



Woodberry

Residential Care



Key Features Statement
July – September 2024



129 Lanhams Road, Winston Hills

Woodberry Village, Residential Aged Care and Retirement Living, is located in Winston Hills and has sweeping views of the city skyline and Parramatta River valley. It is within a short walk to Winston Hills Shopping Centre and is approximately 4 kms from public and private hospitals at Westmead.

- Accommodation for 116 residents over four levels, with lift access at either end of the building
- Corridors feature sitting areas with tea/coffee making facilities and windows for natural light
- Chaplains providing pastoral care, church services and other fellowship activities
- Nursing staff are available 24 hours a day
- A dedicated life enrichment team facilitates daily and regular activities for residents with clubs, groups and outings

Palliative care

- If required palliative care is available

Respite care

- Emergency respite: subject to availability

Rhythm of Life®

At Anglicare we believe person-centred care is the foundation of quality aged care and that there is no ‘one size fits all’ solution when it comes to giving you the support you need.

It's not about fitting into our routine, but rather maintaining your own along with your independence and choice on how you would like to live every day. We believe you should receive personalised care that considers your past, your interests, and your preferences.

That is why we have developed a unique program called Rhythm of Life®. Below are the eight principles of Rhythm of Life® that guide everything we do in our residential care homes to empower you to make informed decisions and enrich your quality of life.

Everybody



Has a unique story.



Deserves honour and respect.



Will be supported to make decisions relating to their life.



Will be encouraged to maintain and develop relationships that are meaningful.



Will be provided with holistic care that meets their individual needs.



Will be supported to feel safe, comfortable, welcome and ‘at home’.



Will have their needs and preferences acknowledged and valued.



Will be shown the love of Jesus.

Common areas

Activities room

- Located on the third floor, the activities room contains couches, chairs, 42” flat screen television, carpet, curtains, a DVD library, piano, air conditioning and fans with lovely sweeping views of the Parramatta skyline

Chapel

- Located on the third floor featuring beautiful stained-glass windows and plenty of seating for all residents
- Opens into the main activities room to accommodate large events

Café

- Located on the third floor and opened Mon-Fri during the day
- Air conditioning, tables and soft cushioned chairs, comfortable lounge around gas fireplace and internet stations
- Nespresso coffee machines and a shop with small grocery items. Services provided will include a fee.
- Sweeping views from all café areas and large deck available with comfortable outdoor seating





Common areas (continued)

Clinic

- Located on the second floor offers reception, waiting room, doctors' rooms, gym, treatment rooms, comfort room and physiotherapy room

Community room

- Located on Level 2
- Contains flat screen television, piano, air conditioning, kitchenette, phone, plenty of seating for all the residents for hosting large events, shoot and shuffle table, game table and section, indoor and large outdoor sitting area

Dining areas

- Large dining room with an exposed beam ceiling
- Tiled outside area featuring outdoor furniture, BBQ equipment, a herb and vegetable garden and a covered area

Hairdressing salon

- Located on the third floor with air conditioning, two shampoo basins, three hairdressing stations and a nail beauty treatment station
- Services provided will include a fee

Laundries

- Fully equipped laundry for residents to do their personal laundry if they wish
- Otherwise, laundry is done by staff at our on-site laundry facility

Lounge and sitting areas

- Each wing has its own lounge area with seating and chairs, large flat-screen televisions, magazines, books and DVDs
- There are also smaller sitting areas for quiet pursuits, including a kitchenette, reading nook and computer kiosks

Terrace and outdoor areas

- Each area has a number of outdoor terrace areas with outdoor furniture for residents and their guests to enjoy
- Access to resident gardens and walking paths



Private rooms



Each private room features built in cabinetry, ensuite bathroom and thoughtful design features.

Quality, condition, size and amenity

- Single or king single electric beds
- Bed coverings, including sheets, pillows and bed spread. Residents are welcome to bring their own.
- Built-in cabinetry with a wardrobe/cupboard
- Bedside table with lockable drawer and over bed table
- Windows with lock out and sheer curtains
- Carpet or vinyl flooring
- Reverse cycle air conditioning
- Emergency call buttons adjacent to bed
- Ceiling mounted lights
- Wall-mounted SMART TV
- Computer and telephone connections
- Some rooms have a balcony or view

Bathroom

- Vinyl flooring and tile walls
- Wheelchair accessible with grip rails next to the toilet and shower as required
- Vanity area with bench space and storage
- Emergency call button

Number of residents per room

- One



Additional services

Anglicare offers higher standards of hospitality services for residents. For an additional daily payment, residents receive access to an additional range of services provided over and above those listed in the previous Care and Services section. These include, but are not limited to:

Enhanced Dining Experience

- Hot cooked breakfast daily with extended hours
- Extensive lunch menu – choice of at least two main courses, other options including soups, salads, light meals, sandwiches & dessert
- The option of an alcoholic beverage with lunch
- Variety of dinner choices – hot meal, soups, salads, sandwiches & selection of light meals
- Resident Snack Bar 24/7
- After-hours menu available upon request
- BBQs &/or special occasion meals in addition to routine social & cultural meals & events
- Happy hour
- Choice of dining venues
- Moulded food for pureed diets



Additional services (continued)

Technology and Engagement

- WiFi internet for residents & their visitors (up to 3 devices)
- CareApp to connect residents, carers and families
- Tovertafel interactive technology for enhancing cognitive and memory support
- BrainTrainerPlus™ digital experience to encourage active minds
- iPads/Tablets for resident use
- Wall mounted SMART TV in resident rooms
- Robotic therapy animal
- Evoke® TV & Radio channels available in resident's room

Lifestyle and Interests*

- Musical playlist for residents – available on request
- Exercise sessions
- Live entertainment
- Animal and pet visits
- Armchair travel sessions
- On-site gym/physiotherapy room
- Professionally printed clothing labels
- Capital Guardians account
- Bus outings – some lunches or ticket charges at additional cost to resident
- Church to you
- On-site Chaplain



All new residents are charged the daily Additional Services fee** as a condition of entry. This is a package, and individual services are not offered separately.

Residents paying the Additional Services fee are reviewed regularly (or as requested by the resident or person responsible) for their ability to access and benefit from the Additional Services.

Full details are in the Resident Agreement.

* All activities subject to public health orders

** Additional Services fee is outlined on the pricing page for each home

Pricing

Room types

Room type	Number of rooms	Size (m²)	Description
A	58	18.5 - 20.3	Standard private room with private ensuite
B	21	20.3	Standard private room with private ensuite and view
C	17	23.3	Larger private room with private ensuite
D	11	30.8	Largest private room with private ensuite and balcony
E	9	30.8	Largest private room with private ensuite, balcony and view

Payment options

Residents can choose to pay for their accommodation by a refundable accommodation deposit (RAD), a daily accommodation payment (DAP), or a combination of both.

A RAD is paid as a lump sum amount.
A DAP accrues daily and is paid periodically, for example fortnightly.

A combination payment includes both a partial lump sum (RAD) and daily payments (DAP).

Where a resident doesn't pay the RAD in full, they can elect to have their DAP deducted from their contribution. Where this occurs, the amount of DAP will gradually increase as their contribution decreases. As the RAD contribution decreases, the resident may be required to make a further contribution if the deductions are to continue.

Pricing

Room type	Aged care pricing commissioner approved*	Maximum refundable accommodation deposit (RAD)	Maximum daily accommodation payment (DAP)**	10% RAD	90% DAP
A	Yes	\$550,000	\$125.97	\$55,000	\$113.38
B	Yes	\$570,000	\$130.55	\$57,000	\$117.50
C	Yes	\$590,000	\$135.13	\$59,000	\$121.62
D	Yes	\$620,000	\$142.01	\$62,000	\$127.80
E	Yes	\$650,000	\$148.88	\$65,000	\$133.99

Additional Services Fee*** – \$36 per day or \$5.95 per day for fully supported residents

* applicable to accommodation valued over \$550,000
** DAP prices subject to change quarterly to align with government quarterly interest rate changes
*** For new residents entering the residential care home from July 2023, the Additional Service Fee will be indexed on an annual basis in July of each year based on the CPI increase for the previous year. This applies to all fully and partially supported residents.





Anglicare

For more information please contact us.

anglicare.org.au/agedcare

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