



**CADBURY AT LEWES  
AFTERNOON EXCHANGE  
June 2, 2015**

Carol Holzman, Executive Director, opened the meeting by welcoming everyone and thanking them for coming.

She introduced Chuck Rendulic, Director of Support Services, to provide an update on his areas.

Chuck said that there were 147 work orders for the month of April. There are 3 outstanding and all have to do with the AL building and some windows that were leaking.

With respect to the grounds, they are falling behind on everything but are trying to finish the mulch and work on the weeds. The irrigation needs some maintenance and it has been very dry.

Some of the cottage residents have installed soaker hoses. Chuck said that cannot be left on all the time and they do put out a lot of water. He reminded residents that we are on a water meter, so we pay for what's being used.

Dick Kaufmann asked for an update on the French drains. Chuck advised that Keith Ullman is scheduled to do the work and will get them in, but he's tight on time.

Bill Gehron asked if Chuck could elaborate on what's going on with Comcast. Chuck said that he continues to email them. They have been trying to put together a list of Cadbury residents and what services they get. That way, they wouldn't charge new residents and they are supposed to deduct charges for basic TV when special services are ordered. Jack Chapin said they've changed the channel line-up and requested an updated list. We will get an updated list off the internet and put in resident mailboxes.

Carol Bishop said that there are flags marking her front lawn. Chuck believes they are there for Delaware Coop to repair the street light. We pay them a monthly rent for the lights but it is sometimes difficult to get them to come out and do repairs.

Elsie Gould asked when the cleaning of the porches will take place. Chuck said that they were waiting for the pollen to clear and they will be starting real soon.

Deb Hamilton then provided some highlights of the activities for June and handed the microphone back to Carol.

Carol said that the census for the Skilled Unit averaged 94%. Assisted Living is at 42/45 for an average occupancy of 92%. The Independent Living census is 123 for a 95% occupancy - the first time in our history - thanks to Chris Dwyer and her team. There were 4 closings in May, 2 coming up in June and 1 scheduled so far for July. There are 151 Independent Living residents. There are 7 cottages that are vacant and no apartments available.

Carol told residents that if they want to make changes to their apartments/cottages, by adding things like grab bars in the bathroom, to let us know. We will install them for a small fee and we can make the purchase for them.

She told residents that if they are planning a trip to the hospital, we'll do our best to get residents there and back again, but there's no guarantee. Residents should have a back-up plan with family or friends to help them. She said that if a resident is not able to walk out of the hospital, an ambulance will bring them back to Cadbury. If they can walk, they're expected to get their own ride.

Carol said that we've had some trouble with the AV equipment this past week and we're not sure why. She advised that it's best for residents to call Security if they need help and not to fool with the buttons in the closet. Problems are difficult to troubleshoot. We found that two wires were disconnected and don't know how it happened.

Carol thanked residents for responding to the Satisfaction Survey and asked those that haven't responded yet to complete them and send back to us. We're tallying results and hope to report at the next meeting.

Four co-residents donated benches for use by the shuffleboard court. She thanked them for their donation to the project.

A new Keiser stationary bike for the Fitness Center was ordered and arrived and will be put together in the next day or so. We will train people on how to use it if needed.

PMI's:

- New 15 min parking signs – Carol clarified that there are 2 spaces (one on each side of the circle) that can be used when residents stop to pick up meals, a newspaper, or mail, and for employees to drop things off.
- The cleaning of the pool room and circular stairway gets overlooked – Chuck said that the bromine in the water stains the pool deck and he's looking for something to take it off. Carol said that it's not dirt, soil or germs. As far as the circular stairway is concerned, we'll add to the list and ensure that the sills are cleaned.
- The Memorial Day picnic was very good. The food was delicious and the weather was nice.
- When will the drape for the Bistro ceiling be put up – a resident said that the tables in the middle are in direct sun and it's very hot. Carol advised that when we unveiled the new furniture, we decided not to put anything on the ceiling. This is the first negative comment we have received and we don't want to go to the expense for a covering if it's not what residents want. Curt Christensen asked if residents could use a few tables in the Chart Room. Carol said that those tables are set for dinner, but employees can be asked to move to the center tables.

Binky Tompkins suggested the windows be tinted like a car window. Lois Nickerson said that 3M has a product for that.

Carol then opened the floor for questions.

Pat Johnson asked about having her carpet stretched as people are tripping. Carol said that any residents that want this done need to call Alan at X6388 and he will add them to the list. Residents asked for a little more warning time before they come in order to move furniture.

Don Burgess asked if we could have a shredding day for residents to dispose of sensitive documents, either once a year or on a regular basis.

Ruth Folta congratulated Cadbury on the cleanliness of the pool area, but said that people come in from the garden with muddy shoes to water the garden. The hose bib near the garden is locked. Chuck advised that Maintenance is working on the issue. Helen Miller said that the hydraulic seat in the pool was not reconnected after using the hose.

Don Wiedmann asked Carol to introduce new residents. Carol introduced Tony and Mary Agnes Manyak in Cottage 26 and Mary Pritchett in apartment #203W. Other new residents include Rebecca Rogers moving into apartment #123E in July and Chase Coale is here in apartment #122E. Jim and Helen Berg will be moving into apartment #108W in mid-June.

Jane Lord commented that yard waste is still an issue. She said that the answer was to put small amount in plastic bags, but that's against the law. Chuck said that once a year we bring in a dumpster for a short period of time. Bunny Guerrin said that a compost bin or area would be a great benefit; however, we have no place to put it. It was suggested that the issue be addressed at the next Building and Property Committee meeting which is later this month.

Carol thanked everyone for coming and the meeting was ended.