

Key Features Statement

Naracoorte Health Service (Moreton Bay House)

Limestone Coast Local Health Network



Limestone Coast Local Health Network Inc (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 Naracoorte Health Service (Moreton Bay House), 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
Naracoorte Health Service
Jenkins Terrace, Naracoorte SA 5271
(08) 8762 8100
Email: Health.CHSA-AgedCareLiaisonOfficers@sa.gov.au



Room Type	Single Room with 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 the Department of Human Services
Features and Amenities	Rooms in this category feature single rooms with ensuite, reverse cycle air conditioning, built in robes, vinyl floor with view to the courtyard.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (sqm)	Room Numbers	Price Category	Maximum Occupancy per Room
Hinckley	> Single room > Ensuite	27 - 30	23 – 32	2	1



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Room Type	Single 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 the Department of Human Services
Features and Amenities	Rooms in this category feature single rooms with shared ensuite, reverse cycle air-conditioning, built in robes, vinyl flooring.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (sqm)	Room Numbers	Price Category	Maximum Occupancy per Room
Schinckel	> Single room > Shared Ensuite	23 – 25	1 – 11	2	1



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Room Type	Single Room with No 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 the Department of Human Services
Features and Amenities	Rooms in this category feature single rooms with no ensuite, reverse cycle air-conditioning, built in robes, vinyl flooring.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (sqm)	Room Numbers	Price Category	Maximum Occupancy per Room
Longridge	> Single room > No Ensuite	23 – 25	16 & 17	2	1



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Room Type	Shared Room No Ensuite
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 the Department of Human Services
Features and Amenities	Rooms in this category feature shared rooms with no ensuite, reverse cycle air-conditioning, built in robes, vinyl flooring.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (sqm)	Room Numbers	Price Category	Maximum Occupancy per Room
Longridge	> Shared Room > No Ensuite	21 – 23	12 – 15	4	2
Pavy	> Shared Room > No Ensuite	23 – 25	18 - 22	4	2



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Communal Areas

Moreton Bay House rooms have access to communal lounge/dining/activities facilities, hairdressing salon and communal courtyard and gardens. The communal areas are in above average condition.

Services

Permanent Care, Respite Care, Ageing in Place

Moreton Bay House was established in 1974 with a major upgrade undertaken in 2002. It has strong links with the local community.

In addition to the comprehensive clinical care programs, Moreton Bay House offers scheduled visits by a General Practitioner, Pharmacist, Physiotherapist and Podiatrist.

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

Moreton Bay House is situated in a quiet residential area on Jenkins Terrace, Naracoorte, and is co-located with Naracoorte Health Service ensuring ready access to medical care. It is located close to the towns shopping and recreational facilities.

Naracoorte is a quiet country town in the Limestone Coast region of South Australia, approximately 366 kilometres Limestone Coast of Adelaide and 100 kilometres north of Mount Gambier on the Riddoch Highway with its main source of income coming from horticulture and agriculture. It has a large meat works and is home to the World-Heritage listed Naracoorte Caves National Park.

Leisure & Well-Being

Moreton Bay House 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.

Some of the regular group activities offered include bingo, cooking, craft, music, quizzes and men's group. Dedicated volunteers visit and provide support to our care recipients.

The community bus is available for use if required for family outings.

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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