

**KEEPSAKE VILLAGE AT GREENPOINT
RESIDENCY AGREEMENT**

provide Enhanced Assisted Living services for up to a maximum of 14 persons and Special Needs Assisted Living services for up to a maximum of 46 persons.

You have submitted a written report from your physician to Keepsake Village at Greenpoint which report states that (a) your physician has physically examined You within the last month; and (b) You are not in need of 24-hour skilled nursing care or medical care which would require placement in a hospital or nursing home.

You have requested to become a resident of either the Enhanced Assisted Living Residence or the Special Needs Assisted Residence at Keepsake Village at Greenpoint and Keepsake Village at Greenpoint has accepted your request.

AGREEMENT

I. Housing Accommodations and Services. Beginning on _____, 201__, Keepsake Village at Greenpoint will provide the following housing accommodations and services to You, subject to the other terms, limitations and conditions contained in this Agreement. This Agreement will remain in effect until amended or terminated by the parties in accordance with the provisions of this Agreement.

A. Housing Accommodations

1. **Your Apartment.** You may occupy and use apartment #____, subject to the terms of this Agreement. You may occupy your apartment once your Individualized Service Plan is prepared and your non-refundable deposit and security deposit are paid.
2. **Common Areas.** You and your guests may use the general-purpose common areas of Keepsake Village at Greenpoint such as lounges, outdoor sitting areas, etc.
3. **Furnishings/Appliances Provided by Keepsake Village at Greenpoint.** Attached as Exhibit A is an inventory of furnishings, appliances and other items supplied in your apartment by Keepsake Village at Greenpoint.
4. **Furnishings/Appliances Provided by You.** Attached as Exhibit B is an inventory of furnishings, appliances and other items supplied by You for your apartment. Such Exhibit also contains any limitations or conditions

APPROVED
BY NYS Department of Health
5/26/17 (date)
PXV (project manager)

**KEEPSAKE VILLAGE AT GREENPOINT
RESIDENCY AGREEMENT**

concerning what type of appliances may not be permitted
(e.g., due to amperage concerns, etc.)

B. Basic Services. The following services ("Basic Services") will be provided to You, in accordance with your Individualized Services Plan.

1. **Individualized Service Plan.** Keepsake Village at Greenpoint will work with your physician and You to prepare, review and revise your Individualized Service Plan as necessary. The Individualized Service Plan will include ongoing review in addition to revisions as necessary.
2. **Meals and Snacks.** Two nutritionally-balanced meals per day and one snack per day are included in your Basic Rate. You may select which meal You do not want to receive. You may also purchase a third meal for an extra fee (a third meal is included in your Basic Rate if You are admitted to the Special Needs Assisted Living Residence). The following modified diet will be available to You if ordered by your physician and included in your Individualized Service Plan: No Added Salt (NAS) and/or No Concentrated Sweets (NCS).
3. **Activities.** Keepsake Village at Greenpoint will provide a program of planned activities, opportunities for community participation and services designed to meet your physical, social and spiritual needs, and will post a monthly schedule of activities throughout Keepsake Village at Greenpoint. The schedule of activities will be readily visible in a common area.
4. **Housekeeping Services.** Vacuuming, trash collection and general housekeeping services will be provided on a weekly basis or as otherwise needed in keeping with your needs.
5. **Linen Service.** Unless you choose to launder your own linens, linen service will be provided on a weekly basis or as otherwise needed and will include towels and washcloths, pillow and pillowcase, blanket, bed sheets and bedspread, all clean and in good condition.