

Neerlandia Seniors' Home – September 25, 2018

1. Land

- a. The piece of land beside the CRC church (440' x 280') would be an ideal location
- b. Secondary option might be some part of the neighboring Emmanuel land
- c. The ideal scenario would be that the seniors' home owns the land it is on, but this will need to be investigated. We will need to get an evaluation/appraisal of the land in order to know what we are facing.
- d. **ACTION: Simon** will pursue the CRC church discussion, including investigating the fine details of the agreement around the piece of land.
- e. **ACTION: Simon** will investigate the timing and schedule of the sewer upgrades that are necessary.
- f. **ACTION: Clayton** will investigate the Emmanuel piece of land as a back-up option

2. Framework

- a. The rent number for future residents will be based on the costs of both operating the home and financing the land/building.
- b. Residents will be able to lower their monthly costs by putting down capital up front.
 - i. They would receive most, if not all, of that capital back once the lease is ended.
- c. Emmanuel Home is currently developing the framework and details of this program, and it should translate pretty seamlessly over to a home in Neerlandia.
 - i. Key points:
 1. There is no transfer of ownership of the suite. It is simply a calculation of monthly costs
 2. It is important to avoid any impacts on the community culture because of how much money someone had available.

3. Finances

- a. There may be some grant money available to help with Design & Development costs.
- b. Darren emphasized that the Society is willing to help make this project happen, but buy-in is necessary from the community
- c. **ACTION: Darren** will look into CMHC grants or other options for some up-front funds.
- d. **ACTION: Everyone** will connect any potential donors to Darren for a confidential discussion about supporting this project and helping to bring it to fruition, backed by the Society.

4. Committee

- a. The committee should formalize its structure
 - i. **ACTION: Darren** will develop some terms of reference to establish appropriate st
- b. All members of the committee should be Society members
 - i. **ACTION: Everyone** will make sure their Society membership is current. This can be done online at <http://emmanuelhome.ca/membership>
 - ii. Darren will print off forms and bring them to the next meeting as well, if you'd prefer to write a cheque. \$30 for a family, \$20 for a single.

5. Other

- a. Ron & Jan will engage Eagle
- b. Darren will go through the community responses to see if there is a potential female committee member
- c. Darren would like to glean any information that is available about what other options the seniors in the community will be evaluating, including suites, services, and costs. Any information you might have would be helpful.