

Big Move-In Day Arrives

Closing down a 38-year old nursing center and moving 50 residents, their belongings and the necessary staffing with all their paperwork and materials into a brand new center in one day, was quite an undertaking. With lots of pre-planning and help from family members, extra staffing, volunteers, professional movers and a lot of flexibility, the goal was realized for the residents in the new Manheim and Oregon Houses, which opened in September.

Each resident was moved individually with attention to gathering up all their possessions, moving to their new room and unpacking on the spot. The residents moving to the new Manheim House moved in the morning and the Oregon House residents moved in the afternoon.



Janet Horst, center, unpacks some items for her mother Leah Hurst in her new room in Manheim House.


“Considering how much there was to do in a limited number of hours, it went really smoothly, thanks to the many staff and volunteers,” said Administrator for Healthcare Ethel Caldwell.

The daughter of another long-standing resident said, “It’s a miracle. This is just beautiful.”

In the former nursing center, the staffing for the 50 residents had use of one nurse’s station and

the residents had only one multipurpose room that served for everything from meals to activities. The new center accommodates 26 residents in each house that also includes a dining area, living room, activity room, family room, children’s nook as well as three staffing areas. The corridors are wide and have natural lighting from many vantage points.

Newly-moved resident Theresa Armstrong said, “I think I am going to like it here very much.”



*Planting
the
Seeds*

**LANDIS HOMES
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ANNUAL
REPORT
enclosed**

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Mission:

The ministry of Landis Homes is to serve aging adults and their families by honoring and enriching their lives in a community of Christ-like love.

an agency of
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Conference**

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When Vision Becomes Reality



Anna Bally, seated right, who will move into the new center plants seeds with her daughters Barbara McPherson and Doris Martin following the dedication service.

These are the comments Ethel Caldwell, Administrator for Healthcare, gave at the July 28th Dedication Service prior to the opening of the new healthcare center known as Oregon and Manheim Houses.

Today our vision for Landis Homes Healthcare is becoming a reality. That vision was, and is, to provide a home-like atmosphere in a resident-centered environment. Our residents will no longer need to live in a building that looks like a hospital. They will live in a building that looks, smells and feels like home.

What does it mean to “reinvent” healthcare? Manheim and Oregon Houses are built to foster the neighborhood, home-like concept. They are designed to improve resident’s quality of life—to foster socialization as well as privacy, and to allow individuality, choices and as much independence as possible for the residents.

Instead of lounges, reinvented healthcare has living rooms, snugs, children’s play areas, animal nooks, porches, activity rooms and courtyards with flowerbeds that are accessible to the residents.

Rather than “feeding” areas, the new

houses have spacious dining rooms, complete with fireplaces. The food is prepared in the pantries in the house, allowing the wonderful aromas to permeate the halls and living spaces. Food is served to the residents on dinnerware, not on trays. All residents, as they are able, will eat in the dining room, continuing to be a part of their neighborhood. They may assist in setting the table or clearing the dishes just like at home. Food will be available at all times in the house. If a resident wants to sleep in, breakfast can be

served any time.

Tub rooms are a thing of the past. The houses have spas—beautiful rooms with whirlpool tubs to allow for a relaxing bathing experience. Or, if they choose, they may have a shower in the privacy of their own bathroom.

The last difference that I will mention today is that in the houses, there are no “double rooms” with single beds side-by-side in the same room. Residents have their own private bedroom or living space. The residents living in semi-private rooms share only a foyer and a bathroom.

All of these design features will also assist staff in promoting a vibrant, healthy and holistic approach to resident care.

With God’s help and the support of many people we have moved away from a nursing home concept to a resident-centered home. I am thankful that we can work together to keep this vision of a reinvented healthcare alive and well. We will continue to enrich our residents’ lives by offering them a loving resident-centered home.

—Ethel Caldwell
Administrator of Healthcare

Turning Trash to Treasure

The recent move of Landis Homes residents to the new healthcare areas in Manheim and Oregon Houses included new furniture and fixtures. Before long outside the old Dogwood center, old style hospital beds, sinks, toilets, laundry hampers and other miscellaneous items were piling up. Dogwood is being turned into offices and a new visitor and staff dining area.

One particular cottage resident having seen these items of trash was awakened from sleep at 3:00 a.m. with an idea. The resident was Lois Eshleman and the idea was to find a way to ship these usable furnishings to the hospital in Tanzania, which had been the life work of she and her physician husband Lester. The Eshlemans, who lived and worked in Tanzania for 40 years, were instrumental in building the Institute of Urology at the Kilimanjaro Christian Medical Center in East Africa. They continue to be deeply involved. The Eshlemans knew the institute was in need of opening a second operating room, ward and offices, and knew in that event they could

make use of these discarded items.

With the aid of Director of Construction Services Chris Kennel they made arrangements with the transport group Medical Missions International to store and then ship the items at low cost to the Tanzanian hospital. Donations from Landis Homes offerings are being directed to help pay at least a portion of these transportation costs. Lester is making plans to attend a conference in Tanzania in November and hopes at that time to check on the progress of the new facility.



J. Lester Eshleman, M.D., inspects the laundry carts that will travel from Landis Homes to a hospital in Africa.

Fair Winners

As a fun way to enjoy nature, Leslie Gutierrez, a certified nursing assistant in Lititz House, brought her love of pressed flower design to the residents she serves. The residents worked for several days to gather and press both large and small flowers. Once they were dried the group worked again to place the flowers into arrangements and put them behind glass. This happened just in time to enter them in the Manheim Community Fair. To everyone's delight three residents received ribbons for their efforts. Pictured are Emma Byers, Amos Yoder and Anna Shirk holding their winning pieces with Leslie, second from right. The pieces will now be displayed for all to enjoy in the Lititz House.



Pals Meet at Picnic



The Grandpals program for 2003-2004 began with a get-to-know you picnic at Landis Homes in September. Fourth and fifth graders from Hinkletown Mennonite School began for the first time or renewed relationships with residents who will be their Grandpals by means of letters and get-togethers throughout the school year. Pictured are Elton Lauver and his new pal LaVern Hahn.



John Buckwalter

“Gift Wrapping” a DEED

by *John Buckwalter*
Director of Development

Sometimes it may be better to give real estate to charity rather than sell it and give the after tax dollars. With interest rates low and the real estate market booming, many people are finding that their real estate hold-

ings are becoming more valuable. Other investments may be down but real estate values are rising.

This has created an unusual opportunity for using open land, woodland, improved property or a vacation home to help meet your charitable goals. For example, taxable property that is well maintained and marketable, and has appreciated in value, can be given to charity without incurring tax on the appreciation. By this procedure, the value of the gift may be substantially more than it might be if the property was sold first and the after tax dollars given to charity.

If you have appreciated real estate, especially property you are no longer using, you may want to consider the benefits of using this asset to make a charitable gift. Here are four possibilities to consider:

1. Give the entire property

Since Landis Homes is a qualified charitable organization, it can sell real estate gifts without incurring tax on the appreciation. If property donors have a new deed prepared wherein they grant a full ownership interest to Landis Homes prior to signing any options or sales agreements, they will be free of any capital gains tax. They will also qualify for a charitable income tax deduction for the full fair market value of the property as determined by a current qualified appraisal. Landis Homes would then arrange for the sale of the property.

2. Give a portion of the property

Many people cannot afford to give an entire parcel of real estate, but they can give part of it. A good so-

lution is to give, by way of a new deed, an undivided fractional interest in the property, say 50%. Landis Homes then works with the donors to market and sell the property. Each party - the donor and Landis Homes - both go to the settlement table, and each party receives 50% of the net sale proceeds. The donors can use the income tax charitable deduction for the gift portion to help offset any taxes due on the sale portion.

3. Give the property and obtain income

With a Charitable Remainder Trust a trustee would sell the real estate and invest the proceeds in a balanced portfolio that would provide income to the donor(s) for as long as they live. After they are deceased, whatever is left in the trust will go to Landis Homes. Tax on capital gain is also avoided when appreciated property is received into a Charitable Remainder Trust. It is an excellent vehicle for receiving investment property when persons still desire income, but do not wish to be bothered with future maintenance concerns or tenant problems.

4. Disposition of personal residence

Most retirees can take their applicable lifetime exclusion on capital gain when they sell their personal residence and move to a retirement home. If persons wish to do charitable giving associated with this transaction, a deed gift is not necessary in most situations. Some persons execute a cash charitable gift after the sale represented as a tithe or more of the appreciation of the personal property sale proceeds. A Charitable Gift Annuity is an excellent gift plan that provides lifetime income to the donor(s) and the gift residue can eventually benefit the Caring Fund.

Please feel free to contact John Buckwalter in the Development office at 717-509-5490 if you would like to discuss any questions you might have in regard to a real estate gift.

Remembering Lucky

In the last issue of *Horizons* we were excited to announce the arrival on campus of Lucky Landis, a Bichon Frise puppy. He moved into Cottage 80 with Joe and Evelyn Russell, his “puppy home” family, who began teaching Lucky the behavior he needed to live in an Assisted Living area. The plan was for Lucky to move into Birch after his training was complete.

He was happily adjusting to these changes in August, when he became very ill. He was in the animal hospital for several days, then moved back with his original

owner, Rachel Nolt, who had donated Lucky. His condition continued to worsen and on August 21 Lucky died.

All of us involved with this project feel very sad. He was a wonderful little dog who was loved by his original family and his puppy home, and who was beginning to visit staff and residents in Birch. We miss him and hope in the future we can again start plans to place a dog in Birch.

—Tina Mast Burnett
Director of Activities

Staff Clean Up with Clean Air Award

Landis Homes staff persons were recently treated to a lunch as part of a reward for winning the Clean Air Cup in Lancaster County. For the second year in succession staff participated in and finished in first place for the Lancaster Bike to Work competition sponsored by Pfizer Corporation.

For National Bike to Work Week many local businesses voluntarily competed to see which group of employees could log the most miles to and from work by bicycle. The contest promotes the preserving of clean air, by encouraging individuals who might normally drive to work in fossil fuel burning vehicles, to bike instead. Landis Homes' staff persons rode the most miles for the number of employees participating.

Twenty-five Landis Homes' employees, from departments as diverse as Maintenance, Dining Services, Nursing, Housekeeping, Laundry and Administration, covered a total of over 556 miles in the five-day contest. Pfizer recognized the top three long-distance riders with a gift of yellow and black biking shirts. They were: Trace Oberholtzer for riding 46 miles, Jean Eby with 50 miles and Jim Bailey with 100 miles.

This is "a testament to our staff's growing commitment to personal health and wellness, while also improving air quality," said President Ed Longenecker, who was also a participating rider.

In addition, Landis Homes was also selected by a random drawing from the participating businesses as the winner of a new comfort-riding bicycle. The employees decided the bike would be sold at the auction, with the funds going to benefit healthcare residents receiving benevolent care.



Employees who attended the Bike to Work celebration luncheon are: Front row behind banner: Ed Longenecker, Ella Hoover, Lucy Oberholtzer, Martha Zimmerman, Phonsavan Panyanouvong, Dorcas Benner, Jim Bailey, Stu Landis Second row: Trace Oberholtzer, Jean Eby, Sandy Smoker, Lisa Sauder, Anita Zimmerman, Mary Ann Hershey, Mary Ellen Musser Third row: Chris Kennel, Noah Martin, Adrienne Fritz, Ellen Oberholtzer

Bocce Anyone?



After years of playing bocce on grass and months of planning, a new bocce court was constructed on the west campus near the Grandview apartments. A service of thankfulness and dedication was held on September 8 with speaker Don Good.

The service was followed by the first official game with both resident and staff competitors. Activities Director Tina Mast Burnett, pictured center, prepares to throw her second ball as competitors Mike Weber and Milt Ramer wait their turn.

Fellowship Day and

Saturday, September 13 will be remembered for the torrents of rain that fell that morning in Lancaster County. But nothing could stop the flow of fellowship and the energy to work for the benefit of others at the Landis Homes 30th Annual Fellowship Day and

Chicken Barbecue.

This year...almost all of the stands as well as the auction took place in one huge tent. So at times even with rain pelting down, persons under the tent were free to participate in the auction, the silent auction and the market stands...

This year for the first time almost all of the stands as well as the auction took place in one huge tent. So at times even with rain pelting down, persons under the tent were free to participate in the auction, the silent auction and the market stands of food and gifts. A new feature this year was the "The Market Place" which consisted of a variety of booths with

titles such as Grandma's Attic, Candy Shop, the Play Pen, and Deck the Halls Christmas shop.

Disc jockey Lisa Landis did a live broadcast of the WJTL radio show "Kids Cookie Break," at times interviewing children or adults who were enjoying the day's activities. She also had an interview and live harmonica concert with her grandmother, Lois Landis, who is a resident at Landis Homes.

At the auction the top-selling quilt in a Celtic Rose pattern sold for \$2,600. At the silent auction a weekend getaway at a mountain home was the highest item at over \$400. The flea market that was well attended all day took in more than \$1,000. The sale of flavored Angel Food cakes, many baked on site, netted \$590.

Employees assembled and donated over 35 theme gift baskets. The basket donated by the maintenance department, a homemade dinner for 12 and a package of antacid tablets, was the top seller at \$1,200. A new bicycle given to employees as a prize for winning the annual "Biking To Work - Clean Air Award" sold for \$405.

In the afternoon, the "School Boys" and the "Singing Uncles" brought a program of music, inspiration and humor. From an original song about Landis Homes to old-time hymns, a trio, a quartet and an octet entertained an audience of about 200. Instruments used included a keyboard and a cello.

The \$13,000 raised by the Chicken Barbecue dinners sold on site and as take out went to the Landis Homes Auxiliary. The \$40,000 raised by the auction and other events of the day went to the Caring Fund for benevolent care.



An unidentified visitor comes prepared for the rain puddles.



Visitors look over the many wares at Grandma's Attic.

Chicken Barbecue Not a Washout



Benjamin Zook, center, selects some candy at the Market Place under the watchful eyes of parents Larry and Dawn Zook.



Esther Nafziger, second from left, looks on as granddaughters Liesl and Laura Nafziger get autographs from WJTL's Lisa Landis, right.



Volunteers keep the chickens cooking under plastic tarp.



The Singing Uncles, John, Calvin and Paul Kurtz, harmonize as great nephew Christopher Kurtz accompanies them on cello.

Assisted Living Selected for *Readers Choice Award*

Landis Homes was selected by readers of Lancaster Newspapers as one of their choice providers of Assisted Living. Lancaster Newspapers conducts a "Readers Choice" poll each year to identify choice providers of a variety of services, including restaurants, banks, hair salons, radio stations, and many more.



Landis Homes was selected runner-up in the Assisted Living category. Willow Valley was selected "Favorite Assisted Living Facility".

Congratulations to the Assisted Living team. This award shows they are leaders in serving the residents of Assisted Living at Landis Homes.





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Calendar of Events

Nov. 7 Bus trip to Gaither Homecoming Concert Hershey, PA leaving at 5:15 p.m. (Open to family & guests, call the Activities Department at 569-3271.)	Dec. 2 Christmas Decorating 6:00-8:00 p.m. Families & friends invited to help	SAT East campus
Nov. 12 Concert with Jay Smar Banjo, guitar & folk music 2:00 p.m. East Bethany	Dec. 18 Rohrerstown Community Band Christmas Concert 7:00 p.m. West Bethany	
Nov. 15 Bill Minnich, accordion 10:00 a.m. East Bethany	Dec. 20 Cindy McGraft, Piano Concert 10:00 a.m. East Bethany	
Nov. 18 Drama Club Productions 7:00 p.m. West Bethany	2004 Jan. 1 New Years Day Concert Gwen Weisman, piano, & Emma Herr, clarinet 10:00 a.m. East Bethany Chapel	
Nov. 19 Art Reception Hari & Penka Atanasov 6:30 – 8:30 p.m. Harvest View	Jan. 27-30 Renewal Services Nelson Martin 7:00 p.m. West Bethany Chapel	
Nov. 26 Landis Homes Chorus Thanksgiving program 7:00 p.m. West Bethany		
Nov. 27 Landis Homes Chorus Thanksgiving program 10:00 a.m. East Bethany		

*For other items, check out the Events
Calendar at www.landishomes.org*