



HARDI

AGED CARE

BLACKTOWN

Overview of Blacktown
Aged Care Facility



H



Living Well

Our Blacktown Aged Care Facility offers a homelike environment with a large outside verandah. It has easy access being close to public transport and the shopping village.

Currently our accommodation includes permanent and respite care. Single and shared rooms are available. Couples can also be accommodated.

Some of our Residents are from a multicultural background and their specific needs are met by staff who are from a similar background. Services include Physiotherapy, Speech Pathology, Podiatry, Optometry, Wound Consultancy, Dental and Dietician.

Our Facility also incorporates a 30 bed High Care Extra Services Unit and a 12 bed Low Care Unit.

For over 40 years the Hardi name has been the forefront of Residential Aged Care. We have a clear focus on providing quality of life in a community atmosphere, whilst respecting the dignity and needs of each individual.



Quality Specialised Service

We achieve this by offering quality care through a dedicated team of loyal staff and by forming true partnerships with our Residents and their Representatives.

We aim to be flexible and responsive to our Residents' changing needs and go out of our way to be as helpful as possible to ensure optimum quality of life.

All our Aged Care Facilities have attained full 3 year Accreditation.



Blacktown Aged Care

At Blacktown Aged Care you can relax in the rooftop entertaining area or enjoy a cup of tea with loved ones in one of the many lounge areas.

We offer the comfort of over 30 private suites with en-suites for those wanting extra service as well as double rooms for couples and share rooms.

Our highly qualified team appreciate that each resident has different needs and preferences and offer both time for interaction as well as independence and individuality.

Our regular bus outings are a favourite with residents visiting interesting venues around Sydney. We hold regular sing-alongs with singers and musicians which is all a part of our comprehensive lifestyle program that is designed to be meaningful and stimulating.

Green thumbs love the planter gardens where they grow plants and relax in the outdoor furniture. Our residents particularly enjoy the pets when they visit as part of the Pets for Therapy program.

We are close to all of the amenities you need – local shops, transport, local parks and medical facilities.

The facility is in close proximity to Westpoint Shopping Centre, Blacktown City Council Library, Blacktown Arts Centre, Blacktown RSL club and Blacktown Showground. Access by Public Transport is a train to Blacktown train station and then a short bus trip (Busway's Bus number 743 or 744) which stops metres from the facility.

Features Snapshot

- Extensive lifestyle and leisure programs that are both engaging and enjoyable
- Regular Bus outings
- Variety of air conditioned dining and recreational areas
- Range of outdoor areas including roof terrace and men's work shed
- Large secure outdoor area with a gazebo and comfortable seating
- Several visitors' lounges with amenities to enjoy a cup of tea or coffee with your loved ones, relative or friend, TV, newspapers and books
- Close proximity to local shops, transport, local parks and medical facilities
- Onsite chef and laundry staff.

Your Home

Because it's your home, we encourage you to bring in personal items and favourite mementos that mean so much and express your style and life.

Residents are assured of quality care with each resident having easy access to a nurse call beside their bed and all beds are electronic for easy care.

Our dedicated care team are committed to delivering personalised care and provide on-site support to residents and their families at all times. Our nursing staff participate in continuing professional development activities.

We provide furniture including a wardrobe, bedside lockers including lockable drawers and comfortable lounge style chair.

Whether you prefer a little more privacy or enjoy the company of others, our single and companion rooms let you make yourself at home. Blacktown Aged Care offers thirty extra service single rooms with en-suites, twelve single rooms with en-suites, eight single bed rooms, fourteen double bed rooms, eight 3 bed rooms and eight rooms containing 4 beds. The bed capacity of Blacktown Aged Care Facility is 134.

Detailed Information

Single Room Sizes

Thirty Extra Service Suites with en-suites, range from 16m² to 21m². Twelve rooms with en-suites, range from 15.5m² to 18m². Eight rooms have no en-suites but have immediate access to bathrooms, these rooms range from 10m² to 15m².

Double Room Sizes

14 rooms have no en-suite facilities but have immediate access to bathrooms, these rooms range between 15m² to 20m².

3 Bed Room Sizes

Eight 3 Bed rooms have no en-suite facilities but have immediate access to bathrooms, these rooms range between 22m² to 25m².

4 Bed Room Sizes

Eight 4 bed rooms have no en-suite facilities but have immediate access to bathrooms these rooms are 30m².

Common Areas

We have a large lounge/dining room on the third floor situated on the southern side of the building with access to an outside terrace. This area also has access to a roof top terrace.

We have a large lounge room on the third floor situated on the northern side of the building. There is also a sitting/dining room and a small sitting room. There is also access to the outside terrace.

The extra service section of the facility on the 2nd level of the facility situated on the southern side of the building, has one large lounge room and a large combined lounge/dining room. This area also offers a function room and servery that can be booked for private gatherings.

Your Services

Blacktown Aged Care offers a range of services which are included as part of our service to you:

Personal services:

- Interesting and stimulating seven days per week recreational activities programs including cultural, social emotional, physical and cognitive activities such as karaoke, Nintendo Wii sports, and pet therapy
- Home cooked, culturally diverse meals
- Spiritual and emotional support including clergy visits
- Multi-lingual staff
- Bus and club outings including picnics, these are both half and full day
- Celebration of special events, national days and birthdays and every resident has special individual birthday celebration
- Foxtel.

Clinical and Other Services:

- 24 hour care by qualified nursing staff
- 24 hour access to medical care
- Play Up Programme, through the Arts Health Institute
- Pain and mobility therapy
- Podiatry services
- Speech pathology
- Psycho geriatrician services
- Pet therapy
- Bus outings
- Grief and loss counselling
- Dietetics
- Music therapy
- Respite and palliative care.

Additional Services

Blacktown Aged Care offers a range of services which may be extra and any other services not required under the Aged Care Principles, including the following:

- Escorts to appointments
- Hairdressing
- Massage therapy
- Dental care
- Optical care
- Hearing services
- Pathology service
- Mobile X-Ray service
- Pharmaceutical services
- Specialised wound management.

Fees and Funding

Moving into an aged care home may require one-off payments or deposits, as well as ongoing fees for your care, accommodation and daily living expenses.

We welcome all prospective residents at Blacktown Aged Care no matter the financial situation.

How much you pay depends on your financial situation. However, there are strong protections in place to make sure that care is affordable for everyone.

The Government sets the maximum fees for care and daily living expenses, and there are also rules about how much you can be asked to pay for your accommodation.

There are two types of payments for residential aged care: Daily Service Fees and Accommodation Payments.

Daily Service Fee

A basic daily fee covers daily living costs such as meals, linen, laundry, electricity personal and nursing care. They are paid by all residents, whether they're receiving low or high care, and are determined by the Department of Social Services (DSS).



The daily fee includes:

- A basic daily fee determined by the government based on the resident's income
- An extra service fee for residents who have chosen an extra service facility
- An income tested fee for residents with a higher income.

Residents are required to pay:

- A Basic Daily Care Fee
- A co-contribution income tested fee and
- Where determined by Centrelink or DVA, an accommodation payment or refundable accommodation deposit.

The Basic Daily Care Fee is set by the Government and equates to 85% of the single pension for pensioners and 96.5% of the single pension for non-pensioners. These amounts vary from time to time as the level of the pension increases. It's "capped" at a certain amount determined by the government. For more information about this and co-contribution go to www.centrelink.com.au

Daily Accommodation Payments and Refundable Accommodation Deposits

A Daily Accommodation Payment is a daily payment if you're entering a high-level care place and assets are valued over a certain amount.

This charge is paid daily in addition to the basic daily fee and any co-contribution income tested fee.

The amount payable is agreed upon by the resident and the aged care facility.

For more information about accommodation payments go to <http://www.myagedcare.gov.au>

Prospective residents who do not have the means to pay a Daily Accommodation Payment or a Refundable Accommodation Deposit are always welcome at Blacktown Aged Care.

The Daily Accommodation Payment and Refundable Accommodation Deposit is set by the Board of Blacktown Aged Care and is varied from time to time.

They are only applicable to those residents entering on or after 1 July 2014 who Centrelink or DVA determines as having the asset base to afford such a payment.

The maximum Refundable Accommodation Deposits (RADs) and the corresponding Daily Accommodation Payments (DAPs) are as follows:

Room Type	RAD	DAP
Extra Service Single room with En-suite	\$380,000	\$61.84
Single room with En-suite and view	\$420,000	\$68.35
Single room with En-suite	\$380,000	\$61.84
Single room	\$340,000	\$55.33
Double room	\$325,000	\$52.89
3 Bed room	\$300,000	\$48.82
4 Bed room	\$250,000	\$40.68

Residents have the right to choose which option would best suit their financial arrangements. Those options are:

- To pay the RAD wholly by lump sum payment; or
- To pay the RAD as a daily accommodation payment (known as a DAP); or
- To pay the RAD by a combination of lump sum and daily payment.

Within 28 days of entering the facility residents must advise the management of Blacktown Aged Care which option they wish to choose. If this is not done the management of Blacktown Nursing Home will implement the option under the Aged Care Act of assigning the Daily Accommodation Payment.

From the date of entry, and pending advice of the resident's preferred option of payment, residents will be charged the Daily Accommodation Payment. Where the resident chooses to pay by lump sum (RAD), the DAP will be charged until the lump sum is paid.

It is recommended that you seek advice from a financial planner to see which payment option best suits your financial arrangements.

The Daily Accommodation Payment can also be paid by a combination of the lump sum Refundable Accommodation Deposit (RAD) and a Daily Accommodation Payment (DAP). This is done by the resident electing to pay a percentage of the RAD as a lump sum and the remainder as a DAP. The Daily Accommodation Payment is calculated by applying the Maximum Permissible Interest Rate (MPIR) set by the government, to the unpaid lump sum amount. An example is as follows:

Resident A enters into a single room which has a RAD of \$340,000 and chooses to pay only 20% of the RAD as a lump sum and 80% as a DAP. Resident A would therefore pay a lump sum RAD of \$68,000 and a DAP of \$44.27. This DAP is calculated as follows:

Unpaid lump sum	\$272,000
Maximum Permissible Interest Rate	5.94%
DAP (\$272,000 x 5.94%) divided by 365 days	\$44.27



HARDI

AGED CARE

BLACKTOWN

For more information or to
arrange a visit, please contact
our Facility Management Team
on (02) 9622 1966

THE MANAGEMENT TEAM AT HARDI AGED CARE IS PLEASED TO ADVISE THAT THE IMPORTANT FIRE SPRINKLER INSTALLATION WORKS REQUIRED TO BE UNDERTAKEN BY THE NSW DEPARTMENT OF PLANNING AND INFRASTRUCTURE WERE SUCCESSFULLY COMPLETED ON 21 AUGUST 2014. THE INSTALLATION OF THE SPRINKLER SYSTEM HAS BEEN CERTIFIED BY AN INDEPENDENT ASSESSOR AS FULLY COMPLYING AND COMPLEMENTS THE FIRE SAFETY SYSTEMS THAT WERE ALREADY IN PLACE AT THE FACILITY.

THE SAFETY OF OUR RESIDENTS AND STAFF IS PARAMOUNT TO THE MANAGEMENT AT HARDI AGED CARE.

Call Toll Free 1800 333 536

190 Stephen Street
Blacktown NSW 2148

T 02 9622 1966 **F** 02 9831 3184

E blacktown@hardiagedcare.com.au
www.hardiagedcare.com.au

Budumu Pty Ltd trading as
Blacktown Nursing Home ABN 99 001 216 397