

A Senior Care Community

Andrus on Hudson is a nurturing, family focused senior care community fostering dignity, well being and independence for seniors.

ANNUAL REPORT 2015



Photograph by: Anne Marie Deluca

*"Beautiful young people
are accidents of nature, but beautiful
old people are works of art."*

- Eleanor Roosevelt



A MESSAGE FROM OUR CHAIRMAN
and OUR EXECUTIVE DIRECTOR

Dear Friends,

Our hands are quick to show our age. But what about experience? Our residents' hands have been busy creating, nurturing, and working for decades. At Andrus on Hudson we are providing opportunity for rest and many activities such as art, music, gardening, word games, cards, Bingo, computer exploration, exercise and therapy.

We held our Third Annual Fundraiser on November 9th, raising \$34,830. All of this money is being used to enhance our residents' lives. The funds are going toward bi-monthly visits from an art therapist, Music and Memory training, It's Never 2 Late adaptive computer system, trips to Westchester Broadway Theater and concerts.

In September we opened Little Leaf Nursery School in our building, providing our residents another opportunity, (in addition to Babies & Grands Music,) to interact with young children. Young and old hands play and work together bringing new experiences, joy and understanding to each other.

We are grateful to our 40 Greenburgh North Castle UFSD High School Transition Program students and our Community Life Volunteers who contributed 8,844 volunteer hours in 2015. These regular volunteers along with local high school students, our own residents, staff and neighbors are invaluable helping hands for our seniors.

We also hosted a group of 10 Board Of Cooperative Educational Services (BOCES) students for a clinical rotation as they studied to become licensed practical nurses. Additionally, students from the Dietetic Technician program at Westchester Community College spent 15 weeks here to obtain hands on experience in a long-term care setting.

These intergenerational programs and internships are some ways we're fulfilling our goal of bringing the outside community to Andrus on Hudson to share experiences with our seniors. Additionally, in 2015 we held several concerts, art displays and shows for both our residents and neighbors. These included a Broadway Training Center production of The Addams Family, The Mountain Music Project documentary and live concert, Ann Marie DeLuca's multimedia presentation Honoring Women, Their Lives and Their Gifts, Westchester Music of India, RiverArts Studio Tour, Biagio Civale's art exhibit and Spring Fest.

We maintain being active in the community as a Board of Elections voting place, host for a Hastings Volunteer Fire Department barbecue and annual Livable Communities Luncheon, and rooftop antennae placement for our emergency responders. We sponsor RiverArts and Bi-annual Hastings PBA/Recreation Department's Bingo. In October staff members and friends participated in the Walk to End Alzheimer's and our residents did their own shorter walk raising \$2,000 for the Alzheimer's Association. Five of our seniors celebrated their 100th birthday. They were presented with Proclamations from Westchester County Legislator, MaryJane Shimsky; Certificates of Recognition from State Senator, Andrea Stewart Cousins and a birthday message from Hastings on Hudson Mayor, Peter Swiderski.

Upkeep and improvements in our building and grounds continue. We replaced all the windows in our main dining room, Longue Vue' Café, staff cafeteria, and fourth floor resident rooms with new energy efficient windows which improve indoor comfort and reduce our energy costs. We also got new carpet in the administrative offices and an exhaust fan on the lower level.

We had our Annual New York State Department of Health Survey in June. There were five surveyors who reviewed medical records, current policies and our facility and also interviewed staff, residents and family members. Their report identified only one deficiency which caused no harm to our residents and was corrected immediately. We're proud of this accomplishment!

With a normal ebb and flow of residents throughout the year, we ended the year at our budgeted 96% of occupancy for our 197 bed nursing home.

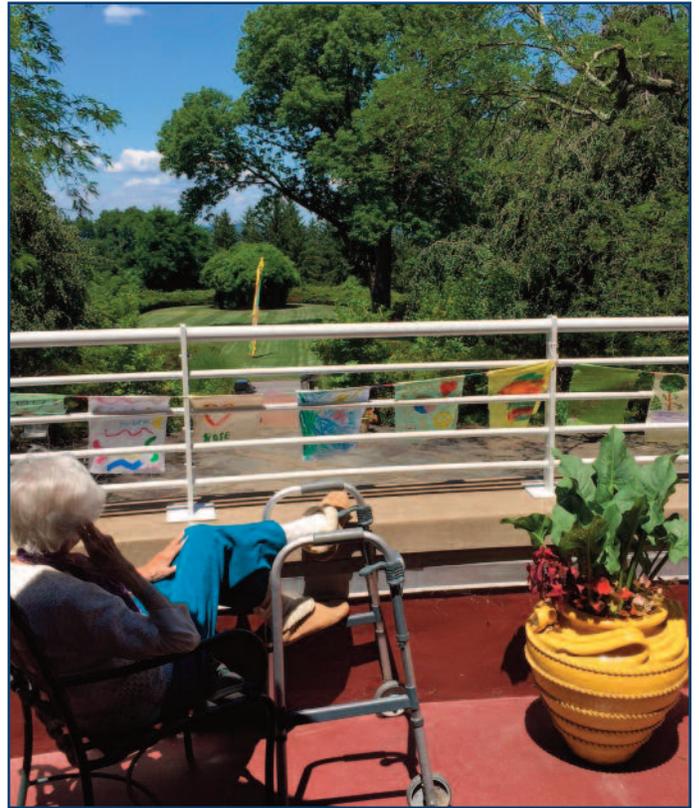
We thank our volunteers, donors and staff for their ongoing support as we continue to move forward in our care for seniors.

A handwritten signature in black ink that reads "McCain McMurray".

McCain McMurray
Chairman, Board of Directors

A handwritten signature in black ink that reads "Betsy Biddle".

Betsy Biddle
Executive Director



Photographs from top left
(clockwise)

Resident and Little Leaf Nursery School student hold hands

Enjoying the scenery from one of our terraces

Little Leaf Nursery School student and resident working together on a Dream Catcher

Art Therapy

Andrus on Hudson Chorus performing at our 2015 Annual Fundraiser

John E. Andrus Memorial, Inc.
D/B/A Andrus on Hudson

FINANCIAL HIGHLIGHTS

Year ending December 31, 2015

Operating Revenues

Net Patient Service Revenue	\$ 19,787,860
Other Operating Revenues	554,929
Total Operating Revenues	20,342,789

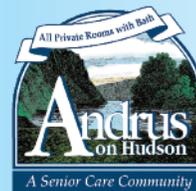
Operating Expenses

Professional Care of Patients	7,894,156
Nursing, Social Services, Activities, Pharmacy, Rehab Therapy, Dental & Medical Services	
Service Department.....	4,258,770
Dietary, Maintenance, Housekeeping, & Laundry	
Administration and General	1,756,549
Non-Departmental	4,079,821
Employee Benefits, Payroll Taxes, Interest Expense and Real Estate Taxes	
New York Cash Receipts Assessment	1,098,794
Depreciation Expense	1,144,547
Total Operating Expenses	20,232,637

Operating Gain (Loss).....\$ 110,152

The Audited Financial Statements for the fiscal year ending December 31, 2015 are available upon request.

John E. Andrus Memorial, Inc. (JEAM) operates a 197 bed skilled nursing care facility in Westchester County, New York on 26 acres overlooking the Hudson River. Doing business as Andrus on Hudson, JEAM is a not-for-profit charity, which is exempt from federal income tax under Section 501 (c) (3) of the Internal Revenue Code. We are supported primarily by fees paid by and on behalf of residents who are at Andrus on Hudson for nursing care, hospice, short-term rehabilitation or respite care. The Centers for Medicare and Medicaid Services have given us a four star rating.



www.andrusonhudson.org