Ed Steiner

### **Safety Committee Report**

No Report. Anyone with Safety issues or concerns should contact Ed or Bunny Guerrin.

Ed Steiner

### **Building and Property Committee Report**

Report from Meeting of February 20, 2024

As usual about 20 items were covered in our discussion; I'll just cover four of most general interest at this time. FYI, the B&PC does not get involved at all with the expansion plans,

so I cannot report on anything on that; Annette will be providing special meetings to review progress on it.

- Dog Park – A new drain has been put in the dog park, greatly improving the ground condition.
- Brightview issues - Brightview has their new crew working on our campus and Terry continues to monitor them closely. Mulch has been laid down and a mowing schedule has been set up. Irrigation issues are being addressed.
- Drainage behind cottages 19-23 & 28 – With the weather improving, work is expected to get underway to eliminate the drainage problems behind several cottages on the west side of Friend’s Way. This has been delayed because of staff and supply shortages, which have now improved.
- Cottage downspouts – Problems with runoff from cottage downspouts will be improved by burying more of the runoff pipes.

Gil Kaufman

*There was a question about how the downspout runoff would be changed without disturbing the driveways and patios. Gil will investigate the issue .*

### **Area Representatives Report**

**First Floor East** – No changes. Mary Lou Poffenberger

**First Floor West** – No change. Peg Partlow

**Second Floor East** – Expected Move-ins: 3/25 into 231, June Sullivan; 3/29 into 225, Edith Cross; 3/29 into 239, Ann Lynn & Bill Martin. Diane Bair

**Second Floor West** – 219 will not be occupied until April by Sarah Norton. Linda Trzyewski

**Cottages 1-24** #12 now occupied by Anne Knauss. Carol Lader

**Cottages 25-48** No change. Carol Bishop

<b>Health Care Census:</b>	<b>2/26/2024</b>	<b>Gil Kaufman</b>			
<u>Area</u>	<u>Space</u>	<u>Occupied</u>	<u>Census</u>	<u>Status Change</u>	
<b>Assisted Living</b>	30	28	93%	Decrease by 1	
<b>Safe Harbor</b>	15	13	87%	Decrease by 1	
<b>Skilled Nursing</b>	40	34	85%	Decrease by 1	
<b>Hospitalized</b>		0			

#### **Recent Changes:**

Ruth Kaufman, AL to SN temp.

Virginia Kerstetter, AL to SN temp.

Claire Thomas, SN passed

Shirleen Thomas, AL passed

Celia Perge, AL passed

Gil Kaufman

*The West Wing Forum has been postponed to April 11<sup>th</sup>.*

53 Residents attended the meeting.

Jane Bretnall