

# NEWCOURTLAND BULLETIN

Quarterly Newsletter

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## A Note From Our CEO

As we enter 2023, we will continue to focus on our top priority of listening to our staff so that we better understand your needs, incorporate your wisdom and expertise into the work we do, and build an organization where every member of our team knows they are valued and appreciated.

We are making a difference in the quality of life of every individual we serve by our continued commitment to Equitable Access to a Healthy Life. Our success is achieved by understanding and meeting the complex housing and healthcare needs of each person we are honored to serve.

Our commitment to Equitable Housing is expanding and includes:

- Adding 48 units of affordable housing to St. Bart's
- A 50-unit collaboration with the Allegheny West Foundation on Venango Avenue
- Breaking ground on 48 affordable senior housing units on West Clearfield Street
- Our innovative housing at Henry Avenue Tower is the first Inclusive Housing development in Philadelphia, building a diverse community inclusive of market rate, affordable senior and ADA adapted housing units.

I am continually inspired by NewCourtland's dedicated staff of visionaries and innovators and the positive impact you have on the individuals we serve! For the first time in three years Germantown Home has returned to the pre-pandemic number of residents. Our Senior Centers have reopened and are welcoming members back to



activities, healthy meals, and a community of friends. Our Housing with Supportive Services team is changing the lives of a growing number of formerly homeless individuals on our Mt. Airy campus and in our homes around the Apartments at St. Bart's. We also continue to collaborate with the innovative Caregiving NOW initiative to promote critical policy changes necessary to support caregivers.

Thank you again for all you do as a critical member of our team!

Joe Duffey,  
President & CEO  
NewCourtland



NEWCOURTLAND



# NC NETWORK

## Stay in the KNOW with UltiPro

Did you know NewCourtland uses Community Broadcast on the UKG mobile app to deliver company information to employees? With the app, employees will have access to view, change, and make updates to a range of personal information as well as receive important company notifications.

To make sure you stay in the know, it's as easy as **1.2.3.**

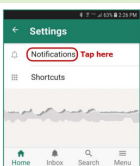


1. Install the App: Go to the Apple App Store or Google Play Store on your mobile device and download UltiPro app.
2. Enter the Company Access Code. (see your company HR Rep. for code)
3. Sign In: Enter your username and password

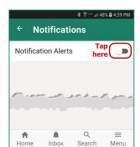
## And now for the fun part...

Turn on notifications and you will be automatically entered into our contest!

Contest runs from March 1<sup>st</sup> - March 31<sup>st</sup>

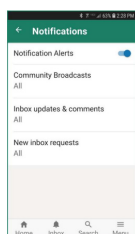


Turn on Notifications on the UltiPro App  
Go to Menu>>> Settings>>> Click on Notifications and Enable Face ID for iPhone or fingerprint for Android



Notification Alerts have been activated for all services. We recommend leaving all three set to "All" until you work with the app for a while to see what you may miss by turning some of them off.

- Community Broadcasts will be messages sent by NewCourtland, HR and/or Payroll.
- Inbox updates & comments allow you to receive alerts when requests are made that you initiate, that are made for you, or that you are following.
- New inbox requests allow you to receive alerts when you are being asked to resolve something in your inbox. Click the "Home" icon to exit.



**Prizes include:**  
Flat screen TV,  
Air fryer,  
Wireless soundbar,  
Drone

*Winners will be  
announced on  
the app April 13<sup>th</sup>.*



newcourtland.org

## Colleague Circle

**TAMEATA JORDAN**  
Project Manager

Tameata is our newest project manager actively managing the Tower at Henry Ave project. She is active in the real estate management industry and enjoys sharing her experience and expertise of the affordable housing industry by participating as a trainer, speaker, and moderator at housing industry conferences throughout the region. We are so excited to have her on our team and build great things together!



**ERIC SODANO**  
Social Services Coordinator  
Apartments at St. Barts



As the Social Services Coordinator, Eric's responsibilities are multi-faceted. He helps the residents at St. Bart's access and navigate the services and benefits they need to be able to maintain their independence in the

community. Recently, Eric coordinated numerous activities and programs that help foster a sense of community amongst the residents. When we asked Eric what he loved about his job, he responded, "As someone that was gifted with vibrant energy, I believe that it's my responsibility to use this gift to help others cultivate the energy to respond to their situation."



**ERIC RIVERA**  
Maintenance  
Mechanic

Eric has been with NewCourtland for 11 months being the "jack of all trades". His responsibilities include anything and everything from fixing a broken door to replacing light bulbs. Eric is a team player, diligent worker, and has an open and ready to learn mind. Thank you Eric for your talents!

*Do you have news to share?*

Have you earned a certificate or accreditation?

Coach a little league team?

Won the lottery?

Sing in a choir?

*We want to hear from you!*

Send your news to [tdays@newcourtland.org](mailto:tdays@newcourtland.org)

# STRATEGIC PARTNERSHIPS



 NEWCOURTLAND

 Caring Friends™  
Home Care and Concierge Services  
A Homecare Company

 innovAge  
Life on Your Terms

 HEALTHPRO  HERITAGE

NewCourtland, Caring Friends, HealthPro Heritage, and InnovAge have partnered together to pilot a program to help residents age in place.

## The benefits to the program include:

- Free of charge
- This is a voluntary, not mandatory service
- A scheduled Caring Friends Aid and a Healthpro Heritage associate will visit a resident in their home
- This service will NOT replace their current aid caring plan, it is an additional layer of safety

## What is included in the visit:

- A friendly stop-in to see how they are doing overall
- Double-check to see if they are taking their medications properly and keeping their medical appointments
- Guide residents on how to reduce adverse conditions in their home, such as preventing slips and falls
- Making sure they are eating properly
- Remind them of upcoming NC events and services

## Preferred Provider Collaboration

A key component for the success of NewCourtland is strong partnerships within our community. Representatives from various assisted living, independent living, home care agencies, home health, elder law, and physician services meet on a monthly basis to collaborate and communicate important successes and barriers that seniors face every day.

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*Since I have been a part of NewCourtland's preferred partnership group, I have been able to connect with so many valuable resources for Keystone Care patients. There is not a week that goes by that I am not talking with another provider in our group, either to exchange referrals, or just to be able to get questions answered about their services. I have also been able to connect our SW and RN staff with resources that can be shared directly with our patients in their homes.*

*Liz McKeever*

*Director of Business Development  
Keystone Care*

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If you would like to experience how NewCourtland is bringing together organizations to help seniors age in place, contact Alison Corter, Director of Strategic Initiatives at 215-951-4210 or [Acorter1@newcourtland.org](mailto:Acorter1@newcourtland.org)

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*Alison, thank you for taking your idea of a mini-ACO and assembling a core group of healthcare professionals working across the continuum of elder care. Your initial idea of providing a steady stream of referrals for Germantown Home has turned into a Preferred Provider network that draws upon the experience & service of a wide range of Medicare, Medicaid & private pay services. If Caring Friends Home Care cannot staff a case there is a trusted resource I can turn to. The Preferred Provider network has been a game changer, Thank you, Patty Grace*



# INNOVATION / HOUSING

## Progress is happening

Construction has begun to create a vibrant community for low-income seniors, market rate residents, and individuals with disabilities.

- This inclusive housing is a place where people can live in a diverse community and interact with a variety of people.
- Affordable senior units and accessible units are dispersed throughout the building to create a truly integrated community.
- Amenities offered to all residents will include: rooftop lounge with amazing views of the city, fitness area, pickleball courts, bocce ball, firepits, electric vehicle charging stations, game room, a dog wash area, dog park, storage areas, laundry in unit, visitors guest units, convenience store and maker space.
- Commercial space within mixed-use space is available to lease. The two locations include Lobby Level (Ground Floor) 3500 RSF and Level 1 (Henry Ave Entrance) 4500 RSF. If you are interested in touring the space, please contact Alison Corter at 215-951-4210 or [acorter1@newcourtland.org](mailto:acorter1@newcourtland.org)
- When the Tower is complete, the Henry Avenue campus will consist of 125 affordable senior housing apartments and 135 market rate apartments, resulting in a diverse, thriving community of senior citizens, students, individuals with disabilities and families.



Follow the progression on Instagram @ToweratHenry

## Network Housing

- Affordable Housing
  - The Apartments at Germantown
  - The Cottages at Germantown
  - NewCourtland Square
  - The Apartments at Cliveden
  - The Apartments at St. Bart's
  - The Apartments at Manor Glen
  - The Apartments at Meadow House
  - The Apartments at Henry Avenue
  - The Apartments at Allegheny
  - The Apartments at Burholme
  - **Coming Soon**
    - Allegheny West \*\*
    - Clearfield \*
    - St. Bart's 2
- Inclusive Housing
  - The Tower at Henry Ave.\*
- Housing with Supportive Services

\* Includes commercial development opportunities

\*\* Accepting applications

## We've broken ground on St. Bart's Phase 2

Construction is underway for the second phase of development at St. Bart's. 48 units of affordable senior housing will be constructed in addition to the existing 42 units and the LIFE Center. Construction started in January 2023 and we will begin leasing in the spring of 2024.



# GERMANTOWN HOME

## The Andago is here!



The Andago is a robotic device that helps patients with stroke or brain injury regain their ability to walk. The Andago enables residents to move more quickly from supported or assisted

gait to unsupported walking, Germantown Home is the only nursing home in Philadelphia to offer this device to their residents as part of Germantown Home's therapeutic environment. **If you or a loved one is in need of short-term rehab, please contact Donna Swearingen, LPN, Director of Marketing and Business Development for Germantown Home; 267-738-9401 or email [dswearingen@newcourtland.org](mailto:dswearingen@newcourtland.org)**



## Caregivers Corner

As we reflect on the compassion and dedication that family caregivers embody every day,

we are excited to recognize a very special family. Mr. Gerome Bruce is a resident at Germantown Home and the father of 7 children. Rosalind Dickens, one of his daughters, shared that the family is very happy with the care their father receives. **"We don't worry about him. We all take turns stopping in to visit and his room always smells clean, he looks good and is well taken care of. He is receiving the care we couldn't provide."**

Germantown Home takes pride in providing the safety, comfort, and care Mr. Bruce deserves.

## Our Employee Photo Shoot was a huge success...



**Would you like to be a part of our team? We are hiring...**

Scan the code to apply for our open positions



# Caregiving NOW

Join us for our webinar series that explores the caregiving crisis in the U.S. The plan is designed to address the immediate and growing need for action to improve caregiving by featuring innovators and thought leaders from multiple sectors across the country who are developing solutions to reshape the caregiving landscape.

The Caregiving NOW Initiative goal is to:

- Engage a diverse group of thought leaders to explore solutions for the nation's growing caregiving crisis.
- Conduct a research review to identify priority opportunities to improve support for unpaid and paid caregivers.
- Implement and evaluate the effects of selected innovative solutions on caregivers' experiences and outcomes.
- Execute a communication strategy aimed at widely disseminating immediate and longer-term opportunities to enhance programs, services, and policies aimed at improving the lives of caregivers.

To register for the upcoming events or to catch up with the initiative through session blogs or (re)watch a webinar on-demand, please scan the code



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## Upcoming Events in 2023:

2/22

### Dollars and Sense: The ABCs of Financial Caregiving

- Surya Kolluri,  
Head of TIAA Institute

3/15

### Smart Home, Smarter Care: Enhancing Caregiving Through Technology

- George Demiris  
Penn Integrates Knowledge  
University Professor  
University of Pennsylvania
- Ashish Shah  
CEO and Co-Founder, Dina

4/19

### Ethical Dimensions of Caregiving: The lived experience of being a bioethicist, a healthcare clinician and a caregiver

- Christine Grady  
Chief, Department of Bioethics  
National Institutes of Health  
Clinical Center
- Carol Taylor  
Professor of Medicine and  
Nursing  
Senior Clinical Scholar,  
Kennedy Institute of Ethics  
Georgetown University
- Jason Karlawish  
Professor of Medicine,  
Medical Ethics and Health  
Policy, and Neurology  
University of Pennsylvania  
Perelman School of Medicine

5/17

### From the Margins to the Middle: Centering Caregivers in Policy and Research

- Jennifer Olsen, CEO  
Rosalyn Carter Institute for  
Caregivers




# ● COMMUNITY

## Calendar of Events

NewCourtland is recognized for innovative programs that enrich not only those in our care, but also those who care for them. We invite you to attend any upcoming community events! **Be sure to follow us on Facebook and Instagram for detailed weekly classes and events at Avenue of the Arts Senior Center and Allegheny Senior Center!**



February	March	April
<p>2/22 Noon - 1:00 PM Caregiving NOW webinar. Join the caregiving initiative: <a href="http://bit.ly/3lf9iVr">http://bit.ly/3lf9iVr</a></p>	<p>3/15 Noon - 1:00 PM Caregiving NOW webinar. Join the caregiving initiative: <a href="http://bit.ly/3lf9iVr">http://bit.ly/3lf9iVr</a></p> <p>3/15 2:00 PM - 4:00 PM 2-credit CE Event for <b>Professionals:</b> Limited Time, Limited Energy, Limited Funds...Caring for Parents and Children Simultaneously. Register today. </p>	<p>4/12 5:00 - 7:00 PM Location: Germantown Home - TR Room <b>ATTENTION CAREGIVERS!</b> Come join us for a night of insightful conversation with the Alzheimer's Association on Effective Communications. Victoria Hart from A Gathering of Minds will be speaking to "Making the Most of NOW: speaking to the person, not the disease" This will be an interactive presentation to equip care partners with the knowledge and strategies that will help them have better connections with their loved ones. Refreshments. <b>RSVP</b> Jennell Maddox, 215-951-4396 <a href="mailto:jmaddox@newcourtland.org">jmaddox@newcourtland.org</a></p> <p>4/19 Noon - 1:00 PM Caregiving NOW webinar. Join the caregiving initiative: <a href="http://bit.ly/3lf9iVr">http://bit.ly/3lf9iVr</a></p>

*Caregiving*  
**NOW**

**DO YOU CURRENTLY CARE FOR A MEMBER OF YOUR IMMEDIATE FAMILY OR SOMEONE OF CHOICE?** We are seeking members of congregations, neighborhoods or support groups that play a significant role in caregiving to be a part of a round table

discussion. Please contact Alison Corter, Director of Strategic Initiatives, NewCourtland at 215-951-4210 or [acorter1@newcourtland.org](mailto:acorter1@newcourtland.org)