

A Gift of *Grace*

Inspiring Our Future

The Capital Campaign for Grace Inspired Living: *Capsule Case for Support*

Grace Inspired Living (“Grace”) with its continuing care retirement communities, The Community at Rockhill (“Rockhill”) and Lutheran Community at Telford (“Telford”), is growing to meet the evolving needs of older adults in Bucks and Montgomery Counties. We are satisfying a critical need in the greater community by providing a nurturing setting for adults with the highest quality of health care, while also maintaining a warm, family-like environment. Today, rooted in our proud heritage, Grace is aiming to secure its future with a multi-faceted, multi-dimensional development plan. We are updating and expanding our facilities to provide enhanced services for our residents, their families and the community at large.

Grace is embarking upon a *\$2.5 million fundraising campaign* to assist in financing the first phase of a long-term commitment to meet the needs of our communities, both now and for years to come. **A Gift of Grace ~ Inspiring Our Future** offers the broader community an opportunity to leave a legacy at Grace. Many of the areas of renovation will be available for dedication or can be named in honor or memory of a loved one. Just as many of our founders became residents of Rockhill and Telford, it is only fitting that this exciting new stage in our evolution will be supported by members of our community, our extended family. We invite you to consider how you can help bring the vision for this wonderful project to fruition.

Providing Continuing Care with Grace

Grace Inspired Ministries was formed in 2017 through the affiliation of Lutheran Community at Telford and The Community at Rockhill. Its name honors the faith identities of both communities and our shared mission of using the gifts we have received to serve others as faithful stewards of God’s grace. In 2023, we rebranded to Grace Inspired Living to expand our mission and offerings to the greater community.

Through Grace’s Benevolent Care Funds, our residents feel secure knowing that if they outlive their ability to cover the cost of their care, there is a safety net of resources. These Funds ensure their financial obligations are met so that they can continue to live and thrive in one of our communities. Grace residents contribute to the fund as well as ongoing philanthropic efforts to support the endeavor.

Why Are We Expanding?

As part of our strategic planning process, Grace has conducted extensive analyses to assess growth projections for the local community alongside the need for senior care services. Large portions of both Bucks and Montgomery County are experiencing rapid growth. Grace, located in the center of the growth corridor, anticipates a rising demand for personal care (or assisted living) and skilled nursing care. The demographic information making up the census of our region indicates an overall increase in the senior population aged 65 and older, which will steadily rise as “baby boomers” continue to age.

A History of Quality Care

Telford was founded in 1962 through the support of 12 local Lutheran churches who saw a need to provide care for their senior parishioners, and they set forth on a mission to raise funds to establish a unified community in order to fulfill this need. In 2011, a new Healthcare Pavilion with 75 nursing

beds and 24 personal care (memory support) beds was erected and, in the years that followed, the former nursing wing was remodeled to care for 73 personal care residents. Telford's most recent additions are the Center for Community Life, including a Fitness & Wellness Center, and we are currently in the process of constructing our newest cottage community, *Summerfield*.

Rockhill was built from the vision of Katie and Wilmer Alderfer. In the 1930s, the couple bought what was then called a "tourist home" on 9.9 acres, located on the outskirts of Sellersville, PA, where they began to operate a convalescent home for short-term guests. However, the necessity for quality care for aging members of the community was increasingly pressing. The few other homes that existed in the area at that time were already crowded, had long waitlists and offered little, if any, nursing care. Since then, Rockhill has expanded on the Alderfer's vision, creating a community for inspired living that spans all levels of the care continuum.

Rooted in Tradition, Inspired to Do More

Funds generated through this Capital Campaign will allow Grace to meet two key goals: 1) a newly positioned *Healthcare Center* at Rockhill to include 60 Skilled Nursing beds, and 2) renovation of a farmhouse property located on Telford's campus to create a new Grace Inspired *Life Enrichment Center*. These projects have been thoughtfully selected as areas where our residents' lives would be positively affected by upgraded facilities and amenities.

Skilled nursing is the core of Rockhill's history and, with this new modern facility, it will continue to be its flagship. The new Healthcare Center will:

- Meet the growing need for skilled geriatric nursing: as older adults wait longer to enter health care facilities, they arrive older and frailer.
- Improve the quality of life for its most seasoned residents.
- Create more private skilled nursing rooms.
- Provide new, semi-private rooms that offer greater privacy and dignity, with an en-suite bathroom and individual control over the environment (i.e., heating, air conditioning).
- Allocate separate neighborhoods for our long-term residents as well as our short-term rehabilitation patients.
- Produce dining rooms with more flexible services, so residents and families can have a mealtime choice to supplement the single, large dining room.

On Telford's campus, the vibrant, new Life Enrichment Center will be the result of renovations to the Barn and Farmhouse located directly on State Road. Renovations to the Farmhouse (built circa 1725) will include guest suites and renovation of the barn and outdoor space will make way for a resident-nurtured horticultural center, including a greenhouse and gardens, art studio and recreational activity space. This new, central hobby hub will be open to residents and their families, from both Telford and Rockhill.

The Campaign: A Gift of Grace ~ Inspiring Our Future

The goal of **A Gift of Grace ~ Inspiring Our Future** is to minimize borrowing for construction and buffer our residents from heightened fees due to long-term debt. Maintaining a reasonable cost of living for our residents is critical; by this time in their lives, many of them have outlived their funds, and Medicare or Medicaid often do not cover these expenses in full.

Grace is seeking a philanthropic commitment from our supporters to help fund these modernization efforts. The \$2.5 million Capital Campaign will launch Grace's desire to solidify its place in the community and drive its focus on providing for the growing population of seniors who need and deserve the peace of mind that a continuum of care can bring.