



Council on Aging Board Meeting Minutes

Via Zoom
Date: November 8, 2023

<u>Director</u>
Karen Burke
<u>Board Members</u>
Julie Brown
Christine Della Croce
Maureen Hickey
Susan Jepson
Jim Morin
Sherri Oken
Joanne Scouler
<u>Town Council Liaison</u>
Bob Vincent

Call to order 6:34

Present: All Board members and Director Karen Burke were present

Absent: Town Council Liaison Bob Vincent

- I. Guest Speaker: Erin Kokinda, Director of Wakefield Economic Development
 - A. She reviewed the laws relative to creating new housing.
 - B. How will Wakefield respond and adhere to these requirements?
 - 1. A body was formed to address MBTA community multifamily zoning requirements.
 - 2. We plan to develop around commuter rail train stations at the same time protecting commercial our footprint which excludes Albion Street, Main and North Avenues.
 - 3. We have received grant money to help fund infrastructure improvements but must adhere to the law to be eligible for grants.
 - 4. “As a right development” which includes up to 3 units for multi-family does not exist at this time in Wakefield.
 - 5. It was determined that we have the capacity to create up to 1696 units through zoning changes.
 - 6. She reviewed the proposed multi-family district of about 145 acres within ½ mile from the train station.
 - 7. Multi-family housing must be suitable for any age and be ADA compliant.
 - 8. We must allow the capacity and zoning to have the housing built, but do not need to guarantee that it can or will be built.
- II. No public present
- III. Minutes from October 11, 2023 meeting
 - A. Maureen Hickey made a motion to accept the minutes, Joanne Scouler seconded.
 - B. Discussion
 - 1. Edits were suggested (Bottom page 2 - Town Meeting is on Nov. 18; delete one d at end of word
 - 2. The level of detail necessary will be revisited next month.
 - C. All voted in favor of accepting minutes with the revisions.
- IV. Financial Report

Tabled until next month since we did not receive the report until today.
- V. Director’s Report
 - A. Activities
 - 1. 1,354 participants in total programs
 - 2. Outreach is ramping up because of interest in fuel assistance.
 - 3. We are still seeking a grant for a second bus.



4. We've received very good feedback about the Senior Resources Fair.
- B. Upcoming
1. LGBTQ programming: Monday, Nov. 13th movie "Red White and Royal Blue"
 2. Preparing for Life Transitions: Nov. 15th
 3. Holiday Party: Monday, Dec. 18th
 4. Caregivers have started meeting, facilitated by a social worker from Mystic Valley.
 5. We would like to host more congregate eating events.
- VI. Town Council Report - Susan Jepson on behalf of Bob Vincent
- A. Nov. 11th Veterans Day: 11 a.m. ceremony at the Galvin Middle School
 - B. Nov. 18th Town Meeting
 - C. Bike Plan will go before the Town Council next week.
 - D. Master Plan is being worked on but not moving forward at the moment.
- VII. Board Orientation
- A. Christina Della Croce is developing a table of contents with the goal of presenting the contents of the program at the start of the new year.
 - B. We briefly discussed what would be included in a COA orientation and our future toolkit which will have both documents that we must review thoroughly, and material included for reference.
- VIII. Suggestions
- We discussed a potential co-sponsored program on elder abuse.
- IX. Open Meeting Law
- Tabled. Please read the Town Handbook and watch Town Counsel Mullen's presentation to the HRC: https://youtu.be/5QagHZIK_NA?t=320

Maureen Hickey made a motion to adjourn, Jim Morin seconded and all voted in favor

Adjourn 7:38 p.m.