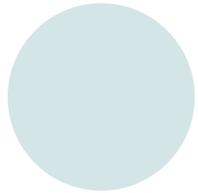


# Appendix One





**The Hawthorndale Care Village**

# The Hawthorndale Care Village Video

An information video will be played on the day of the hearing.

Video can be found ahead of the hearing at  
<https://thehawthorndale.co.nz/>



# Calvary Hospital Southland

- Calvary Hospital Southland (CHS) is a not for profit organization providing quality compassionate aged residential care in Southland since 1960's
- Providing a high standard of rest home and hospital level care reflected in excellent occupancy levels (averaging 98% with Southern Region industry average 90.3%)
- Assets realized from CHS will provide capital for the new Village and CHS will close with residents transitioning to the new facility.



# Growing number of dementia

- Worldwide, around 50 million people have dementia, and there are nearly 10 million new cases every year. The total number of people with dementia is projected to reach 82 million in 2030 and 152 in 2050.

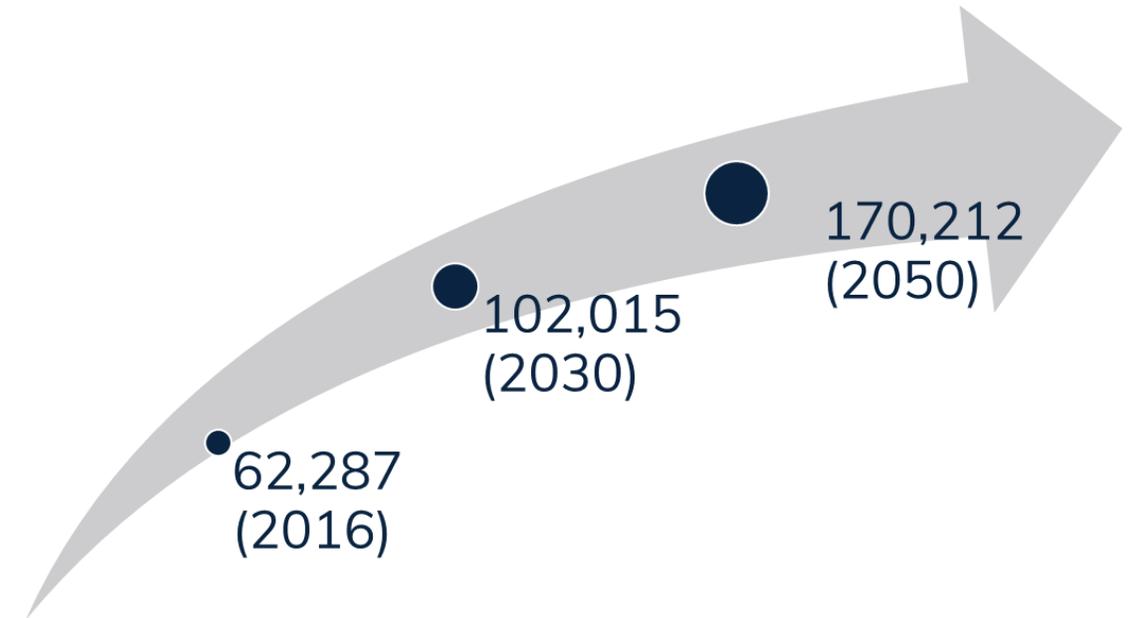
- The estimated proportion of the general population aged 60 and over with dementia at a given time is between 5-8%.

- Dementia has a physical, psychological, social, and economic impact, not only on people with dementia, but also on their carers, families and society at large.

- There is no treatment currently available to cure dementia or to alter its progressive course.

(Source: WHO Key Facts on Dementia <https://www.who.int/news-room/fact-sheets/detail/dementia>)

The number of people living with dementia in NZ is growing rapidly.



# Our Vision

- To lead an evolution of aged care in NZ
- To replicate everyday community life within a safe, secure and welcoming village
- To provide the most normal life as possible, reminiscent of each individual's formative years providing a sense of comfort, security and purpose.
- Breakdown stigma and improve understanding of dementia
- To continually improve our understanding of delivering care of dementia and provide an evidence-based approach.



# The Hawthorndale Care Village

- HCVCT is a \$33m ground-breaking aged care village for Invercargill on a 2.57ha greenfield site, formerly Hawthorndale Primary School on Tay Street in Invercargill
- The new trust has been established with an aligned purpose to CHS to operate the new village
- Conditional sale & purchase agreement to purchase land from HWR Property
- This is an aged care village with a real difference based on the innovative Dutch De Hogeweyk model.
- The design of the village, the philosophy and way its residents are cared for is centred around evidence that suggests familiarity, comfort and stimulation has the greatest impact on overall health and well-being.



# World Leading Dementia Village

- The first dementia village, De Hogeweyk is a suburban village in Weesp in the Netherlands. Before its transformation in 2009 it was a traditional nursing home.
- 150 dementia residents in houses of 6 bedrooms
- Guiding principles are to deinstitutionalize, transform and normalise care for residents
- Accommodates cultural & lifestyle differences of residents
- Underlying objective to allow residents to live a normal life, experiencing the seasons, and exercising choice over their daily lives
- The residents are more active and require less medication
- Washing, cooking and so on is done every day in all of the houses. Daily groceries are done in the supermarket and the village offers maximum privacy and autonomy for residents in a safe and secure environment.

Watch CNN Documentary about the Dementia Village <https://www.youtube.com/watch?v=LwiOBlyWpko>



# De Hogeweyk, Netherlands

5. THEATERPLEIN (THEATRE SQUARE)



6. FOUNTAIN



7. FLOWERS



8. SHED



# It's just like home....

The care village will be a place where the elderly including those living with dementia don't just simply exist, they thrive living as normal a life as possible.

The design of the village and the delivery of care:

- removes the institutional/hospital feel &;
- replaces it with residents living in small groups in houses where the rhythm of every day living that is individual to each resident is enabled.



# The village will give residents

Regardless of their level of care needs it gives residents a:

- sense of place & belonging, social interaction that can also involve family & friends
- feeling of independence, living day to day & be involved in household decisions and tasks, where possible
- sense of purpose
- greater level of dignity, removing the “locked in feeling” & segregation that currently exists in dementia care
- Access to the outdoors and to the wider village amenities in a safe & secure way





# A village environment

A village environment with gardens and streets rather than residents wandering the rest home corridors. Service offerings include:

- Village Centre with
  - Dairy
  - Café
  - Hairdresser
  - Wellness Centre incorporating Massage/Physiotherapy/Medical
  - Theatre
  - Hall
  - Chapel

Administration and staff facilities which include:

- Administration building
- Reception
- Staff amenities
- Workshops, storage and maintenance buildings



# Living options

The Village will offer a full range of comprehensive living and care options, from fully independent living in the villas & apartments through to the care village, providing resthome, hospital and dementia levels of care.

- **Independent Retirement living outside the care village (41)**
  - **Independent Retirement Villas** – 1 & 2 bedroom villas for those living independently (19)
  - **Independent Retirement Apartments** – apartments providing those living independently (22)
- **Aged Care Village - fully fenced**
  - Aged residential care with 14 individual houses each with 6-7 residents with provision for rest home, hospital and specialised dementia (D3) tailored to each resident's needs. (86 beds)



# Staff

- Max 44 staff on site any one time
- 54 staff will work over a 24hour period
- 62 staff car parks on site
- Afternoon & night shift staff ability to park at Tay Street end to minimize noise

<b>HCV Staff Shifts</b>			
<b>Shift</b>	<b>Start</b>	<b>Staff #</b>	<b>Finish</b>
1	7am	18	1pm – 3pm*
2	8am – 9am	15	1pm – 5pm*
3	2.45pm	18	9pm – 11pm*
4	9pm	4 - 5	7am*

*\*Staff finish times are staggered, staff leave at different times within these time periods.*







# Care Home



# Village Amenities



Birds eye view

# Master Staging Plan

- **Stage 1** main civil works including roads and 10 Villas, the 13 main care homes and the care village
- **Stage 2** the extra 9 Villas (and car parks associated with this)
- **Stage 3** Apartments (and the final car parks associated with this)



# Benefits to the region

# Stimulates the local economy

- ✓ Direct investment \$33m (stage one) – a further \$10m for stage 2 further independent living apartments which is not included in this funding application.
- ✓ Retains and creates new jobs
- ✓ High labour utilization of local trades due to the nature of the project, the capability and capacity to deliver the project exists within the local construction market and redeploys small and medium sized trades business in Southland that has supported growth in Queenstown that will likely disappear post COVID 19.
- ✓ Increases local employment and training with signed agreement with the Southern Institute of Technology (SIT) construction and trades faculty to assist with building one of the 13 care homes providing invaluable experience on commercial site.
- ✓ SIT provides ongoing pathway with work placements for nursing and hospitality students



# Delivers social, health & community well being

- ✓ Vital and high demand community asset, with no cure in sight, those suffering from dementia is set to triple by 2050
- ✓ Transform aged residential care in New Zealand with an evidence-based approach with the aim of resetting the national aged care model in terms of dementia care
- ✓ The model allows greater infection control management in a pandemic. With the residents living in housing of 6-7 residents creating small bubbles within the Village.
- ✓ Interest from University of Otago for research to be undertaken at the Village to provide clinical evidence to support the shift toward a social model for dementia care
- ✓ Not for profit model, ensures greater accessibility for the elderly
- ✓ Opportunity for volunteers and linkages through different clubs and societies, fostering volunteerism in the community



# Project Team

Governance - Calvary Hospital Board (Chair - Fergus More)

## Project Team

- Sarah Hannan
- Paddy O'Brien
- Neil Lewis
- Frank O'Boyle
- Margaret Brown
- Mark O'Connor
- Margaret Nicoll
- Assistance from Scott O'Donnell