



## STEPS TOWARD RESIDENCY

*Residency at Waverly Heights is open to men and women 60 years of age or older without regard to race, color, religion, national origin, sex, disability or familial status.*

1. **Application**

Complete a ***Priority Membership Application*** and return it along with a check in the amount of \$2,000 for a single applicant or couple. This deposit is fully refundable. Upon receipt of your application and payment, your name will be placed on the Priority Membership List.

2. **Financial and Medical Review**

Each resident must qualify financially for residency by completing a ***Confidential Financial Statement*** to demonstrate that he or she has sufficient resources to pay the Occupancy Rights Fee and Monthly Maintenance Fee through their expected lifetime. Residents must also complete a ***Health Insurance*** form and provide copies of their Medicare and Medicare Supplement identification cards. Waverly requires Medicare Parts A and B as primary insurer, and Blue Cross and Blue Shield Security 65 Plan C or better as the Medicare supplement, or equivalent insurance plans.

All residents must also participate in a Medical Review. This process involves the completion of forms by you and your physician, a review of your recent medical tests, followed by in-person interviews with Waverly Healthcare staff.

3. **Acknowledgement of Residency**

Following successful completion of your medical and financial reviews Waverly will acknowledge your eligibility for residency. If your residency takes place more than six months after your reviews, or if changes in your health or finances occur, the financial and medical reviews may need to be updated. Significant changes in your health or finances could affect your eligibility for residency.

4. **Selection of a Residence**

When the type of apartment or villa you desire becomes available during the year that you have requested residency, and after you have been medically and financially approved, you will be contacted by the Waverly Sales Counselor. At that time, you may accept or reject the residential apartment or villa. Rejection of the apartment or villa does *not* change your position on the Priority Membership List.

5. **Residence and Care Agreement and Fees**

When you accept an apartment or villa, a ***Residence and Care Agreement*** will be prepared indicating the designated Occupancy Date. Ten-percent (10%) of the Occupancy Rights Fee (less your \$2,000 Application Deposit Fee) will be due with the signing of the Agreement. The remaining 90% of the Occupancy Rights Fee will be due on the designated Occupancy Date, along with the non-refundable Contract Fee (\$20,000.00 per person). The Monthly Maintenance Fee will also begin on the designated Occupancy Date.

*This list does not replace the guidance and assistance we offer to you.  
Please contact the Waverly Marketing staff at 610-645-8764 for further information or assistance.*

