



Retirement Villages

2010 / 2011 Directory

Disclaimer

Every effort has been taken to ensure the information contained in this directory is accurate. However all information is subject to change. Retirement villages can be operated by private for profit companies or community based organisations like churches. In most instances, they are resident funded and not government subsidised. Sutherland Shire Council does not endorse or recommend any of the facilities listed in this directory. All the information is subject to change without notice.

Retirement Villages Directory

Making the transition to Retirement Village living can mean a change in lifestyle, not only for the resident themselves, but their family and friends as well. It is important to make an informed decision, therefore Council has developed this directory providing clear definitions, independent sources of information and a list of retirement villages located within the Sutherland Shire and St George Area.

Table of Contents

1. What is a Retirement Village.....	3
2. Clarifying housing option myths	3
3. Information and support	4
4. Services in the Home	6
5. Retirement Villages (Self Care) in the Sutherland Shire Area	7
6. Retirement Villages (Self Care) in the St. George Area	8
7. Low Cost Accommodation	10
8. Glossary of Terms.....	11
9. Name Index.....	12
10. Suburb Index	13

1. What is a Retirement Village

- A residential complex usually occupied by persons over the age of 55.
- Units which comprise self-care or serviced apartments are funded by the residents themselves – there is no government subsidy.
- Residents enter into a contract with the operator. Retirement villages are governed by the NSW Retirement Villages Act 1999.
- Residents usually have access to personal and or nursing care, generally on a fee-for-service basis.
- The daily operation of a retirement village is resident funded; there is no subsidy.
- The Aged-care Rights Service (TARS) Inc. phone 9281 3600 recommends that prospective residents seek independent legal advice in relation to the village contract.
- Prior to moving into a village, the prospective residents will be provided with a Disclosure Statement by the operator.

The majority of villages offer either a lease on the premises, or a loan/license agreement, which provides a right of occupancy, in consideration of making a 'loan' of the entry contribution. Thus, one is purchasing a licence to live in a retirement village and a lifestyle.

The money paid under a lease or loan/license agreement, is referred to as the 'entry contribution'. In the majority of contracts, there will be a term that a certain percentage per annum will be deducted from the entry contribution when the resident/s move from the village, or on payment of funds to the executor of their estate. This is referred to as a 'departure fee'. The percentage can vary from village to village

Attached to the resident's contract will be a copy of the Village Rules. The Rules regulate such things as noise, pets, visitors, car-parking, garbage disposal and other matters essential to the good management of the village communal lifestyle. It is essential that you review these rules to ensure that you are moving into a village that suits you and your lifestyle.

2. Clarifying housing option myths

- Don't confuse retirement villages with hostels (low level care) or nursing homes (high level care). Some operators of retirement villages promise guaranteed access to such aged care services – a promise they sometimes can't deliver.
- "Moving into a retirement village should never be seen as an investment. In fact, it can be a very costly exercise" (Choice Magazine, September 2003, page 12).
- Retirement Villages are not part of the aged care system (TARS 2007).
- Retirement villages which comprise of self-care units or serviced apartments are funded by the residents themselves – there is no government subsidy.

3. Information and support

The following is a list of services that can provide information and support regarding choosing a retirement village.

Accommodation Choices for Older Australians and their Families

This is a publication issued by the Australian Government Department of Families, Housing, Community Services and Indigenous Affairs and is for older people who are considering housing and lifestyle choices and their families.

Phone: 1800 050 009

Email: fahcsia@nationalmailing.com.au

Web: http://www.fahcsia.gov.au/sa/seniors/pubs/accom_choices/Pages/default.aspx

The Aged-care Rights Service, NSW

The Aged Care Rights Service (T.A.R.S.) is an advocacy service for residents or for residents of retirement villages, their families and for people continuing to live in their own homes who are receiving C.A.C.P. or E.A.C.H. packages.

Including The Older Persons Legal Service (OPLS)

Phone: (02) 9281 3600

Hearing or speech impairment phone: 1300 555 727

Fax: (02) 9281 3672

Location: Level 4, 418A Elizabeth St, Surry Hills, NSW 2010

Web: <http://www.tars.com.au/contact/>

Aged Care Guide

The DPS guide to Aged Care provides comprehensive information about every Commonwealth subsidised Residential Aged Care Facility and Community Care Package in addition to Supported Residential Services, Retirement Living options, Home and Community Care, Products and Services.

Phone: 08 8276 7999

Fax: 08 8276 6300

Mail: DPS Publishing Pty Ltd, 673 Marion Rd, Ascot Park SA 5043

Email: info@dpsguide.com.au

Web: <http://www.agedcareguide.com.au/>

Aged & Community Services Association of NSW & ACT Inc

The Aged & Community Services Association aims to achieve a greater wellbeing for both residents and clients of partner organisations by providing education and influencing government policy development.

Phone: (02) 8754 0400

Fax: (02) 9743 4556

Location: Level 3, 9 Blaxland Rd, Rhodes, NSW 2138

Web: http://www.agedcareguide.com.au/facility_details.asp?facilityid=14044

Department of Fair Trading

The New South Wales Department of Fair Trading protects the rights of clients and provides advice on fair and ethical practice.

Phone: 9895 0111

Fax: 9895 0222

Web: <http://www.fairtrading.nsw.gov.au/default.html>

Mail: PO Box 972, Parramatta, 2124

Location: 1 Fitzwilliam St, Parramatta, NSW, 2150

Law Access Online

Law Access Online is a free telephone service offering advice and referrals for people who have legal questions or problems, provided by the New South Wales Government Department of Justice and Attorney General

Phone: 1300 888 529

Web: <http://www.lawaccess.nsw.gov.au/>

Mail: PO Box 620, Parramatta, NSW, 2124

Retirement Villages Resident Association

Offers advice and information to those considering entering a Retirement Village and informs residents of Retirement Villages of their rights and obligations. The retirement Villages Resident Association defends Retirement Village residents' rights as well as encouraging and assisting them to exercise their rights.

Phone: 1300 787 213

Email: secretary@rvra.org.au

Mail (correspondence): PO Box 3176, North Turramurra, NSW, 2074

Mail (subscriptions): 32 Glengara Village, 220 Hansens Rd, Tumbi Umbi, NSW, 2261

Sutherland shire Council's Community Directory

Provides contact details and information on a range of local community organisations for all residents.

Phone: 02 9710 0333

Email: ssc@ssc.nsw.gov.au

Web: www.sutherland.nsw.gov.au

Sutherland Shire Council Older People and Disability Services Team

Phone: **02 9710 0563** or **9710 0583**

Fax: 02 9710 0594

Location: Level 2, Kirkby House, 33-41 Belmont St, Sutherland NSW 2232

Email: crs@ssc.nsw.gov.au

Mail: Locked Bag 17, Sutherland NSW 1499

4. Services in the Home

You should also consider whether you may be able to remain in your own home with some additional support from services.

There are services available that support residents to remain independent in their own homes. You may also be able to access these services while living in a Retirement Village.

Examples of Home and Community Care Services (HACC) services are: Home Care Service of NSW, Meals on Wheels, centre based day care for the elderly.

Home and Community Care Services may include:

- Personal care - assistance with showering, oral hygiene, toileting, dressing.
- Nursing care - trained staff can assist with dressings, injections, catheter and colostomy care, dialysis and other medical procedures.
- Housework - assistance is provided with meals, housework, washing.
- Basic home maintenance and home modifications.
- Social Support – Group outings and volunteer home visits
- Transport - a person can be assisted to attend medical appointments, shopping trips, social outings.

These services may be provided by government, non-government or private services. Contact services directly to request information about:

- Fees and Charges
- Availability of services – days, time and services
- Whether there are waiting lists for services
- Whether paid staff or volunteers provide the service

For more information about services available contact:

Commonwealth Carelink on Phone: 1800 052 222 or www.commcarelink.health.gov.au

Sutherland Shire Council's Senior Services Directory available at www.sutherland.nsw.gov.au or in hard copy from Sutherland Shire Council and your local Library

Sutherland Shire HACC Development Officer Phone: 9542 6244

5. Retirement Villages (Self Care) in the Sutherland Shire Area

Arana Crest Lifestyle Resort

Phone: 02 9543 4048
20-26 Arana Cl, Bangor NSW 2234
Service Description: Accommodation for over 55s.

Donald Robinson Village

Phone: 02 8539 7347 **Fax:** 02 8539 7360
81 Flora St, Kirrawee NSW 2232
Service Description: 1, 2 and 3 bedroom units for independent living. Services include kiosk, hairdresser, podiatrist, pharmacy and supermarket deliveries. Facilities include chapel, meeting and computer room, transport village bus, lounge/library and men's workshop. 24-hour emergency call system.

Fatima Court

Phone: 9632 3144 **Fax:** 02 9892 1338
127 Caringbah Rd, Caringbah 2229
Mail: Southern Cross Care, Barcom St, Merrylands 2160
Service Description: Self care units.
Transport: Caringbah units 10 mins from station, Sutherland hostel 5 mins from station
Disability Access: No
Eligibility: Must be pensionable age

Frank Vickery Village

Phone: 9522 6000 **Fax:** 02 9522 5778
101 Port Hacking Rd, Sylvania 2224
Email: fvickeryvillage@wesleymission.org.au
Web: www.wesleymission.org.au
Service Description: Affordable self-care accommodation. Included in the wide range of support services for older people is a 67 bed hostel (low care aged care facility, including 2 respite beds). It is important that those interested in self-care accommodation, now or in the future, contact us, as there is a significant waiting list. A \$200 refundable deposit will secure a position on that waiting list. Applicants for a unit are required to submit a medical report from their doctor, and undertake an assessment interview with our Personal Care Supervisor to ensure their suitability for self-care accommodation. As well as providing a range of flexicare services to any resident needing them, the Village is funded for, and administers 40 Community Aged Care Packages for the benefit of residents in self-care who need additional support services that can enable them to stay in their own unit for longer.
Hours: Office hours for enquiries 8:30am-4:30pm
Fees: Available (with information kit) on enquiry
Transport: Public bus service at entrance Hurstville/Miranda. Village Shopping buses Tues & Fri
Disability Access: Yes (Ramps, hearing loops, accessible toilet.)
Eligibility: Over 60 years of age, not in full time employment.

Assessed as suitable for self-care accommodation.

Hellenic Village

Phone: 8543 2000 **Fax:** 02 9525 5044
29H Wandella Rd North, Miranda 2228
Email: hv@stbasilshomes.org.au
Web: www.stbasilshomes.org.au
Service Description: Hellenic Village comprises 40 independent living units (ILUs) and 100 ageing in place rooms, each with en suite. There is a secure dementia specific area.

John Paul Village

Phone: 9520 2444 **Fax:** 02 9520 5252
15 The Avenue, Heathcote 2233
Email: enquiries@johnpaulvillage.com.au
Web: www.johnpaulvillage.com.au
Service Description: Provides accommodation for the aged of a type appropriate to their physical requirements. Facilities: self-care units, hostel units and air-conditioned nursing home.
Hours: Mon-Fri 9am-5pm (office hours)
Disability Access: Yes (Ramps, lifts, accessible toilets)
Eligibility: Over 55 yrs. Nursing home and hostel - needs basis and ACAT assessment

Juliana Village

Phone: 9524 8409 **Fax:** 02 9525 3422
52-62 Miranda Rd, Miranda 2228
Email: julianav@bigpond.net.au
Service Description: Accommodation for senior citizens. 19 self-contained units in Juliana Village, 29 self-contained units at Logeman Court, 6 self-contained units in Bimbadeen Avenue, 39 hostel and 2 respite units in Juliana Village.
Contact: Janeene Lewis, Martina Zalm
Disability Access: Yes (Ramp, accessible toilet)
Eligibility: ACAT assessment for hostel units

Lithuanian Village

Phone: 9520 3908
23 Laurina Ave, Engadine 2233
Service Description: Run by the Sydney Lithuanian Women's Social Service Association, which fosters the welfare of needy Lithuanians and maintains the Lithuanian Village (Home for the Aged).
Contact: Supervisor: Mrs Dobbs
Disability Access: No
Eligibility: Persons or spouses of persons of Lithuanian nationality

Mount St Vincent Village

Phone: 9523 5716 **Fax:** 02 9523 5716
6-16 Smarts Cres, Cronulla 2230
Service Description: Accommodation at moderate rental for aged in self-contained units (22 units).
Hours: Office hours Mon-Fri 9am-5pm
Eligibility: Must be suitable for self-care - no staff
Referral: Referral by St Vincent de Paul members, or existing residents, or word-of-mouth.

Our Lady of the Way Retirement Court

Phone: 9522 5412 **Fax:** 02 9522 5412
1-7 Adelaide Pl, Sylvania 2224

Mail to: C/O The Catholic Church, PO Box 105,
Sylvania Southgate 2224

Service Description: 16 self-contained, self-care units for married couples and single people.

Hours: Bus from Hurstville & Miranda

Contact: Rev Fr Robley 02 9522 0387, Pat 02 9522 4675, Noel 02 9522 5412

Eligibility: From 55 years.

Thomas Dunlea Court

Phone: 9632 3144 **Fax:** 02 9892 1338
88-90 Flora St, Kirrawee 2232

Mail to: Southern Cross Care, Barcom St, Merrylands 2160

Service Description: Aged care hostel offering low-level care.

Contact: For enquiries regarding availability contact: Merrylands Head Office phone 02 9632 3144

Thomas Holt Memorial Village

Phone: 9545 4799 **Fax:** 02 9545 3957
1 Acacia Rd North, Sutherland 2232

Email: admin@thomasholtvillage.com.au

Service Description: Self care accommodation with one and two bedroom units. Residential Aged Care Accommodation both low care (Hostel) and high care (Nursing Home) on site. Charitable community organisation.

Hours: Office Hours Mon-Fri 9am-4pm

Contact: Administration Manager

Disability Access: Yes (Ramps, lift, accessible parking)

Waterbrook Lifestyle Resort

Phone: 9541 3000 **Fax:** 02 9524 1144
19 Wyralla Rd, Yowie Bay 2228

Email: info@waterbrook.com.au

Web: www.waterbrook.com.au

Service Description: Retirement village with state-of-the-art emergency call system in all apartments and recreational areas.

Woolooware Shores

Phone: 9421 5333
2 Alexander Ave, Taren Point 2229

Web: www.wooloowareshores.com.au

Service Description: Anglican Retirement Village.

Resort style apartments with 24hr emergency call system. Village manager, grounds maintenance staff, home support service options and village bus.

Goodhew Gardens, a 119 bed Residential Aged Care assisted living facility, is also located onsite (see separate entry)

Disability Access: Yes

6. Retirement Villages (Self Care) in the St. George Area

Bayside Retirement Village

Phone: 02 9546 2897 **Fax:** 02 9547 3351
40 Bunyala St, Blakehurst NSW 2221

Service Description: The village contains 22 units strata plan, resident funded, weekly maintenance fee charged. Midday meal is available in dining room, bus for shopping and outings - most services are available. This village is connected with the Bay Nursing Home.

Contact: Manager

Bexley Retirement Village

Phone: 02 9799 6177 **Fax:** 02 9797 6148
30-32 Ellerslie Rd, Bexley North NSW 2207

Web: www.aevum.com.au/bexley.htm

Service Description: Near buses, trains, shopping centres and health facilities. The village is comprised of 22 self-care residences, including 18 x one bedroom apartments and 4 x bedsitters.

Contact: Village Manager

Colin Mcfadyen Village

Phone: 02 9547 1422 **Fax:** 02 9790 7644
47 Woniora Rd, Hurstville NSW 2220

Mail to: 41 Meredith Street, Bankstown NSW 2200

Web: www.ageing.nsw.uca.org.au/__data/assets/file/4933/South_Eastern.pdf

Service Description: 28 self care units for the elderly who are in good health and mobile.

Greglea Retirement Village

Phone: 1800 026 388
192 Penshurst St, Penshurst NSW 2222

Email: retirementliving@australianunity.com.au

Web: www.australianunity.com.au/au/retirementliving/greglea.asp

Service Description: 28 leasehold serviced apartments and 53 self-care strata-titled villas and units. Village facilities and services include swimming pool, community centre, library, outdoor barbeque area, social activities, dining room, and 24-hour emergency call.

Hours: Mon-Fri 9am-4pm (office hours)

Fees: Buy units (please call to enquire)

Disability Access (disabled facilities available).

Eligibility: From 55 years.

Jacinta Villa

Phone: 02 9789 1991
2 Laycock St, Bexley NSW 2207

Email: d_pasfield@hotmail.com

Service Description: accommodation, self, care, aged, elderly, facility, home, nursing, bed, hostel

Contact: Mr Des Pasfield

Phone: 02 9556 6900 **Fax:** 02 9567 5043
171 Wollongong Rd, Arncliffe NSW 2205

Service Description: aged, elderly, frail, nursing home, beds, care, service, low, high, facility, respite
Contact: Sister Kathy Hons
Languages spoken: Mandarin, Cantonese

Mayflower Retirement Village - Bruce Sharpe Lodge

Phone: 02 9597 2013
110 Frederick St, Rockdale NSW 2216
Email: bsharpe@ol.com.au
Web: www.ageing.nsw.uca.org.au
Service Description: Self care and hostel. 52 places.
Hours: Seven days a week 24 hours a day
Parent Organisation: Uniting Care

Nulgara Self Care Units

Phone: 02 9790 7977 **Fax:** 02 9790 7644
12C Oatley Pde, Oatley NSW 2223
Mail: Suite 5, 41 Meredith St, Bankstown NSW 2200
Email: sue.lord@unitingagedcare.org.au
Web: www.unitingagedcare.org.au
Service Description: A Uniting Church aged care facility consisting of 10 x 2 bedroom units and 6 x 1 bedroom. Constructed in 1982, it is close to public transport.
Eligibility: No longer working fulltime. From 55 years.
Parent Organisation: Uniting Care Ageing South Eastern Region

Nunyara Aged Care Facility

Phone: 02 9533 0500 **Fax:** 02 9533 0588
8-12 Neilson Ave, Peakhurst NSW 2210
Email: alldritt@grpaco.org.au
Service Description: Aged care facilities, self care villages, aged care hostels and nursing home.
Contact: Facility Manager
Alternative Names: Georges River Presbytery Aged Care
Parent Organisation: Uniting Care Ageing South Eastern Region

Peakhurst Retirement Village - Illawarra Retirement Trust

Phone: 02 9408 8011 **Fax:** 02 9584 139924
Turpentine Ave, Peakhurst NSW 2210
Email: peakhurst@irt.org.au
Service Description: aged care, elderly, frail, nursing home accommodation, bed, low service, facility, respite care
Contact: Mrs Margaret Gerkens

Peakhurst Retirement Village

Phone: 02 9533 4089 **Fax:** 02 9533 4068
18 Henry Lawson Drive, Peakhurst NSW 2210
Email: peakhurstlodge@hotmail.com
Service Description: 110 beds facility. Services provided include low care, 24 hr nursing care, secure dementia section, diversional therapy, podiatry, physiotherapy, aromatherapy, , access to other alternative and allied health professionals by arrangement.
Hours: Mon-Fri 8.30am-4pm (office hours); 9am-8pm (visiting time)
Contact: Director of Nursing
Languages spoken: Cantonese, Tagalog, Portuguese

Southaven Retirement Village and Hostel

Phone: 02 9772 1675 (Hostel) **Fax:** 02 9792 2890
11 Queensbury Rd, Padstow Heights NSW 2211
Mail to: PO Box 690, Riverwood NSW 2210
Email: southavenhostel@chomes.com.au
Web: www.chomes.com.au
Service Description: Retirement village consisting of a 54 room hostel with rooms for single people or married couples, and an 84 bed nursing home. Respite care is available in the hostel or nursing home for up to 6 weeks to give carers a break.
Hours: Office 9am - 5pm
Contact: Kim Howard
Disability Access.
Eligibility: From 65 years.
Alternative Names: Southaven Hostel
Parent Organisation: Christadelphian Home

7. Low Cost Accommodation

Department of Housing (NSW)

Phone: 9526 4700

Level 2, 14-16 Central Rd, Miranda 2228

Web: www.housing.nsw.gov.au

Service Description: Public housing and rent assistance in the Sutherland Shire.

Temporary Accommodation (through Rentstart)
Emergency Temporary Accommodation.

Hours: Mon, Tue, Thu, Fri 8:30am-4:30pm, Wed 1-4:30pm

Contact: General enquiries 1800 629 212. To report a maintenance issue phone 131 571.

Disability Access: Yes (Lift)

St George Community Housing

Phone: 9585 1499 **Fax:** 02 9585 1564

Level 3, 8 Crofts Avenue, Hurstville 2220

Mail to: PO Box 348, Hurstville 1481

Email: email@stgeorgecommunityhousing.org.au

Web: www.sgch.com.au

Service Description: St. George Community Housing established in 1985 is a not-for-profit government funded housing provider providing secure, appropriate & affordable community-based rental housing in Sydney for people in housing need & on low and moderate income.

Hours: Mon to Fri 9am to 5pm

Fees: none

Disability Access: Yes (Accessible toilet, ramp, parking)

Eligibility: Eligibility for public housing and need-based assessment required.

8. Glossary of Terms

Ageing in Place:

Ageing in Place describes the ability for an individual to continue to live in their own home or within a facility even if their care needs increase.

Commonwealth Carelink:

Provides information about and contact details for all HACC (Home And Community Care) and Community Care services in your area **ph: 1800 052 222 (free call)**.

H.A.C.C:

Home And Community Care, Joint State & Commonwealth initiative which provides funding for services to support older people, people with a disability and their carers to be independent and live at home for as long as possible.

E.A.C.H:

Extended Aged Care in the Home (E.A.C.H), provides services equivalent to nursing home level care, provided in the home. The EACH Dementia Program (known as EACH D) provides tailored packages of care to frail older people with dementia who experience behaviours of concern. To receive EACH D services, it is a requirement that you are assessed by the Aged Care Assessment Team (ACAT) or by the Department of Veterans Affairs.

High Level Care Homes:

Formally known as Nursing Home Care, High Level Care Homes cater for people with a greater degree of frailty, often in need of continuous nursing care.

Low Level Care Homes:

Formally known as Hostel care, Low Level Care Homes generally provide accommodation and personal care, such as help with dressing and showering, together with occasional nursing care.

Residential Respite Care:

Residential Respite Care provides short term care when you need it and if you intend to return to the community. Respite Care can also be provided in your own home or in a respite care centre. Residential Respite Care may be used on a planned or emergency basis, for example if you are ill, or to help if your carer is absent for any reason such as illness or holidays.

The Aged-care Rights Service (T.A.R.S.):

The Aged-care Rights Service Inc. is an advocacy service for residents or prospective residents of aged care facilities, their carers or families, residents of retirement villages, and for people continuing to live in their own homes who are receiving C.A.C.P. or E.A.C.H packages. For more information **ph: 9281 3600**.

9. Name Index

A			
	Aged Care Guide NSW	4	
	Arana Crest Lifestyle Resort.....	7	
B			
	Bayside Retirement Village.....	8	
	Bexley Retirement Village.....	8	
C			
	Colin Mcfadyen Village (Self Care).....	8	
D			
	Department of Housing (NSW).....	10	
F			
	Fatima Court.....	7	
	Frank Vickery Village.....	7	
G			
	Greglea Retirement Village.....	8	
H			
	Hellenic Village	7	
J			
	Jacinta Villa.....	8	
	John Paul Village	7	
	Juliana Village.....	7	
L			
	Lithuanian Village	7	
M			
	Mount St Vincent Village.....	7	
N			
	Nulgara Self Care Units	9	
O			
	Our Lady of the Way Retirement Court	8	
S			
	Southaven Retirement Village and Hostel	9	
	St George Community Housing	10	
T			
	Thomas Dunlea Court.....	8	
	Thomas Holt Memorial Village.....	8	
W			
	Waterbrook Lifestyle Resort	8	
	Woolooware Shores	8	

10. Suburb Index

Bangor Arana Crest Lifestyle Resort.....7	Heathcote John Paul Village 7	Padstow Heights Southaven Retirement Village and Hostel.....9
Bexley Jacinta Villa.....8	Hurstville Colin Mcfadyen Village (Self Care) 8 St George Community Housing 10	Penshurst Greglea Retirement Village.....8
Bexley North Bexley Retirement Village.....8	Kirrawee Thomas Dunlea Court 8	Sutherland Thomas Holt Memorial Village..8
Blakehurst Bayside Retirement Village.....8	Miranda Department of Housing (NSW)10 Hellenic Village..... 7 Juliana Village 7	Sylvania Frank Vickery Village7 Our Lady of the Way Retirement Court8
Caringbah Fatima Court7	Oatley Nulgara Self Care Units 9	Taren Point Woolooware Shores8
Cronulla Mount St Vincent Village.....7		Yowie Bay Waterbrook Lifestyle Resort8
Engadine Lithuanian Village7		