

Special Edition Fall 2017

Land purchase essential milestone in Wing Kei's five-year plan

At the very core of our work at Wing Kei is a deep-rooted desire to care for seniors, recognizing, respecting and responding to them as elders in our community. Since it was a dream in the hearts of its founders, Wing Kei has been steadfastly dedicated to building a community grounded in compassion, love, service and faith. What was once a dream has become a community of residents, staff, leaders, funders, donors and supporters. And we are pleased to announce that we are continuing to grow and evolve to meet the demand for seniors care in Calgary.

On May 18, 2017, Wing Kei signed an agreement with Centre Street Church (CSC) to purchase the CSC West Campus for \$8.5 million. The land will be used for future expansion of our seniors care programs and services. "This

acquisition provides a great opportunity both in size and location for Wing Kei," says Vincent Leung, Wing Kei Board Chair. "The three-acre site allows us to expand from single purpose buildings to a mix of different types of accommodations that meet seniors growing and changing needs." The location of the West Campus at Centre Street north and 41st Avenue provides access to transportation, making it easy for families and friends to visit their loved ones and for staff travelling to work. Our two current facilities are also near Centre Street.

The purchase is a significant milestone in our strategic plan. Developed by the Board of Directors last year, and in consultation with community, the five-year plan outlines an ambitious approach to ensuring sustainability and growth in our operations. Purchasing land was among

our most urgent priorities—and we knew we needed enough to allow us to explore aging in place, an innovative, responsive approach to caring for seniors.

We have never shied away from being thoughtful and purposeful—and our 2016-2020 strategic plan is a testament to this. Grounded in our commitment to faith-based service, our five-year plan focuses on growth through developing facilities, acquiring land and expanding our programs and services. This will position us as a mid-sized seniors care provider—impacting the system while maintaining our core values.

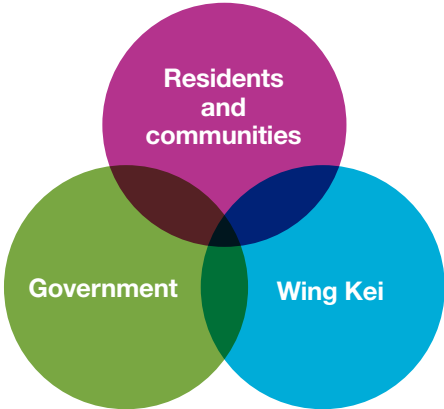
The opportunities that present themselves when we work in good faith and with like-minded partners is humbling. We accept these blessings with open hearts and unwavering commitment.



Our current funding model

As we continue to grow and broaden the scope of our services, offering expertise and experience in long term care, it's helpful to understand the funding model within which we are functioning. In the current funding structure Alberta Health (through Alberta Health Services) covers resident care costs (nursing, therapeutics), a portion of personal

care services and varying amounts of facility development, housing and accommodation costs. Over time we intend to increase our donor base to cover costs that are not fully covered by government funding such as construction, renovation and services that allow for greater flexibility and enhancements to seniors' quality of life.



Cost component	Home care	Supportive living	Long term care
Professional nursing services, therapists and health professionals	100% government	100% government	100% government
Personal care and homemaking services	Shared government & individual	Shared government & individual	Shared government & individual
Housing and accommodation costs: , construction, renovation maintenance, food, cleaning, utilities and hospitality	100% individual	Shared government (based on grants) & individual	Shared government (based on grants) & individual

Leaders in senior’s care

Wing Kei is a publicly funded, not-for-profit organization providing care to seniors. We currently operate two centres—one providing long term care to those who require 24/7 nursing care and one offering supportive living for seniors who enjoy and benefit from greater independence. Both have an ongoing waitlist of seniors who would like to be part of our community. Once the current

expansion of Wing Kei Greenview is complete, 318 seniors will call Wing Kei home. We have been recognized as a leader in seniors care receiving:

- Exemplary Standing from Accreditation Canada, the highest possible rating, for demonstration of our commitment to excellent care and safety

- Innovator of the Year award from the Alberta Continuing Care Association for being the first long-term care facility to fully integrate electronic-based documentation into our care model
- Certificate of Recognition for scoring 100% in a quality audit conducted by an independent professional auditor

Aging in place: building a campus of care

Promoted by the provincial and national governments, aging in place encourages seniors to receive the support they need while living in familiar, comfortable surroundings—whether at home or in a care centre. Aging in place purports that people are much more likely to stay healthier and be independent when they are in community-minded, socially-fulfilling environments that respond to their changing personal and health needs. Services can range from day programs to home care services and from supportive living to long term care.

“The most important elements in caring for seniors are offering unconditional love, being respectful and meeting their individual care needs,” says Kathy Tam, Wing Kei CEO. “Our notion of family means everyone gives all they can to build lasting relationships,” she adds, noting that everyone is family—residents and their loved ones, care and support staff, leaders and volunteers.

With the purchase of the Centre Street Church site, we will design a campus that emulates the Aging in Place philosophy. Seniors will remain in a strong, safe community—a single campus—even as

their medical and personal needs change. Using appropriate technology, integrating generations within the community and creating a space that looks and feels like home are key elements that make Aging in Place exciting and viable.

“This will be a huge undertaking,” says Tam. “In addition to looking at various North American and European models, we will be consulting with our community locally to make sure that we are successful in this venture. We must be innovative and resourceful,” she adds.

FACTS

- March 2011, there were approximately 410,000 seniors in Alberta. The population is expected to more than double to 923,000 by 2031. In about fifteen years, one in every five Albertans will be a senior.
- 1 in 11 of Canada’s seniors has Alzheimer’s or dementia. It is projected to increase by 50% in the next five years.

With gratitude for like-minded organizations: Wing Kei and Centre Street Church

Centre Street Church and Wing Kei are bonded by common values rooted in a commitment to serve the community. For over a year, Wing Kei Board Chair Vincent Leung and Centre Street Church Executive Pastor Gentry Stickel discussed and negotiated the land purchase, building a common understanding of how the land could be used to serve seniors, developing a solid transition plan and determining a fair price.

For effective transition for both sides, part of the purchase was to lease the site back to CSC. “We are pleased to continue impacting the community as we lease the West Campus building from Wing Kei over the next three years,” says Kent Priebe, Pastor of Centre Street Church’s Central Campus, a long-time neighbor of Highland Park. “This sale allows us to more effectively invest in how our church serves the community of Highland Park, Calgary, and the world as we expand and consolidate space at our five Calgary and area campuses.”

West Campus Building: a brief history

1960s: Centre Street Church builds a small sanctuary, nursery, offices and foyer with Sunday school classrooms in the basement on the West Campus Building

1980s: First expansion on north side of the building adds offices, classrooms and a kitchen on the main floor and gym on the lower level

1990s: Second expansion focused on the south side of the building next to 40th Avenue adds a Worship Centre on the main floor with a balcony seating 1,000 along with offices and prayer rooms in each tower, considerably more classrooms in the basement and additional land purchase to accommodate parking expanding total land to approximately 45,000 square feet

May 18, 2017: Wing Kei Nursing Home Association acquires the West Campus Building and land for \$8.5 million

With us every step of the way: Your support helps us to grow

Since our inception, we have known that we can only be as successful as the community around us. Time and again, you show us what it means to be part of a community that cares for one another, that supports one another and that shares with one another. With your enthusiastic support we were successful in our two summer fundraising events.

The Wing Kei Walkathon was first hosted in 2000 with an aim to raise enough funds to build a home that would provide culturally appropriate care to seniors in Calgary. Over the years, the Walkathon

has become a highly-anticipated annual tradition for residents and their loved ones as well as the Calgary community. This June, over 1,200 people, from toddlers to grandparents, raised \$240,000 towards Wing Kei's capital campaign.

In August, two months after the Walkathon, 104 players and 48 sponsors raised \$137,000 at the annual Wing Kei Charity Golf Tournament. Over \$420,000 has been raised since the first tournament in 2014.

There are many opportunities to contribute to Wing Kei, including funding facilities

provided to our seniors (such as rooms, chairs and other amenities), making general donations, contributing to our donor wall and sponsoring our events. For more information or to contribute, please contact Walter Yu, Director of Finance and Hospitality, at admin@wingkei.org or 403-277-7433.

Thank you for your generosity of time and resources, and importantly, your trust and belief in how our work is making a difference. We look forward to continuing to achieve big dreams, step-by-step, with you.

THANK YOU

To everyone who participated and made
our Walkathon and Charity Golf Tournament a success



Contact us

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