

# John D. and Susan A. Foster Health Care Development and Management Resume

**Owner:** John D. Foster  
Susan A. Foster

## Goals

**Foster Senior Living: “Fostering Exceptional Senior Care”**

**1970 to 1999:** Property development, construction and operations. All properties where owned and operated.

## Skilled Nursing Facilities

Mt. Vernon Park Care Center	180 bed SNF with 60 MC Rehab Unit/60 Memory Care
West Park Manor	90 bed SNF with 20 MC Rehab Unit
Lebanon Care Center	180 bed SNF with 60 MC Unit
Hermitage Park Care Center	120 bed SNF with 30 MC Unit/20Unit Memory Care
Lebanon Park Care Center	120 bed SNF with 30 MC Unit /20 Unit Memory Care
Republic Park Care Center	120 bed SNF with 30 MC Unit /20 Unit Memory Care
Nixa Park Care Center	90 bed SNF with 20 MC Unit
Nevada Park Care Center	60 bed SNF with 20 MC Unit
Springfield Park Care Center	120 bed SNF with 30 MC Unit

**Specialty Features** developed inside of these communities included Sub Acute units for Ventilators, Wound Management and Rehabilitation. 5 properties where Joint Commission accredited in high standing.

## Assisted Living Communities

The Terraces of Lebanon	30 bed Assisted Living
The Terraces of Springfield	28 bed Assisted Living
The Terraces of Nevada	31 bed Assisted Living
The Terraces of Nixa	32 bed Assisted Living

## Independent Living Communities

Bedford Park, Springfield Mo.	30 bed IL
Bedford Park Lebanon Mo.	30 bed IL

## Home Health and Hospice

Elder-Care Home Health Agency and Hospice: 18 County Medicare/Medicaid Certified Home Health with 4 Sub station offices in Dixon, Hermitage, Springfield, Nevada and Parent office in Lebanon Missouri. The Home Health Agency was Joint Commission Accredited with Accommodations.

## Pharmacies

2 Institutional Pharmacies located in Springfield and Lebanon Missouri

## Managed Properties

Joe Clark Communities of Nevada	2 AL communities total 40 beds
Joe Clark of Lamar	1 AL community total 22 beds
Joe Clark of Butler	1 AL community total 22 beds
Dixon Park Care Center	60 SNF with 20 MC Unit
Licking Park Care Center	60 SNF with 20 MC Unit

## 1999

All properties were packaged and sold (except for 2 AL communities which started our base operations for developing into our Assisted Living market and at that time we retained the operation of one SNF Licking Park Manor)

## 2000 to 2011

Began developing, constructing and operating communities that are licensured Assisted Living and or Residential Care Licensure depending on state licensure specifics.

## Missouri

Culpepper Place of Springfield East	65 Residential Care Community
Culpepper Place of Chesterfield Village	80 Residential Care Community
Culpepper Place of Nevada	31 Residential Care Community
Culpepper Place of Branson	65 Residential Care Community

## Arkansas

Culpepper Place of Springdale	58 Assisted Living
Culpepper Place of Jonesboro	65 Assisted Living
Culpepper Place of Fayetteville	67 Assisted Living

## 2011

Properties were bundled and sold to a public held corporation CNL in Orlando Florida.

## **2011 to April 2015**

We maintain management of those properties to date thru CNL in Orlando Florida until the reit was resold to Senior Housing Properties another public held company with their own management company.

## **2014 Owned and currently operating since February 2014.**

Culpepper Place of Coillierville Tennessee      67 Assisted Living  
Reached full occupancy within one year.

### **Under Construction Completion Date January 2016**

Culpepper Place of Bartlett Tennessee      67 Assisted Living

## **Summary**

The parent company that began this business is Foster Hospitality Group. John and Susan Foster started health care management under Foster Development to support Foster Hospitality construction development by participating in the construction projects with Bill R. Foster. Once projects where completion he offered Foster Development for the management, development and operations of the communities.

John D. Foster has been doing construction, development and operations of health care facilities since 1970. He has a business degree from Drury College in Springfield Mo.

Susan A. Foster has been doing operations and development of the communities since 1982. As a Registered Nurse, BSN, she works with a team of quality assurance staff to ensure communities remain fully occupied, within budget and providing high quality care to our private pay clientele.

Our mission while operating our communities whether owned or managed is to provide "Exceptional Senior Living" to all clients/families and to ensure that the property is closely monitored with a well trained staff while operating under a structured budget allowing the community to be financially strong.

## **References:**

Greg Smith CPA Foster Hospitality Group      gregsmith@nuvox.net  
Kevin Maddron CNL Corporation Orlando Florida      kevin.maddron@cnl.com  
Karen Dobson Director Culpepper Place Chesterfield Village upon request

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