

# 5 Founder's Fee FACTS



LUTHER MANOR  
A Life Plan Community

## INDEPENDENT LIVING



### It lowers costs.

The Founder's Fee lowers your monthly rent significantly - between \$200-1500 per month!



### It gives you priority.

The Founder's Fee gives you first priority within the Luther Manor continuum of care should you need a higher level of services.



### Your future care is secure.

The Founder's Fee is set aside and available for your future health care, providing peace of mind when you need it most.



### It can be refunded.

The Founder's Fee is 90% refundable (should you opt for it) and will come back to your estate if it is not used in the care continuum.



### It makes sense.

The Founder's Fee makes the most sense if you plan on living at Luther Manor for an extended period of time.



### What happens to the money?

Luther Manor invests the Founder's Fee and uses the interest to finance and maintain Luther Manor's community, staffing and physical building.

# EXPLANATION OF PAYMENTS & FEES

## Founders Fee

A one-time sum of money paid by Terrace residents, which makes it possible to finance and maintain the quality of the Luther Manor equipment, environment, staffing and resources. It also assures lifetime priority access to care and services within the Luther Manor continuum of care. You may choose between a refundable and non-refundable Founders Fee.

## Refundable Founders Fee

Whenever an apartment is vacated due to a move away from Luther Manor, a move to another residential area at Luther Manor or the death of a resident, 90 percent of this fee is refundable.\*

## Non-Refundable Founders Fee

You will receive a prorated refund if you move away from the Luther Manor complex within the first five years of residence. The refund is not applicable to a transfer within the Luther Manor complex or upon death.

## Flex Plan

Luther Manor offers additional flexible pricing plans that afford you the opportunity to choose the best payment plan to meet your financial needs.

## Monthly Fee

This covers amenities, life enrichment activities, a dining program, basic cable television and all utilities except telephone.

## Continuum of Care

At Luther Manor, the care and services available form a continuum: completely independent living in a Terrace apartment home to assisted living in the Terrace or The Courtyards and intermediate and skilled nursing care in the Health Care Center. In addition, a variety of services are available to promote independence, such as adult day programming, health care counseling and on-site medical care. As personal needs change, the degree of care can be adjusted to meet those needs.

\* Refunded upon reoccupation of the apartment. Exceptions are made when moving within the Luther Manor continuum.

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For more information or to schedule a tour, call **414.464.3880** or email [live@luthermanor.org](mailto:live@luthermanor.org)

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