

**AGING IN COMMUNITY COMMITTEE
OF THE
COMMISSION ON AGING**

November 12, 2019

9:30am-11:30 pm

7300 Calhoun Place, Room 6C Rockville, MD

In Attendance: Monica Schaeffer, Mary Sweeney, Barbara Selter, Richard Jourdenais, Marsha Weber, Miriam Kelty, Stephanie Edelstein

Staff: Pazit Aviv, Marcia Pruzan, Leslie Marks

Guests: Sara Fought (JCA), Isabelle Schoenfeld, Mara Mayor, Jim Stowe (OHR)

Topic	Discussion Points	Decisions/Follow-up
1. Welcome and Introductions <ul style="list-style-type: none"> • Approval of October 8th Minutes 		
2. Announcements	The committee was updated by Monica on the Race Equity and Social Justice Bill. Most if not all of our concerns were addressed by other groups who submitted testimony in the public hearings.	
3. Discussion: Bill 34-19 Housing Impact Fairness Act, Sponsored by Councilmember Evan Glass Presenter: Leslie Marks, Senior Fellow, DHCA	In anticipation of Evan Glass presenting his Bill 34-19 at the November COA-wide meeting, the AIC was briefed by Leslie Marks of the significant parts of the Bill.	

	<p>The discussion led by Leslie included:</p> <p>According to the Council of Governments, the County needs 23,100 low-cost housing units by 2030.</p> <p>The Bill is aimed at deriving revenue for new school construction (from impact taxes) and affordable housing (from excise taxes) by charging an impact fee on all newly rebuilt single family homes-also known as “tear-downs.”</p> <p>Glass estimates that these new fees will generate \$10 million a year for the next decade, with \$4.3 million to go towards affordable housing and \$5.7 million going towards school construction.</p> <p>Under the proposed Bill, the County would charge any home undergoing full or partial demolition a charge of \$9 per square foot for any additional floor area created by th project.</p>	<p>The question was raised as to what specifically constitutes a “tear-down.”</p> <p>How has Council Member Glass determined that these funds will be available over the next 10 year period warranting the \$100 million figure?</p> <p>Are these funds that would fund the HIF adding to the existing funds or would they supplant funds already in the HIF?</p> <p>How do we insure that senior affordable housing is represented and receives allocation? How to insure that such funds would not be used for other purposes?</p> <p>A public hearing on the Bill is scheduled for Dec.3.</p>
<p>4. Discussion of newly created MPDU Work Group by DHCA and Montgomery County Planning Board. The purpose of the work group is to explore how to implement the MPDU law in new senior communities that provide services in addition to housing. The challenge being tackled is that a senior may qualify for an affordable unit under the MPDU law, but be unable to afford to pay for the services that are part of the community services and amenities.</p>	<p>Leslie Marks summarized the first meeting of the newly formed work group.</p> <p>The Work Group will explore how the MPDU law can be adjusted to be more effective in providing affordable housing in age restricted senior communities. The group will look at how other communities have applied MPDU like requirements to age restricted communities. The goal of the work group is to</p>	

<p>5. Discussion: Age discrimination and senior employment- How can the COA and the Office of Human Rights work together to combat age discrimination? Presenter: James Stowe, Director, Montgomery County Office of Human Rights</p>	<p>identify modifications to the current legislation to make it more equitable and applicable in age restricted senior communities.</p> <p>Jim Stowe provided general information on the OHR and its role in combatting age discrimination. Unlike the State of MD or Federal definition of age discrimination being 40 years old and older, the County defines age discrimination from the age of 18.</p> <p>The County responds to complaints by employees and educates County employees and general population on human rights. He suggested that the County does not have a plan from his Dept. to address the growth of the senior employee population but that he is working with the Age-Friendly work group on Employment, of which he is a member.</p> <p>The OHR developed under contract 15-second educational spots that were viewed in several County movie theaters about the rights of older workers and he hopes to do more.</p> <p>Director Stowe recognizes the need to work with the business community to give them assistance in strategies to combat age discrimination and to be more “age-friendly.”</p> <p>The OHR will be distributing a new Fact Sheet on age discrimination as well as distributing a new poster on procedures for filing a complaint.</p>	<p>Director Stowe distributed the new Fact Sheet and poster on age discrimination.</p>
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	Director Stowe is open and eager to receiving assistance on the topic of the aging workforce from the perspective of employing more 50+ and combating age discrimination.	
6. Next Meeting 1-14-2020		Please RSVP to Nanine and Monica if you will attend.