

ADMISSION FEES

An admission fee (buy-in or entrance fee) is an upfront, one-time fee for Independent Living at Bayview. Admission fees vary based on the size, view, and floor of the apartment. Admission fees are paid once your application for residency has been approved and serve as a way to secure your residence at Bayview, gain priority access to other levels of care, and contribute to capital building improvements.

Admission Fee Range for Independent Living

| | Standard | 50% Refundable |
|-------------------------------------|---------------------|---------------------|
| Studio (324 sq ft.) | \$136,000–256,000 | n/a |
| Alcove (460-490 sq ft.) | \$208,000–539,000 | n/a |
| One Bedroom (648-736 sq ft.) | \$276,000–1,035,000 | \$384,000–1,439,000 |
| Two Bedroom (972-994 sq ft.) | \$424,000–1,589,000 | \$589,000–2,209,000 |

There is an \$18,000 second person fee.

PERCENTAGE REFUND OF ADMISSION FEES

We offer a standard or 50% refundable contract option. The standard contract offers a decreasing refund should the resident withdraw from Bayview within the first 4 years. The 50% refundable contract offers a 50% refundable plan after your second year of residency. A refund is contingent upon the reoccupancy of the apartment.

Percentage Refund of Admission Fees

| Year | 1 | 2 | 3 | 4 | 5+ |
|-----------------|----|----|----|----|----|
| Standard | 80 | 60 | 40 | 20 | 0 |
| 50% | 80 | 60 | 50 | 50 | 50 |

MONTH-TO-MONTH PLAN

A month-to-month plan is available whereby you pay the admission fee over time as an addition to the monthly fee. The month-to-month plan is only available on Studio apartments.

MONTHLY FEE RATES

Monthly fees include access to all amenities and services, including utilities, telephone, cable, internet, weekly housekeeping, transportation services, vibrant events calendar, Fitness Center and 56' heated saltwater therapy pool, emergency call response, 24-hour maintenance and security, and more.

Monthly Fees for Independent Living

| | Single | Couple | Month-to-Month |
|--------------------|---------------------|---------------------|---------------------|
| Studio | \$3,040 | n/a | Starting at \$4,540 |
| Alcove | Starting at \$3,820 | Starting at \$4,910 | n/a |
| One Bedroom | Starting at \$4,485 | Starting at \$5,575 | n/a |
| Two Bedroom | Starting at \$6,190 | Starting at \$7,280 | n/a |



COMMUNITY PRICING ASSISTED LIVING & MEMORY CARE

Danner's Way Assisted Living and Dorothy's Place Memory Care are part of our licensed and fully certified Assisted Living program. Available services include supervised medication management, assistance with bathing and dressing or other activities of daily living. Three meals per day are included in your monthly fee as well as a complete activities program. Residents in Danner's Way and Dorothy's Place pay a basic monthly fee plus an appropriately assessed care charge. The care charge is based on the amount of time and services provided. This may vary from month to month based on any changes in the care plan. The rates are subject to change upon 30 days written notice.

Monthly Fees for Assisted Living

Memory Care

| | Non-View Studio | View Studio | Alcove | One Bedroom | Studio |
|--------------------------|------------------------|--------------------|---------------|--------------------|---------------|
| Bayview Residents | \$4,695 | \$4,695 | \$5,685 | \$6,530 | \$5,240 |
| Direct Admission | \$5,785 | \$6,255 | \$7,310 | \$9,490 | \$6,330 |
| Second Person Fee | n/a | n/a | \$1,675 | \$1,675 | n/a |

An additional one-time fee of \$250 may be charged to Bayview residents moving from non-view Independent Living apartments to view Assisted Living apartments.

Care points are based upon a comprehensive assessment in the following categories: Physical Abilities (mobility/transfers), Dressing/Grooming, Toileting, Bathing/Showering, Health/Wellness Management, Skin Care, Diabetic Care, Medications, Nutrition, Sensory, Communication Tools, Cognitive/Behavioral, Environment, Laundry, Daily Routines. Additional care fees beyond the three care points included in the apartment rate are at \$115 per point.



BAYVIEW

ADDITIONAL RATES

Parking: Parking, when available, is \$205 per month.

Pets: We are a pet-friendly community. There is a \$1,030 non-refundable deposit for your pet.

Guest Meals: We encourage you to invite guests to meals. Should you host a guest, please make a reservation.

All the Buzz Salon: All the Buzz salon is available by appointment only for Men and Women hair services, nail services, and waxing services. Current rates are available upon request.

Guest Rooms: Bayview has guest rooms available. Please check with the Resident Operations Department for rates and availability.

Home Care Services: Offered to support current Bayview residents, home care services are billed in half-hour increments. Services available may include: bathing, dressing/undressing, ted hose, laundry, escort to appointments, running errands, assistance with in-house moves, companionship, medication reminders, housekeeping, light cooking, snack preparation, and pet care. Current rates are available upon request.

Wellness Clinic & Nurse: The Wellness Nurse is available for walk-in clinic hours, by appointment, for urgent concerns, and for visits to your apartment. Wound care, blood pressure monitoring, medication management, blood sugar consultation, and care coordination are some of the services offered. Current rates are available upon request.