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Rehoboth Council on Aging
Board of Directors Meeting
@ Gladys L. Hurrell Rehoboth Senior Center
Minutes of May 14, 2018

- 1) **Call to order**---6:32 p.m.
- 2) **Pledge of Allegiance**
- 3) **Members Present**--- MaryBeth Moriarty, Neal Harrington, Sue Laverdiere, Ron Whittemore, Charlene Cunha, Dr. Bruce Thayer and Linda Sherman
Members Excused--- Dr. Robert Lambe
Guests Present--- Kimberly Robens
- 4) **Review past months meeting minutes**--- None
- 5) **Presentations**--- None
- 6) **Expense Report**---None
- 7) **Director's Report**---None
- 8) **Old Business**---None
- 9) **New Business**---Discussed use of C.O.A. Building by SEB, LLC representing the Reserve at Spring Hill.
Kelly at Town Hall called Linda asking for 2 availability dates that were needed for 2 meetings. Availability dates were given. At the last Selectmen Meeting, the Selectmen did ask Ron Whittemore if he was aware of this particular request. Ron was not aware of this request and only found out about the Spring Hill housing project meeting because it was on the Selectmen Meeting Agenda. The Town Selectmen referred this particular building usage request over to the C.O.A. Board to vote on for approval. Ron W. explained to the C.O.A. Board that there is a lower income 200 unit housing project that is still underway at the Spring Hill Reserve. Ron did have information explaining about the housing project that he was given and if anyone wanted additional info, it was available to look over. MaryBeth asked if this was the 40B project and Ron said that it was, because it is a Chapter 40B Housing, it is a Federal requirement that a lottery be held for these lower cost housing units. This lottery would be for anyone eligible, which would include non Rehoboth Residents as well. This private for profit company (SEB, LLC), which was hired by the developer for this housing project, would need to have a meeting and a separate lottery. Rehoboth Residents would not be able to vote on some of the aspects of this housing project because it is a 40B. Ron wanted to present to the C.O.A. Board Members, if it is proper usage of our C.O.A. Building to allow SEB, LLC-which is a private and for profit company, to hold a meeting and a separate lottery here for this housing project. Our Town Attorney stated we (C.O.A.) were not obligated to let this 40B housing project meeting and lottery be held here at the Senior Center. Charlene C. wanted to clarify with Linda that she not always knows what the particular meetings are for when Town Hall calls to request availability dates. Charlene did have some concerns with this issue and asked "if we let SEB, LLC. use our building, do we let other for profit companies as well?". MaryBeth M. stated that she did watch the Selectmen's Meeting and Jim Muri did state and made it very clear that Linda S. did not give permission directly to let SEB, LLC use the C.O.A. Building. Linda only stated that the requested dates were available to use for the 2 meetings in question. Dr. Thayer asked if we were obstructing these meetings from happening at all. MaryBeth stated that the real question was, "Do we want to let SEB, LLC. come and use our building rent free and disrupt us to open and close the building for this private for profit company on our time? It is not because it is a 40B, but because it is a private for profit independent company". Charlene and Neal H. did agree with MaryBeth, it is nothing personal but that it is a private company in general. Dr. Thayer stated that it just doesn't make a good precedent to agree and let a private and for profit company to use our building. MaryBeth, Charlene and Sue agreed with Dr. Thayer. Dr. Thayer made a motion to move this request along and discuss this further at a later time.

Ron stated that the fact is SEB, LLC. is a private and for profit company. We have allowed nonprofit organizations associated with our Town, like the Boy Scouts, that are headed up by the Town or by our Rehoboth Citizens up until this point to use our building, but this particular request in question is totally different from that. Ron stated that "we are not obstructing this 40B housing project meeting from happening at all, but just not at the C.O.A. Building. We are not doing this intentionally". Dr. Thayer stated that "The C.O.A. Board is standing on our own principle of not having the C.O.A. Building open for private and for profit interest groups in general that are not directly associated with the Town". Neal, Ron and MaryBeth agreed with Dr. Thayer on this. MaryBeth asked Sue Laverdiere for a vote. Sue motioned to turn down this request. Dr. Thayer recommended that we turn down this request at this time. MaryBeth 2nd the motion. Sue asked if all Board Members were in favor of this decision. All C.O.A. Board Members voted unanimously to turn down this request at this time.

- 10) B.E.S.I. Report---None
- 11) Friends of the Rehoboth Elderly Report---None
- 12) Correspondence---None
- 13) C.O.A. Building usage---None
- 14) Open Forum---None
- 15) Other Business Issues---None
- 16) Adjournment---7:47 p.m.

Respectfully submitted,
Kimberly Robens- Secretary

Approved by:



Dr. Robert Lambe
C.O.A. Board President

Next COA Board Meeting- to be determined at a later time