

THE MOORINGS AT LEWES RESIDENTS ASSOCIATION, Inc.
All Residents Meeting
AGENDA
April 20, 2026

CALL TO ORDER: Ed Steiner

MOMENT OF SILENCE

OPENING REMARKS: Ed Steiner

SECRETARY REPORT: Larry Myers

TREASURER: Walter Clarke

CORRESPONDING SECRETARY: Ann Lyn Martin

ACTIVITIES COMMITTEE: Peg Partlow

COMMUNICATIONS COMMITTEE: Tom Reed

DINING SERVICES COMMITTEE: Jim Keys

EMPLOYEE APPRECIATION: Larry Myers

GIFT SHOP: Diane Bair

LIBRARY COMMITTEE: Sandy Spence

PROGRAM COMMITTEE: Bill Martin

WELLNESS COMMITTEE: Gail Bourassa

TRUSTEE: Jim McMullen

FINANCIAL ADVISORY COMMITTEE: Jim McMullen

AD HOC ON EXPANSION: Jim Keys

BUILDINGS AND PROPERTY: Carol Lader

AREA REPORTS: Gil Kaufman, Peg Partlow, Linda Trzyzewski, Paula Luddy, Floyd Saums,
Walter Clarke

OPEN FORUM

MINUTES

OPENING REMARKS

Ed introduced Annette Moore to talk to residents about the importance of responding to the Holleran survey.

Annette noted that, to date, only about 65% of Moorings residents have responded to the Survey. Responses at other Springpoint LPCs are also running behind the previous Survey. Her goal is to achieve at least a 90% response rate. As enticement, she is offering 5 gift cards for dinner at the 1776 Restaurant.

Annette explained the several ways residents can fill out the questionnaire

Ed Steiner

SECRETARY'S REPORT

The minutes of the March meeting have been posted on the bulletin board in the mailroom and in the three-ring binder in the library and uploaded to the TMALRA website.

Larry Myers

TREASURER'S REPORT

The March 2026 Treasurer's Report has been uploaded to the TMALRA website. The Actual vs. Budget to date has also been uploaded.

The dues/voluntary donation drive has been started

- About 47% of residents had contributed through 3/31
- Since the reminder letter was sent, the current percentage has increased to 56%
- Donations range from the requested amount of \$15 to \$200. The average amount is about \$56.

The Moorings contribution to sharing the cost of the Chorus Piano/Director has been reflected in the Chorus budget.

Walter Clarke

CORRESPONDING SECRETARY

Twenty-six cards were sent in March:

- 8 Birthday cards
- 17 Get Well cards
- 1 Condolence card

Ann Lyn Martin

ACTIVITIES COMMITTEE

Your voluntary annual contribution to TMALRA makes possible all of the many activities through the year.

Please check the monthly Activities Calendar, as there are often changes and updates. If reservations for an event are filled, please take advantage of the wait list. Some of our upcoming activities include:

- Trip to the Air Commend museum in Dover;
- Dinner out to “Catch 54” in Rehoboth;
- Trip to the Ross Museum in Seaford;
- Trip to Rehoboth in June—four hours and return to the Moorings;
- The Nineties Club meets May 4th; Gil Kaufmann will give a presentation on Trolleys;
- Shuffleboard starts Saturday, May 9th;
- Cruise on the Lewes/Rehoboth canal in late July

Peg Partlow

DINING SERVICES COMMITTEE

- Kudos to Dining Director Ingrid Dellatorre and her staff for a job well-done on the Easter Sunday Brunch.
- Ingrid said they are planning a series of monthly special events--e.g., Coffee Cake Day, Cherry Cheesecake Day, etc.
- Glenn Booten is the new Executive Chef.
- A new ice-cream freezer will be installed in the Bistro.
- New summer menus will begin in early May. Once a week a chef will be in Assisted Living to personally cook breakfast.
- A 250th anniversary event is planned for July 4th.
- International food offerings are planned for the fall.

Franz announced that for health reasons he was stepping as chair but intends to stay on as a member of the committee.

Jim Keys for Franz Portmann

GIFT SHOP

The Buy the Sea gift shop had \$337.65 in sales in March and only \$39.24 in expenses for a total of \$298.41 in net income.

Diane Bair

LIBRARY COMMITTEE

A number of highlights of the Library Committee were brought to the attention of residents:

- The lights in the library will be left on overnight to help any readers who may be restless and wish to read something.
- On alternate Thursdays, the bus will ferry people to the Lewes Library.

- Look for the “Well Read Owl” bookmarks in the library for books recommended by Library staff.
- A shelf has been created to display books written by Moorings residents.
- Library committee members are available to conduct tours for new residents.

Sandy Spence

PROGRAM COMMITTEE

Upcoming movies include:

- 4/17- Erin Brockovich
- 4/24- Charlie Wilson’s War
- 5/1- Fishman’s Friend
- 5/8- Train Dreams
- 5/15- Crossing Delancy
- 5/22- The Unlikely Pilgrimage of Harold Fry

Upcoming programs on the 3rd Tuesday of the month include:

- April 21- Jazz students from Cape Henlopen High School
- May 19- Oyster Farming in the Delaware Bay. Dr. Ed Hale from the University of Delaware School of Marine Science

Future Planning: Celebrating the nation’s 250th Anniversary with an information program, followed by a film series:

- June 4: historical presentation about the evolution of the American flag
- Four weeks of the recent Ken Burns documentary “The American Revolution.” The final episode will be shown on Friday, July 3rd.

In April, the three planned Saturday Matinees were completed. They will begin again in September and continue through the winter months. Resident suggestions for Matinee movies are welcome.

Bill Martin

WELLNESS COMMITTEE

The Committee brought a number of issues and topics to the attention of residents, including:

- A possible presentation by Susie Goodeough, Beebe Hospital Chaplain, dealing with end-of-life issues;
- A resident has mentioned that the pullcords in cottages are about 30 feet apart in the bathrooms and bedrooms. It is also recommended that pull cords be included in the kitchens of the new cottages;

- The Committee discussed the use of the My Chart app, particularly how it works and interconnects with other systems such as EPIC. This will be brought to the attention of the proper individual at Beebe;
- A room is needed at the Moorings to store Durable Medical Equipment (DMEs). The Committee has asked management that a room be set aside for this purpose when the new construction is being done.
- A Committee member is concerned about how residents in Skilled Nursing are being readied to return to their homes. A presentation by Christie Berrios will be arranged to explain her role in facilitating returns and what the expectations of residents at the Moorings should be.
- There was a discussion as to how we may be able to offer assistance to those who are at home and in need of some services. This has been difficult due to HIPPA regulations. This will be discussed with TK and hopefully a resolution will be forthcoming.

Gail Bourassa

TRUSTEE REPORT

Springpoint Trustees met March 19 to consider Strategic Priorities for 2026, which are:

- To improve resident engagement and satisfaction. The Holleran Survey is critically important here.
- Improving healthcare quality and financials. The Moorings is already strong in both areas.
- Improving staff recruitment and retention. The Moorings is already strong here too.
- Improvement in the Liv-Well program is needed.
- Springpoint is also considering a new initiative to serve the “middle market” in senior living.

Jim McMullen

AD HOC COMMITTEE ON EXPANSION

The series of meetings with residents on March 13th with Michael Locurico and J. D. Landis were well-attended. The meetings yielded a number of helpful suggestions/comments/inputs on the part of residents to improve Springpoint’s plans for the expansion.

The Ad Hoc committee then sent Mr. Locurico a select group of eight suggestions, which were published in a special edition of *The Free Press*. In turn, Michael requested the name of a resident for each suggestion that he could work with to follow-up. He will contact the lead resident, who will then ask two or three other residents who are familiar with or have an interest in the subject area. To date, Mr. Locurico has not followed up with us.

Jim Keys

BUILDINGS AND PROPERTY

The Committee brought the following topics and concerns to the attention of residents:

- Replacement of cottage roofs will begin shortly—end of April/early May;
- The banks on the west side of the pond will be cleaned up and upgraded;
- Bud will work with Ehrlich Exterminators to submit a proposal for termite treatment at all cottages;
- Automatic door openers will be installed at exits to east and west wings;
- Apartment residents are asked not to place furniture to be disposed in the hallway, which creates safety problems;
- The speed hump on the east side that was damaged and removed by the snow plows will be replaced;
- Bud will follow up with cottage residents who have complained that the new trash and recycling bins are too big and are difficult to roll to the curb; and
- Bud will work with the landscapers (Brightview) to seed/overseed spots on campus to improve the overall look of the lawn.

Carol Lader

AREA REPORTS: Gil Kaufman, Peg Partlow, Linda Trzyzewski, Paula Luddy, Floyd Saums, Walter Clarke

HEALTHCARE REPORT

Date: 2026-04-20

A new musical activity has been added in AL to improve sensory acuity for us. It is supported by resident Phyllis Zwarych

Also with improving weather, scenic drives are being reinstituted on our activity program.

HEALTHCARE CENSUS REPORT

AREA	SPACES	OCCUPIED	CENSUS %
Assisted Living AL	30	27	90%
Safe Harbor SH	15	15	100%
Skilled Nursing SN	<u>40</u>	<u>34</u>	85%
Total Healthcare	85	76	89%

Hospital			
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Changes since Mar. 15

John Hawkins IL to AL

Barbara Starkweather IL to AL

Thelma Maxey AL to SH

77 residents attended the meeting.

Larry Myers, Secretary