

The Selwyn
Foundation



Annual Report 2020/21

selwynfoundation.org.nz



Today there
are 715,167
New Zealanders
aged over 65





This number is predicted to double to 1.5 million in the next 25 years.

Home ownership is declining and more people over 65 are reaching retirement with no assets and little savings.

By 2036, 50% of our older population will live in rental accommodation.

The current housing crisis is placing increasing pressure on the availability of affordable rental housing, making it even harder for older people on fixed incomes to find affordable rental accommodation.

New Zealand Superannuation assumes couples reach retirement mortgage-free. Increasingly older people are reaching retirement with mortgages or still renting with a growing number living on their own.

24% of people aged 65+ live alone.

The changing dynamics of our society are seeing more people living alone over the age of 65. With this comes loneliness. 13% of people over the age of 75 feel lonely. Alarmingly, people who feel lonely are more likely to suffer an early death by 30% - 60% and, worse yet, men aged 85+ have one of the highest suicide rates among all age groups in New Zealand.

The overwhelming fact is that the Government is simply not going to be able to meet all the needs of New Zealand's ageing population.

This is an increasing community problem. The Selwyn Foundation is preparing now for the onslaught of unmet need. We will be reaching out to the community for support.



Contents

- 3 The Year in Review
- 4 Chair's Report
- 6 Chief Executive Officer's Report
- 10 Our Mission
- 11 The Selwyn Way
- 12 Life Members and Companions
- 14 Charity
- 27 Donations and Bequests
- 28 Learning
- 32 Community
- 36 Villages
- 42 Our Environment
- 44 Chief Financial Officer's Report
- 48 Summary Consolidated Financial Statements
- 54 Report of the Independent Auditor
- 55 Board Governance, Principles and Guidelines
- 59 You can leave a lasting legacy

Highlights of 2020/21

- Despite the return of further COVID-19 lockdown restrictions, we reported a significant strengthening of our balance sheet over the previous year. At a time of extraordinary challenge, the Foundation finished the year in a prudent and positive operating position, with strong demand for our village offerings across both residential care and independent living.
- The Strategic Review commissioned by the Board in 2020 continued throughout the year. This looked at how the Foundation can best deliver on its charitable Mission and considered potential new frameworks to enable us to expand and enhance our charitable activities across our three priority areas, whilst also strengthening our financial capability to serve older people in years to come.
- In spite of the widespread disruption caused by the pandemic, we were able to continue with our charitable outreach in support of older people who are vulnerable or in need, with a view to creating opportunities for social engagement and connection for those living either in our villages or independently in local communities.
- No expense was spared in our work to keep our valued residents and staff safe and supported and our village environments virus-free during the COVID lockdowns. Our teams across the breadth of our services and areas of operation remained vigilant and focussed every day on the safety and wellbeing of residents or on providing support remotely to our day centre clients and their families over prolonged periods of lockdown.
- During the year, work also progressed on new independent living apartments at Selwyn Village (due for completion in late 2021). The Caswell Apartments will offer 35 two- and three-bedroom units, whilst the Puckey Apartments will comprise 32 two-bedroom apartments. Both residences will also feature a large communal lounge with fully-fitted kitchen for residents' social events and entertaining and will be served by a full underground carpark.
- At Selwyn Heights, construction got underway on the site of a standalone, twelve-room dementia care/memory support unit on the eastern boundary of the village site, which will incorporate access into a secure garden. It is expected that this new development will be available for occupancy early in 2022.
- Excellent results were attained in each of the certification and surveillance audits of our individual care homes that were conducted by the Ministry of Health over the year, with wonderful feedback from the auditors and from residents and their families alike.
- Our dementia day centres at Lavender Cottage and the Anchorage continued to be highly rated for the quality of the care, meaningful engagement in life activities and the warm and supportive environments they offer.
- We further expanded our chaplaincy service, with a new role establishing a Chaplain's presence at Selwyn Sprott village for the first time, and a locum Chaplain position created to provide temporary cover across all our villages whenever needed.
- Our knowledge hub, The Selwyn Institute, continued its work to connect research, content, subject matter experts and learners in innovative and engaging ways, delivering a range of online learning opportunities for healthcare practitioners, Selwyn staff and all those with an interest in supporting others to age well.
- We continued our work towards self- and environmentally-sustainable practices (in line with our Environmental Goal), embedding a wide range of sustainability initiatives across our services, facilities and sites.
- Our housing for older people joint venture with Auckland Council, Haumaru Housing, celebrated four successful years of providing holistic tenancy and asset management services for the council's portfolio of 1,446 affordable rental units for older people.

Chair's Report



HON DAVID CUNLIFFE

May I take this opportunity to welcome all readers to The Selwyn Foundation's 2020/21 Annual Report, and in doing so thank all our dedicated frontline staff and management who have kept our residents safe and cared for throughout this demanding year. Garry Smith, our highly regarded Chief Executive Officer, models a very special kind of servant leadership, and has ably guided and empowered the team through lockdowns, re-openings, and yet more lockdowns. All the while, the Foundation has been growing, developing, leading care standards through The Selwyn Way, and strengthening its financial position to the long-term benefit of all stakeholders. We have a united and effective Board that has guided and supported the Foundation through this extraordinary year.

Refocusing our charitable Mission

During 2020/21, The Selwyn Foundation Board has taken time to reflect deeply on our Mission and purpose. We have been guided by the Constitution of the Foundation and the original indictment to care for our vulnerable senior citizens. COVID-19 has also exposed many shortcomings in the provision of support across our society for those who are disadvantaged,

and especially for the most vulnerable seniors in our country. So, as highlighted in our Annual Report last year, the Selwyn Board commissioned a Strategic Review to look at how the Foundation can best deliver on its Mission, and this has been underway throughout 2020/21. Over the year, we have been looking at potential new frameworks to enable us to maximise our social and community impact, whilst also strengthening our financial capability to serve older generations in years to come. Specifically, we have been considering how we can expand and enhance our charitable activities across our three priority areas – combatting loneliness and social isolation, supporting older people experiencing hardship and providing affordable housing – and how we might serve more seniors beyond our retirement village environments, including upholding Tikanga Māori and Tikanga Pasifika principles.

Many new and exciting innovations have been in progress this year, as we have prepared the Foundation to optimise its fundraising strategy to boost our future charitable investments. We have worked with fundraising and ethical investing experts, and to better understand and measure the impact of our activities. This will provide us with the tools needed to take our charitable work further and to demonstrate the positive impact we are having on people's lives. In short, there is immense potential to do more good work for more people. Of course, the Foundation's Mission and overarching Constitution will not change. We hope that it will benefit even more seniors who are in need and will be delivered within the context of The Selwyn Way, our unique approach to the care and

wellbeing of all those we connect with in our service to New Zealand's older citizens.

Providing safety and quality throughout the pandemic

It is now clear that all our future activities will be conducted in a world where COVID-19 is ever present. Strict safety practices will be the norm in protecting our residents and clients as well as our Selwyn workforce, balanced where possible by a compassionate but cautious approach to enabling safe contact with family, whānau, and friends, as we care for the whole person.

In this ever-evolving COVID environment, I would like to highlight the superb work that has been undertaken by our staff in maintaining our COVID-free villages and care homes and in providing support remotely to our day centre clients and their families. It has been a 'long haul' and a concerted, unrelenting effort by all our teams across the breadth of our services and areas of operation.

Our team members have continued to be creative and innovative in reaching out to the vulnerable over prolonged periods of lockdown. On behalf of the Board and all our village communities, I would like to express our particular thanks to the Selwyn essential workers on the frontline who have been so vigilant and focussed every day on resident safety and wellbeing. Our heartfelt thanks also to the Group Office and Executive teams for their work behind the scenes to provide the all-important safety protocols and the resourcing necessary to strengthen our efforts in protecting against the virus.

Haumaru Housing celebrates its fourth year

Despite the many disruptions caused by the virus and the emergence of its even more transmissible Delta variant, our housing joint venture for older people with Auckland Council – Haumaru Housing – marked the fourth anniversary of the council portfolio transfer with another set of outstanding tenant satisfaction survey and sound operating results.

As a landlord for those who live independently in the community, Haumaru has continued to be responsive to its tenants' needs throughout the COVID crisis, always putting their health and safety first. Consequently, in its 2021 tenant satisfaction survey, it once again received an overwhelming endorsement of its work, with tenants returning a 94% satisfaction rate with its overall service. Our congratulations to the Haumaru Housing Board, Chief Executive Gabby Clezy, and the wider Haumaru team, on another very successful year.

Strengthening our financial position

The wellbeing of all in the Selwyn community – including those in need beyond our villages – depends upon our Foundation being managed as a healthy financial entity over the longer term. I am pleased to note – as detailed in the Chief Financial Officer's report – a substantial strengthening of our balance sheet over the last year. This has been possible through the prudent management of our portfolio over a long period of time and a healthy upward revaluation of our assets during 2020/21. Although no expense has been spared to keep our valued residents safe

and supported during the COVID lockdowns, our Foundation has also managed to finish the year in a prudent and positive operating position. That is a singular achievement in very challenging times, and I want to recognise the superb work of CFO Jason More.

Sound governance

In accomplishing our work and Mission, the Foundation has been fortunate to benefit from the wise counsel, knowledge, and insight of our committed and hugely experienced Board. During the year, the Board was independently reviewed and found to be performing in the top quartile of all boards in New Zealand. Since the very first COVID lockdown in 2020, and throughout this ongoing period of challenge and uncertainty, our Board Members have worked closely with our excellent Chief Executive Officer Garry Smith and his highly skilled team, providing the governance, strategic and financial oversight that have enabled Selwyn to succeed.

Sadly, however, two of our long-standing Board Members will be retiring at the Foundation's 2021 AGM – Peter Huggard and Helen Melrose. Peter has been a member of our Board since 2010, also serving as Deputy Chair and Chair of our Villages Committee in that time. Helen joined us in 2014 and was Chair of the Board's Property Committee and founding Chair of the Haumaru Housing Board. I would like to extend my sincere thanks and appreciation to both Peter and Helen for their distinguished service, leadership, and contribution as they come to the end of their terms on the Board, and to wish them well in all their future endeavours.

A future of immense opportunity

Throughout 2020/2021, and ongoing challenge of COVID-19, the Foundation has been able to continue with its charitable outreach in support of older people who are vulnerable or in need. Our funding of the valuable work undertaken at grass-roots level by other key Anglican social service agencies – the Auckland City Mission's Elder Person Service, the Pou Awhina Kaumatua Kuia programme of Te Pihopatanga o Te Tai Tokerau, and Seniors Community Workers in Whangarei and Massey – has also enabled us, indirectly, to help many others beyond our existing communities.

With our Strategic Review nearing completion and our refocussing on our charitable goals, we hope to be able to do yet more in the charitable sphere. We aim to lead the way in enabling quality support and services through our charitable giving and to generate tangible improvements in the wellbeing of greater numbers of seniors who are in utmost need. We hope to be able to provide more detail on this soon.

On 22 May 2021, we celebrated Founders' Day and sixty-seven years of serving the ageing population. We are extremely proud of our heritage and are excited for all that the future holds. Building on the legacy of our forebears, we look forward to new opportunities in how we serve and support New Zealand's older citizens.



Hon David Cunliffe
Chair
The Selwyn Foundation
October 2021

Chief Executive Officer's Report



CEO, GARRY SMITH

Returning to 'near normal'

Following the unprecedented events of last year and the challenges confronting our service provision and operating performance, I am pleased to report that the latter half of 2020/21 saw us return to 'near normal' in terms of our overall activities.

The nationwide lockdown extended from March to May 2020, with the Auckland region then entering lockdown again over August/September 2020 and February/March 2021. This led to our initially closing all our villages and care homes each time to external visitors and non-essential workers as a precaution and increasing our infection prevention and control procedures accordingly. Higher COVID Alert Levels in Whangarei and Wellington (in January 2021 and May/June 2021 respectively) also led to our closing Selwyn Park and Selwyn Sprout to reduce any possible risk to our vulnerable residents. At the time of writing, we are in the midst of yet another lockdown.

As with the first COVID outbreak, all our village and care environments remained COVID-free throughout, with the necessary

expenditure committed to ensure that residents and staff alike were protected from any threat of infection.

I would like to acknowledge the tremendous effort by all our frontline village and care home teams in supporting and caring for our residents over this prolonged period of uncertainty. My thanks and appreciation also go to the Foundation's Crisis Management Team which advised throughout and continues to meet twice weekly to assess the ongoing situation and the additional resources that might be required to further strengthen our response. Similarly, my sincere thanks to our staff and to the Selwyn Centre coordinators for their steadfast efforts in connecting with our day centre clients (albeit remotely) and those living in the community in order to check on their wellbeing in lockdown, and to our Group Office and administrative teams who ensured the continuity of all our business support functions.

Whilst we experienced some residual effects of the COVID pandemic on our residential care occupancy rates and increased staffing costs as a result of the intermittent lockdowns, we have seen a recovery of our financial position and are pleased to report positive results for the 2020/21 year.

In the second half of the year, demand for places in our care homes improved considerably, with some facilities achieving very high occupancy. Our total available ORA and rental stock also remained relatively low at year end, with wait lists for independent living units being introduced at a number of our villages.

With COVID-19 vaccination programmes having been undertaken across all our village locations, we look forward to being able to conduct our business free of the imminent threat that the virus has posed until now (the Delta variant notwithstanding).

Reaching out to the vulnerable in times of need

Having developed our welfare response framework in 2020 – through which Selwyn delivered support during the various COVID Alert Levels to seniors who were living on their own or who were otherwise vulnerable or at risk of becoming isolated – we conducted a subsequent review of the outcomes and learnings from the lockdown experience. Our welfare response was based on the principles of The Selwyn Way and included a range of support initiatives to help people get through the loneliness, anxieties and uncertainties of the lockdowns.

In considering how we might enhance our support on an ongoing basis, our response was evaluated from the perspective of our dementia day services clients, Selwyn Centre guests and older people living in their own home, as well as from our care and independent living residents' point of view. As a result, we identified a number of best practice welfare initiatives which we will look to integrate into a suite of health and wellbeing wraparound services available to those living in the community. We will also continue to enhance our chaplaincy support of residents, as we consider the implications for the most frail of prolonged isolation from family and reduction in life experience.

This work is being developed jointly by our Director of Spiritual Care and Director of The Selwyn Institute and will be advanced further in coming months.

Progress on our Strategic Goals

Our Program Steering Groups continued to make good progress on a wide range of initiatives in line with the goals set out in our 2018-2022 Strategic Plan. Amongst many projects underway, I would highlight the following:

- Under our Charitable Program, we further developed our fundraising strategy and have explored the potential for a digital platform to support the delivery of our plans in this area. In March 2021, we engaged the firm Giving Architects to assess the feasibility of developing a proactive and sustainable, long-term fundraising programme in order to assist us in expanding our charitable outreach. A draft 'Case for Support' was written and forwarded to a variety of stakeholders within the Foundation's community of supporters, for consideration and discussion in subsequent interviews. It was clear from those interviewed that our messaging resonated well, with the fundraising targets and extent of the increasing need for charitable support amongst older people widely accepted. The Case for Support is now being refined further based on the feedback received. When approved for implementation, this will be the first time that the Foundation has conducted an active and comprehensive strategy to raise

philanthropic funds to meet wellbeing needs on a much larger scale, linked to our three priority areas of loneliness and social isolation, financial hardship and affordable housing.

This project has run in parallel with the work stream to design and implement a Social Impact Measurement methodology to establish best practice business processes, capability and tools to manage and measure the effect and success of the Foundation's charitable Mission activities. Defining the positive impact of our proposed charitable programmes that will be supported by fundraising will be key in demonstrating that the Foundation is meeting people's needs. The next step in the process will be to use this tool to assess the social impact of our current charitable initiatives. Aside from general donations and bequests to Selwyn's work and Mission that may be generated throughout the year – and until such time as we activate a concerted fundraising programme – our charitable spend continues to be underpinned by our operating surpluses. In 2020, we appointed investment advisors JBWere to manage an investment fund for the Foundation in order to provide greater annual returns, and hence surpluses, to further advance our charitable objectives. This departure from our traditional investment strategies has provided diversification to the balance sheet and reduced our reliance on, and exposure to, the property market. As a Christian organisation, we stipulate that

none of our investments are held in companies whose activities are likely to be inconsistent with the principles of the Anglican Church in New Zealand.

- Our People Program saw the new EmpLive rostering and Time and Attendance system successfully introduced at Selwyn Heights, following rigorous on-site testing. This is a more user-friendly process offering a range of benefits for staff, and implementation of the new system is now being considered for our Bureau and Selwyn Village teams. Planning also advanced on the first stage of a new People Framework to embed best practice people processes and paperless systems consistently throughout the Foundation, so we can achieve better outcomes for our staff and, ultimately, all our residents and service users across our range of activities.
- As part of our Innovation and Continuous Improvement Program, we have been trialling a potential property asset management system at both Selwyn Heights and Selwyn Village. This software would provide robust data for planning and scheduling of our maintenance work, inspections and audits, etc, to ensure that our property and equipment are in peak condition at all times.

Expansion within villages

Another of our Program Steering Groups has focussed on our capital works programme – specifically, the construction of our two new independent living buildings that

Chief Executive Officer's Report

are nearing completion at Selwyn Village and the new dementia care/memory support unit at Selwyn Heights, and the ongoing planning of further residential care services and independent living apartments at Heights.

We were delighted to be able to name the new independent living developments at Selwyn Village after our founder, Canon Douglas Caswell, and a major Selwyn benefactor, Mrs Gertrude Puckey, in honour of their respective contributions to the Foundation's work and charitable Mission. Our policy of naming new buildings after our founders and those who have played a significant role in the Foundation's development is important in preserving Selwyn's unique history, so that it will continue to resonate with village residents and staff both now and in the future. You can read more about these exciting new developments under 'Villages'.

Working towards environmental sustainability

Our work stream to progress our Environmental Goal resumed again this year, following the disruption to our initial activities in 2019/20 due to COVID-19. Environmental sustainability is one of the Foundation's Strategic Goals and we are working to meet our original targets by June 2022. To this end, a comprehensive audit of our current sustainable practices across the village sites was undertaken, to ensure best practice in terms of meeting new energy standards, recycling demolition and operational waste, and measuring our electricity/gas emissions and water usage. Such ongoing monitoring of key indicators will

drive our sustainability initiatives going forward so we can reduce our environmental footprint even further.

For further information on our sustainable practices, refer to 'Villages'.

Audit success

During the year, we had excellent results and wonderful feedback from Ministry of Health auditors and from our care residents and their families alike, following each of the care home certification and surveillance audits that were conducted over the period. Seven of our care homes were audited as part of the cycle of routine Government inspection of practices and procedures within aged care facilities. Two of our care homes completed their audits with no findings whatsoever – meaning a 100% pass rate – with the others requiring only minor remedial actions and commended for their best practice.

With such exceptional feedback as to the high standards of care delivered by our nursing and caregiving teams, our holistic approach to ensuring resident wellbeing, and warm and friendly environments, our residents and their families can be assured of our intent to provide superior care and service at all times.

Ensuring continuity of care

I would again like to express the gratitude of the Board and Executive team to our care managers and their staff for their outstanding work and the dedication, love and care with which they fulfil their duties. They are supported in this by our amazing

team of Bureau staff who answer our call in times of need. A special thank you also to the Bureau 'Hit Squad' who make themselves available at short notice to provide extra cover when and wherever necessary. This team has been deployed several times to Selwyn Sprott village throughout the year, and we thank them for the personal sacrifice they make in being away from family and loved ones.

Our sector is increasingly affected by New Zealand's shortage of registered nurses and healthcare workers, and the problem is further exacerbated by pay disparities between the public health sector and private aged care industry. Our pool of reliable, skilled Bureau staff is therefore a vital part of our combined resource, alleviating staffing pressures on the frontline and helping to provide that all important continuity of care for our frail and vulnerable residents.

Spiritual wellbeing

With new roles created this year establishing a Chaplain's presence at Selwyn Sprott village and a locum Chaplain position to provide temporary cover across all our villages as required, every location where the Foundation employs staff or cares for older people has a chaplaincy service available or embedded as part of the leadership team.

Working across both residential care and independent living, our 10-strong chaplaincy team provides spiritual and pastoral care and support to residents and their families, as well as to staff and volunteers, and the Chaplains can be contacted 24/7 as needed. Family members and staff equally

appreciate having a Chaplain on site who is able to get to know each resident and understand what is important to them, whether spiritually or otherwise. They value the holistic care and fellowship that our Chaplains offer and which contribute so much to an individual's overall wellbeing. Regardless of their faith beliefs or background, families particularly find comfort in the Chaplains' presence and pastoral support at difficult times.

In the lead-up to the End of Life Choice Act 2019 coming into effect on 7 November 2021, the Foundation's Director of Spiritual Care has worked with the Board, Villages Committee and our clinical governance team to develop procedures for Selwyn to use when assisting people to access their rights under the Act. An overarching Policy has been drafted based on the provisional decision that was taken by the Selwyn Board at a special workshop in July, which looked at the implications of the Act for the Foundation as a provider of services to older people. Both the Policy and the final Board decision are to be formally approved later this year.

Through chaplaincy involvement across our village communities, and their work alongside colleagues in progressing our strategic objectives, the Foundation's Faith and Tikanga Māori, Tikanga Pakeha and Tikanga Pasifika goals will be integrated into all our activities and are a tangible, distinguishing feature of Selwyn's unique calling and Mission.

Supporting learning and research on ageing and aged care

Our knowledge hub, The Selwyn Institute, continued its work to promote learning, research and information-exchange on ageing and caring for ageing people, facilitating a range of learning opportunities for healthcare practitioners, Selwyn staff, academics and all those with an interest in supporting others to age well.

In place of its annual schedule of experiential events which had to be cancelled due to the COVID pandemic, the Institute delivered a number of engaging and informative webinars for audiences in the healthcare sector, as well as for the Selwyn Centre coordinators and our diversional therapy staff, in addition to its monthly output of SelwynLearn e-learning modules for staff training – all of which were directed and produced in-house. Our SelwynLearn digital capability was also effective in our response to COVID-19, keeping staff well informed and up-to-date on key issues of personal and professional safety throughout the pandemic. Following on from the launch of its innovative 'Be well, be kind, be safe' webpages which provided extensive resources to help older people get through last year's lockdowns, the Institute has also been developing the structure and content of its webpages further. This will enable visitors to the site to enhance their knowledge on age-related societal and health issues in an intuitive and accessible way.

Visit selwynfoundation.org.nz/learning/information-about-ageing to view the Institute's wide range of articles on wellbeing in older age.

Focused on the future

The Foundation has rebounded from the difficulties experienced in 2019/2020 as a result of COVID and is optimistic for the future of its work and Mission. With an array of exciting initiatives underway across our villages and charitable programmes, we look forward to enhancing our services and facilities further, and continuing to make a positive difference in the lives of older people – our residents, day centre clients, customers and everyone we connect with. With the learnings from the Strategic Review and the insight provided by the Social Impact Measurement framework, we will be even better equipped to help and support many more seniors living in communities around New Zealand.

My sincere thanks to the Board, Executive team and to our management and staff for their guidance, support, collaboration and commitment to all that we do in the name of The Selwyn Foundation. Your expertise, belief and compassion make us a truly unique organisation which continues to uphold its original values and goals in providing loving, respectful service to the nation's older population and within the Anglican tradition. As the Selwyn family, we have weathered the COVID storm together and are now focussed on the future, ready to embark on the next stage of the Foundation's amazing journey.



Garry Smith

*Chief Executive Officer
The Selwyn Foundation
October 2021*

An enduring legacy

To deliver quality services that are responsive to the ageing person and their family, ensuring that our charitable outreach supports those who are vulnerable or in need.

Sometimes, the initial vision for a civic deed is so strong that it gains size, quality and significance over the decades. Such was the vision for Selwyn Village and The Selwyn Foundation, institutions which have redefined the approach to caring for older people in New Zealand for sixty-seven years and continue to serve the needs of some of the most vulnerable members of society.

Our charitable Mission is just as relevant now as it was in the early 1950s.

Older people today are facing the same pressing issues, with the hardship just as acute in some quarters. The scourge of loneliness, the effects of financial hardship on healthy living and the lack of affordable age-friendly housing all have their own consequences for health and wellbeing.

The Foundation continues to uphold the objects of our original Constitution in providing quality care and support – both material and spiritual – not only within our village environments, but also to those in the wider community who are vulnerable or in greatest need. Many have been helped over the years, but there is much still to do.

We prioritise our constitutional objects (which have been translated for the modern context - see below), to enhance the wellbeing of vulnerable older people, linking them back to our key charitable priorities.

Our partnership with Auckland Council, managing the council's subsidised rentals under the Haumarū Housing brand, is one example of our continuing efforts to house the vulnerable elderly.

With the number of people in New Zealand aged 65+ set to increase dramatically, Selwyn's Mission will take on even greater importance in the coming years. Guided by The Selwyn Way and our Christian faith, we will strive to meet the challenge.

Objects of The Selwyn Foundation as written in the Constitution, 1954	Translation of objects into key charitable priorities
<p align="center">Serving older people based on Faith and Tikanga The spiritual work of the Foundation shall be conducted according to the doctrines and principles of the Anglican Church in Aotearoa, New Zealand and Polynesia (“the Anglican Church”).</p>	
<ul style="list-style-type: none"> • To establish, take over, conduct and carry on at such places in New Zealand as the Foundation may from time to time determine - homes, night shelters and other refuges for aged, needy or helpless persons. 	<ul style="list-style-type: none"> • To establish and grow affordable housing accessibility.
<ul style="list-style-type: none"> • To supply the physical needs of sick, aged and any other needy person. • Generally to promote the welfare of the needy and the relief of distress. 	<ul style="list-style-type: none"> • To increase support to more older people suffering from financial hardship.
<p>To win souls for Christ by:</p> <ul style="list-style-type: none"> • Ministering to those in need of spiritual and material help. • Providing trained Social Workers and other Lay Agents. 	<ul style="list-style-type: none"> • To reduce loneliness and social isolation of older people. • To offer spiritual support through life transitions to older people and their family.
<p align="center">Knowledge gained and exchanged through The Selwyn Institute</p>	



To care for older people, you have to care about them

Me mātua aroha ki te tangata, hei manaaki tika i a rātou

The Selwyn Way is our approach to the care and wellbeing of all who connect with us. The wellbeing of any person we connect with is defined by the following five domains:

Spirituality (Taha Wairua)

A dimension that brings meaning to life.

Growth (Te Haere Whakamua)

Continuing to learn and flourish as a person.

Contentment (Te Taanga Manawa)

A state of satisfaction with life.

Belonging (Whanaungatanga)

A sense of meaningful connection with others, being part of a community.

Resilience (Te Oranga)

Capacity to overcome adversity, stress or uncomfortable change in ourselves or our circumstances.

Wellbeing is impacted by:

- The environments we create for you
- Your physical health status
- The opportunities you have to engage in life.



For service of Heart, Hand and Mind

On 22 May 2021, we came together to celebrate Founders' Day, something we had been unable to do during the 2020 COVID-19 outbreak. This year's event was particularly joyous, as we reflected on how fortunate we were to be able to come together to honour our Founders and commemorate the contributions of a new Life Member and Companions, and to acknowledge those in 2020 who were unable to accept their honours in person.

New Life Member 2021

Elizabeth Niven

In recognition of years of outstanding service to The Selwyn Foundation as a Board member from 2008 to 2020. A clinician, educator and researcher, Elizabeth brought a wealth of professional knowledge and experience to the Foundation. She shared in the leadership, chairing the Villages Committee and the Succession Committee, and as a member of the Risk Committee, contributing wisdom, clinical knowledge and good governance to support high quality Board decisions. An advocate and realist about ageing and older people, with an in-depth understanding of the health issues and needs of people as they age, Elizabeth also understands the needs of the nursing community on a professional level.

New Companions for 2021

The Reverend Vicki Sykes

The honour of Companion was awarded to Reverend Vicki Sykes in recognition of her years of service to The Selwyn Foundation as a Board member (2014 - 2020) and as a founding Board member of Haumarū Auckland Ltd (2017).

The Venerable Lloyd Nau Popata

Of Ngāti Kahu of Northland and formerly Priest in Charge of the pastorate of the Church of the Holy Sepulchre in Grafton, Venerable Lloyd was appointed Pou Tikanga (Cultural Advisor) in 2013. Awarded Companion in recognition of his sage advice, wisdom, guidance on how to facilitate better outcomes for the ageing Kaumatua and Kuia within New Zealand society and for his service to The Selwyn Foundation.

Stewart Hanna

Awarded Companion in recognition of his work for older people in his role as Chair of the Hamilton RSA Veterans Home Trust, and for his close association with The Selwyn Foundation, through our shared interest in and involvement with the former Sunningdale care home in Claudelands, central Hamilton.

Chris Farrelly

Chris Farrelly was awarded this year in recognition of his work for older people in his capacity as Auckland City Missioner - a role he has recently retired from - and for his close association with The Selwyn Foundation and its community.

Current Life Members

Dr Kay Hawk, 2020

Mrs Sally Naulls, 2015

Mr Richard Caughey, 2014

The Reverend Peter Coughlan, 2014

The Reverend Duncan Macdonald, 2013

The Right Reverend Richard Randerson, 2013

Current Companions:

Mr John Avery

Mrs Katie Borobokas

Mr Colin Bowring

The Reverend Stephen Brooker

Mr John Cameron

Mr John Cockcroft

Mrs Lois Cossey

Mrs Raewyn Fitzsimons

Mr Russell Florence

Mr Jim Frater

The Right Reverend Bruce Gilbert

Dr Sue Hancock

The Very Reverend Geoffrey Hickman

Mrs Monica Huch

Miss Dawn Jones

Ms Mary Lehmann

The Reverend John Marcon

The Most Reverend Sir David Moxon

Dr Bart Nuysink

The Right Reverend John Paterson

Dr Rod Perkins

Dr Chris Perkins

Joanna Pidgeon

Dr Gillian Reid

Professor David Richmond

Dame Diane Robertson

Lorraine Sobotka

Professor Russell Stone

Mr Graeme Stormont

Mr John Whitehead

Mrs Beverley Yakas



In remembrance

The Reverend Frank Wright

It is with deep sadness that we acknowledge the passing of Selwyn Companion, The Reverend Frank Wright. We wish to acknowledge Frank for his historical research, writings and meticulous archiving of historical materials on behalf of the Foundation. His close personal association with our founder, Canon Caswell, provided him with the insight and knowledge to write and publish the book 'A Vision, a Village and a Future' published in 2008. This is the definitive account of the history of Selwyn and one that continues to inform our staff on our origins and how the Foundation has developed over the years.

Selwyn Village staff, past and present, have fond memories of Frank and everything he did to enrich village life for the benefit of all.

Mrs Jan Culpan

Also this year we farewelled another Companion, Jan Culpan. Our long-standing members of staff at Selwyn Village have fond memories of Jan, who has been a well-known figure around Selwyn Village in her role as a registered nurse at Christ's Hospital and then as a Health Monitoring Nurse caring for our independent living residents. Always helpful, kind and compassionate in her approach, she continued to be so in her interactions and connection with others when she moved to Brian Wells Lodge. A caring nurse always.

We also remember and give thanks for the work of other former Life Members and Companions:

Miss Betty Pyatt MBE

Mr Ross Gregory

Mr George Langton

Mrs Margaret Dunn

The Reverend Canon Ron Bambury

Miss Phyllis Goode

The Reverend Canon Kenneth R. Small

Dr N C Baskett

The Reverend Canon Douglas Caswell

Mr C K Harrison

Sir Bob Kerridge

Captain Stanley Banyard

Mr S R English

Mr Noel Herries

Mrs Shirley Lees



Charity





New Zealand’s population is rapidly ageing and at the same time home ownership is declining. As a result, Aotearoa faces a growing tide of people retiring with no assets and little savings. Many of our elderly are struggling to find affordable rental housing, increasingly find themselves in financial hardship, and, with the changing fabric of our society, more people over the age of 65 live alone.

‘To deliver quality services that are responsive to the ageing person and their family, ensuring that our charitable outreach supports those who are vulnerable or in need.’

Our charitable Mission is our primary strategic objective and centres on three key priorities:

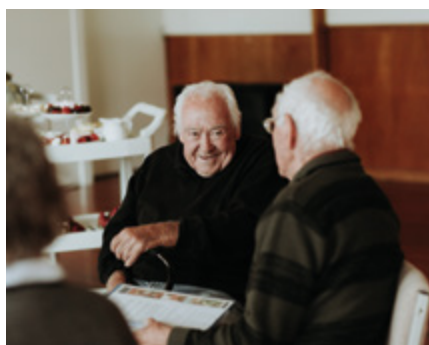
1. To reduce loneliness and social isolation of older people.
2. To increase support to more older people suffering from financial hardship.
3. To establish and grow affordable housing accessibility.

These are underpinned by the Faith and Tikanga principles that are inherent in our Constitution, and by knowledge-exchange through the activities of The Selwyn Institute.

These priorities have never been more valid and important than they are today.

Despite the widespread disruption caused by the COVID-19 pandemic throughout 2020 and into 2021, we continued our charitable outreach and activities with a

view to strengthening support and connection and creating opportunities for social engagement for those living alone either in our villages or independently in local neighbourhoods. In between lockdowns, our volunteering initiatives and Selwyn Centre programmes were able to resume with the required COVID-related health and safety precautions in place, whilst ‘virtual’ welfare checks and telephone calls to vulnerable seniors within our Selwyn communities were conducted on a weekly basis during the higher COVID Alert Levels.



Loneliness and Social Isolation

Selwyn Centres: supporting seniors in the community

The Selwyn Centres offer weekly get-togethers for the over 65s, providing friendship, social activity, advice and support in a warm and welcoming environment in partnership with Anglican parishes. During the COVID lockdowns, virtual social connections replaced the usual Centre sessions by necessity. The parish Selwyn Centre

coordinators kept in touch with their guests each week throughout the various Alert Levels in order to monitor wellbeing and to check that everyone had essential supplies, with individuals who required additional support being contacted more frequently. Centres used a variety of methods to keep in touch with their guests, including phone calls, WhatsApp, text messages and emailed newsletters, and guests also phoned one another to maintain contact and provide encouragement and reassurance.

Selwyn Centres before lockdown 2020

- 871 enrolled guests
- 72% attendance
- 17% requiring transport to attend

Selwyn Centres during lockdown 2020

- Closed for 13 weeks
- 11,000+ phone calls, emails, newsletters

Selwyn Centres post lockdown 2020

- 861 enrolled guests
- 76% attendance
- 21% requiring transport to attend
- 40 Selwyn Centres
- 40 Coordinators
- 168 volunteers
- Avg attendance 13.8 guests
- 3 hour sessions

Charity

Similarly, the Foundation continued to provide support and training to the Centre coordinators and their parish volunteers through a series of innovative webinars. Over August and September 2020, three webinars were facilitated by Selwyn's Volunteer Manager, featuring specialist guest speakers who explored the theme of creating resilience in older people through storytelling and art. In February 2021, a Zoom meeting was also held on 'Managing Uncertainty Around COVID-19', hosted by our Selwyn Centres' Community Liaison. This allowed coordinators to share experiences, ideas and strategies that they had found useful during this period of uncertainty, but also looked at planning for the future for when the Selwyn Centres could meet in person again.

Connecting through art

A creative project profiled in the webinar series was the 'My Art Bag' initiative. A collaboration between the Foundation and Connect the Dots, a charity that aims to improve the lives of older people through creativity, it involved guests of the Papakura Selwyn Centre participating in a weekly art challenge in the safety of their own home during lockdown. Different creative tasks were devised by Connect the Dots, and the corresponding bags of resource materials and instructions delivered to the guests by the Selwyn Centre coordinator and her team of volunteers. The guests then worked on the art in their own time and at their own pace. The

artwork was collected weekly, when a new assignment was dropped off to those who were self-isolating at home.

When the country reached COVID Alert Level 1 and the Selwyn Centres were able to re-open, the artwork that had been completed individually by each person was collated into a larger art piece by the Connect the Dots facilitator and Centre guests and volunteers during the course of a morning. This generated much storytelling, laughter and enjoyment at sharing the art and admiring one another's artistic skills.



Guests of the Selwyn Centre in Papakura with their completed artwork.

My Art Bag is a wonderful example of creativity in difficult circumstances, which can enrich lives and promote resilience. This project gave our guests an opportunity for connection and expression during the COVID pandemic, when many older people were at risk of isolation and loneliness. Further collaborations between Connect the Dots and the Foundation have since got underway at the Flat Bush and Whangaparaoa Selwyn Centres, connecting yet more seniors through this novel creative activity.

Helping prepare for emergencies

Another project aimed at helping seniors get through the unpredictable has been the 'In Case of Emergency' (ICE) project, which seeks to develop resilience in older people so they can continue to live in their community when the unforeseen happens. First piloted with two Auckland Selwyn Centres in 2019/20, it was implemented this year by guests of the Morrinsville Selwyn Centre which meets in St Matthew's parish hall.

With the guidance of Auckland Council's Emergency Management team, who had previously given presentations at a number of Selwyn Centres on ICE topics, the Foundation's Selwyn Centres Community Liaison developed a course outline for a series of ten workshops. These harnessed the lived experience and the combined wisdom and advice of Selwyn Centre guests of having been involved in emergencies previously, with supporting documentation on 'how to get prepared' based on material supplied by Auckland Council and the Ministry of Civil Defence.

Over the course of the programme, Centre guests made a 'Stay at Home Box' and a 'Getaway Bag' containing supplies that might be needed in different kinds of emergencies, such as power outages, storms or earthquakes. The Centre coordinator then followed up each week to review what the guests had gathered and to suggest other items to collect for the following week's session. The project came to a close

once the guests had completed their planning and collation of all the supplies necessary to cover a range of emergencies.

The Morrinsville Selwyn Centre guests have since updated their plans to include learnings from the COVID-19 lockdowns, which also enabled people to share their more recent experiences and the needs that became apparent during this unprecedented emergency event. The project has therefore proved to be extremely useful indeed, in light of the uncertainties that COVID continues to pose.



Selwyn Centre coordinators and guests are pictured receiving the cheque from New World Howick's Checkout Manager, along with our Selwyn Centres Community Liaison.

In May 2021, the Howick Selwyn Centre received a welcome

boost from its local New World to the tune of \$814.30, thanks to the retailer's exciting 'Howick Heroes' giveback campaign which donates funds for good causes. The Centre had been nominated by supermarket customers as one of three community organisations to receive a share of a prize pool of \$3,000, donated as part of the store's monthly charitable giving initiative. The funds went towards a special lunch event in August for the Selwyn Centre guests and tenants of the local Haumaru Housing village.



Guests of the Morrinsville Selwyn Centre with the Centre coordinator (front row, second from right).

Working within parishes

In addition to the outreach provided by the Selwyn Centres, the Foundation supports two Senior Workers who act as navigators and advocates for older people in their respective communities. In Whangarei, the Seniors Community Worker based at the Anglican Care Trust attends the local Selwyn Centre, advocating on a range of issues for individuals as required, and also takes part in specific community advocacy initiatives for older people such as the Age Concern Networking group.

In Massey, the Community Chaplain of the Northwest Anglican Church works to strengthen opportunities for social engagement for older people within the parish area and also assists with shopping and other errands where there is a need.

Over the past year, a particular area of focus for both Senior Workers has been on clarifying issues around the COVID-19 virus and vaccine, advising on the ongoing precautions that older people should take to protect themselves from infection, and explaining the timeframes associated with the roll-out of the vaccination programme. By holding group discussions and talks around the topic, and through their visits and calls to clients, they undertake an important service in helping to dispel the confusion that elderly people may have about the virus and, most significantly, provide much needed reassurance and support for those living alone in the community.

Our thriving Selwyn Centre parish partnership with Anglican parishes around the upper North Island and in Christchurch is the cornerstone of our charitable programme to combat loneliness and social isolation in older people. There are now 40 such Centres, with the most recent having opened in May 2021 at the Elder Care Centre in the Holy Trinity Church in the Avonside area of Christchurch.

For information on a Selwyn Centre near you and on volunteering opportunities, visit: selwynfoundation.org.nz/community/social-engagement/selwyn-centres

Charity

Promoting connection and engagement through music

During the year, we continued our innovative music therapy sessions across our Lavender Cottage and Anchorage community dementia day centres and within our Brian Wells House memory support unit and residential care households in the Ivan Ward Centre at Selwyn Village. An earlier grant from the Charles Rupert Stead Charitable Trust provided for a registered music therapist from the Raukatauri Music Therapy Centre to run small group and individual sessions with clients, supported by a student music therapist and a dance movement therapy student.

There's clear evidence that music therapy is a key component in the promotion of mental and physical health for adults with memory loss. In their interaction with residents and day centre clients, Raukatauri staff used the internationally developed Music Therapy Engagement Scale for Dementia to track people's progress. Their data collection in the months prior to and then in between the COVID-19 lockdowns showed strong results, with participants demonstrating measurable improvements in the assessment domains of Relatedness through Music, Communication, Emotional Response and Overall Responsiveness. Despite significant interruptions to the programme due to COVID-19, music therapy participants were able to maintain their progress throughout the year and rebounded quickly from the skill regression that came during

the country's initial lockdown.

The therapists were also able to document beautiful moments of connection and expression through music, such as when a previously reserved and anxious lady led the group in singing Pokare Kare Ana, when a gentleman with no recollection of being a musician was able to pick up a ukulele and strum a tune to the delight of his fellow group members, and when a talented Māori musician and previously fluent Te Reo speaker was able to share waiata from the region of his childhood.

With a further grant from the Charles Rupert Stead Charitable Trust, as well as financial support received from the Freemasons Foundation to the Raukatauri Music Therapy Centre, we look forward to offering this stimulating, engaging and successful therapeutic programme to seniors with memory loss again in 2021/22.



A music therapy session in progress at Lavender Cottage.

Volunteering the gift of time

As a complement to the many engagement in life and activities programmes that run throughout the year within our villages and community dementia care centres, an exciting calendar of fun events,

informative 'how to' sessions and wide-ranging initiatives designed to promote social engagement and connectedness is facilitated by our cohort of volunteers who generously gift their time, skills and energies for the benefit of others.

The Foundation is extremely fortunate to have a diverse group of volunteers who make an invaluable contribution to our work and Mission. Of all ages and from all backgrounds, our volunteers work closely with our Volunteer Manager and our inspirational diversional therapists and resident hospitality staff to facilitate a vast array of activities that inject variety, interest and fun into the everyday routine.

Many independent living residents make a significant contribution to village life through their active involvement and assistance in the delivery of events and services to the benefit of their immediate community. We also receive volunteering support from corporate groups, school students, 'Baby Buddies' mums and toddlers, neighbours from the surrounding community or local parish, and Outreach Pet Therapy volunteers. Our Selwyn Centre guests are equally helped and supported by many dedicated volunteers predominantly from their local parish who assist each coordinator in the running of the weekly programme.

Helping residents stay connected

In spite of the COVID pandemic and the disruption to normal life during lockdowns, our residents



were able to benefit from the skills, knowledge and dedication of a wide range of volunteers over the year. The lockdowns highlighted the need for seniors to increase their technological know-how in terms of using smartphones, laptops and the like in order to be able to stay in touch with family and friends, and this gave rise to several digital 'tech-support' volunteering initiatives.

At Selwyn Village, an agreement with the nearby Western Springs College created opportunities for their 'Peace Ambassador' students to assist in a series of teach-in sessions, enabling independent living residents to enhance their IT skills and to access help in using their various smart devices. On a wider level, the Memorandum of Understanding provides for the team of student volunteers to engage in intergenerational activities and programmes with our residents on a regular basis and to provide any assistance that residents might require. The students are chosen for their leadership qualities and have completed training with the Peace Foundation.

The phasing out of cheques from May 2021 prompted similar how-to sessions with an IT focus, hosted by volunteers from Westpac New Zealand and supported by representatives from SeniorNet. Informative and practical 'Confidence with Banking' workshops were held at Selwyn Village, designed to unravel the mysteries of internet banking for our residents and to support them

in undertaking their future financial transactions online. A wide range of tips and techniques was shared, as well as important advice on internet security, with demonstrations and hands-on practice transactions helping to reinforce the new learning. The sessions were greatly appreciated by the participants, who felt much more confident in handling their finances online.



A student volunteer from Western Springs College discussing IT issues with a Selwyn Village resident.

Bridging the generational divide

During the year, our Selwyn Centres Community Liaison worked with the SPACE coordinator of the Auckland Anglican Diocese to introduce the parents and babies graduating from the SPACE programme to our Baby Buddies playgroup mornings at Selwyn Village and Selwyn Heights. A partnership between Anglican parishes and the Parenting Place, SPACE offers weekly meetings for new parents to share experiences, explore parenting and children's development and to make new connections. Our long-standing Baby Buddies

volunteer initiative hosted in our care homes and dementia day centres, and supported by our diversional therapy staff, is a natural transition for the mums/dads and babies once they complete the SPACE programme, and offers an opportunity to extend the new friendships and bonds formed earlier.



Playing and singing songs with the little ones provides considerable benefits to our seniors, lifting their spirits and even easing the symptoms of some age-related illnesses.

The Foundation is extremely thankful for the dedicated service of our volunteers and the difference their input can make to the sense of belonging, engagement and wellbeing of those we care for. During National Volunteer Week each June, we hold a series of social functions around our village sites to formally recognise their valued contribution and to show our appreciation for everything they do for our Selwyn family throughout the year.

If you would like to become a Selwyn volunteer, visit selwynfoundation.org.nz/careers/volunteering.

Charity



1.



2.



3.



4.



5.



6.

1. The Ukelele volunteer group from Selwyn Village entertained at the 'Howick Heroes' community luncheon attended by Selwyn Centre guests and Haumaru Housing seniors. 2. National Volunteer Week 2021 celebrations at Selwyn Park. 3. Craft Room volunteers at Selwyn Village 4. Karori Anglican Parish volunteers and residents of Selwyn Sprott village 5/6. National Volunteer Week 2021 celebrations at Selwyn Heights and at Selwyn Wilson Carlie.

Hardship support

Along with the hardship support grants which we offer to those within the Selwyn family and to other eligible seniors who cannot afford some essentials that would add to their quality of life, the Foundation provides funding to Anglican social service agencies working with older people or on their behalf – specifically the Auckland City Mission and the Pou Awhina Kaumatua Kuia programme of Te Pihopatanga o Te Tai Tokerau. We also support the work of the Seniors Community Worker in Whangarei and the Community Chaplain of the Northwest Anglican Church in Massey (see ‘Working within parishes’ above).

Our partnership with the Auckland City Mission supports the Mission’s Elder Person Service (EPS), an outreach to older people who are at high risk due to their complex social and health needs, housing and financial insecurity and social isolation. The aim of the service is to engage and support them to maintain their best overall health and wellbeing and to reconnect them to appropriate services and family if this contact has broken down. The Service provides advocacy and support with assessments such as social housing applications and health appointments, for example, as well as food parcels and other necessities. During the COVID lockdowns, EPS staff contacted clients by phone, where possible, while those who were at risk health-wise were visited (within the relevant COVID health and safety parameters). They have since worked to raise awareness

of the importance of getting the vaccine, so their clients can remain safe from the virus.

The Pou Awhina Kaumatua Kuia programme of Te Pihopatanga o Te Tai Tokerau carries out pastoral care visiting and ministry to kaumatua and kuia throughout the region. The mahi for each of the members of this small team is widespread and individually they cover many areas, as they support older Māori in their spiritual and physical wellbeing. The team’s outreach includes visiting people in their homes or those who may be in residential aged care or in hospital; providing help by running various errands, shopping or providing transport to medical appointments; taking kai hapa to people who have been unable to attend karakia; making pastoral care telephone calls, and presiding at tangihanga, unveilings, house blessings and karakia – to mention just a few of the numerous activities that the team undertakes on behalf of kaumatua and kuia living in Auckland and in Northland.

Another important service provided by the Pou Awhina Kaumatua Kuia team is the distribution of care boxes, food parcels and items of warm clothing that may have been donated to the Church, and these are always gratefully received by the appreciative seniors. In some circumstances, the recipients are quite overwhelmed to receive the koha which helps to fill a space in their cupboards. Similarly, the delivery of food to vulnerable seniors is undertaken by the Community Chaplain in Massey, which takes some pressure off tight

finances and ensures that fruit and vegetables can be included in people’s diet.



The Pou Awhina Kaumatua Kuia coordinator of Te Pihopatanga o Te Tai Tokerau provides support to guests attending the Mangere Selwyn Centre, Te Karaiti te Pou Herenga Waka. Here, kaumatua and kuia enjoy fellowship, have a catch-up over a cuppa, reminisce and enjoy being together.

Affordable housing

Haumarū Housing: providing quality services and welcoming communities for tenants

In addition to the affordable rentals available at Selwyn Village and at our Selwyn House community living complex in Birkenhead, our capacity in this sector is delivered through our joint venture with Auckland Council – Haumarū Housing – a Community Housing Provider specialising in social housing for older people who are in need of a long-term, secure rental tenancy.

Haumarū Housing manages 62 villages across Auckland on behalf of the council, comprising a total of 1,446 homes. The Limited Partnership celebrated the fourth anniversary of the council portfolio transfer on 1 July 2021 and continues to go from strength-to-strength, providing a responsive, quality service and pleasant, welcoming village environments for all its tenants.

Charity



Colourful celebrations marked the re-opening of Topping Court's community house in Mangere East just before Christmas 2020. An extra splash of colour was provided by tenants wearing the customary Cook Island 'ei katu' flower crown, traditionally worn at celebrations and special events.

A great deal of energy is spent on maintenance and capital renewal and making sure that the properties meet the 'Healthy Homes' standards.

Another key focus is the creation of positive and inclusive age-friendly communities that support older people's resilience and connectivity and where social isolation and loneliness are eliminated. To boost tenants' feelings of belonging, sense of community and opportunity for social connection, Haumarū funds a busy schedule of weekly outings and day-trips (which are facilitated under contract by the Foundation's Health and Wellbeing team in the Selwyn community minivans). It also finances tenants' attendance at Selwyn's specialist Strength and Wellness studios, as part of its ongoing programme to support tenant wellbeing. Providing comfortable, well-appointed meeting spaces for social activities and events is also a priority, and Haumarū has been continuing to renovate the various community houses within the villages that are available for tenants' general use. In the past year – and

in spite of COVID-19 – it has held a number of re-openings following extensive interior refurbishment and redecoration of facilities. These social occasions are celebrated both with tenants and with representatives of the Local Boards and other community organisations that work on behalf of older people, and enable tenants to catch up with their neighbours and to make contact with other service providers amidst warm and convivial surroundings.



Waitākere Ward councillors Linda Cooper and Shane Henderson, joined tenants of Massey's Jack Smyth Court and Haumarū staff to celebrate the re-opening of the village's community house on 4 May 2021.

Highlighting older people's housing needs and advocating for initiatives to improve seniors' engagement in life and enjoyment of the amenities available within their neighbourhoods is also a prime objective for the Haumarū Housing team. An important aspect is developing close ties with Local Boards, with a view to unlocking additional services that will benefit Haumarū tenants and other seniors living independently in the community, and a wide range of joint projects with Local Boards is underway at any one time.

On the wider advocacy front, Haumarū Chief Executive Officer Gabby Clezy was elected to the national council of Community Housing Aotearoa during the year. This industry body supports

the development of community housing by providing leadership and supporting the sector to grow, and its council governs its direction and work in this respect. Through this, Haumarū has been involved in the joint Shift Aotearoa steering group which has provided feedback to the Human Rights Commission in relation to the development of its guidelines on people's right to a decent home.

Locally, Gabby chairs the Auckland Community Housing Providers' Network, which also advances the case for more housing for those in need. Her team is involved in the Age-Friendly Auckland Project (an initiative of Auckland Council) which aims to improve age-friendliness across the city in a wide range of service areas; this will enable Auckland to become an official 'Age-Friendly City' in due course and to be recognised as such by the World Health Organisation.

Such advocacy initiatives run in parallel with Haumarū's ongoing engagement throughout the year with representatives of the country's main political parties, which serves to raise awareness at national level of the increasing need for more affordable rental housing for older people.



The National Party's spokesperson for Housing and Urban Development, MP Nicola Willis, visited Haumarū's Topping Court and Bridge Court (both Mangere East) and Wilsher Village in Henderson on 22 April 2021 as part of a fact-finding tour.



Minister for Seniors Dr Ayesha Verrall (pictured fifth from right) received a warm welcome when she visited tenants of Haumaru's Acacia Court in Papatoetoe on 30 March 2021.

In its 2021 tenant satisfaction survey – and following the excellent results achieved in last year's survey – Haumaru Housing once again received an overwhelming endorsement of its work, with tenants returning a 94% satisfaction rate with its overall service. The survey had the highest response rate ever (at 65%) and showed that tenants continue to be extremely satisfied with all aspects of the Haumaru service delivery. As validation of the activities undertaken to help promote social connection, the vast majority of tenants said they were satisfied with their current level of connection and involvement. They also continue to be most positive about their good neighbours, the privacy and peacefulness of their village and the proximity to amenities such as shops and public transport, with 92% saying they feel safe in their home and in their village. Such pleasing results are testament to the quality service, responsiveness and innovation that are the key features of the Haumaru brand.

For more information on Haumaru Housing, visit haumaruhousing.co.nz, email info@haumaruhousing.co.nz, or call 0800 430 101.

Promoting affordable housing for generations

The Foundation contributes annual funding to the five-year Affordable Housing for Generations Research Programme, part of the Building Better Homes, Towns and Cities National Science Challenge. Coordinated by a multi-disciplinary, cross-organisational CRESA team (the Centre for Research, Evaluation and Social Assessment), the programme aims to develop pragmatic approaches to alleviating the crisis of affordable housing. It seeks to provide robust science and research-based tools to enable Aotearoa New Zealand to achieve affordable housing stock that will sustain people in their homes and communities over generations and contribute to thriving regions.

The team publishes its research outputs on a regular basis, which look at various dimensions of the housing issue and the level of need amongst diverse communities. In its first year of operation (2020), it generated a wide range of reports, presentations and webinars, publications, stakeholder advice engagements

and media responses. Supported by research advisory and practitioners' advisory groups, its outputs are available on its dedicated website homesforgenerations.goodhomes.co.nz and at goodhomes.co.nz.

The Foundation is pleased to support this research and to help facilitate the development of long-term solutions to the housing needs of not only the nation's older demographic, but also of key workers, young families, Māori and of the wider population as a whole.

Supporting communities through Habitat for Humanity

Our ongoing programme of refurbishment of our independent living units in readiness for new occupants allows us to donate items that are surplus to requirement to Habitat for Humanity, whilst enabling us to deliver on our strategic goal relating to environmentally sustainable practices. Habitat for Humanity is an international, non-governmental and non-profit organisation which helps people with their basic needs for housing. The Foundation donates curtains from our unit refurbishments to Habitat's Curtain Bank in East Tamaki (where they are repurposed for those who need curtains to warm their homes). We also provide fixtures and fittings from our villa renovations and decommissioned buildings which are then sold by Habitat at its ReStore Outlet, with the profits used to subsidise important repairs to the homes of those who otherwise could not afford to undertake such work.

We are delighted to be able to contribute to providing warm and comfortable homes for a wider cross-section of the community in this practical and meaningful way.

Charity



Our Chaplains play a leading role in the Foundation's special celebrations, commemorative events and remembrance ceremonies. Members of the chaplaincy team are pictured at the Service of Thanksgiving in Selwyn Village's Chapel of Christ the King on Founders' Day, 22 May 2021.

Faith and Tikanga

As a member of the Anglican family, nurturing the spiritual health of our village communities is an integral part of our all-encompassing approach to caring for the individual. We believe that spiritual and emotional support contributes to people's overall wellbeing, and our Chaplains work to ensure that every person we connect with can achieve a sense of spiritual contentment that brings meaning to life – whatever their belief, background or cultural identity.

With new roles created this year establishing a Chaplain's presence at Selwyn Sprott village and a locum Chaplain position, every location where the Foundation employs staff or cares for elders has a chaplaincy service available or embedded as part of the leadership team.

Our Chaplains play an active part in all

aspects of village life. Working across both residential care and independent living, they provide spiritual and pastoral support to residents and their families, as well as to staff and volunteers, and can be contacted 24/7 as needed. A range of weekly worship services is offered within our care homes and village chapels and in a variety of other environments, and opportunities for spiritual support and reflection are made available according to residents' preference and particular needs. Members of the ten-strong team also work alongside the village chapel volunteers (who provide valued support in helping to deliver the weekly services) and coordinate the various visiting and befriending opportunities into the care homes that may be undertaken by volunteers from nearby parishes. Importantly, through one-to-one interaction, the Chaplains contribute to our wider understanding of the general

spiritual wellbeing of our care residents. This can lead to appropriate referral for additional support from diversional therapy or from other counselling, thus enabling us to offer an effective and comprehensive response to improving overall wellbeing.

Since the start of the pandemic, many pastoral care conversations with residents have centred around the continuing uncertainties and anxieties relating to COVID-19, its consequences on a national and international level, and the subsequent effects in terms of life and family. Following the review of learnings from our 2020 welfare response to the COVID emergency, which was undertaken by our Director of Spiritual Care and The Selwyn Institute, we are further enhancing our chaplaincy support of residents, as we consider the implications of prolonged isolation from family and a reduction in life experience as a result of being in lockdown.

Through the Chaplains' involvement across our Selwyn communities therefore, and their work alongside colleagues in progressing our strategic objectives, the Foundation's Faith and Tikanga Māori, Tikanga Pakeha and Tikanga Pasifika goals are being integrated into all our activities and will be a tangible, distinguishing feature of Selwyn's unique calling and Mission.

The Selwyn Institute

2020/21 was another busy year for The Selwyn Institute, which coordinates knowledge-sharing activities for the Foundation, facilitates and promotes research on ageing and aged care, and provides education and training across a range of platforms and learning channels. Achieving better outcomes for older people now and in the future is the main aim of the Institute, whose work is supported as part of our charitable focus and clearly illustrates our philosophy that 'To care for older people, you have to care about them'.

A key objective of the Institute is to share its learnings and ideas with the wider health and social services sectors and with all those who have an interest in supporting others to age well. When COVID-19 took hold across the globe, the Institute moved quickly to replace its annual schedule of experiential workshops, conferences and seminars with events delivered digitally via Zoom and webinars.

Our annual Ageing & Spirituality conference went online in the form of a three-part series of webinars. The theme was how the last 1,000 days of life can provide an opportunity for spiritual growth. Broadcast live by The Selwyn Institute and presented by the Foundation's Director of Spiritual Care

in conversation with high-profile clinical experts on the topic, these proved highly popular and were attended 'virtually' by health practitioners, social service providers and members of faith-based organisations from across Aotearoa New Zealand as well as from Melbourne, Sydney and London. Plans are now underway for the fourth webinar in the Ageing & Spirituality series, which will complete the focus on the 'ageing' component of the wider topic.

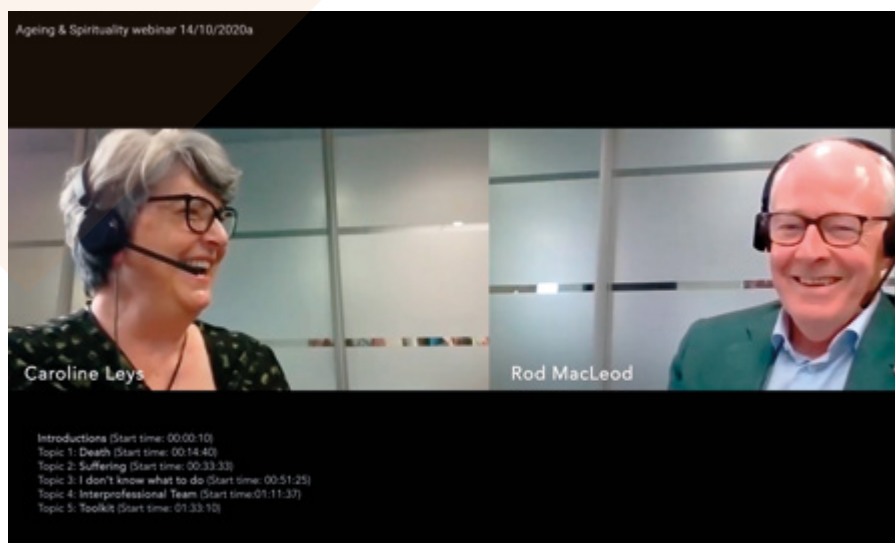
Other knowledge-exchange events that were successfully delivered online included the three Resilience and Storytelling webinars specifically designed for the Selwyn Centre coordinators (see under Selwyn Centres).

In promoting access to practical, relevant and up-to-date information for seniors, the Institute has expanded its website offering for older people and their whānau who are seeking quality advice. Following on from

the development of its innovative 'Be well, be kind, be safe' webpages which provided wide-ranging detail on support services and other resources to help older people get through the 2020 COVID-19 crisis, it has produced a succession of informative website articles on how older people can stay safe on the internet, as well as general editorials on wellbeing and ageing well. It also restructured the Learning pages of the Foundation's website, with easier navigation to aid the search process. See selwynfoundation.org.nz/learning/information-about-ageing/personal-development.

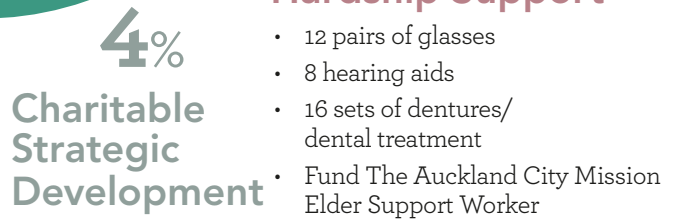
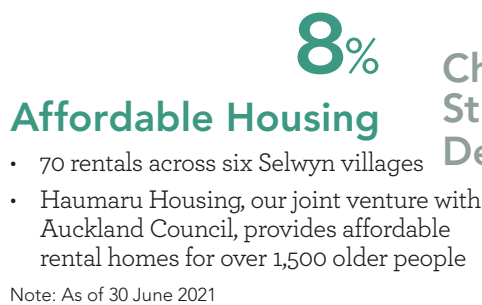
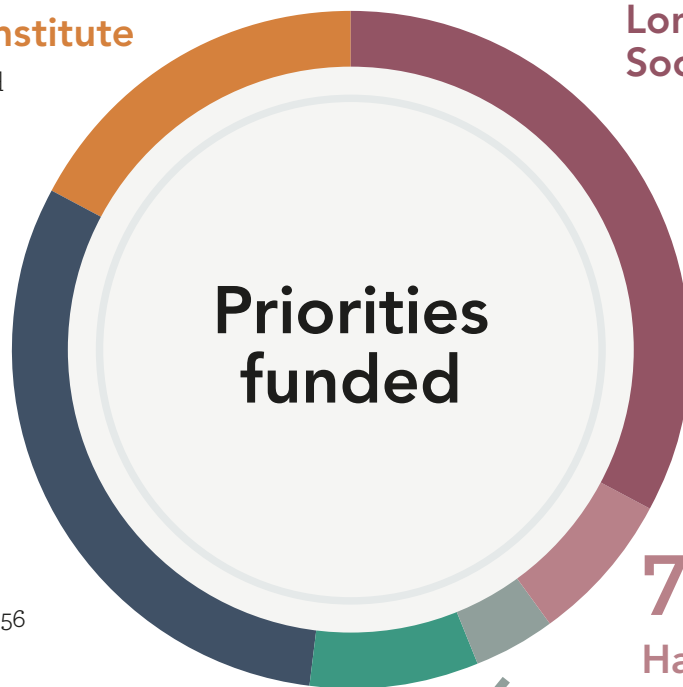
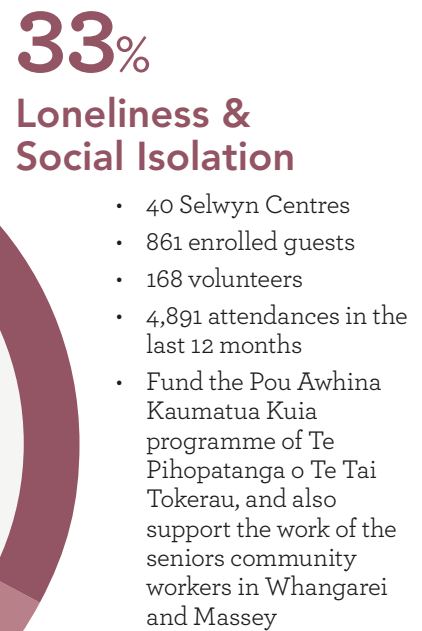
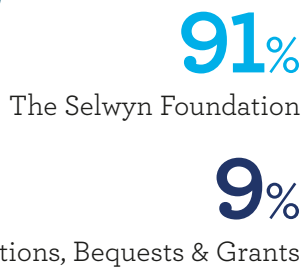
Despite the ongoing challenges presented by COVID-19, The Selwyn Institute continues its important work in connecting research, content, subject matter experts and learners in innovative and engaging ways.

For further information, refer to the following section on 'Learning' or visit selwynfoundation.org.nz/learning.



Selwyn's Director of Spiritual Care, Revd Caroline Leys, and Clinical Advisor to Hospice New Zealand, Professor Rod MacLeod, presenting the first of the three-part Ageing & Spirituality webinar series.

Charitable Distribution



Note: : Additional donations of \$421,000 were received for the purchase of capital assets as specified by donors.



Received with thanks

Frederic Ernest Dickson Estate
\$112,288.09

Aileen Anna Dickson Estate
\$105,358.35

Charles Rupert Stead Trust
\$18,369.00

Perpetual Guardian Trust
\$15,000.00

Selwyn Village Independent
Residents Society Incorporated
\$12,461.86

The Treasure Chest
\$7,776.22

Jo Warren
\$6,958.40

The Reverend Mary Elizabeth
Brown
\$5,600.00

The legacies of Eric Cowell and
Margaret Dunn Estates
\$4,000.00

Malcolm Sutherland
\$3,000.00

Alicia Harris
\$1,600.00

Ken Dalley
\$1,260.00

Richard Frazer
\$1,020.00

Be Anderson
\$1,000.00

**Donations were also received
from:**

Alexander, D

Andrews, D

Anglican Diocese of Auckland

Bennett, N

Bhardwaj, A

Big Communications

Binns, B T

Bishop, M

Bowden, M

Brand, J

Branding Principals

Brown, K

Capill, M

Carden, A

Carter, B

Cary, A

Cole, M J

Collins, M

Cortez, E

Cutter, J

Dayap, R

Finlayson, B

Fonseca, C

Foster, S

Garrett, M

Goldsmith, V

Gooptu, S

Gratton, C

Green, G

Hutchinson, L

Huxtable, G

Jaffery, S

Janet Mikkelsen Limited

Jeyabalan, D

Kernot, S

Langord, S

Estate of F L Langton

Malone, S

Mathews, R

McCullam, V

McEwe, H

McEwen, M

Mcgill, M

McHugh, B

McHugh, C

McKenzie, J

Mellsop, H

Milich, S

Nagaraj, A

Nicholson, A S

NW Howick Turas

Owens, E

Park, J

Purchase, PF & VJ

Rive, F

Ryder, R

Saasam, J

Sachdev, V

Salman, F

Samuela, L

Sharma, S

Sindhu, H

Stu, M A

Sutherland, S

Treasure Chest

Wagstaff, W R

Wason, N

Watkins, J

Watson, K

Welsb, S

White, B

Willett, A

Wright, L

Zhou, P C

Gift of time:

13,000+ hours

The Selwyn Institute

Learning





Through our Selwyn Institute knowledge hub, we have continued to expand our learning, research and knowledge-exchange capabilities, sharing with our staff and those who work with or minister to older people greater insight, understanding and know-how on ageing well and caring for ageing people.

Hosting an innovative programme of 'virtual' knowledge-sharing events

With the outbreak of COVID-19, the Institute was faced with having to move all its conferences, seminars and workshops online – and with developing the requisite technical expertise and digital production skills. In doing so, it was able to successfully deliver a series of interactive programmes to external and internal audiences, raising awareness of the wellbeing needs of vulnerable elders and best practice interventions in the provision of care and services.

In addition to the three-part series of Ageing & Spirituality online seminars looking at spiritual care at the end-of-life and the three Resilience and Storytelling webinars for the Selwyn Centre coordinators (see further under 'Charity'), two two-hour online workshops were hosted for the Foundation's diversional therapists and activities coordinators. These were held in place of the Selwyn Ageing and Wellbeing Conference which had been organised for this group of staff in the previous year. With a focus on how to identify



A screenshot from a SelwynLearn e-module.

and incorporate activities that are meaningful for individual residents (in line with our participatory care approach), the workshops refreshed previous learning with new insights and looked at how to implement the latest thinking into everyday practice.

By delivering such events virtually, the Institute has therefore been able offer its suite of training and education programmes more efficiently and cost-effectively, with the potential to reach yet wider audiences through similar knowledge-sharing initiatives in the future.

Providing engaging and effective learning experiences

SelwynLearn

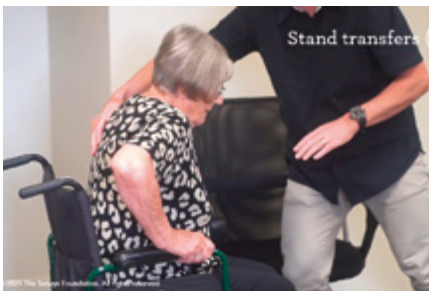
SelwynLearn is the Institute's cutting edge, online learning platform that delivers engaging training and development opportunities for all clinical and non-clinical staff across the

Foundation, which are role-relevant, Selwyn-specific and available to all at any time. Designed to meet the aged care sector's statutory, regulatory and contractual obligations, whilst simultaneously upholding and affirming The Selwyn Way, the monthly eLearning modules are created in-house by our instructional designer (an experienced nurse educator) and a producer.

Featuring external and internal subject matter experts, and interactive questions and answers, the format is underpinned by adult learning principles combined with storytelling, videography, animation and graphic design, which results in an enhanced learner experience and greater staff interaction, engagement and understanding. This year, in addition to creating mandatory learning packages on clinical issues such as infection prevention and control, nutrition and hydration, back care, and moving and handling, SelwynLearn

Learning

supported the Foundation's business requirements at a wider level. Working collaboratively with colleagues in other service areas, the team designed and produced online materials to support the implementation of Selwyn's new care services rostering system and the marketing of our independent living apartments. Production also got underway for an orientation module welcoming university students about to embark on their new placements at Selwyn.



Our SelwynLearn capability has also been important in our response to COVID-19, keeping staff well informed and focused on key issues of personal and professional safety and wellbeing throughout the pandemic.

We are extremely proud of our SelwynLearn online learning platform, the quality of content and course assessments, the direct relevance to actual on-the-job experiences at Selwyn, and its accessibility in terms of language and user-friendliness. All of which have led to high completion rates by staff which, in turn, will support our service excellence and further enrich the daily experiences of our residents.



Qualifications coordination

Besides its SelwynLearn resources, The Selwyn Institute coordinates an array of external learning opportunities for our staff. It organises enrolment with leading educational providers such as the New Zealand Tertiary College and Careerforce for the study of Levels 2, 3 and 4 of the NZ Certificate in Health and Wellbeing as well as qualifications in Diversional Therapy, Laundry and Cleaning. In this way, the Foundation supports staff members to achieve nationally recognised NZQA qualifications and thus enhance their future career opportunities in aged care.

Supporting learning and research on ageing and aged care

Student placements

The Institute also facilitates a wide range of work experience placements at the Foundation's care homes and dementia day centres for tertiary level students of health science-related disciplines. Whilst placements had to be paused in 2020 in order to reduce the risk of COVID entering our village environments from the general community, this year we have been able to recommence this very worthwhile learning programme

for the nation's future healthcare practitioners.

Exciting new partnerships have been agreed with leading tertiary institutions in Auckland, Northland and the Waikato for their third year or postgraduate students of nursing, dance therapy and paramedicine, as well as for CAP (Competency Assessment Programme) nursing students who may be returning to practice after several years break (including overseas registered nurses seeking NZ registration). The students are supervised by our care managers, registered nurses, senior caregivers and resident physiotherapist or clinical exercise physiologist accordingly. Excellent feedback on the placements has been received to date – not only from our staff, the education providers and the students themselves, but also from auditors who were completing certification audits at the time the students were present.

New for this year have been our placements for second year medical students of the University of Otago. This is an ideal opportunity for early-stage medical students to develop first-hand understanding of aged residential care, to be aware of the complexity of co-morbidities in ageing people, and to build knowledge and skill in communicating with elders, which will undoubtedly be of benefit to them in their future careers.

Research initiatives

The Foundation's long-standing partnership with the University of Auckland enables it to support new

research into a myriad of factors that affect quality of life in older age. The emergence of COVID-19 and the need for rapid and reliable, real-time research results have increased the visibility of, and trust in, the less expensive variety of qualitative research methods both internationally and within Aotearoa New Zealand. This formerly poor relation of the 'gold-standard' Random Control Trials seems to be coming of age with its strong and proven trust in listening, learning and planning developments based on structured 'patient' and 'practitioner' experiential studies. These are now commonly being favoured by many researchers and research funders, due to the increased recognition of their validity, and based on their reliable methodologies for including the variables of the real world of everyday life and work. The Selwyn Institute has already noted this international trend in some of the recent enquiries it has received regarding potential future research applications.

The Institute endorsed four major research projects which got underway in our villages this year. Research Project 1 looked at the effects that the PARO therapeutic 'baby seal' companion robots had on people with dementia in our residential care and day centre settings, and involved interviews with family, care staff and residents who were cognitively able to consent to be interviewed. This PhD research study by the University of Auckland (UOA) School of

Psychology is scheduled to report its findings and recommendations later this year.

Research Project 2 by a PhD student from UOA's National Institute of Creative Arts and Industries School of Dance aims to evaluate whether specific movements in dance can contribute to the prevention and/or slowing of cognitive decline. This has involved observations of two regular dance classes for independent residents at Selwyn Village, and the study is scheduled to report its findings and recommendations during 2023/24. Research Project 3 is assessing whether a specific structured 'therapy' intervention that is proven in Scandinavia to reduce loneliness in older people could be used in Aotearoa New Zealand to achieve the same results. This is a first-stage feasibility study by UOA School of Medicine, Department of Psychological Medicine and involves a volunteer group of independent living residents. The findings from this initial study group may warrant an application to the NZ Health Research Council for approval and funding for a full randomised control trial study.

Research Project 4 looked at the specific type of health and wellbeing information that seniors need and want, how they access that information and whether this changes per age cohort of elders. This has been undertaken by a final year undergraduate student of the UOA Faculty of Health Sciences, School of Population Health and has involved an

online needs assessment survey of independent living residents across the Foundation's villages and family members of Selwyn Centre guests, to provide Selwyn with insight into this particular topic. The final report and recommendations, to be published towards the end of the year, will provide reliable quantitative data and qualitative lived experience comment about older people's ageing well information needs. It will inform Selwyn's planning and future development initiatives for selwynfoundation.org.nz in terms of the knowledge-exchange content and navigation, ultimately making it easier for elders and their family to find the information they need.

To be informed is to be empowered. We understand the power of knowledge-sharing, particularly for older people and their families as the risk of illness, frailty and mortality increases with age. The need to share knowledge has also been accentuated by the global pandemic. In providing these quality learning, teaching and research opportunities through The Selwyn Institute, the Foundation is pleased to be able to support the training and education of Aotearoa New Zealand's current and future healthcare professionals and to add to their knowledge and skill in a unique and enlightened way.

For more information on The Selwyn Institute and for a wide range of articles promoting the wellbeing and care of older people, visit selwynfoundation.org.nz/learning.

Community

Supporting people to remain living well in their home environment for longer is a key goal for the Foundation and enables us to touch the lives of so many more beyond our retirement villages. Our Health and Wellbeing team leads our range of innovative wellbeing services available to those who live in the community, helping seniors to stay active, healthy and socially connected, so they can continue to enjoy living at home for as long as possible.

Age-friendly exercising helps improve quality of life

Our two state-of-the-art Strength and Wellness studios at Selwyn Heights and Selwyn Village have seen a surge in demand in the last year, with both independent living residents and older adults living in the local community enrolling to take advantage of this unique approach to seniors' exercising.

The studios are fitted with specialist HUR (Helsinki University Research) exercise equipment developed especially for use by older people and which is designed to help improve strength and so

enhance overall wellbeing. Under the guidance of Selwyn's Clinical Exercise Physiologist, regular users are noticing positive differences in their physical ability and this, in turn, is leading to a reduced risk of falling, increased independence and more confidence in getting out and about.

Since attending, one client has increased his ability to use the leg press by an additional 29kg - up from 60kg to 89kg - whilst another recorded a 27% improvement in the repetitive 'sit to stand' evaluation. For the timed 'up and go' exercise, this user also improved his performance by 13%. Another client's overall fitness level and general strength and balance have also improved immensely, enabling her to walk further and making everyday activities and movements generally much easier.

Such results are testament to the enhancement in core strength that can be achieved through progressive resistance and balance training tailored to a user's specific needs.

Our Strength and Wellness studios are just one example of Selwyn's community-focussed approach to improving older people's wellbeing, which can help prevent or delay a transition to residential care. For further information on the benefits to be had, or to book an assessment with our Clinical Exercise Physiologist, call our Health and Wellbeing team on 0800 30 1234 or contact us at selwynfoundation.org.nz/community.

Assisting seniors to remain well at home

The Health and Wellbeing team also provides a suite of specialist services that are available to older people who would benefit from care services delivered remotely or added support in helping them continue to live at home. For example, we provide nurse clinics, health screening assessments and seniors' safe exercising advice to residents of an independent retirement village in Orewa (North Auckland), as well as telehealth nursing services as required.

Resilience screening follow-up checks by our telehealth nurse are offered to Haumarū Housing tenants who have recently been discharged from hospital (and have made Haumarū aware). These ensure that tenants have their medications and any necessary support services, and that any safety issues are notified to the Haumarū Housing Tenancy Quality Manager. Tenants also have the opportunity to attend tailored exercise sessions in the Strength and Wellness studios and are taken out on regular



Working out in the Strength and Wellness studio.

The Baby Buddies programme resumed following the COVID lockdowns, with more mums, babies and toddlers attending than ever.



Community

shopping trips and day excursions to local places of interest in the Selwyn community minivans. Funded by Haumarū Housing and delivered by Selwyn, such services provide additional opportunities to improve wellbeing, engagement and overall quality of life.

Vibrant centres providing quality dementia day care

Our dementia day centres at Lavender Cottage (Selwyn Village) and the Anchorage (St Mary's church hall in Glen Innes) are an important feature of our range of support services for older people living in the community. They continue to be highly rated by our clients, families and by the District Health Board NASC team (Needs Assessment and Service Coordination) for the quality of the care, meaningful engagement

in life activities and the warm and supportive environments they offer. The centres offer a wide range of stimulating and enjoyable engagement in life programmes. Art therapy sessions (led by Masters students of Whitecliffe College of Arts and Design) and music therapy (delivered by a music therapist from the Raukauri Music Therapy Centre and supported by a dance movement therapy student) enable both group and one-on-one interaction, and promote discussion, reflection, meaningful communication and social connection.

At Lavender Cottage, the Baby Buddies programme resumed following the COVID lockdowns, with more mums, babies and toddlers attending than ever, as did the third phase of the Cognitive Stimulation Therapy (CST) study

undertaken in association with Auckland University. CST is an evidence-based, structured group therapy for people with mild to moderate dementia which has been shown to improve memory, to have a positive effect on mood and to improve people's quality of life. The university study into the benefits of this form of therapy has been facilitated by a member of our diversional therapy team, an approved CST facilitator. Consisting of group sessions with clients participating in a variety of activities designed to enhance general cognitive and social functioning, it will add to the body of research aimed at improving the communication and problem-solving skills of those living with dementia.

As a result of the COVID lockdowns over the course of 2020/21 – and in



A Cognitive Stimulation Therapy session in progress.

compliance with the various Alert Levels – both centres unfortunately either had to close completely or could only host a limited number of clients due to the need for physical distancing. Our staff kept in contact with their clients throughout each lockdown. They developed activities boxes which were delivered to people’s homes and also telephoned them on days when they would have normally attended the centre, in order to maintain the relationship and provide clients with social connection, conversation and something to look forward to.

From our regular welfare calls, it became clear that many carers had difficulties coping at home without respite or time for themselves. Regrettably, this led to a number of our day centre clients being admitted to long-term residential care due to the problems that family carers encountered during the lockdown periods. In due course, when we were able to offer a phased re-opening, clients whose families had been impacted the most were prioritised for return to the day centres, until the final easing of restrictions enabled us to welcome everyone once again to enjoy fellowship, fun and engagement with their wider Selwyn family.

Reaching out to the vulnerable in times of need

Having developed our welfare response framework in 2020 – through which Selwyn delivered support during the various COVID Alert Levels to seniors who were living on their own or who were otherwise vulnerable or at risk of



becoming isolated – we conducted a subsequent review of the outcomes and learnings from the lockdown experience. Our welfare response was based on the principles of The Selwyn Way and included a range of support initiatives to help people get through the loneliness, anxieties and uncertainties of the lockdowns. In considering how we might enhance our support on an ongoing basis, our response was evaluated from the perspective

of our dementia day services clients, Selwyn Centre guests and older people living in their own home, as well as from our care and independent living residents’ point of view. As a result, we have identified a number of best practice welfare initiatives which we will look to incorporate as standard into our existing community services and civil emergency responses going forward.

The Selwyn Foundation

Villages





Whether you're enjoying life as an active retiree living in your own apartment or villa, or are at home in one of our care centres, our integrated villages offer lively lifestyles for all within caring and supportive communities.

Having successfully remained free of the COVID-19 virus thanks to an extensive range of precautionary measures, health and safety controls and particular care exercised by all, our villages rebounded from the impact of the various lockdowns once the Alert Level restrictions were relaxed. Life quickly returned to a 'new normal' for our independent living and care residents, staff, volunteers and families, who were once again able to resume their activities within our vibrant village environments.

New retirement apartments and care services on the way

Despite the disruption caused by the pandemic, work was able to progress on the two, three-storey independent living apartment buildings that are now nearing completion at Selwyn Village. The

new buildings are to be known as the 'Caswell Apartments' and the 'Puckey Apartments' in accordance with our Naming and Recognition policy which aims to preserve Selwyn's unique history and the memory of those who have played a significant role in the Foundation's development over the years.

The Caswell Apartments are named in recognition of Canon Caswell who, as Auckland City Missioner, was one of the founding fathers of Selwyn Village and The Selwyn Foundation. Canon Caswell was pioneering in his vision to provide care and support for older people of limited means and played a pivotal role in developing the Foundation's range of services for the benefit of seniors and those who were most vulnerable. As the new building will be located on the site of the former Caswell House rest home, it is particularly fitting that this venerable name will be preserved and linked in perpetuity with this exact location.

The Puckey Apartments are named in honour of Gertrude Puckey who was a substantial benefactor of the Foundation. Following her bequest in 1970, the Puckey Christ's Endowment fund was established to meet the ever-increasing costs of running the village's Christ's Hospital at the time. Fifty years on, the Puckey Fund's ongoing contributions have significantly improved many people's quality of life, and we continue to be most grateful for Gertrude's generous bequest.

The Caswell Apartments will offer 35 two- and three-bedroom units, whilst the Puckey Apartments will comprise 32 two-bedroom apartments. Both residences will also feature a large communal lounge with fully-fitted kitchen for residents' social events and entertaining and will be served by a full underground carpark.

When completed in late 2021, these stylish apartments on the waterfront will be a significant and attractive addition to our Selwyn Village community.

Villages



Designed by award-winning architectural firm, Archimedia, the Caswell and Puckey Apartments sit side-by-side and are connected by a landscaped plaza, with many of the apartments enjoying sweeping views of the Waitematā Harbour.

At Selwyn Heights, work also got underway on the site of a standalone, twelve-room dementia care/memory support unit on the eastern boundary of the village site, which will incorporate access into a secure garden. It is expected that this new development will be available for occupancy early in 2022. In addition, planning continues for the relevant consents required for the construction of a three-storey care centre at the heart of the village which will include six households of twelve residents, along with a further exciting development to include 57 independent living apartments.

Audit successes highlight excellence in care

During the year, we obtained excellent results in each of the

certification and surveillance audits of our individual care homes that were conducted by the Ministry of Health. The quality of residential care provided at Selwyn was fully endorsed across the board: wonderful feedback was received from the auditors, as well as from residents and their families, as to our best practice procedures, our holistic approach to ensuring resident wellbeing and the high standards of clinical care delivered by our nursing and caregiving teams.

Commentary from the auditors around our various sites included praise for our good practice overall which has enabled us to achieve a range of improved outcomes for our residents in areas such as falls reduction, weight management, infection prevention and control,

and wound management. Our system of monitoring residents who have greater care needs was also commended, as were our care planning and evaluations, tailored engagement in life and activities programmes and the general leadership within our facilities. There was also special mention of the warm, friendly atmosphere in each care home and recognition of our caring and respectful staff.

As a trusted provider, we pride ourselves on our reputation for delivering quality residential care. Through such rigorous audits conducted by Government inspectors, our residents and their families can be assured of our industry-compliant practices and procedures and our focus on providing superior care and service at all times.



Selwyn Sprott celebrated International Nurses Day 2021 with a presentation of a stethoscope to each of their registered nurses over a shared lunch.



To celebrate International Nurses Day, Selwyn Heights presented their nurses with pretty flowering plants and a special message of thanks.

Adding fun, variety and engagement in life

Our vibrant villages are busy hubs of activity throughout the year, with every manner of meaningful and enriching engagement in life programmes on offer for independent living and care residents alike, supported by our creative and inventive diversional therapists, activities assistants and resident hospitality staff.



From left: Selwyn Village residents enjoying strawberry picking, dressing up for the tea dance, going for a trishaw ride and a trip to the Vintage Barn in Thames.



Selwyn Heights' residents hold their annual ANZAC Day commemorations and test their knowledge at a Queen's Birthday quiz night.



Moxon Centre care residents at Selwyn St Andrew's have fun with an Octaband and enjoy an outing to Tamahere for St Stephen's Christmas Festival; Selwyn Park residents are thrilled by a Filipino dance performance by staff during the village's Cultural Day.



A Selwyn Oaks' care resident judges the independent living art competition, and the village's diversional therapist leads a Ronnie Gardiner Method multi-sensory exercise session with residents.

Our Environment

Promoting sustainability in our villages

As part of the Foundation’s Strategic Plan for 2018-2022, our Environmental Goal is to work towards self- and environmentally-sustainable practices, services, facilities and sites. Across all our activities, and wherever possible, we wish to contribute to protecting our environment and are committed

to pursuing environmental sustainability. By engaging with our stakeholders and the community in reducing the impact of our operations on the environment, it is our hope that everyone might live well, now and in the future.

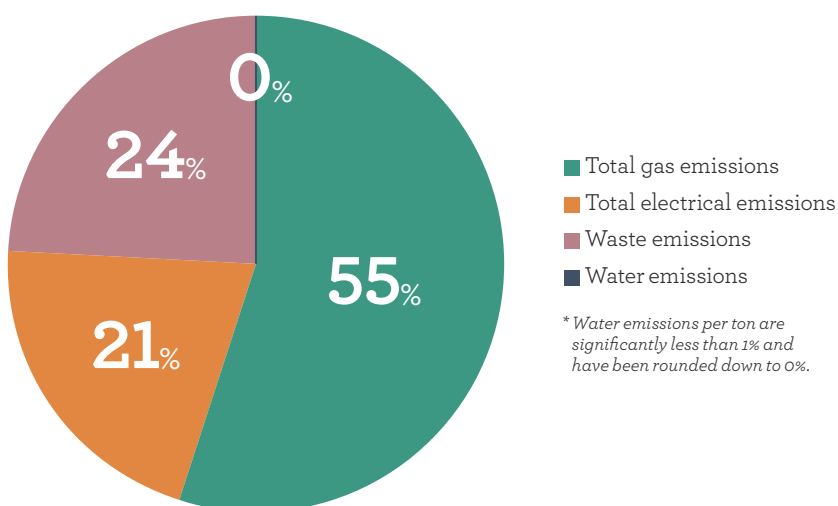
We first introduced a range of sustainability-focused initiatives in 2019, and we continue to monitor our performance against the key

performance objectives set at the time. Our data collection system records monthly data on electricity, gas and water usage across our sites, and on operational waste from a number of our villages. In addition, we monitor the construction-related waste generated from all demolition and construction work and divert a high percentage from landfill through recycling.

Total CO₂e emissions for all villages (including our laundry operations)

Group totals	2019 Jan - Dec	2020 Jan - Dec	2021 Jan - Jun	Totals
Water emissions	2.611914	3.657996	2.011822	8.281732
Total gas emissions	993.8294	1207.693	430.1426	2631.665
Total electrical emissions	347.976	573.2675	202.4799	1123.723
Waste emissions	271.2154	512.6735	74351.91	75135.8

Emissions (t CO₂e) for FY 20/21.



Other sustainability initiatives include:

- General and communal area lights have been switched to LED-type lights to save energy.
- Our new care facilities have been constructed to allow for natural ventilation and heating supported by the use of electricity and gas.
- New independent living buildings are constructed to NZ Green Building Council 6 Homestar standards. (A 6 Homestar rating or higher means the home will be easier and more cost-effective to keep warm, healthy and more environmentally friendly than a typical new house constructed to building code.)

- Electrical vehicle charging stations are made available for residents.
- Selwyn Heights' new dementia care centre will have solar panels to augment water heating.
- Our partnership with Habit for Humanity allows for the re-use of all fittings and fixtures where possible, following refurbishment of our independent living units.
- All demolition and construction contracts incorporate specific requirements for recycling, re-use and repurposing, together

with monthly reporting on achievements.

- We have introduced 'Green Teams' throughout the organisation; in the villages, these teams are self-directed and include residents, volunteers and Selwyn staff and management, with support from the Foundation.

Valuing the environment we work and live in is an important part of how we conduct our activities, and our goal is to ensure we reduce our carbon footprint overall. Plans to enhance and widen our monitoring, measuring and data collection in this space continue, which will inform our sustainability planning and drive our related initiatives in the future.



The wide-scale cultivation of strawberry plants and lavender at Selwyn Park is an example of a Green Team initiative and also provides opportunities for meaningful engagement, connection and a common purpose.

Chief Financial Officer's Report



CFO, JASON MORE

It is my pleasure to present the Chief Financial Officer's Report and summary financial statements for The Selwyn Foundation group for the year ended 30 June 2021, including The Selwyn Foundation, its fully owned subsidiary Selwyn Care Limited, the joint venture Haumaru Housing Limited Partnership and its general partner Haumaru Auckland Limited.

A year ago as I wrote my last report (September 2020) we were nearing the end of our second COVID-19 lockdown period, with Auckland still sitting at Alert Level two and the rest of New Zealand having just returned to Alert Level one. In my report looking forward to the 2020/21 year I highlighted that COVID-19 was adding a heightened level of uncertainty, but if we could avoid a return to further lockdowns we would expect our financial results to improve. I am pleased to announce that, despite the return of some lockdown restrictions in February and March 2021, we have seen our surplus rebound and exceed the operating budget for the 2020/21 financial year. Following the end

of lockdown restrictions we saw strong demand for our village offerings, both in admissions into our residential care facilities and in sales of our independent living units. This is a testament to the quality of our services, our risk management process in uncertain time and particularly the skill, dedication and passion of our staff.

A quick look over our financial results for the year and one number in particular stands out, the increase in fair value of investment properties. For a number of years The Selwyn Foundation has undertaken its valuation internally based on a financial model we purchased that was designed specifically for valuing retirement village investment properties (our independent living units). For the 2020/21 year The Selwyn Foundation Board engaged an external expert to undertake this valuation, and we will continue this approach going forward. As experts in the field and representing a large client base within the retirement village sector, CBRE Limited (CBRE) was selected. By appointing CBRE we bring a higher level of independence and expertise to the valuation process and this allows for better comparisons with others in our sector due to CBRE's market share. The valuation is undertaken based on a financial model and a number of key underlying assumptions. Naturally, the change in the model and assumptions used by CBRE has resulted in an adjustment to the value of our assets. We have seen a large increase in the value of our investment property and gain

recognised in the year. Further details of this gain are provided later in the report.

This year also saw The Selwyn Foundation establish a bank loan facility for the first time. As part of our treasury management controls we forecast future cash flows and requirement. This work identified a small shortfall in funding to complete the construction of the Caswell and Puckey apartments at Selwyn Village and the new dementia facility at Selwyn Heights. With the uncertainty of further COVID-19 outbreaks it was also felt that additional funding sources would add to our risk mitigation. As such, we agreed a \$30m multi-option credit facility with Westpac in October 2020. We had not drawn down on the facility as at our June balance date, but subsequently drawdowns have occurred to assist with the funding of the late stages of our current developments.

Financial Performance

Operating Performance

For the 2020/21 year, the Foundation had an operational surplus of \$4.9m, up from a previous year deficit of \$6.2m.

Total revenue was \$65.3m, which represented the biggest area of improvement from the prior year. Residents rental and fees of \$47.0m included higher occupancy across our care facilities and increased daily bed rates. Our residential care occupancy in the 2019/20 year was impacted by COVID-19 in the last quarter due to the low

level of admissions during the lockdown period. Deferred facility fees increased to \$13.0m and this was largely due to changes in assumptions around the average length of tenure of independent living residents. We are required under accounting standards to recognise the deferred facility fee income over the expected period of providing the accommodation (average tenure of residents) rather than the period it accrues under the occupational rights contract. Both in the current and prior year we have had a change in this assumption, this has resulted in a one-off adjustment each year to realign the balances recognised. In the 2019/20 year this included a downwards movement of \$6.1m and this year the recognition of an additional \$2.8m of income.

Operating expenditure decreased by \$0.6m during the year, largely driven by lower depreciation and the careful management of costs due to the uncertain environment we operated in. However our staff costs did increase over the period and were up \$1.0m.

Other Income and Expenses

As part of the year end accounts, we are required to revalue our investment in independent living units. As mentioned earlier this year we recorded a large increase with the total gain of \$138.7m. This was driven by the the following:

- Gain on new apartments \$21.6m - generally, work in progress of new independent living units are not revalued and carried at cost, due to the difficulty

of determining a value of an early stage partially completed development. The exception to this is where a building is close to practical completion and, at this time, it is valued as if completed with an adjustment for remaining costs and a risk factor for sell down. As the Caswell and Puckey apartments are due to be completed soon after year-end they have been valued and included within completed investment properties. The gain represents the valuation of the units less the costs of build

- Development land \$17.0m - previously additional vacant land was recorded at cost. The decision was made to record this at fair value in the current year. The gain recognised is the difference between the valuation and the current carrying value
- Gain due to the changes in the model and assumptions - our estimate of other changes relate to the following:
 - Increase in unit sales prices \$45.8m - due to the uncertainty of COVID-19 at the last year-end, we did not increase the sales prices of our independent living units. As the retirement village and residential property markets remained strong over 2020/21 when we had our sales prices revalued this year we had strong uplifts as prices had not changed in over 18 months
 - Change in average tenure \$17.5m - the assumption used by CBRE was lower than

that previously, this results in expected cash flows from resales being brought forward and hence increases the value of the units

- Change in discount rate \$21.7m - CBRE has assessed a lower discount rate for the two larger Auckland villages which has resulted in significant valuation gains
- Future settlement rate - the CBRE model has an increase in the number of units that will resell in the near term which has had a positive impact on fair value

We have analysed the gains recognised over the last three years and, since July 2018, we have recorded fair value gains of \$101.8m, excluding the gains on the new units at Selwyn Village and revaluing development land for the first time. When compared to the value of completed investment property at June 2018 of \$420.8m this results in an average return of 7.5% pa. This gain should be considered in context with movements in the wider property market.

Interest received has dropped from the previous year as we have had lower cash balances due to the continued funding of new developments.

During the year we disposed of the Selwyn Sunningdale village site and two properties we owned bordering Selwyn Park village. The increased prices received over what we paid for the assets resulted in a gain on disposal of \$3.3m.

Chief Financial Officer's Report

Total Charitable Activities

We received donations and legacies of \$0.3m. I would like to sincerely thank all those whose generous donations help us to deliver on our Mission supporting older people in need. A list of donors is supplied under Donations and Bequests page 27.

We are required to show our share of the performance of Haumarū Housing Limited Partnership within our financial statements and this has been included within our total charitable activity. This year we are recognising a portion of its surplus relative to our interest of \$2.6m, which reflects the strong financial performance of the entity during the year. It is important to realise that the joint venture agreement for Haumarū Housing Limited Partnership does not allow for any surplus to be distributed to the Foundation (or Auckland Council as the other partner). Haumarū Housing will retain the surplus to reinvest in maintenance and build a capital base to replace ageing buildings and grow the portfolio of units under management. This is in line with its purpose to provide social housing to the elderly in Auckland, which ultimately is assisting the Foundation in delivering its charitable Mission.

The total charitable spend (including grants and donations and other charitable expenses) in the year was \$2.1m, which was an increase over the \$1.4m spend in the previous year. A breakdown of our charitable spend is provided on page 26.

Total Comprehensive Revenue and Expense

The Selwyn Foundation recorded a total comprehensive surplus of \$147.5m for the year to 30 June 2021.

Statement of Financial Position

The main driver of movement in our statement of financial position has been the revaluation of the investment properties, which has largely been responsible for the increase in assets from \$553.1m to \$703.5m. Outside of this we have seen our cash and cash equivalents and other investments (mainly term deposits) decrease by \$18.0m as we have used this to fund the development of the Caswell and Puckey apartments at Selwyn Village and the new dementia facility at Selwyn Heights.

Liabilities at year-end have increased by \$2.9m, which reflects higher development invoices at year-end and increased liabilities to ORA residents.

Our surplus for the year has resulted in equity increasing from \$268.4m to \$415.9m.

Statement of Cash Flows

As noted in previous Annual Reports, the statement of cash flows reflects movements in our cash balances and short-term deposits (less than three months) and excludes movements in term deposits of more than three months. The decrease in cash balances of \$5.5m includes the maturing of \$12.5m in term deposits of greater than three months. If these are added back, it results in an overall decrease in funds of \$18.0m.

Cash from operating activity has increased by \$4.5m from the previous year. The biggest driver of this is increased net settlement cash flows of \$6.0m as we experienced strong demand over the year for our retirement village offering.

Over \$31.4m was spent on new assets for the Foundation, largely on the developments at Selwyn Village and Selwyn Heights. We also received \$5.4m from the disposal of assets with the majority of coming from the sale of the Selwyn Sunningdale land and two properties bordering Selwyn Park.

Looking Forward

As we enter the new financial year we find ourselves back under lockdown conditions and this has already had a financial impact. Like the first lockdown period we are experiencing decreased occupancy in our residential care facilities as admissions decrease and the sale of independent living units slows due to the restrictions in place. We have also incurred additional expenditure to protect our residents and staff, including increased protective equipment and additional security. One area where we are not seeing the same level of increased costs as the first lockdown is in staffing areas due to learnings over our COVID-19 journey.

Outside of COVID-19 we are looking forward to welcoming new residents to our villages this year. The opening of the Caswell and Puckey apartments at Selwyn Village will result in improving cash flows and a return to a positive cash position following the drawdowns on the loan facility as construction completes. The dementia facility is also due for completion at Selwyn Heights this year and it is exciting to have this new facility available at that site.

As mentioned last year, we are living in uncertain times. However The Selwyn Foundation is in a strong position to weather any challenges ahead and will remain focused on keeping our residents and staff safe while we work our way through this pandemic.



Jason More
Chief Financial Officer
The Selwyn Foundation

Summary Consolidated Statement of Comprehensive Revenue and Expense

For the year ended 30 June 2021

	Note	2021 \$'000s	2020 \$'000s
Revenue			
Resident's rental and fees		47,001	44,147
ORA service charges		4,080	4,181
Deferred facility fees		13,026	4,862
Other income		1,161	1,679
Total revenue		65,268	54,869
Expenditure			
Managers, nurses and caregivers		26,828	26,526
Maintenance and cleaning		8,996	9,074
Administration expenses		10,589	11,068
Depreciation		3,534	4,373
Other expenses		10,468	10,004
Total expenditure		60,415	61,045
Operating surplus/(deficit)		4,853	(6,176)
Finance income			
Interest received		58	695
Interest paid		(14)	(9)
Discount on loan with Haumaru Housing Limited Partnership		-	52
Net finance income		44	738
Other non-charitable revenue/(expenses)			
Increase/(decrease) in fair value of investment properties	2	138,662	(7,053)
Gain/(loss) on disposal of fixed assets		3,271	(1,033)
Feasibility studies		(104)	(186)
Total other non-charitable revenue/(expenses)		141,829	(8,272)
Net surplus/(deficit) before charitable activities		146,726	(13,710)
Charitable activities			
Donations and legacies received		269	169
Grants and donations		(517)	(566)
Share of associate - Haumaru Housing Limited Partnership		2,586	1,593
Other charitable expenses		(1,540)	(804)
Total charitable activities		798	392
Surplus/(deficit) for the year		147,524	(13,318)
Other comprehensive revenue and expense for the year		-	-
Total comprehensive revenue and expense for the year		147,524	(13,318)

These consolidated financial statements are to be read in conjunction with the accompanying notes

Summary Consolidated Statement of Changes in Net Assets/Equity

For the year ended 30 June 2021

	Retained Earnings		Reserves		Total Equity	
	2021 \$'000s	2020 \$'000s	2021 \$'000s	2020 \$'000s	2021 \$'000s	2020 \$'000s
Total equity at the beginning of the financial year as reported	268,311	281,630	67	66	268,378	281,696
Net comprehensive revenue and expense	147,524	(13,318)	-	-	147,524	(13,318)
Transfer to/(from) reserves	(1)	(1)	1	1	-	-
Total equity at the end of the financial year	415,834	268,311	68	67	415,902	268,378

These consolidated financial statements are to be read in conjunction with the accompanying notes

Summary Consolidated Statement of Financial Position

As at 30 June 2021

	Note	2021 \$'000s	2020 \$'000s
Assets			
Cash and cash equivalents		4,674	10,194
Accounts receivable		3,508	3,598
Other investments		-	12,530
Assets held for sale		-	1,908
Investment in associates		4,837	2,251
Property, plant and equipment		69,471	70,885
Intangible assets		3,092	3,438
Investment properties	2	617,961	448,281
Total assets		703,543	553,085
Liabilities			
Accounts payable and other provisions		10,495	8,787
Loans		70	105
Licensees' interests in ORA units		277,076	275,815
Total liabilities		287,641	284,707
Equity			
Retained earnings		415,834	268,311
Reserves		68	67
Total equity		415,902	268,378
Total Liabilities and Equity		703,543	553,085

For and on behalf of the Board:



Hon David Cunliffe
Chair of The Selwyn
Foundation Board

Date: 28 September 2021



Jit Hui Chia (Clement)
Chair of The Selwyn Foundation
Finance and Commercial
Committee

Date: 28 September 2021

These consolidated financial statements are to be read in conjunction with the accompanying notes

Summary Consolidated Statement of Cash Flows

For the year ended 30 June 2021

	<i>Note</i>	2021 \$'000s	2020 \$'000s
Cash Flows from Operating Activities			
Receipts from residents for village and care facilities		52,332	50,263
Receipts from residents for refundable occupation right agreements		34,569	26,192
Payments to residents for refundable occupation right agreements		(20,420)	(18,009)
Legacies and donations received		269	169
Interest received		115	893
Interest paid		(14)	(9)
Cash paid to suppliers, employees and donations		(58,842)	(55,996)
Net cash flows from operating activities		8,009	3,503
Cash Flows from Investing Activities			
Purchase of property, plant and equipment		(3,422)	(2,240)
Disposal of property, plant and equipment		5,403	2,831
Purchase of intangible assets		(32)	(356)
Construction and purchase of investment properties		(27,973)	(17,933)
Loan repayment received from associate		-	1,014
Decrease of other investments		12,530	18,677
Net cash flows from investing activities		(13,494)	1,993
Cash Flows from Financing Activities			
Repayment of loan		(35)	(35)
Net cash flows from financing activities		(35)	(35)
Net (decrease)/increase in cash and cash equivalents		(5,520)	5,461
Cash and cash equivalents as at beginning of the year		10,194	4,733
Cash and cash equivalents at end of year		4,674	10,194
Cash and cash equivalents			
Cash at bank and on hand		4,674	6,177
Short term deposits		-	4,017
Cash and cash equivalents at end of year		4,674	10,194

These consolidated financial statements are to be read in conjunction with the accompanying notes

Notes to the Summary Consolidated Financial Statements

For the year ended 30 June 2021

1 Statement of Accounting Policies

Reporting Entity

The Selwyn Foundation is a reporting entity, domiciled and registered in New Zealand for the purposes of the Financial Reporting Act 2013 and the Retirement Villages Act 2003 and its financial statements comply with these Acts. The consolidated financial statements presented comprise The Selwyn Foundation and its wholly owned subsidiaries, Selwyn Care Limited and the Selwyn Group Limited Partnership, and its associates, Haumaru Housing Limited Partnership and its General Partner Haumaru Auckland Limited (both of which have been equity accounted), together 'the Group'.

The Selwyn Foundation and its subsidiary Selwyn Care Limited, are charitable entities registered under the Charities Act 2005 (Registration numbers CC23254 and C21480) domiciled in New Zealand. The reporting terms and conditions set by Charities Services require the parent entity to prepare consolidated financial statements. This is a requirement of the Charities Act 2005 (section 46(1C)). The Group offers Christian care and support of the elderly.

The financial statements have been approved for issue by the Board on 28 September 2021.

Basis of Preparation

Compliance with Public Benefit Entity (PBE IPSAS) Standards

The summary consolidated financial statements have been extracted from the audited full Financial Statements for the period ended 30 June 2021 for issue on 28 September 2021.

The full financial statements, from which these summary financial statements have been extracted comply with generally accepted accounting practice in New Zealand (NZ GAAP). For the purposes of complying with NZ GAAP, the Group is a public benefit entity. The financial statements comply with Public Benefit Entity International Public Sector Accounting Standards (PBE IPSAS) as appropriate for not-for-profit (NFP) entities. The Group is a Tier 1 entity based on size.

The full financial statements have been audited and issued with an unmodified opinion in respect to the year ended 30 June 2021 on 28 September 2021.

The summary financial statements were approved for issue on 28 September 2021 by the Board.

The information is presented in New Zealand dollars, which is the presentation and functional currency of the Group. All values are rounded to the nearest thousand dollars (\$000), unless otherwise stated.

These summary financial statements have been prepared in accordance with PBE FRS-43 Summary Financial Statements. Where necessary, comparative information has been reclassified and repositioned for consistency with current year disclosures.

The summary financial statements do not include all the disclosures provided in the full financial statements and cannot be expected to provide as complete an understanding as provided by the full financial statements. A copy of the full financial statements can be obtained by contacting The Selwyn Foundation at PO Box 8203, Symonds Street, Auckland 1150.

Significant Events

Impact of COVID-19 Pandemic

Since January 2020, the spread of COVID-19 has severely impacted local economies around the world, with the World Health Organisation declaring COVID-19 a global pandemic in March of 2020. During the following 18 months to 30 June 2021, New Zealand entered into both national and regional lockdowns. The operation of the Group's retirement villages were considered essential services during the lockdown periods and as such were able to continue to operate.

The Group's core objective in planning its response to the pandemic has been to ensure the safety of residents and staff. In line with this objective and lockdown requirements, access to villages was at times strictly controlled. Additional costs were incurred in relation to increased staffing levels, security and protective equipment for staff. Income was also impacted by decreased admissions into residential care and suspending sales activity and the entry of new residents into independent living. Construction activity was able to continue under strict guidelines, where appropriate for the lockdown level.

Management have considered updated forecasts and sensitivities reflecting COVID-19 and concluded that there is sufficient liquidity to continue to meet its obligations as they fall due. Management has also reassessed and confirmed the carrying amounts of its non-financial assets and concluded they are not impaired.

The financial statements are prepared based on conditions existing at 30 June and also considering events occurring subsequently but before the date of Board approval of the financial statements.

The impact of COVID-19 provides a higher level of uncertainty around critical judgements and estimates, particularly in relation to the valuation of investment properties.

2 Investment Properties

	2021 \$'000s	2020 \$'000s
Opening balance	448,281	436,443
Additions	29,247	17,176
Transferred from property, plant and equipment	1,771	1,715
Change in fair value during the year	138,662	(7,053)
Total investment properties	617,961	448,281
Investment property under development	2,229	18,023
Development land	51,985	-
Completed investment properties	563,747	430,258
Total investment properties	617,961	448,281

The valuation of the investment property, in both the current year as undertaken by CBRE Limited and the prior year in the internal valuation model, have been performed based on a discounted cash flow methodology whereby the future cash flows expected to be generated from such property has been discounted to the valuation date at a discount rate reflecting the risk of the investment. Significant assumptions used in the valuation include:

- ▶ Pre-tax discount rate at 13.0% to 20.0% (2020: post-tax 10.7%, estimated at 14.9% pre-tax)
- ▶ Annual capital growth rate from 1.0% p.a. to 3.5% p.a. (2020: 2.5% to 2.8%)
- ▶ Turnover in units of 8.0 years (2020: 8.5 to 9.5 years)

For 2021 the valuation was undertaken by independent registered valuers CBRE Limited. In 2020 the valuation was determined by an internal valuation model. The internal valuation model construction was reviewed by KPMG who are appropriately qualified and experienced in the assessment of computer model and valuation of retirement villages. Their review in 2020 included the provision of advice in relation to the weighted average cost of capital.

The impact of COVID-19 has resulted in a higher level of uncertainty in the valuation of the investment properties. Therefore there is less certainty and a higher degree of caution is attached to the valuation than would be normal.

3 Events After the Reporting Date

New Zealand moved to Alert Level 4 for COVID-19 on 17 August 2021. All of New Zealand south of Auckland moved to Alert Level 3 on 31 August 2021. Northland then moved to Alert Level 3 on 2 September 2021. The rest of New Zealand then moved to Alert Level 2 on 7 September 2021, while Auckland remained at Alert Level 4.

From 21 September 2021, Auckland moved to Alert Level 3 and the rest of New Zealand remained at Alert Level 2.

REPORT OF THE INDEPENDENT AUDITOR On the Summary Consolidated Financial Statements To the Members of the Selwyn Foundation

Opinion

The accompanying summary consolidated financial statements, which comprise the summary consolidated statement of financial position as at 30 June 2021, summary consolidated statement of comprehensive revenue and expense, summary consolidated statement of changes in net assets/equity and summary consolidated statement of cash flows for the year then ended, and related notes, are derived from the audited consolidated financial statements of the Selwyn Foundation for the year ended 30 June 2021. In our opinion, the accompanying summary consolidated financial statements derived from the audited consolidated financial statements of the Selwyn Foundation for the year ended 30 June 2021 are consistent, in all material respects, with those consolidated financial statements, in accordance with Public Benefit Entity Financial Reporting Standard 43: *Summary Financial Statements* (PBE FRS 43).

Summary Consolidated Financial Statements

The summary consolidated financial statements do not contain all the disclosures required by the New Zealand Public Benefit Entity Accounting Standards (PBE Accounting Standards) as appropriate for Tier 1 not-for-profit public benefit entities. Reading the summary consolidated financial statements and the auditor's report thereon, therefore, is not a substitute for reading the audited consolidated financial statements of the Selwyn Foundation for the year ended 30 June 2021 and the auditor's report thereon.

The Audited Consolidated Financial Statements and Our Report Thereon

We expressed an unmodified audit opinion on the consolidated financial statements in our report dated 28 September 2021. That report also included an Emphasis of Matter section on a valuation uncertainty in respect of the Group's investment properties, that draws attention to note 10 of the audited consolidated financial statements which describes, Management has engaged an independent external valuer ('the Valuer') to determine the fair value of the Group's investment properties as at 30 June 2021. The Valuer has included a valuation uncertainty clause in their valuation report as a result of the ongoing global pandemic of the novel coronavirus disease 2019 ('COVID-19'). This clause highlights the difficulties in undertaking valuations due to the absence of or limited relevant transactional evidence that demonstrates current market pricing. Therefore, less certainty and a higher degree of caution, should be attached to the valuation. This represents an increase in the significant estimation uncertainty in the valuation of investment properties. Given the valuation uncertainty, the Valuer has recommended in their report that the valuation of the property be kept under frequent review. Our opinion was not modified in respect of this matter. This matter is addressed in note 2 of the summary consolidated financial statements. Those audited consolidated financial statements, and the summary consolidated financial statements, do not reflect the effects of events that occurred subsequent to the date of our report on those consolidated financial statements.

Other Information

The Directors are responsible for the other information. The other information comprises the information included in the Selwyn Foundation's annual report for the year ended 30 June 2021 (but does not include the summary consolidated financial statements and our auditor's report thereon). Our opinion on the summary consolidated financial statements does not cover the other information and we do not express any form of audit opinion or assurance conclusion thereon. In connection with our audit of the summary consolidated financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the summary consolidated financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Directors' Responsibility for the Summary Consolidated Financial Statements

The Directors are responsible for the preparation of a summary of the audited consolidated financial statements in accordance with Public Benefit Entity Financial Reporting Standard 43: *Summary Financial Statements* (PBE FRS 43).

Auditor's Responsibility

Our responsibility is to express an opinion on the summary consolidated financial statements based on our procedures, which were conducted in accordance with International Standard on Auditing (New Zealand) (ISA (NZ)) 810, *Engagements to Report on Summary Financial Statements*. Other than in our capacity as auditor we have no relationship with, or interests in, the Selwyn Foundation.



BAKER TILLY STAPLES RODWAY AUCKLAND
Auckland, New Zealand
28 September 2021



Board Governance, Principles & Guidelines

The Foundation aims to operate to the highest standards of governance and, as it has no shareholders, the role of the Board is even more significant in governance terms.

Governance

The Selwyn Foundation ensures that good governance practices reflect the nature of the Foundation, its charitable structure and the range of interests of its stakeholders. It is governed by a Board, which is the legal authority for the organisation. The Board provides strategic leadership and oversight, upholding the integrity of the decision making process and ensuring that its strategic focus, policies and practices are ethical and consistent with The Selwyn Foundation Mission and Constitution.

Its members represent the interests of The Selwyn Foundation, both constitutionally and morally. As such, both the Board and its members are entrusted to ensure that the Foundation is soundly managed for the benefit of all through the Chief Executive and the Executive Team.

Board composition and tenure

The Board may consist of up to ten members and no fewer than five, each of whom occupies a 'seat' for a three year term, except seat 10. The Chair is appointed by the Bishop of the Diocese of Auckland (being the President of The Selwyn Foundation), and up to six members are appointed by the Auckland

Diocesan Council, with a further two elected at the Annual General Meeting.

Board members may be reappointed for a maximum of twelve years and are eligible for re-election after every period of three years. All elected and nominated Board members in seats 1 - 7 are communicants in the Anglican Church. Board members appointed to seats 8 - 10 should either be communicant Anglicans or declare their support for the ethos and Mission of The Selwyn Foundation at the time of their appointment.

The Board may co-opt one member to seat 10 who has special skills or abilities, with such appointments reconfirmed on an annual basis for a maximum of three years. This position may or may not have voting rights at the Board's discretion.

Code of Ethics

The Selwyn Foundation Board observes and fosters the following high ethical standards, as outlined in the Code of Ethics:

- conflicts of interest are disclosed when they arise and prior to voting on any matters in which a Board member has a personal financial or other interest;
- Board members observe the confidentiality of non-public information disclosed to them as Board members, and are not to disclose it to any other person without the authority of the Board;
- fair dealing is maintained with customers, clients, employees,

suppliers, competitors and other stakeholders;

- giving and receiving of gifts or payments is disclosed;
- Board members are familiar with the New Zealand acts and regulations that govern their responsibilities, and comply with all laws and regulations;
- unethical decision-making and/or behaviour is brought to the Board's attention and appropriate sanctions applied;
- the Code is monitored and practices are evaluated against the Code as part of the Foundation's performance assessment;
- Board members accept collective responsibility for Board decisions and are committed to constructively resolving differences;
- Board members do not act independently of the Board and its decisions;
- all communication with the media is through the Chair, CEO or their designated spokesperson.

Governance framework

The Board meets each month to review the Foundation's organisational achievements, financial performance and charitable activities. One of the Strategic Plan goals is evaluated at each monthly Board meeting. In addition, an annual Strategic Planning day takes place to consider outcomes from the past year and plan for the year ahead. Other special meetings, training

Board Governance, Principles & Guidelines

events and resident meetings are also held throughout the year.

The Board maintains a separation between governance and executive action and has delegated the management responsibilities of the Foundation to the Chief Executive Officer. It has also established Committees: Personnel, Property, Finance and Commercial, Villages, Risk, Technology and Innovative Care Solutions and Succession, to further assist in the running of the Foundation.

The Committees meet on a regular basis over the course of the year, and a minimum of two Board members is required to make a quorum at each committee meeting, with members of the Executive Team invited to attend as required.

The Committees evaluate the operational and qualitative performance of their respective areas by reviewing key performance indicators for their functional divisions, and ensuring that Business Plan reporting is reliable and indicates how project objectives relating to strategic goals are being met.

Each group is responsible for monitoring and updating related policies to reflect best practice, and for ensuring that all procedures comply with law and regulations, that risks are appropriately identified and addressed, and that critical incidents are reviewed and all actions required are carried out by management.

In general, they also provide a forum for the discussion,

development and evaluation of new projects put forward by the Chief Executive Officer for the furtherance of the Foundation's strategic goals. Each committee is responsible to, and reports to, The Selwyn Foundation Board. A verbal or written report with recommendations is presented to the Board immediately following the committee meeting. Minutes of all Board and committee meetings are recorded, as well as the decisions made.

Joint Venture Partnerships

As 51% shareholders in Haumaru Housing LP, The Selwyn Foundation Board also appoints three people to the Haumaru Housing Board.

Internal financial control and risk management

The Foundation ensures the quality of all financial reporting, risk management and the independence of the external audit process. The Board's Finance and Commercial Committee oversees financial matters relating to The Selwyn Foundation and its subsidiaries and ensures:

- the effective management of financial risks that threaten the achievement of objectives;
- that any such risks are appropriately identified, analysed, evaluated, treated, mitigated and reported;
- the production of reliable management and financial reporting;

- compliance with laws and regulations on financial reporting;
- effective management of reputational risk arising from financial matters;
- quality and continuous improvement are fostered in the Foundation's financial control processes;
- maintenance of an effective and efficient internal and external audit.

Enterprise risk management

An end to end Enterprise Risk Management (ERM) structure is in place and has functioned effectively over the last 18 months (see Fig 1 opposite). The structure includes the operational unit Health and Safety (H&S) Committees which are in place and contributes to the Health and Safety Advisory Group (HSAG), the Clinical Governance Group and the Group Risk Committee. The Group Risk Committee oversight includes the Clinical Governance Group providing clinical risk input to the meetings.

The Selwyn Foundation Board and the Board Committees receive targeted content regarding risk as part of the standard reports. The Selwyn Group Executive has been enabled as the second line of defence through enriched risk reporting, regular risk reviews and updates on world, New Zealand and industry risk trends.

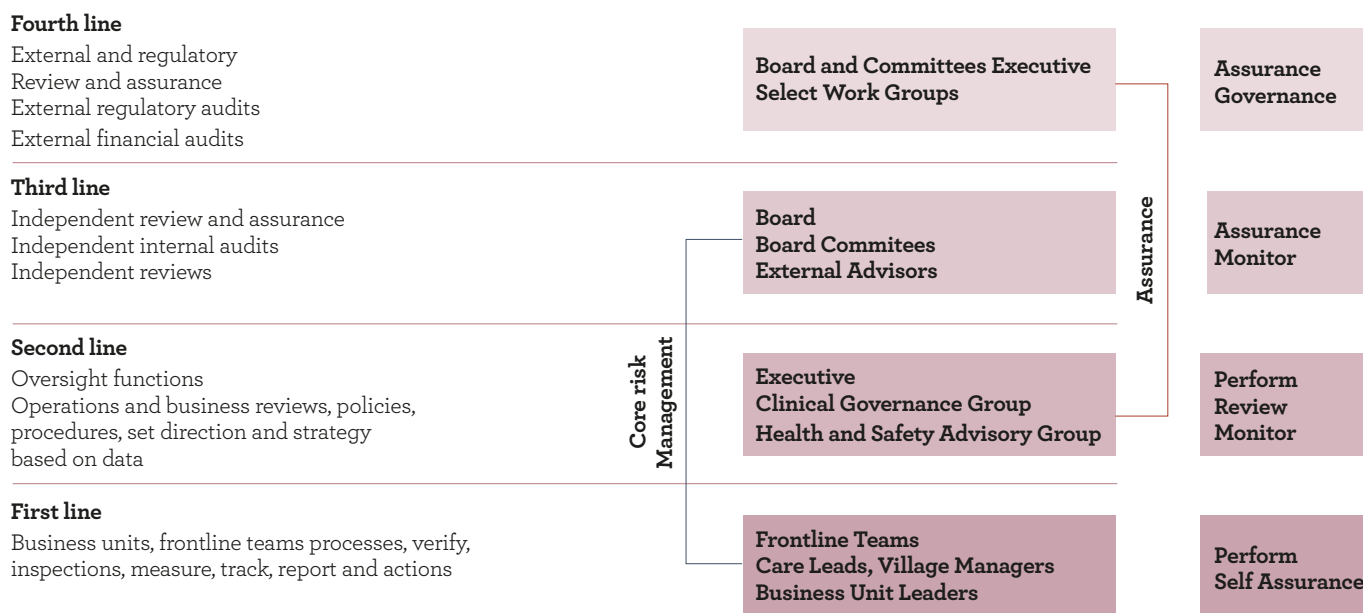


Fig: 1 Enterprise Risk Model deployed at The Selwyn Foundation

Strategic risks are under review and will be updated and aligned with future requirements once the strategic business review has been completed and any changes implemented.

Improvement to reporting is ongoing with broader and more targeted data and information

provided to each governance level in line with fig.1 (above).

The Clinical Governance Policy, processes and reporting have been reviewed and amended to allow the Clinical Governance Group to have a strategic focus rather than an operational focus in line with the second line of defence

model requirements. We continue to identify trends and risks for attention and assign and lobby for higher level corrective action. Most importantly, The Selwyn Foundation is moving from a managed scenario towards 'Leadership' status.



Board Governance, Principles & Guidelines

Focus on the COVID-19 pandemic continues, with the Risk Committee continuing to meet monthly to provide effective governance to the pandemic risk management process.

The Crisis Management Team continues to meet at appropriate intervals (increasing as Alert Levels rise) to focus on pandemic management and assessing the risk to staff and residents alike.

Board performance review and succession planning

The Board undertakes a process of self-management and self-review on an ongoing basis and from time to time an external independent review, which ensures that the Foundation has quality of leadership as regards the performance of the Chief Executive Officer.

There is a defined process for Board succession to ensure an orderly refreshment of the Board, when members come to the end of their tenure, which gives continuity to the Board as well as maintaining an appropriate balance of skills and experience on the Board and its Committees.

Following any appointment to the Board, a personalised induction programme is drawn up, which includes Foundation-specific knowledge building, site visits to Selwyn's villages, information and discussion on strategy and development plans for the business.

Board and committee members also receive specific training and development on topics which are of relevance during the year.

Annual General Meeting

An Annual General Meeting is held usually no later than 31 October each year and is chaired by the Bishop of the Diocese of Auckland as President of the Foundation. Notice of the AGM is publicised to residents in the Foundation's village communities.

During the event, the Foundation's financial statements and annual reports of the Board and auditors are considered, the appointment/reappointment of the auditor agreed, and the election of Board members confirmed, as required. A quorum of fifteen members of the Foundation is required for an Annual General Meeting (who may be Board members, the Bishop of the Diocese of Auckland, Life Members, individuals who have been admitted as members by the Board on terms and conditions established by the Board, and residents of Selwyn's facilities).

All members, except residents, are entitled to vote on any resolutions put forward, with voting decided on a show of hands. In the case of an equality of votes, the Chair of the meeting will have the casting vote.

This year, due to the COVID-19 lockdown we delayed the AGM to 1 December 2021 in the hope that we could hold the AGM in person. Despite best efforts, COVID-19 has meant the AGM has had to be live streamed.

Customer and stakeholder relations

The Selwyn Foundation respects the interest of its customers and

stakeholders within the context of its fundamental purpose and charitable status. It has clear policies for relationships with all customers and stakeholders, and regularly assesses compliance with these policies to ensure that its conduct complies with the Constitution and pertinent legislation, and is within broadly accepted social, environmental and ethical norms, generally subject to the interests of stakeholders. It also ensures strong relationships and advocacy with current and future church and contract stakeholders are established and maintained.

Across the business, the Foundation engages regularly with residents, family members and service users, and also meets with regulators, healthcare providers, industry bodies, other non-for-profit organisations and stakeholders. This engagement enables us to contribute to building an understanding of issues relevant to our customers and overall service provision, and to contribute to the debate on relevant topics. A detailed description of the composition, powers and duties of the Board is provided in The Selwyn Foundation Constitution document, available on the Foundation's website.

The names of current Board members are listed at the back of the Annual Report, and their profiles are available to view on the Foundation's website. selwynfoundation.org.nz



You can leave a lasting legacy

Choosing to remember The Selwyn Foundation with a gift in your Will is the perfect way to help New Zealand become a better place for those who follow.

Leaving a gift in your Will, after your loved ones have been provided for, is a way of giving that costs you nothing during your lifetime and yet continues to help others beyond your lifetime. Your gift is invested and its returns support the care of the elderly by The Selwyn Foundation for generations to come.

Now, more than ever, giving is part of everyday life. More and more people are choosing to leave a gift in their Will to leave a lasting legacy. A gift in your Will to The Selwyn Foundation honours

your intentions to care for others, honouring your beliefs and values.

You don't need to be wealthy to be generous, or to make a real difference through a gift in your Will.

You may have many questions about writing or updating your Will. To see whether this is the right decision for you, please take a look at our Frequently Asked Questions on our website, or if you'd like to talk to someone in person about leaving a gift to The Selwyn Foundation in your Will, please call us on **09 845 0838** or email us on **giving@selwynfoundation.org.nz**.

A gift in your Will to The Selwyn Foundation goes on giving forever. We thank you in advance for your everlasting support.



Foundation Group

Members of The Selwyn Foundation Board

Hon David Cunliffe QSO, Chair
Dr Peter Huggard
Peter Macaulay
Helen Melrose
Janice Thomas (née Nichols)
Benjamin Green
Jit Hui Chia (Clement)
Harold (Stephen) Titter

Pou Tikanga

Venerable Lloyd Popata

The Selwyn Foundation Senior Leadership Team

Garry Smith,
Chief Executive Officer

Jason More,
Chief Financial Officer

Andy Stewart,
*Chief Information Officer /
Business Manager - Villages*

Virginia Sisson
Operations Manager - Villages

Caroline Leys,
Director, Spiritual Care

Bob Bull,
Director, Assets & Development

Hilda Johnson-Bogaerts,
Director, The Selwyn Institute

Karen Coleman,
*Director, Marketing &
Communications*

The Selwyn Foundation Group Office

Level 4, 1 Nugent Street
Grafton
Auckland 1023

PO Box 8203
Symonds Street
Auckland 1150
Tel: 09 845 0838

Partners

Members of the Haumaru Housing Board

Dr Kay Hawk,
Chair
Kerry Hitchcock
Stephen Titter
Matthew Harker
Dr Sue Watson

Haumaru Housing Management

Gabby Clezy,
Chief Executive Officer

Haumaru Housing office

Level 2, 1 Nugent Street
Grafton
Auckland 1023
Tel: 0800 430 101

Haumaru Housing Limited Partnership

PO Box 8475
Symonds Street
Auckland 1150

The Selwyn
Foundation 

The Selwyn Foundation, PO Box 8203, Symonds Street, Auckland 1150.
Level 4, 1 Nugent Street, Grafton, Auckland 1023, New Zealand
Tel: (64-9) 845-0838, Fax: (64-9) 845-0700 selwynfoundation.org.nz