



A Closer Look at Westview Meadows

INDEPENDENT LIVING



SENIOR LIVING IN
THE HEART OF VERMONT



Westview Meadows
AT MONTPELIER



Discover

a warm, vibrant place to call home

At Westview Meadows, we've created a special community where friends gather, activities abound, and daily life is simply easier.

To maintain a sense of intimate community, we have just 36 Independent Living apartments at Westview Meadows. And yet our residents enjoy a spacious and open atmosphere — from our well-appointed library to meticulously landscaped grounds.

We offer a variety of apartment floor plans for our Independent Living apartments, each of which includes a large living room, fully-applianced kitchen, dining area, bath, and four-season sunroom to take advantage of our spectacular Vermont scenery. Apartments are available with one or two bedrooms, and have one, one-and-a-half, or two baths, with basic amenities that include cable TV, a telephone jack and individual thermostat control. Free public WiFi is available throughout the building.

Independent Living residents receive weekly housekeeping service and have access to 24-hour emergency response service, to help them enjoy a safe, carefree lifestyle at Westview Meadows.

Frequently Asked Questions

How many apartments are available at Westview Meadows?

We have 36 Independent Living and 16 Residential Care apartments.

Is there an age requirement?

We welcome individuals and couples age 62 and older.

Is there a waiting list?

Check our website for current availability. You can join our Priority List program to be considered for a particular style of apartment or to plan several years in advance.

May I bring my own furniture?

Yes, your apartment is yours to furnish and decorate as you wish.

Is there storage available?

Yes, each Independent Living comes with a 4' x 4' x 8' storage unit.

May I have guests for meals and overnight visits?

Your guests are always welcome! To have friends or family join you for a meal, please let our dining room staff know 24 hours in advance.

May I bring my car?

Yes. We have 18 carports and there is a monthly fee.

Is transportation available?

Transportation operates M-F. Transportation for more personal use, such as appointments, requires advance scheduling.

May I bring my pet?

Cats and small, well-behaved dogs are welcome at Westview Meadows, as long as residents are appropriately able to care for them. Please ask for a copy of our pet policy.

What if my health changes?

We understand that health changes are part of aging, so we have two separate levels of care. We will help you transition to the most appropriate level of care at Westview Meadows. Should we not be able to meet your needs, high-quality local health care providers will help you coordinate those services.

Does the monthly fee increase yearly and if so is it announced ahead of time?

On average we increase the monthly fee between 2-3% a year. We give residents a 60-day notice about this price increase.

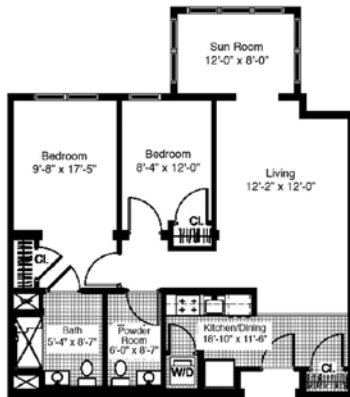
Is cable TV and WiFi available?

Yes, the basic cable package is included in your monthly fee. If you would like additional packages, you may contact the cable company.

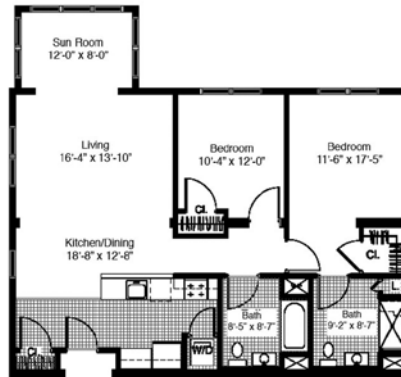
Our Apartments

Garden Floor

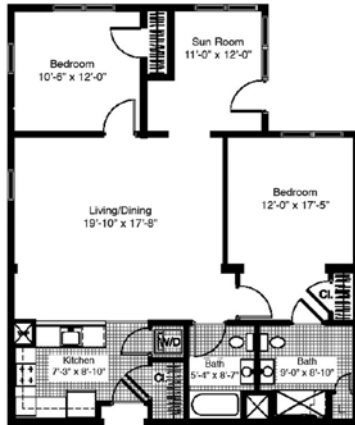
Floor Plan B-2 946 sq. ft. (2)



Floor Plan C-1 1,151 sq. ft. (2)



Floor Plan C-3 1,194 sq. ft. (2)



Floor Plan D 1,344 sq. ft. (3)



Floor Plan E 1,426 sq. ft. (1)



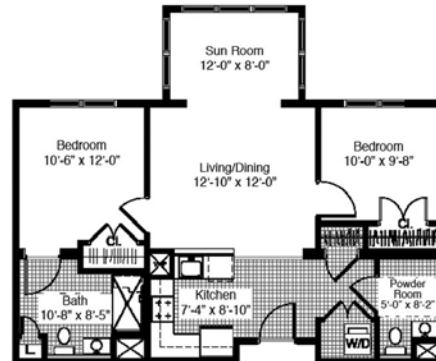
- Orange numbers represent the quantity of apartments with that floor plan design
- All apartments are wheelchair accessible
- Each room has cable television service, individual thermostat control, and a telephone jack
- Housekeeping services provided

First Floor

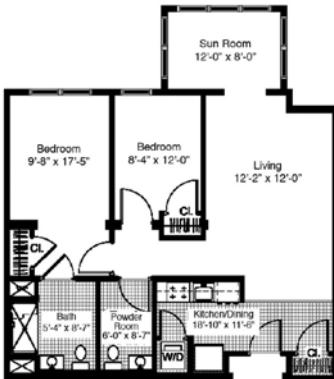
Floor Plan A 742 sq. ft. (3)



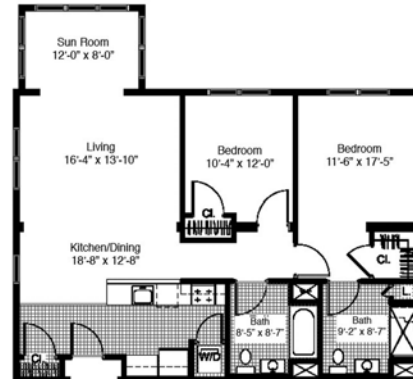
Floor Plan B-1 885 sq. ft. (1)



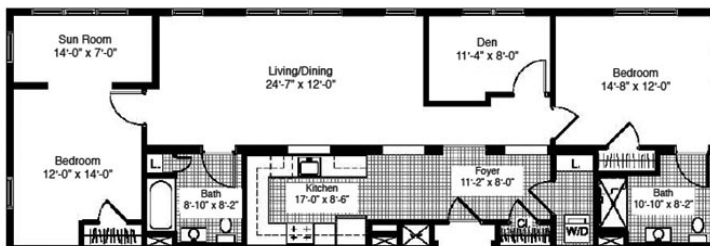
Floor Plan B-2 946 sq. ft. (2)



Floor Plan C-1 1,151 sq. ft. (2)



Floor Plan E 1,426 sq. ft. (1)



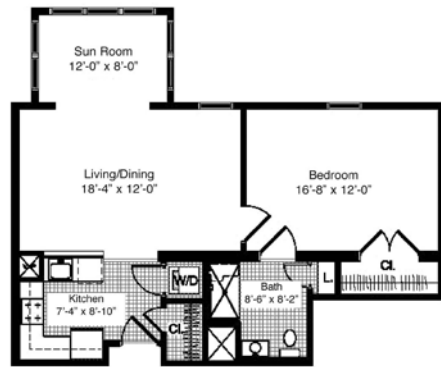
Our Apartments

Second Floor

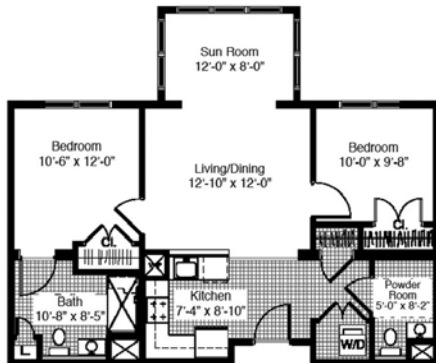
Floor Plan A 742 sq. ft. (4)



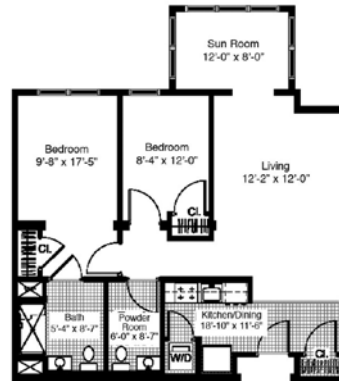
Floor Plan A-1 818 sq. ft. (1)



Floor Plan B-1 885 sq. ft. (1)



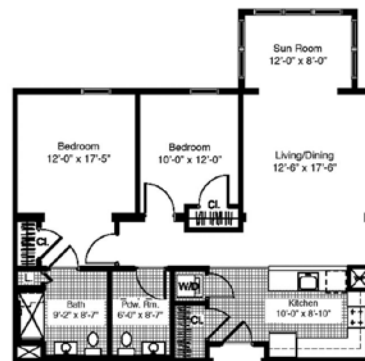
Floor Plan B-2 946 sq. ft. (1)



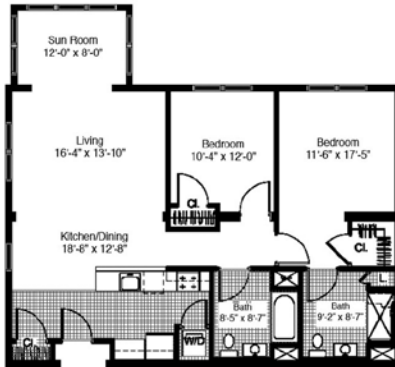
Floor Plan B-3 979 sq. ft. (2)



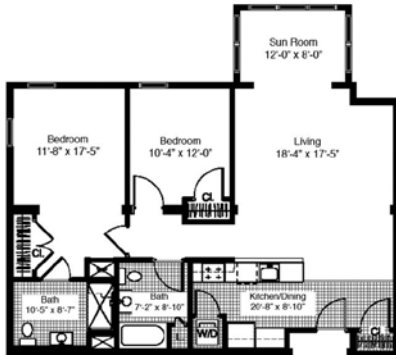
Floor Plan B-4 1,073 sq. ft. (1)



Floor Plan C-1 1,151 sq. ft. (1)



Floor Plan C-2 1,177 sq. ft. (1)



Floor Plan D 1,344 sq. ft. (4)



Floor Plan E 1,426 sq. ft. (1)



Entry Fees

Apartments are available to residents on an entrance fee basis. When residents move from their apartments, and the next resident occupies the apartment, they will receive a partial refund of the entry fee.

Monthly Fees

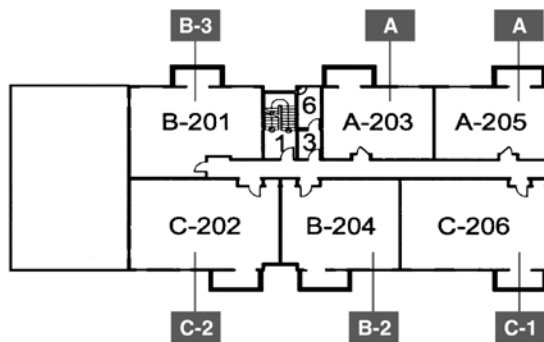
Apartment residents pay a monthly fee which covers property taxes, utilities, the main daily meal, weekly housekeeping, repairs and maintenance, insurance, snow and trash removal, grounds maintenance, replacement reserve fund, 24-hour emergency monitoring system and staff, and scheduled transportation. Fees are for single occupancy. Apartments with two residents will pay an additional monthly fee for each additional person.

Building Floor Plans

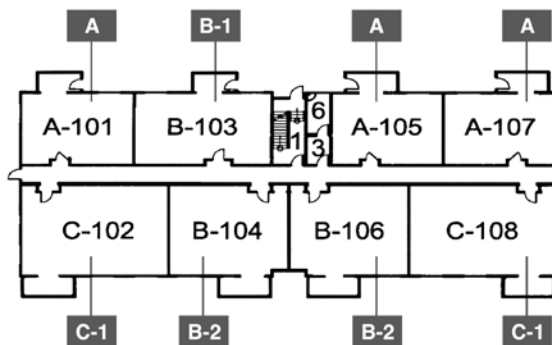
Westview Meadows is comprised of three floors, with Independent Living apartments located on all floors. Dining, activity, and common areas are featured primarily on the first floor.

More information about Residential Care apartments (*grayed out on this map*) can be found in our Residential Care brochure.

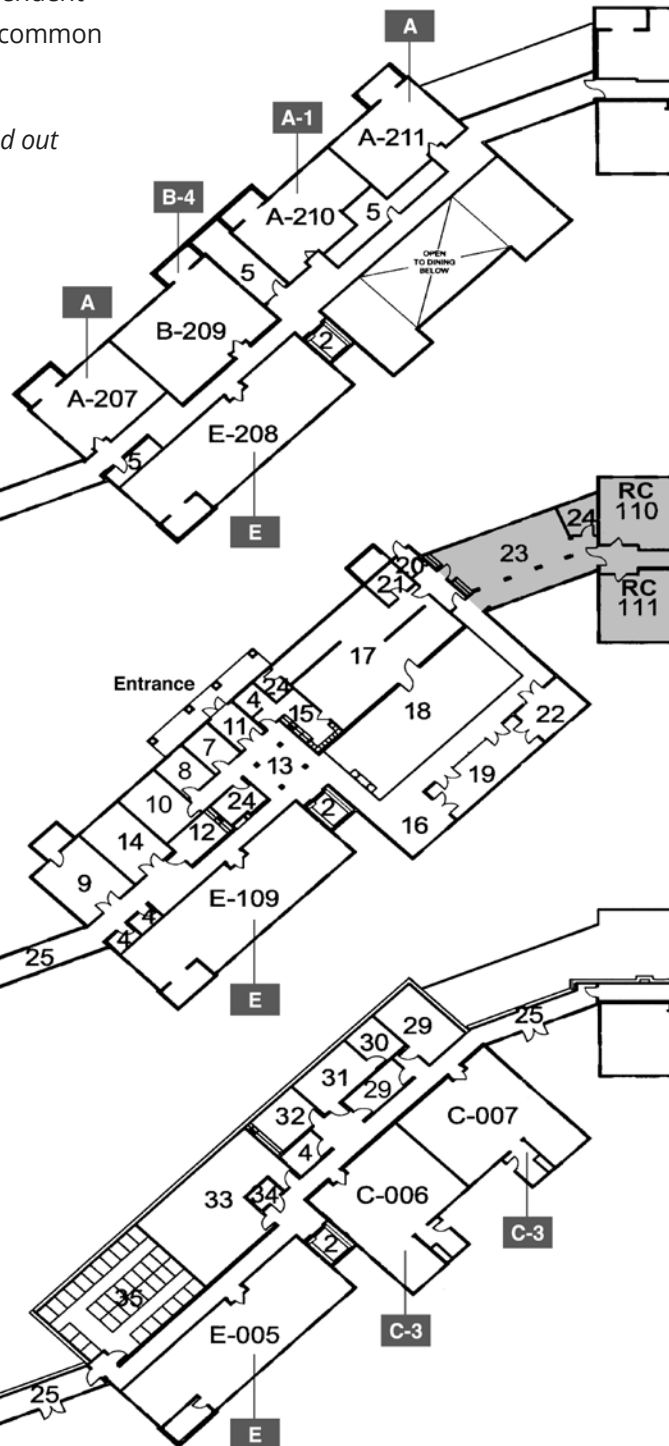
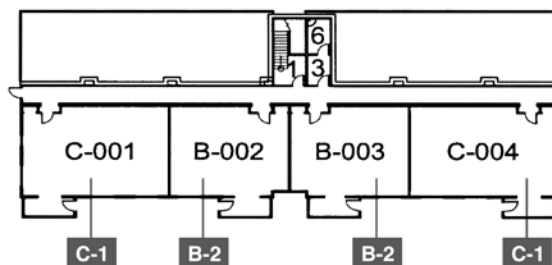
Second Floor

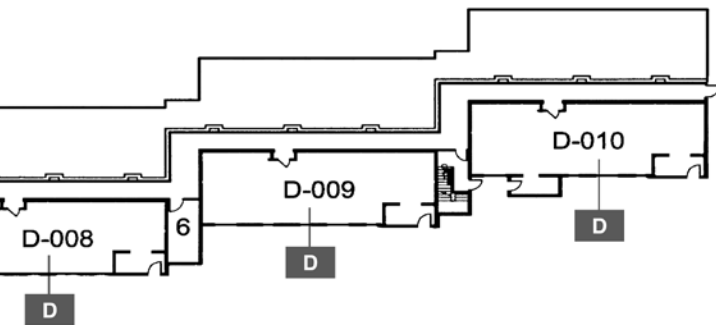
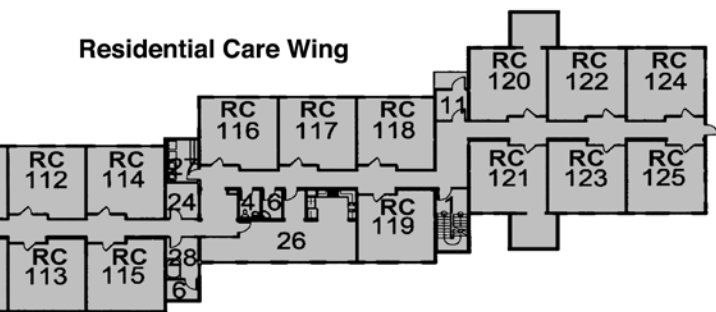
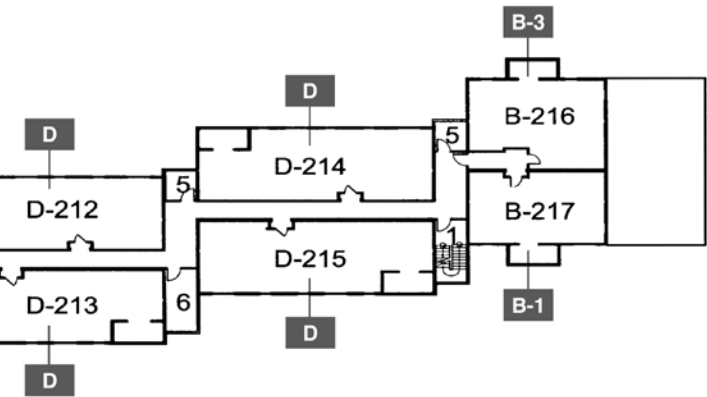


First Floor



Garden Floor






LEGEND

Numbered Areas

1	Stairs	20	Receiving
2	Elevator	21	Dry Storage
3	Trash	22	Private Dining
4	Restrooms	23	Residential Care Dining
5	Storage	24	Offices
6	Utility	25	Link
7	Business Office	26	Country Kitchen / Activity
8	Resident Cubby Room	27	Laundry
9	Fitness Room	28	Spa / Whirlpool
10	Director's Office	29	Mechanical Room
11	Vestibule	30	Emergency Power Room
12	Beauty Salon	31	Electrical Room
13	Lobby	32	Maintenance Shop
14	Library	33	Water Tank Room
15	Staff Break Room	34	Elevator Machine Room
16	Santa Maria Lounge	35	Resident Storage
17	Kitchen		
18	Dining Room		
19	Deck		

Apartments

 Floor Plans
 See previous pages for detailed layouts

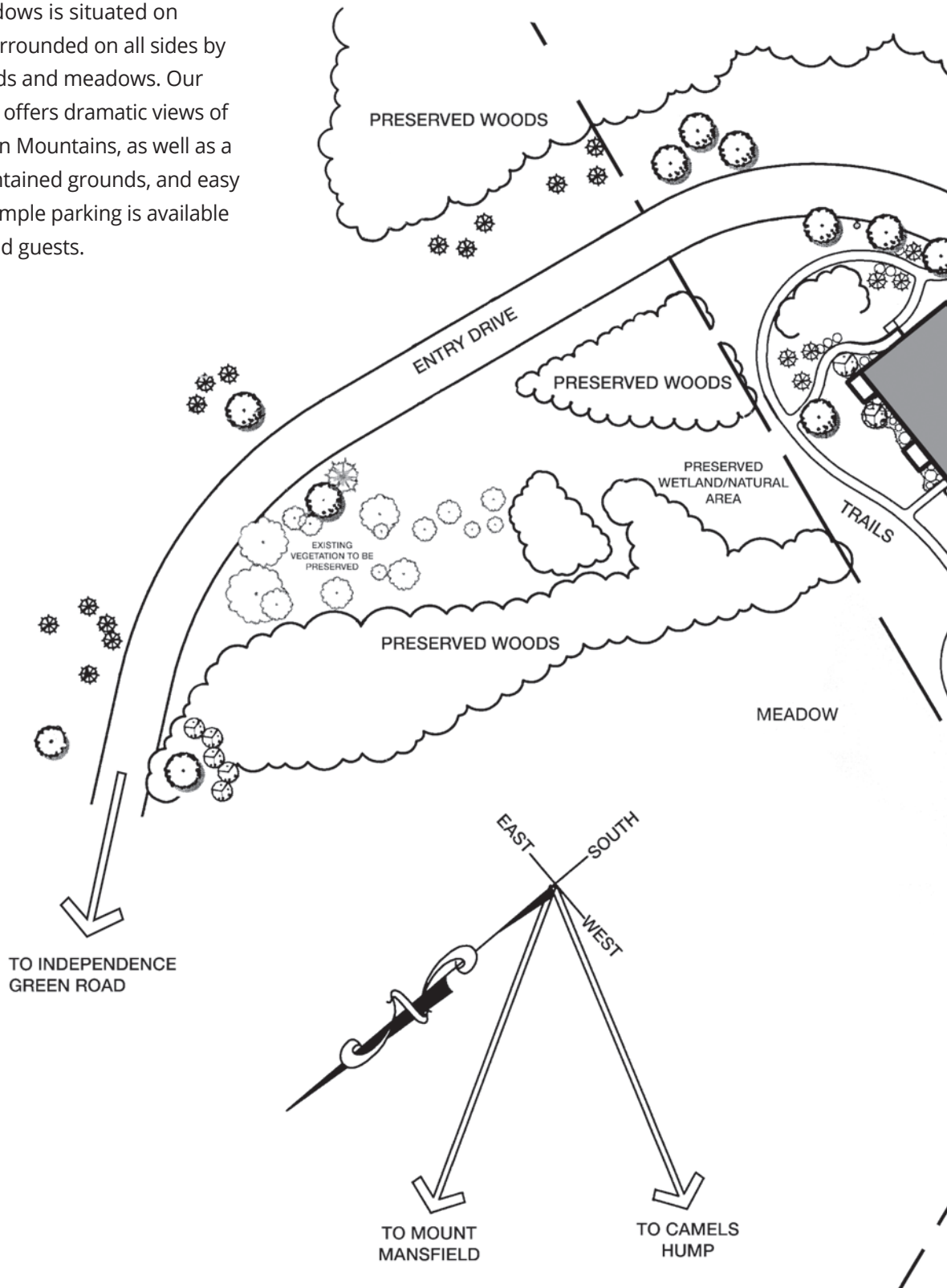
Apartment Types

A	1 Bedroom, 1 Bath
B	2 Bedroom, 1.5 Bath
C	2 Bedroom, 2 Bath
D	2 Bedroom, 2 Bath, Den
E	2 Bedroom, 2 Bath, Den
RC	Residential Care Unit 1 Bedroom 1 Bath
RC	120 & 121: Deluxe Residential Care Unit 1 Bedroom 1 Bath, Sunroom



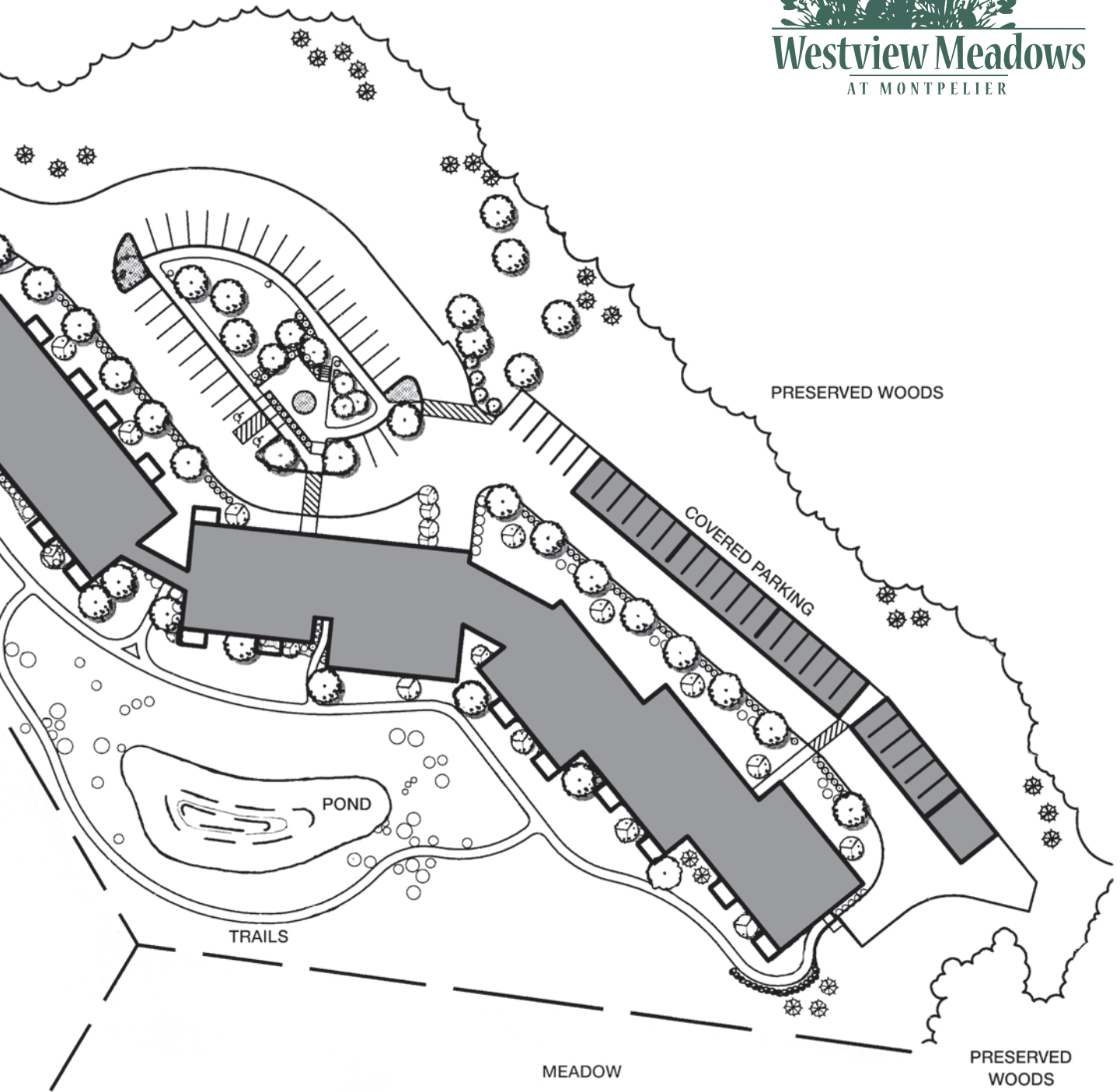
Exterior Site Plan

Westview Meadows is situated on 25 acres and surrounded on all sides by preserved woods and meadows. Our hillside location offers dramatic views of Vermont's Green Mountains, as well as a pond, well-maintained grounds, and easy walking trails. Ample parking is available for residents and guests.





Westview Meadows
AT MONTEPELIER



Cost Comparison Worksheet

Monthly Budget Item	Your Current Monthly Cost	Your Cost at Westview Meadows
Housing		
Rent / Mortgage Payment (Monthly fee)	\$	\$
Property Taxes	\$	Included
Property Liability Insurance		Included
Renter's Insurance	\$	\$
Utilities		
Heat	\$	Included
Electricity / Gas	\$	Included
Water / Sewer	\$	Included
WiFi	\$	Included
Fidium Internet	\$	Included
Food		
One Meal Per Day	\$	Included
Home Maintenance		
General Maintenance and Servicing	\$	Included
Repairs / Replacement	\$	Included
Trash / Yard Care / Snow Removal	\$	Included
Housecleaning (weekly)	\$	Included
Transportation		
Gas, maintenance, repairs, insurance, etc	\$	Included
Health / Social Care Service		
24-hour Staffing / Emergency Response	\$	Included
Recreation / Social Activities	\$	Included
Fitness Classes	\$	Included
TOTAL	\$	\$

2019 Edition



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