

**Chaplin Senior Center**

**Board of Directors**

**132 Chaplin Street**

**Chaplin, CT 06235**

The Board of Directors for the Chaplin Senior Center met on Tuesday, **September 7, 2021**, in the outdoor area at the Senior Center.

Members present: Chairperson Irene Schein, Shirley Rakos, Ann Lewis, Cathy Dietrichsen, Jeanette Haines, Crystal Gephardt, Walter Zlotnick, Carl Linkkila, alternates Robin Hoagland and Dawn Gilbert, Director Lisa Kegler, and Victoria Northrop (recording clerk).

**1. Irene Schein called the meeting to order at 9:30 a.m.**

Alternate Robin Hoagland was seated for Neil Muckenhoupt. Irene let the Board know that Neil Muckenhoupt has resigned from the Board. Irene recommended alternate Ellen Gillon be nominated as his replacement. Ann Lewis made a motion to accept this, Jeanette seconded and it was unanimously approved. There was some discussion about Ellen's availability in schedule and whether she would accept the position.

**2. Audience for Citizens:** none present

**3. Secretary's Report:** the Board reviewed the draft minutes of the Meeting of August 3rd. Several amendments were made (the addition of Carl Linkkila to the roster and two phrasing changes) which will be made by Victoria and submitted. The minutes were passed by the Board with said amendments.

**4. AGING IN CHAPLIN DISCUSSION:**

Ann Lewis reported her results into investigating the question of whether the Senior Center could provide senior daycare services. She contacted various regulatory bodies and other senior centers and discovered two types commonly provided: social and medical. In order to reach legal requirements for providing this service, the Center would need to hire one or more staff, which would be prohibitively expensive and impractical due to the irregular and small need for this service. A suggestion was made to instead hire a private caregiver to accompany a senior who needs assistance in attending events at the senior center without their primary caregiver.

A discussion took place on collaborative or cooperative housing for seniors in the town. Irene investigated the legal charter of an extant senior housing coop and shared it with the Board as an example. Rental co-ops vs owned co-ops were discussed. The need to investigate actual demand for senior housing was raised, and also the need to investigate from a legal point of view through an attorney was addressed. The town's policy on cluster housing was brought up, including the fears some people might have

about low-income housing or cluster housing opening up problematic usage in the future. Irene and others stated that the money for senior housing would preferably need to come at least in part from the State. There is a minimum five year time frame on this process.

There was a discussion of where in Chaplin the town owns land that could potentially be used for the project of affordable housing, or whether it would have to come from private sources. The board generally agreed that first one needs to re-assess the actual demand for affordable and senior housing through a repetition of a survey or other means. The idea of non-greenfield housing (modification of existing buildings or seniors renting apartments within their homes to other seniors) was also addressed. The committee will take all of these points into consideration and plan to look into solutions and grants, as well as other sources of assistance and revenue.

**5. Correspondence:** Lisa Kegler provided the Board with copies of the Annual Report for the fiscal year of 2020-21 for the Senior Center.

**6. Director's Report:**

**Cash on hand:** \$399.89

**Special revenue account:** +/- \$31,753.01

**Membership status:** 345 members

**Dues collection:** dues are still waived due to the pandemic until the end of 2021. \$275 in dues have been paid anyway

**7. Activities, Social Media and Other Outreach:**

The watercolor class is going very well, as are the massage therapy and hairdresser visits. The Podiatrist continues to be popular and they are considering increasing the frequency of his visits. The Walking Club has resumed its walks. There will be a Medicare talk on September 13<sup>th</sup>, a ukulele concert on September 15<sup>th</sup>, and a craft class on the 16<sup>th</sup>. The mask mandate has affected numbers participating in indoor activities, particularly bingo. Ann Lewis suggested a potential arboretum tour as an activity.

**8. Assistant Director Position:**

Irene sent a message to the Board of Selectmen concerning the Board's involvement in the hiring process of the Assistant Director and also forwarded e-mails from various board members to the B.o.S. As a result, two board members and the Senior Center Director will be present and involved with the interview process.

**9. Landscaping Needs and Tent Rental Renewal:** Lisa is waiting on a quote on the cost for landscaping assistance from the same provider who handles the library landscaping. The shed re-roofing materials have been purchased and stored for the upcoming repair – several board members have volunteered to assist with this process.

There was a discussion of whether the tent rental should be extended for an additional month, in collaboration with the library. It was noted that the seniors are less fond of using the tent due to noise and mosquitos, but the Board decided that the benefits were greater to the mutual relationship with the library and it was noted that the cost would most likely be allayed by COVID grant money. A motion was made to keep the tent for an additional month by Jeanette, seconded by Robin, and passed unanimously.

**10. Room Usage:** Irene raised the issue of the rules for usage of the Function Room and the Community Room at the Senior Center. The rooms are designated for adult activities, and the by-laws state that they are primarily for members of the senior center who are residents of Chaplin and who have been members for 1 year + (with the exception of the close friend or family of a late-member organizing a memorial service). Irene mentioned potentially showing movies in the Function Room and there was a discussion of the need for paying royalties to do so, and the need for the investigation of the intellectual property law applicable.

The rooms are primarily to be used for such activities as fundraisers for the Senior Center or town, lectures, slideshows and other educational activities, and for non-political town committee activities. Prohibitions include: no political meetings or religious services, no bridal/anniversary/baby shower parties (the Firehouse is available for all these things). These guidelines need to be disseminated so that the Board members can read and react to them. Carl Linkkila mentioned why the guidelines exist and the concerns that had arisen in the past. The use of the commercial kitchen and other concerns about town public usage of the spaces were discussed.

**11. Next Meeting Date:** October 5, 2021 @ 9.30 a.m.

**12. Adjournment:** the meeting was adjourned at 10.34 a.m.

Minutes submitted by Victoria Northrop, recording clerk