

Key Features Statement

Charla Lodge (Bordertown)

Limestone Coast Local Health Network



Limestone Coast Local Health Network (LC LHN) provides a range of residential care services under the banner of Country Health Connect. We are part of SA Health and provide a range of high quality services that aim to enrich people's lives regardless of their health and support requirements, financial circumstances or lifestyle preferences.

At Charla Lodge (Bordertown) we have a dedicated team who are compassionate, caring and highly professional individuals. Our staff members and volunteers play an integral role in the health and wellbeing of clients by providing companionship and support and encouraging independence. We know that maintaining the link between family, friends and the local community enriches the quality of life of our care recipients.

Our goal is to provide quality care that celebrates a sense of self, family and community. LC LHN has aged care facilities across regional South Australia located in Bordertown, Kingston, Millicent, Naracoorte and Penola.

Before you transition into one of our residential aged care facilities, either permanently or for short term respite, please undertake an Aged Care Assessment Team (ACAT) assessment. This assessment determines your eligibility for care services. To arrange an ACAT assessment, contact My Aged Care on 1800 200 422.



**COUNTRY
HEALTH
CONNECT**

Limestone Coast Local Health Network
Charla Lodge
23 South Terrace Bordertown SA 5268
(08) 8752 9000
Email: Health.CHSA-AgedCareLiaisonOfficers@sa.gov.au



Room Type	Single Room with Private Ensuite
Refundable Accommodation Deposit (RAD)	\$350,000 (Price Category 2)
Daily Accommodation Payment (DAP)	\$67.69 per day
Explanation of 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 fortnightly. A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$175,000 RAD plus an ongoing DAP of \$33.84 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023
Other Fees & Charges	All residents are required to pay a basic daily care fee. Means Tested Care Fee (MTCF) – May be applicable as determined by Services Australia.
Features and Amenities	Rooms in this category feature single rooms with ensuites, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring, direct garden access. Charla room 11 features 2 rooms with a bedroom and a separate lounge area.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Penny	> Single room > Ensuite	27 - 30	1 – 12	2	1
Charla	> Single room > Ensuite	23 – 25	11	2	1



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Room Type	Single Room with Private Ensuite
Refundable Accommodation Deposit (RAD)	\$310,000 (Price Category 3)
Daily Accommodation Payment (DAP)	\$59.96 per day
Explanation of 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 fortnightly. A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$155,000 RAD plus an ongoing DAP of \$29.98 per day
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023
Other Fees & Charges	All residents are required to pay a basic daily care fee. Means Tested Care Fee (MTCF) – May be applicable as determined by Services Australia.
Features and Amenities	Rooms in this category feature single rooms with ensuite, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Charla	> Single room > Ensuite	23 – 25	1 – 3, 5 – 10 & 12 - 17	3	1



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Room Type	Shared Room with Shared Ensuite
Refundable Accommodation Deposit (RAD)	\$310,000 (Price Category 3)
Daily Accommodation Payment (DAP)	\$59.96 per day
Explanation of 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 fortnightly. A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$155,000 RAD plus an ongoing DAP of \$29.98 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023.
Other Fees & Charges	All residents are required to pay a basic daily care fee. Means Tested Care Fee (MTCF) – May be applicable as determined by Services Australia.
Features and Amenities	Rooms in this category feature shared rooms with shared ensuite, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Francis	> Single Rooms	30	14 – 20,	3	1
	> Shared Bathroom				
	> Shared Room	30	22, 23, 24 & 25	3	2
	> Shared Ensuite				



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Room Type	Shared Room with Shared Bathroom
Refundable Accommodation Deposit (RAD)	\$280,000 (Price Category 4)
Daily Accommodation Payment (DAP)	\$54.15 per day
Explanation of 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 fortnightly. A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$140,000 RAD plus an ongoing DAP of \$27.07 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023
Other Fees & Charges	All residents are required to pay a basic daily care fee. Means Tested Care Fee (MTCF) – May be applicable as determined by Services Australia.
Features and Amenities	Rooms in this category feature shared rooms with shared bathroom, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Francis	> Shared Room > Shared bathroom	30	21	4	2



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Communal Areas

Charla Lodge rooms including Francis Penny House have access to communal lounge / dining / activities facilities, hairdressing salon and communal courtyard and gardens. The communal areas provide a homelike environment for residents and are in above average condition.

Services

Permanent Care, Respite Care, Ageing in Place

Charla Lodge including Francis Penny House is a 43 bed facility.

In addition to the comprehensive clinical care programs, Charla Lodge offers scheduled visits by a General Practitioner, Pharmacist, Physiotherapist and Podiatrist and other Allied Health services as required.

There are onsite religious services on a regular basis and a member of the local Churches visit regularly to provide emotional and spiritual support to residents and families.

Meals are prepared and cooked onsite daily and there is a rotating menu.

A dedicated team of staff provide 24 hour support. Most of our staff live in the local area and have been with us for many years, ensuring continuity of care. Staff take pride in providing compassionate and professional care.

Location/Access

Charla Lodge is situated in a quiet residential area on South Terrace, Bordertown and is located close to the towns shopping and recreational facilities.

It is part of the Bordertown Hospital campus which delivers high quality Hospital care, residential aged care and community based services to people across a wide catchment area in the Tatiara District which includes but is not limited to the towns of Bordertown, Keith, Mundulla, Wolseley, Padthaway and Serviceton and Kaniva in Victoria.

Bordertown is located 270 kilometres Limestone Coast of Adelaide on the main highway between Adelaide and Melbourne with its main source of income coming from horticulture and agriculture.

Leisure & Well-Being

Charla Lodge caters for residents from diverse cultural backgrounds and the Leisure & Well-Being Program is designed to celebrate this diversity. Our adaptive and flexible program is also tailored to the needs of residents with dementia and other health issues.

Residents are encouraged to maintain community links and are assisted to attend offsite meetings with groups such as Legacy, Lions and Rotary. The community bus is used regularly for outings.

As part of our intergenerational program local schools and kindergartens celebrate events with residents and perform recitals several times a year.

Rates

The quoted Room Price is per person.

Rates quoted are valid for the period 1 January 2023 – 19 March 2023.



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