



**ENRICHING THE LIVES OF SENIORS**  
**Independent Living Rates**  
**Effective September 1, 2024**

We offer a variety of Independent Living options to suit your needs. We have everything from a one-bedroom apartment to a 2,500 square foot single home with two-car garage.

<u>Village Apartments</u>	<u>Entrance Fee</u>	<u>Monthly Fee</u>
One-Bedroom	\$114,345	\$636
Two-Bedroom	\$139,150	\$726
Two-Bedroom (Cluster)	\$185,130	\$787
<u>Single Homes</u>		
Two-Bedrooms, One Bath, + One-car garage, 1,000 sq. feet +	\$266,200 and up	\$968-1,210
<u>Aushman Apartments (main building)</u>		
One-Bedroom	\$181,500	\$1,150
Two-Bedroom	\$217,800	\$1,210

*Second person fee is \$125 per month for any apartment or cottage*

**What is covered by your monthly maintenance fee for homes, cottages and Village apartments?**

- |                 |                     |
|-----------------|---------------------|
| • Water         | • Snow Removal      |
| • Sewer         | • Chaplain Services |
| • Trash Removal | • Mowing            |

**Repairs to the home, such as, roofs, windows, electrical, plumbing, heating, air conditioning, etc.**

- Repairs or replacement of appliances supplied by the Community
- Transportation for group shopping & activities
- Access to Emergency Nursing Response.
- Onsite Medical Clinic is available 1-day week
- Non-emergency Nursing Service must be scheduled

*Charges for electric, telephone, reimbursement of property taxes and cable TV are the responsibility of the Resident.*

**Additional services covered for Aushman Apartments:**

- |  |                     |
|--|---------------------|
| • Centralized Heat and Air Conditioning    | • Cable TV          |
| • Property Taxes (included in monthly fee) | • Nurse Call System |

**Other Services Available at an Additional Fee**

- |                                 |                                     |
|---------------------------------|-------------------------------------|
| • Meals in the Dining Room      | • Housekeeping and Laundry Services |
| • Beauty Shop / Barber Services | • Transportation                    |

**Meal Plans are Available for an Additional Fee**

One Meal per Day \$198 / month (plus tax)

Two Meals per Day \$331 / month (plus tax)

Three Meals per Day \$441 / month (plus tax)

**Guest Room**

1 person - \$72 (includes breakfast); for two persons, \$83; for three, \$93; for four, \$107.

**Entrance Fee (E.F.)**

This is a one-time payment that, along with the Monthly Fee, covers a lifetime lease on the Independent Living cottage or apartment of your choice. Refund provisions are described below.

A. If you live in your cottage or apartment for less than 5 years and leave, either by death or by choice, you will be due a partial refund.

Year 1: 80%, Year 2: 60%, Year 3: 40%, Year 4: 20% Year 5: 0%

After 60 months there is no cash refund.

***Carefully read the Residency Agreement for the conditions that must be satisfied before Fahrney-Keedy Home & Village is required to pay the Entrance Fee refund.***



## Independent Living Services

Effective January 1, 2024

### Meals

	<b>Rate</b>			
<b>Meal Plan A</b> (1 meal per day)	\$ 198.00	per month		plus tax
<b>Meal Plan B</b> (2 meals per day)	\$ 331.00	per month		plus tax
<b>Meal Plan C</b> (3 meals per day)	\$ 441.00	per month		plus tax
Avg price is \$5-6 per meal on meal plans				
Individual Meals	\$ 8.00	each		plus tax
Holiday Meals	\$ 13.00	each		plus tax
Tray delivery (Main Building)	\$ 2.50	each		plus tax
Meal delivery (Village-Lunch & Dinner)	\$ 3.50	each		plus tax

### Non-Routine Maintenance Services

	<b>Minimum Rate</b>			<b>After minimum:</b>
<i>Scheduled</i>	\$ 11.00	per 1/4 hr		Billed in 1/4 hr increments
Monday - Friday, 7:30am - 4:00pm				
Mileage	\$ 0.65	per mile		All non emergency miles
Supplies		Prevailing rates		plus tax

### Landscaping Services

Level 1 mulch Annual	\$551	Cottage/Duplex
	\$166	Row apt/Cluster
		Ancillary beds around cottage property
Level 2 Mulch Annual	\$551	

### Transportation (Local)

Transportation (wheelchair)	\$ 56.00	1 hr min.	billed in 1/4 hr increments thereafter
Transportation (outside of local area)	\$ 110.00	1 hr min.	plus IRS mileage rate (currently \$.65/mile)

### Other

NSF fee for returned checks	\$ 42.00	each	
Lost keys	\$ 32.00	each	
Guest Regular Meals	\$ 8.00	each	plus tax
Holiday Guest Meals	\$ 13.00	each	plus tax
Photocopying/Faxing (black/white)	\$ 0.20	per page	
Photocopying - color	\$ 0.30	per page	
Personal Computer Repair Service		Fee for service by outside vendor	

### Guest Room

1 person (includes breakfast)	\$ 72.00	day
2 persons (includes breakfast)	\$ 83.00	day
3 persons (includes breakfast)	\$ 93.00	day
4 persons (includes breakfast)	\$ 107.00	day

### Beauty Shop Charges

Men's Haircut	\$ 17.00
Womens Haircut (no shampoo)	\$ 17.00
Shampoo	\$ 9.00
Shampoo/Cut/Dry	\$ 22.00
Shampoo/Set	\$ 22.00
Curl Only	\$ 11.00
Perm (includes cut & set)	\$ 71.00
Shampoo/Cut and Dry/Curl	\$ 34.00
In Room Service (extra fee)	\$ 12.00
Shampoo/Color/Cut/Set	\$ 56.00
Facial Hair Trim/ Beard Trim	\$ 6.00