

Vintage Homes

*Grow old along with me,
The best is yet to be...*

Robert Browning



Age Ventures India
Retirement Homes Under Care Of AVI



You...

are mature...

have led a full and fulfilling life
and are still brimming with energy...

You have seen and done it all and are now longing for new horizons
where purposeful activity co exists with tranquillity

A life that is full yet one with space to do the many things that
you wanted to but could not find time for

Where efforts and concerns of daily life are taken care of and you
are left free

Where security is assured, where care, compassion, concern and
the joys of community living are at hand...

Now...

retire from routine commitments and work but not life

Come home to a fresh new world



The concept

- Catering to the needs of the elderly
- Not secluded but within a community

With better lifestyles and advanced medical care, life expectancy has increased and the numbers living well beyond the 70s has grown rapidly.

Changing social patterns, search for better opportunities in the world at large and growing needs have led to gradual disintegration of the joint family, once the great framework of security and stability. In this changing world the needs of those advanced in age cannot be easily accommodated. This and the preference to lead a quiet, tranquil yet productive life is what persuades many in the 'golden' age group to look for alternatives that provide activity, sanctuary, fellowship and care.

Age Ventures India fills this gap

Who we are

- Non commercial: no profit motive
- Specialists in the field of elderly care

Age Ventures India (AVI) is a private, not-for-profit Trust established in November 2008 by Mr. Amal Ganguli, President, HelpAge India. Profit and commercial interests are not of consequence, the sole objective is to provide support services to the middle class elderly.

HelpAge India, with whom AVI has a knowledge sharing arrangement, are leaders in the field of elderly care and support in India. Their understanding of the elderly and their needs, stands second to none and they have nominated the members of Age Ventures India eminent Board of Trustees.





Knowledge Partners

- India's leader in care of the elderly
- UK's leading care home specialists

HelpAge India is a 36 year old national level non-profit & non government organization working for the cause and care of our nation's elderly. HelpAge India supports and runs day care centers for the aged; rehabilitates aged patients of leprosy, tuberculosis and cancer; support free cataract operations; offers income generation programmes; provides professional training to people and voluntary agencies.

HelpAge India
will provide:

- Support in educating and training AVI team on old age issues unique to India.
- Support in setting up and managing counseling centers.
- Support in designing, training and monitoring physiotherapy centers.

- Support in educating in old age diseases common in India.
- Support in advocacy of issues needing attention of various statutory bodies, State & Central Government.

To establish the best old-age care practices of a developed economy at a cost affordable to the Indian elderly, AVI has entered into a knowledge sharing agreement with MHA of UK.....



Pacifica Senior Living, USA is the new knowledge partner,
MHA agreement ended in Nov 2014

MHA of UK



MHA is a leading charity providing care homes, housing and support services for older people throughout Britain. Established 70 years ago, MHA now delivers a range of services to over 16,500 individuals. MHA has a direct and indirect manpower base of 11,000. Their services are spread over 2 Retirement Villages, 90 Residential, Nursing and specialist Dementia care homes, 50 Housing with care services, 50 Community support projects.

- Assist in establishing policies and procedures for Human Resources services, including Health and Safety, Training, Personnel and Equalities
- Assist in developing activities, hobbies and engagement of the residents to ensure healthy and mentally stimulating atmosphere in the Senior Living Communities
- Annual review of each Senior Living Community to audit the level of all aspects of service and resident satisfaction

MHA has agreed to support AVI in:

- Strategic planning advice
- Advice on the performance objectives and measurements
- Design specifications for various type of Senior Living Communities as and when required
- Review of the building plans before they are finalized to ensure optimization of apartment plans, village layout etc
- Assist in developing a protocol that will ensure a fair contractual relationships between the Senior Living Community and the residents
- Advising on the size of facilities and the required level of manpower including the amenities and facilities
- Assist in laying down the policies, systems and operating manuals and all the functions including accounting and administration
- Train key managers and staff members so as to ensure that required levels of service are achieved
- Assist in working out a detailed healthcare system, record keeping, providing health care, assisted care and dependent care
- System for monitoring of performance of operations and management to ensure regular standards are maintained

Auchlochan Retirement Village is one of their retirement living community. Auchlochan Retirement Village is home to 400 older people within 50 acres of beautifully landscaped woodlands, mature gardens and lakes in the hills of South Lanarkshire, Scotland.





*Stay a part of
the world you
know....*

*Set yourself
apart when you
choose to...*

What we Offer

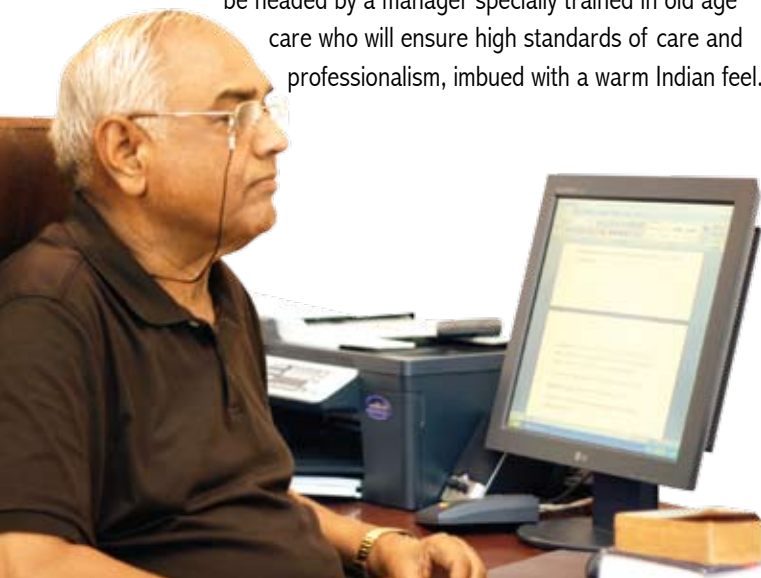
Age Ventures India believes you should live life and enjoy it in the manner best suited to you...

What does this mean?

Total security, medical care, compassionate staff and facilities to cater to a wide range of spiritual, intellectual and physical pursuits.

Our Role

In order to provide a congenial setting and world class facilities, AVI is collaborating with established real estate developers on an all India basis to construct apartments in line with concepts approved by MHA. These units would be part of a larger condominium which houses all age groups. There will be support services for the elderly and AVI will not only source service providers and staff that cares but will manage the initiative guided by training and management guidelines provided by MHA. If required, MHA will depute experts for initial start up and training assistance and will conduct regular reviews to ensure that thresholds achieved are of international standards leading to higher satisfaction levels. Each community will be headed by a manager specially trained in old age care who will ensure high standards of care and professionalism, imbued with a warm Indian feel.



AVI will endeavor to provide

Security

- 24 hour security
- Restricted entrance with watch and ward staff around
- Emergency alarms at strategic locations with alarm room
- Boom Barriers
- Centralized entry to the extent possible

Dining

- Cook in your own kitchen
- Or eat in the dining room (one meal recommended)
- Or should the doctor advise take a restricted meal

Intellectual Continuity

AVI believes that the experience age brings should be shared — elders can be confidantes, guides and mentors. To do this, AVI will attempt to build associations with institutes of learning to use the services of the elderly.



Health & Fitness

- Physiotherapy cum fitness center
- High dependence care rooms with a special dining area
- Secluded green open area and an open deck
- Special nursing and caregiving facilities
- Doctor on site during the day, on call for emergencies and arrangement with a hospital that ensures preferential care
- Pharmacy arrangement (in-house or in close proximity), sample collection center
- Routine medical check ups
- Assistance with daily living such as support in medical record keeping, personal care and nutritional advice etc
- Full care services for conditions like dementia, alzheimers





Housekeeping and Maintenance

All apartments are serviced and facilities maintained

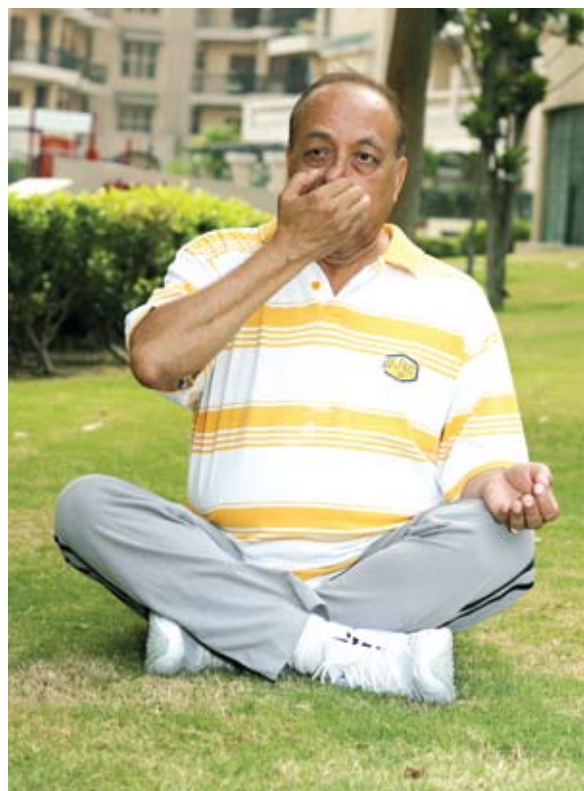


Leisure and Welfare

- Yoga and meditation
- Walking trails
- Library
- Computers
- Opportunities to try out culinary skills
- Arts and crafts centres
- TV and music
- Indoor games like billiards, table tennis, carrom, chess or backgammon
- Outdoor games like softball, croquet or badminton
- Once in a while go to town to watch a movie

Concierge Service

Valet service is provided for payment of utility bills, depositing credit card payments, ticket bookings and other personal care needs etc.



AVI in Jaipur, Rajasthan



Developer: ARG Group is among the leading realty and infrastructure developers of Rajasthan, known for integrated townships, group housing, shopping malls, office spaces, infrastructure and utility services. It has recently made in roads in Madhya Pradesh. The activities of the group are powered by the Chairman and Managing Director, Mr. Atma Ram Gupta. They

FEHI has some of the high end diagnostic equipments like 64 slice CT Scan machine, 1.5 Tesla MRI, State of Art Operation Theatres, Level 3 NICU, Electro-Physiology Labs, 2 hi-end Cath Labs, Touch Screen Monitors, and Service with Compassionate care.

AVI has entered into an agreement with the Fortis Escorts Hospital Jaipur to provide medical care and well being for the residents of ARG Vintage Homes. The Hospital will be positioning clinical and nursing teams at the premises. FORTIS has also offered a special discounted package for the residents should they need to use the Hospital facilities.

have developed world class residential and commercial projects. The Group is professionally managed and recognized for its quality, commitment, integrity, timely execution and innovative technology. They are currently present in cities of Jaipur, Alwar, Kota, Ajmer and Gwalior.

Location: ARG Vintage Homes Jaipur are part of a 35 acre township named ARG Puram and is located 17 km on the Jaipur - Agra Road in Kanota.

AVI association: AVI is advising ARG Group on the Retirement Community right from conceptualization to operations. Post construction AVI shall manage the Retirement community. (For details, please see the developer's brochure).



Fortis Escorts Hospital, Jaipur



Fortis Escorts
Your Caring Hospital

Fortis Escorts Hospital Jaipur (FEHI) is a leading multi super specialty hospital in Rajasthan, with the mission to bring quality medical care at doorstep.

It has got NABL accreditation and for the year 2012-13, won the FICCI- Best hospital Award in Super Specialty Category of over hundred beds in Operational Excellence across the Country.

JAIPUR National University, Jaipur



Jaipur National University (JNU), Jaipur came into existence in the year 2007. It is a premier centre of learning, providing various integrated and interdisciplinary programmes of study and research in the country. To enable education reach the doorsteps of the students it has opened the School of Distance Education & Learning. Bio spectrum has rated JNU among the top 20 BT Schools of India on four different years. Collaboration with top national and international Universities and institutions is also its hallmark.

A detailed MOU has been concluded for exchange of knowledge, mentoring of students, research etc wherein senior citizens can share and enrich students with their experiences etc.

JNU campus is located at Jaipur-Agra Bypass, Near New RTO office, Jagatpura, Jaipur-302025.

AVI in Greater Gurgaon Sohna, Haryana



Developer: Silverglades is a leading boutique Developer specializing in Residential Housing, Commercial, Township, and Golf based leisure development in NCR, and other parts of the north India. The activities of the Group are headed by Mr. Pradeep Jain. The group has delivered some of the finest addresses in NCR along with some key partners. The group is professionally managed

into a tie-up with a hospital once the project is closer to completion. It will be on the same lines as in other locations, like providing for doctor during part of the day, 24 hours nurse, emergency support service, concessional rate for checkups in the hospital, and use of other services of the hospital when required.



and is recognized for its commitment to integrity, timely execution and quality. Silverglades works on the philosophy that an average Indian today is well travelled and discerning buyer having expendable income and is looking for a better lifestyle. They therefore believe that Indians deserve much better residential and leisure-oriented housing options. Continuing this philosophy the retirement home is made as a part of their new 17.5 acre housing project named The Melia. This project has about 12 towers, with over 80% green cover. Out of 12 towers 2 towers are designed for senior citizens.

Location: The site is located about 12 kms from Golf Course extension road intersection with Gurgaon Sohna Road or 19 km from Rajeev Chowk, on Gurgaon Sohna Road.

AVI association: AVI is advising Silverglades on the Retirement Community right from conceptualization to operations. Post construction AVI shall manage the Retirement Community. For details, please see the developer's brochure.

AVI hospital tie-up: AVI as a practice ties up with a local hospital so that the residents get good quality continuous medical care. Gurgaon is home to a large number of world class hospitals. With a view to drive maximum advantage for residents it is proposed to enter

GD Goenka University, Sohna, Haryana



The GD Goenka University campus is set on 60 acres with the ancient and picturesque Aravalli hills for a backdrop. GD Goenka University is guided by the philosophy that new thinking in the areas of teaching, learning, research and training are pivotal to making students tomorrow's leaders and giving them a world view. The University has School of Architecture & Planning, School of Communication, School of Engineering, School of Hospitality, School of Humanities & Social Science, School of Law, School of Management etc.

A detailed MOU has been concluded with the University for exchange of knowledge, mentoring of students, research etc wherein senior citizens can share and enrich students with their experiences.



AVI in Bengaluru Karnataka



Developer: Brigade Orchards is an over 130 acre integrated township development coming up at Devanahalli, near International Airport being set up by BCV Developers Pvt. Ltd. BCV is a group company of South India's leading real estate conglomerate Brigade Group. The group is a pioneer in the concept

Parkside please visit www.brigadeorchards.com

Location: The Parkside@Brigade Orchards is part of the Integrated township spread over 130 acres of land in Devanahalli near the Bengaluru International Airport.

AVI Association: AVI is advising BCV Developers Pvt. Ltd on the Retirement Community project right from conceptualization to operations. Post construction AVI shall manage the Retirement Community and the Care Home

of developing integrated enclaves with landmark projects such as Brigade Millennium, Brigade Metropolis & Award winning Brigade Gateway. For more information on Brigade Group please visit www.brigadegroup.com Brigade Orchards being an integrated town ship has various components of real estate on offer. The township has super luxury Pavilion Villas, Luxury Apartments, Value homes, Commercial office space, Retail, a school, an international sports complex with sporting academies run by Sporting Edge, a company promoted by Steve Waugh, a hospital, an arts village, a very high end membership club of about 85000 sft and plenty of open spaces... As part of this integrated enclave is an exclusive retirement home project named Parkside.

Parkside consists of 156 dwelling units of 1BHK and 2BHK and a 34 room Care Home block with Guest rooms. The project is designed by celebrated Architect Sanjay Mohe of Mind Space Architects, Bengaluru. Parkside will have all the facilities that senior citizens would need to make their life comfortable, enjoyable relaxing and cared for in a secure environment. For more information on

REVA Group, in Bengaluru, Karnataka



Reva Group of Educational Institutions, started in 2002 under Rukmini Educational Charitable Trust and managed by the DivyaSree Group, aims to provide high levels of teaching, research and extension activities in the field of higher education.

P. Shyama Raju, chairman, strongly believes in the importance of quality education in building a better nation. The stress is on "overall development of the student's personality through academic, sports and cultural activities with human values". Courses in Engineering, Management, Science and Arts are offered. Institutions are equipped with state of the art infrastructural facilities, laboratories, library and sports facilities.

A detailed MOU has been concluded with REVA for exchange of knowledge, mentoring of students, research etc wherein senior citizens can share and enrich students with their experiences.



Narayana Health, Bengaluru



Narayana Health is the new brand identity for Narayana Hrudayalaya, the nation's pre-eminent healthcare provider founded by Dr. Devi Shetty.

From a humble beginning of a Cardiac Hospital with 200 beds in the year 2001, Narayana Health has grown today to around 6,300 beds and is a multi-specialty healthcare conglomerate, cutting across various specialties,

partnerships and geographies. The group has 23 hospitals in 14 cities across India.

The flagship hospital at NH Health City in Bengaluru has India's largest Bone Marrow Transplant Unit and Dialysis unit with tertiary care expertise in Liver, Kidney and Heart transplants.

AVI has entered into an agreement with the Hospital to provide medical care and well being for the residents of Parkside at Brigade. The Hospital will be positioning clinical and nursing teams at the premises. Narayana Hrudayalaya has also offered a special discounted package for the residents should they need to use the Hospital facilities.



Special Assignments

Lord Parshvanath Foundation



Lord Parshvanath Foundation, a family run Charitable Trust of the promoters of Arissan Group, is developing a 240 resident capacity old age home named 'Siddhayatan' for Jains. Located at Madhuban, Shikharji, Jharkhand, a major Jain pilgrimage destination and considered

one of the most sacred places for Jains in the world, 'Siddhayatan' is governed by values of Sevabhav. Spread across 2.75 acres and surrounded by the holy Parasnath Hill, 'Siddhayatan' is lush with beauty and provides its residents with perfect blend of Physical, Social, Environmental and Spiritual Wellness. AVI has consulted LPF in concept development, design planning, Bill of Material & operational planning for developing a 158 units Old Age Home (Care Home) at Shikharjee, Jharkhand. The project has been conceptualized with the vision of creating a world class caring and living experience for elders who are looking for long term care. The Home would be at par with International standards and would have Independent Living, Assisted Living and High Dependence Care. The project is proposed to be run on a charitable basis.

Maa Assisted Homes, Faridabad

This is new 59 room project being Developed by a MAA Assisted Homes Pvt Limited in Faridabad. The assignment is to support them in review of existing designs and operational cost to them make it a viable service suitable to discerning elders who want to move into a care home on lease hold basis, with ample scope to lead an active life.

Rabindra Niketan, Kolkata

This was a special assignment on behalf of HelpAge India to evaluate the feasibility to increase capacity utilization, improvement in amenities and facilities, increased participation of residents in well being activities so as to lead a more active life, review of the building to make it more old age friendly, bringing in operating efficiencies, and areas requiring improvements in age care.



AVI presence in other cities

AVI has also signed MOU for assisting Developers to develop a retirement community within larger Developments at following locations:

A 300 apartment retirement cum care home to be developed by a leading developer of **Kolkata**.

An MOU has been entered with Harmony Realtors (Madras) Pvt. Ltd. for technical support for retirement homes and care homes on case to case basis.

AVI is exploring options in Mumbai and its suburbs, Ahmedabad, Hyderabad, NCR, Mohali and Kochi at present.



Trustees

- Visionaries
- Proven management skills of a very high order
- Committed to issues of the elderly

Amal Ganguli

Mr. Ganguli is a product of St. Joseph's College, North Point, Darjeeling. He is a Chartered Accountant from England and Wales. He joined Price Waterhouse in

P.C.Sen

An IAS Officer, Mr. Sen was a member of the Madhya Pradesh cadre, where he held various assignments, the last being Principal Secretary, Government of MP, Department of Commerce and Industry and Information Technology, MP. At the Centre, Sen served as Director General, Civil Aviation, Chairman and Managing Director Indian Airlines and Chairman of Air India. Close to retirement, Sen was Secretary General, National Human Rights Commission. Post retirement, Sen served as Director of the India International Centre and Vice President of Governing Board of HelpAge India.

London in 1962 and moved to India in 1964. In 2003 he retired as the Chairman and Senior Partner of the Price Waterhouse Group of firms. He is a fellow of the Institute of Chartered Accountants of India, Fellow British Institute of Management, Member Institute of Internal Auditors Florida Delhi Chapter. He is presently the President of HelpAge India and also an Independent Director on various Boards of companies like Maruti Suzuki India Ltd., Tata Communications Ltd., HCL Technologies Ltd., Century Textiles and Industries Ltd., Tube Investments of India Ltd. and other companies. He is the Chairman of the Board of Trustees of Age Ventures India.

Bimal Kishore Raizada

Mr. Raizada is a Chartered Accountant from England and Wales. He retired from Ranbaxy in 2003 after putting in over 30 years of service. During his career in Ranbaxy he held various roles ranging from Head of Finance Function, Strategic Planning, Logistics, New Business Development, Head of Asia Pacific Region, Worldwide Head of Company's non-human health business, Diagnostics and Fine Chemicals. He is a fellow of the Institute of Chartered Accountants of India, Member of the Board of Governors of Institute of Internal Auditors, Delhi Chapter, Treasurer of Grand Lodge of India. He is on Board of few Companies in India and abroad.

Shanta Chatterji

Shanta Chatterji has served as a Company Secretary to companies like Dr. Beck & Co, Rolas (India) Ltd and also companies of the Mahindra group. In the '80s she displayed a rare environment consciousness and set up Chattelec Vehicles India Ltd, to produce battery operated vehicles. She currently heads the Company. She is a Member of Governing Board of HelpAge India.

Management Team

Arun Gupta, CEO

Arun Gupta, a qualified CA, worked in Union Carbide, Goetze India, SRF Nippondenso and the Pearl Group where he was CEO and member of the Board of Directors of Pearl Polymers and Pearl Engineering Polymers. For the last three years is Chief Executive of AVI aiming at good quality retirement homes come across the country.



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