



FOR IMMEDIATE RELEASE
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Jefferson's Ferry Breaks Ground on Independent Living Expansion as Long Island's 65+ Population Reaches Record Levels

Brookhaven Supervisor & Councilmember Present Proclamation Recognizing Jefferson's Ferry's Commitment to Long Island Seniors

South Setauket, NY - [Jefferson's Ferry](#), Long Island's first not-for-profit Life Plan Community, held a groundbreaking ceremony on Thursday to begin construction on a new Independent Living addition featuring **12 new one- and two-bedroom-with-den apartments** at its South Setauket campus. The event comes at a time of rising urgency for high-quality living options for older adults with Long Island's 65-and-older population surging to over 520,000 individuals, **up 24 % in the past decade**, according to an AARP report released in August. Elected officials and community leaders were on site to join Jefferson's Ferry and honor the organization's ongoing commitment to expanding opportunities for essential care, connection and living environments for Long Island's growing senior population.

Featuring six one-bedroom-with-den and six two-bedroom-with-den residences, Jefferson's Ferry designed the new wing in response to sustained interest in larger layouts - an interest underscored by all twelve apartments already reserved. Active waitlists are in place for the new apartments and across every Independent Living style, reflecting the community's trusted reputation and the region's strong demand for older adult living options. This project advances Jefferson's Ferry's mission to meet the evolving needs of older adults and strengthens the continuum of care available on its South Setauket campus.

"Jefferson's Ferry has earned the trust of so many families, and the continued demand for their services speaks to the care and attention they give every resident," said **Brookhaven Councilmember Jonathan Kornreich**. "They've built a vibrant community that truly feels like a second family. This new expansion of independent living options is a natural next step in meeting the needs of our seniors, and I'm grateful for their commitment."

During the ceremony, Jefferson's Ferry leadership, including President & CEO Bob Caulfield and Board Trustees gathered at the construction site donning hard hats and ceremonial shovels to mark the

milestone. They were joined by Brookhaven Supervisor Dan Panico, Brookhaven Councilmember Jonathan Kornreich, community stakeholders, staff, and residents, as well as representatives from **M&T Bank**, the financial partner supporting the expansion, and **The Kulka Group**, which is overseeing construction.

“For more than two decades, our mission has been to provide an exceptional living environment grounded in independence, community, and quality care,” said **Bob Caulfield, President & CEO of Jefferson’s Ferry**. “With demand for high-quality, diverse living options for older adults stronger than ever, this expansion allows us to respond thoughtfully and responsibly - ensuring that older adults on Long Island have access to a place where they can age with dignity and connection, and enjoy the right balance of freedom and safety, supported by a community that truly values their well-being. We are proud to continue building on that foundation.”

Sustainability at the Center

Jefferson’s Ferry also emphasized the environmental benefits of the new apartment wing, which has been designed to meet ENERGY STAR Multifamily New Construction standards. Enhancements include increased exterior insulation to reduce thermal bridging, high-efficiency windows and exterior doors with improved insulation values, and upgraded all-electric heat pumps that replace previously gas-powered systems. Each residence will also feature energy-recovery ventilation systems that provide fresh air while reducing the load on heating and cooling equipment, as well as a full suite of ENERGY STAR appliances. These improvements enhance resident comfort, reduce long-term energy consumption, and reflect Jefferson’s Ferry’s commitment to responsible, forward-looking design.

A Major Step Forward in Jefferson’s Ferry’s Multi-Year Transformation

The groundbreaking is the next phase of Jefferson’s Ferry’s multi-million-dollar “Journey Toward Renewal” initiative, which has updated the life-enriching environment for residents at every stage of their lives. Recent highlights include:

- 60 new independent living apartments added in previous phases
- Opening of **The Grove**, a Memory Support Neighborhood offering cutting-edge care for Alzheimer’s and other dementia-related diseases
- Major upgrades to the Healthy Living Center, Fitness Center, Rehabilitation Therapy Center and Assisted Living dining venues
- Launch of Short-Term Respite Care services supporting Long Island caregivers, helping address the surge in demand and stress among family caregivers

Strong Financial Foundation Supports Continued Growth

Jefferson’s Ferry’s expansion rests on a robust financial platform. In September, Fitch Ratings upgraded the organization to a **BBB+ rating with a Stable Outlook**, citing strong cash flow performance, a growing balance sheet, and consistently high occupancy—hallmarks of the community’s operational strength and long-term stability.

With waitlists for all one-bedroom-with-den and larger apartments, Jefferson’s Ferry is committed to helping address the region’s urgent demand for high-quality living that blends independence, community, and care.

About Jefferson's Ferry www.jeffersonsferry.org

Jefferson's Ferry is a not-for-profit Life Plan Community for active adults aged 62 and above, with Independent Living cottages and apartments, Assisted Living apartments, and a quality health care center all on one site. A multi-million-dollar expansion and renovation project, "The Journey Toward Renewal," has updated the life-enriching environment for residents at every stage of their life. Residents enjoy six distinct dining venues, an expansive Healthy Living Center and Fitness Center, and created a state-of-the-art Rehabilitation Therapy Center. Also new to Jefferson's Ferry is "The Grove," a Memory Support Neighborhood which provides a high quality of life and care for 20 residents diagnosed and living with Alzheimer's and other dementia-related diseases.

Jefferson's Ferry offers exceptional living and amenities, including indoor pool, computer center, library, creative arts center, game room, walking paths, resident gardens, monarch waystations, recreational areas, and gazebos. A mix of cultural excursions, civic activities, and a community of residents who help shape Jefferson's Ferry's future ensure a spirited and engaged lifestyle.

The Vincent Bove Health Center at Jefferson's Ferry enjoys a 5-star rating from The Centers for Medicare and Medicaid Services (CMS) and was named a "Best Of" nursing home by U.S. News & World Report. Jefferson's Ferry has repeatedly earned the industrywide Community Choice Award for resident satisfaction and engagement and has been recognized with the Activated Insights Award (formerly known as Pinnacle Quality Insight's Customer Experience Award) for seven years running. FitchRatings has assigned Jefferson's Ferry a stable outlook BBB+ bond rating. Jefferson's Ferry has consistently been voted Best Retirement Community, Best Nursing Home and Best Assisted Living on Long Island by The Long Island Press and has been recognized for Excellence by the Hauppauge Industrial Association's Business Achievement Awards program.

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