

Key Features Statement and Accommodation Pricing Charla Lodge (Bordertown)



Limestone Coast Local Health Network (LC LHN) provide a range of residential care services across regional South Australia in locations such as Bordertown, Kingston, Millicent, Naracoorte and Penola. We are part of SA Health and provide 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.

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 from Adelaide on the main highway between Adelaide and Melbourne with its main source of income coming from horticulture and agriculture.

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.

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.

Leisure and 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.

Fees & Payments

Limestone Coast Local Health Network do not determine aged care fees. The standard fee is determined by the Department of Health with Services Australia (Centrelink) or Department of Veterans' Affairs being responsible for assessing individual fees that apply.

The Australian Government subsidises a range of aged care costs in Australia, but residents with the means must contribute to the cost of their care and accommodation. This may require one off lump-sum payment or deposit, as well as ongoing fees for your care, accommodation, and daily living expenses.

At Charla Lodge, Bordertown you may be required to pay one or more of the following residential care fees:

A basic daily fee (standard fee) – all residents are required to pay a basic daily care fee. The fee is indexed at 85% of a standard Aged Pension and changes on 20 March and 20 September each year when the pension is reviewed.

Accommodation Payment – not all residents pay an accommodation payment or contribution, only those that have assets above the asset free threshold as detailed in the residential aged care fee schedule. Those residents assessed to pay an accommodation payment have three options for payment:

- i. Refundable Accommodation Deposit (RAD) – a lump sum refundable payment; or
- ii. Daily Accommodation Payment (DAP) – the daily equivalent you pay if you elect not to pay a RAD; or
- iii. Combination – a part RAD and part DAP. A combination example is noted on the fee schedule; however, a resident can choose the amount that suits their financial needs. The Aged Care Liaison Officer (ACLO) can assist in providing RAD/DAP payment scenarios.

Pages 4 – 6 provide an overview of the rooms available at Charla Lodge and the applicable RAD

Means Tested Care Fee (MTCF) - This is an additional contribution towards the cost of care and not all people that move into aged care will be required to pay it. The Government will advise of this fee, if applicable, following the asset and income assessment. Annual and lifetime caps apply to means tested care fees.

Payment of Fees – fees are invoiced fortnightly in arrears. The preferred method of payment is direct debit, and a direct debit request form (DDR) will be provided for completion.

The Aged Care Liaison Officer (ACLO) for Limestone Coast Local Health Network will work with each prospective resident and / or their nominated representative to provide an estimate of the fees and accommodation charges as well as provide the required documentation for permanency. The ACLO can be contacted on 8724 5209.

You can also find a fee estimator on the My Aged Care website – www.myagedcare.gov.au/estimate-fees-for-aged-care-services

NB: Limestone Coast Local Health Network is not a financial advisor and therefore unable to provide financial planning advice. It is recommended you speak to your own financial advisor / seek independent financial advice prior to admission to aged care.

Charla Lodge

Room Type	Single Room with Ensuite
Room Size	27 - 30 m ²
Room Numbers	4
Refundable Accommodation Deposit (RAD)	\$380,000
Features and Amenities	This large room, suitable for couples has a lounge and kitchenette as well as reverse cycle air-conditioning, built in robe and vinyl/carpet flooring

Charla Lodge

Room Type	Single Room with Ensuite
Room Size	23 - 25 m ²
Room Number/s	11
Refundable Accommodation Deposit (RAD)	\$350,000
Features and Amenities	This room has 2 rooms with a bedroom and separate lounge as well as reverse cycle air-conditioning, built in robe, vinyl/carpet flooring.

Charla Lodge

Room Type	Single Room with Ensuite
Room Size	23 - 25m ²
Room Numbers	1 – 3, 5 – 10 & 12 - 17
Refundable Accommodation Deposit (RAD)	\$310,000
Features and Amenities	This ensuite room features include a kitchenette, reverse cycle air-conditioning, built in robe and vinyl/carpet flooring

Penny Wing

Room Type	Single Room with Ensuite
Room Size	27 - 30 m ²
Room Number/s	1 - 12
Refundable Accommodation Deposit (RAD)	\$350,000
Features and Amenities	This large ensuite room features include, reverse cycle air-conditioning, built in robes and vinyl or carpet flooring.

Francis Wing

Room Type	Single Room with Shared Bathroom
Room Size	30m ²
Room Numbers	14 – 20
Refundable Accommodation Deposit (RAD)	\$310,000
Features and Amenities	A single room with shared bathroom with features that include reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.

Francis Wing

Room Type	Shared Room with Shared Ensuite
Room Size	30m ²
Room Numbers	22 & 24
Refundable Accommodation Deposit (RAD)	\$310,000
Features and Amenities	A shared room with shared ensuite with features that include reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.

Francis Wing

Room Type	Single Room with Shared Ensuite
Room Size	30m ²
Room Numbers	23 & 25
Refundable Accommodation Deposit (RAD)	\$310,000
Features and Amenities	A single room with shared ensuite with features that include reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.

Francis Wing

Room Type	Shared Room with Shared Bathroom
Room Size	30m ²
Room Numbers	21
Refundable Accommodation Deposit (RAD)	\$280,000
Features and Amenities	A shared room with shared bathroom with features that include reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.

For more information

Limestone Coast Local Health Network
Charla Lodge (Bordertown Memorial Hospital)
23 South Terrace

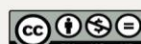
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Health
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Residential Aged Care Fee Schedule

Basic Daily Fee (including respite) – effective 20 March 2025

The maximum basic daily fee for residents entering aged care (including respite) is \$63.82 per day

Accommodation Payment – effective 1 April 2025 – 30 June 2025

Refundable Accommodation Deposit (RAD)	Daily Accommodation Payment (DAP)	Combination Payment Example RAD 50%	Combination Payment Example DAP 50%
\$380,000	\$85.05	\$190,000	\$42.52
\$350,000	\$78.34	\$175,000	\$39.17
\$310,000	\$69.38	\$155,000	\$34.69
\$300,000	\$67.15	\$150,000	\$33.57
\$280,000	\$62.67	\$140,000	\$31.33

Maximum Permissible Interest Rate (MPIR) – effective 1 April 2025

The current MPIR is 8.17%

Asset Thresholds

Asset Threshold	Rate
Asset Free Threshold	\$61,500
First Asset Threshold	\$206,039.20

Means Tested Care Fee Caps

Cap	Rate
Annual	\$34,311.23
Lifetime	\$82,347.13

For more information

Limestone Coast Local Health Network

Aged Care Liaison Officer

3 / 5-7 James Street

MOUNT GAMBIER SA 5290

Telephone: (08) 8724 5209

sahealth.sa.gov.au/limestonecoastlhn

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