

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

South Shore Community Action Council, Inc. (04-6125-732)
71 Obery St.
Plymouth, MA 02360
508-747-7575 (p)
508-747-1250 (f)
617-943-1943 (c)
jcocio@sscac.org
www.sscac.org

Proposal Summary

South Shore Community Action Council, Inc. (SSCAC), a 501(c)(3) non-profit Community Action Agency, submits the following proposal in response to the Request for Proposals to lease the property at 314 Onset Avenue in East Wareham. SSCAC proposes to use the property for its South Shore Early Education (SSEE) program so that it may continue to provide high quality, center-based early education and care for infants, toddlers, and preschoolers from low income families in Wareham. Our intended use of the property as a site for our South Shore Early Education program is permitted under the town's Zoning and Protective By-laws and land use regulations. If awarded the lease, our normal operating days and hours will continue to be Monday through Friday, from 7:30AM to 5:30PM, year-round.

Founded in 1965, SSCAC has over 55 years of experience providing state- and federally-funded early education and childcare for disadvantaged infants, toddlers and preschoolers. We currently own 3 early education centers and lease 4 others, including the property at 314 Onset Avenue. In 2020, SSCAC was awarded a multi-year federal grant to provide Head Start for 71 preschoolers and Early Head Start for 8 infants/toddlers from Wareham and Bourne. With this grant award, the existing lease with Community Development Institute at 314 Onset Avenue in Wareham was assigned to SSCAC beginning July 1, 2020, and SSCAC is the current Lessee. We employ 15 staff who work at 314 Onset Avenue, 7 of whom are Wareham residents. We currently provide early education and care for 33 of the town's most vulnerable and disadvantaged children, less than our licensed capacity and grant award due to pandemic-related restrictions on enrollment. When operating at full capacity, we will enroll 71 preschoolers and 8 infants/toddlers and plan to hire 8 additional employees in the coming year to work at the Onset Avenue early education center. Through our Early Education program, we provide short and long-term benefits for children, families, and the community. We create job opportunities, support the local workers and their employers, strengthen diverse cultural communities, and promote the tourism industry.

Table of Contents

Organization Background	1
Lease Offering	2
Proposed Use of Property	2
Early Education and Care Capacity in Wareham	3
Community Need	4
Community Impact	5
Child and Family Benefits.....	5
Transportation	6
Physical/Oral/Mental Health Services	6
Nutrition Services	7
Social Services	7
Substance Abuse Services	8
Parent, Family, and Community Engagement	8
Cultural Benefit	10
Local Employment Opportunities and Workforce Support	11
Support of Tourism Industry	12
Service Coordination and Community Engagement	13
Support of the Oak Grove Cape Verdean Cultural Center	14
Organizational Capacity.....	15
SSCAC Leadership Team	16
SSCAC Board of Directors	16
Organization Insurance Coverage	17
Early Education Program Capacity.....	18
Head Start Policy Council	18
Program Leadership Team	19
Program Management	20
Awards and Recognition	20
Appendices.....	22

Organization Background

South Shore Community Action Council, Inc. (SSCAC), is a 501(c)(3) non-profit Community Action Agency founded in 1965. Our mission is to eliminate poverty by working collaboratively with community partners to coordinate services and create opportunities for education, training, and work so that all people can live with dignity and contribute to society. In addition to our main office in Plymouth, we operate 7 Early Education centers (Marshfield, Plymouth, Wareham, Falmouth, Hyannis, West Yarmouth, Dennis Port) and 2 Fuel Assistance outreach locations (Hyannis, Martha's Vineyard). Our service area extends from Hull to Provincetown and west to the Rhode Island border. Our FY21 agency-wide budget is \$27+ million, 93% of which is for direct programs and services. Each year, we make a powerful difference in the lives of over 27,000 low-income individuals of all ages.

In 2020, we provided a range of services for 2,001 Wareham residents, nearly 10% of the town's population. We expended \$852,823 in direct program dollars on residents' behalf. We made nearly \$750,000 in direct payments to fuel vendors to keep 890 Wareham residents warm in winter. Similarly, our Weatherization program and Heating System Repair/Replacement program made home energy efficiency improvements that totaled \$98,230 and resulted in lower utility bills for 38 Wareham households. Our Food Resources program distributed 1,435 meals for food-insecure families, children, and elderly at Gleason YMCA, St. Patrick's Table, and the Wareham Council on Aging. Our Consumer Aid program provided free mediation for 61 residents with consumer complaints. Through our Volunteer Income Tax Assistance program, we provided free electronic preparation and filing of state and federal income tax returns for 41 Wareham taxpayers resulting in \$64,318 in refunds. Fourteen elderly and disabled Wareham residents received safe, door-to-door transportation in our handicap-accessible vehicles to/from medical and adult day

programs. We helped 4 Wareham families avoid eviction and utility-shut off. Many of our services to Wareham households have been expanded significantly in the past year due to the effects of the pandemic. *(See SSCAC's 2020 Wareham Town Impact Report in the Appendices)*

Lease Offering

SSCAC proposes to lease the property at 314 Onset Avenue in East Wareham for the first year at \$4,600/month commencing on July 1, 2021. We further agree to yearly incremental increase to this rent as outlined in the RFP with the understanding that further lease details would be reviewed by counsel and negotiated using the sample lease included with the RFP. We understand that we will enter into a triple-net lease, whereas SSCAC will be responsible for all utility and operating costs for the property. In addition to the receipt of the Town of Wareham's Request for the Proposal to lease 314 Onset Avenue, SSCAC acknowledges that it received a copy of the 99 year lease mentioned therein from the Town Administrator and has received no other Addenda from the town.

Proposed Use of Property

SSCAC proposes to lease the property at 314 Onset Avenue in East Wareham so that its South Shore Early Education program can continue to provide federally-funded Head Start (HS) and Early Head Start (EHS) early education and childcare for low-income infants, toddlers, and preschoolers primarily from Wareham, but also from Bourne. We have 33 children currently enrolled; however, we are licensed and plan to enroll 71 preschool children and 8 infants/toddlers once pandemic-related limits to class sizes are lifted. Our operating schedule will be Monday – Friday, from 7:30AM to 5:30PM, year-round.

Having reviewed the Town of Wareham's Zoning and Protective Bylaws (Revised September, 2018), we are aware that the Onset Village 2 district is intended to promote moderate

density residential development and allows for compatible business uses outside the center of Onset Village. Further, our principal use of the building is allowed under the category of Education and Institutional Uses – Day Care Center and Educational Use Exempt. Our proposed use of 314 Onset Avenue comports with the Bylaws designation of the district as restricted to small-scale businesses that are compatible with the district’s residential surroundings and preserves Wareham’s historic character. As noted in the town’s RFP, the building at 314 Onset Avenue was built c. 1913 and previously housed the Oak Grove School for Cape Verdean children. Our proposed use of the property builds upon its historical beginnings and upholds its special standing within the community as a place where the education of disadvantaged children gives them the foundation that they need to succeed in life.

Early Education and Care Capacity in Wareham

There is great need for affordable, high quality, full day and full year childcare in Wareham and significant gaps in available early education and childcare to meet that need. There are nearly 1,000 children under 5 living in Wareham, 26% of whom live under the Federal Poverty Line. In 2020, the federal Administration for Children and Families (ACF) awarded SSCAC a grant to provide Head Start for 71 preschoolers and Early Head Start for 8 infants/ toddlers, including up to 2 pregnant mothers from Wareham and Bourne. This ACF award makes us the sole provider of Head Start and Early Head Start in Wareham. Besides our Head Start, 9 other private childcare providers in Wareham are licensed by the MA Department of Early Education and Care (EEC) to care for a total of 118 infants and toddlers and 120 preschoolers. In addition, the pre-Kindergarten integrated preschool program at John Decas Elementary School is able to enroll 48 children. With a town-wide capacity of 290 childcare slots for the 1,000 children under 5 who live in Wareham,

the town simply does not have enough early education providers to meet the full day, full year childcare needs of low income families with children under 5.

Notwithstanding the gap between supply and demand for affordable childcare, the town's early education capacity has undergone significant disruption over the past 2 years. Cape Cod Child Development (CCCD) provided Head Start at the Onset Avenue location in Wareham for many years. The Administration for Children and Families revoked CCCD's Head Start designation, and CCCD ceased operating its Head Start program in June 2019. This abrupt closure of CCCD was destabilizing for children and families enrolled in their Head Start program. ACF appointed an interim Head Start provider who continued serving children and families at the Onset Avenue location. With our 2020 grant award from ACF, we moved quickly to sublease the Onset Avenue location and began the Wareham operations in November 2020. We currently have 33 low-income children enrolled with licensed capacity to serve 71 preschoolers and 8 infants/toddlers once pandemic restrictions on enrollment are lifted. As a result, we anticipate hiring 8 new employees in the coming year.

Community Need

Prior to the pandemic, an alarming 26% of Wareham children under 5 were living in poverty.¹ Further, 53% of school children in Wareham are identified by the MA Department of Secondary and Elementary Education as economically disadvantaged.² In Wareham, 61% of female-headed households live in poverty. Temporary Assistance for Families with Dependent Children (TAFDC) is a financial support for families with children under 18, including teen

¹ US Census, American Community Survey, 2019 5-Year Estimates.

² Economically Disadvantaged: Calculated based on a student's participation in one or more of the following state-administered programs: the Supplemental Nutrition Assistance Program (SNAP); the Transitional Assistance for Families with Dependent Children (TAFDC); the Department of Children and Families' (DCF) foster care program; and MassHealth (Medicaid).

parents, living in extreme poverty. In Wareham, 293 families receive TAFDC.³ In 2019, 4.7% of Wareham residents were employed and still under 100% of the Federal Poverty Level.⁴ This data, combined with the high child poverty rate, suggests a significant number of *poor working parents* in Wareham, parents who are employed - many full-time and full-year - but do not earn enough for their work. With pandemic-related unemployment remaining high in Massachusetts, these financially vulnerable working families are further compromised. For single parents earning a poverty wage in Plymouth County, childcare costs consume over 3/4 of household income. What has become abundantly clear during the pandemic is that working parents need affordable and consistent full day, full year childcare to sustain their employment and their families' financial stability.

Community Impact

Child and Family Benefits

All of our South Shore Early Education centers are deeply embedded in and connected to the communities we serve. We understand the challenges faced by disadvantaged children and families and use a strengths-based, whole-family approach to providing childcare. Our curriculum is designed to adapt the unique capabilities and life circumstances of each child and family, making it finely attuned to the range of cultural and linguistic diversity we find in our classrooms.

By providing both Early Head Start for infants/toddlers and Head Start for preschoolers, we ensure a continuity of care and facilitate transitions for children when they enroll, grow, and age out of our programs. The benefits of this continuity include long term relationship-building that strengthens family systems, increases school-readiness beyond our program's current

³ US Census, 2017 American Community Survey 5-Year Estimates

⁴ US Census, 2019 American Community Survey 5 Year Estimates

collective baseline, and promotes greater self-sufficiency at the conclusion of each family's Head Start experience. Families with multiple young children reap the additional benefit of being able to enroll their children in both Early Head Start and Head Start and having both programs co-located in our centers. We work closely with the public schools to ensure our goals are mutually aligned so that children who age out of our program arrive at kindergarten prepared and ready to succeed.

To support all children's achievement of developmental and school readiness goals, our Head Start and Early Head Start programs provide comprehensive education and family supports across a variety of areas, including Transportation, Physical/Oral/Mental Health Services, Nutrition Services, Social Services, Substance Abuse Services, Parent/Family/Community Engagement, and Specialized Services for Children with Disabilities.

Transportation

Reliable and consistent school bus transportation is integral to our service delivery and children's early education success. Limited public transportation infrastructure is compounded by the significant percentages of low-income families that do not have access to a vehicle, resulting in the isolation and inaccessibility of large swaths of neighborhoods in Wareham. To help families overcome this obstacle, we use our fleet of school buses to provide transportation for children between designated stops and our Onset Avenue property. We currently employ 2 bus drivers and plan to hire a third bus driver within the next year as enrollment limits are removed.

Physical/Oral/Mental Health Services

Our Health Manager/Nurse oversees the health care for all of the children at our Onset Avenue location. As we reach full enrollment, we plan to hire a dedicated Nurse for the Wareham center. Our Health Manager/Nurse screens children for vision, hearing, height, and weight. All

immunizations are checked, and our Health Manager/Nurse provides follow-up as needed. We work with area dental offices to provide a free dental exam for children without insurance, or for those families who were unable to secure a dentist with MassHealth (Medicaid). In our classrooms, we maintain table-top tooth brushing with fluoride toothpaste every day. We will make arrangements for Commonwealth Mobile Oral Health to have its van, dentist, and hygienist come see the children at the center. Through a combination of weekly consultations and planned activities, the Mental Health Consultant assists staff and parents to help foster children's mental health and development. With the pandemic's well-established impact on children's mental health, our capacity to provide mental health consultation and parental support is an invaluable resource for all family members.

Nutrition Services

Knowing the critical importance of adequate and balanced nutrition for children's health, development, and fundamental ability to participate in educational activities, children enrolled at our Onset Avenue location receive hot breakfasts and lunches as well as two snacks per day prepared by our in-house food service program. With escalating food insecurity caused by the pandemic, we provided children and families with ongoing food assistance when many food pantries and other emergency food providers could not. We currently employ a Cook who prepares healthy and culturally appropriate meals and snacks for all the children at our Wareham location. We also provide children with an age-appropriate introduction to "I Am Moving, I Am Learning", an early education curriculum that promotes physical activity and healthy nutrition choices.

Social Services

Our Family Advocates conduct home visits and maintain contact with families throughout the course of the year to develop a Family Partnership Agreement that builds upon the family's

strengths and connects the family with social services to help overcome their challenges. Housed in a multi-service Community Action Agency, our Head Start and Early Head Start programs seamlessly connect families to a range of services provided in-house by other SSCAC programs, including Fuel Assistance, Weatherization, Heating System Repair and Replacement, Emergency Assistance with housing or utility arrearages, accessible Transportation, Food Resources, and EITC income tax assistance. We provide referrals for services outside SSCAC as well, including substance abuse treatment, behavioral health care, subsidized housing assistance, HiSET/adult education, job training, and more. We maintain extensive collaborative partnerships to coordinate services and support our families.

Substance Abuse Services

For parents/guardians in recovery from alcohol or drug dependency or in need of substance abuse treatment services, Family Advocates and our Disabilities Manager provide hands-on assistance in locating and accessing detox facilities, follow-up residential or outpatient treatment, or ongoing recovery supports. Women's substance abuse is often identified within the context of pregnancy, whether pre-natal or post-partum. For children coming into our program with history of chemical dependency, we utilize the resources within our program such as our Health Manager/Nurse and Behavioral Specialist/Coach to assist the classroom Teachers, Family Advocates, and families with supporting and managing symptoms.

Parent, Family, and Community Engagement

Through our comprehensive Parent, Family, and Community Engagement approach, developing a trusted relationship with the family is an important step toward helping the family achieve its goals while also assisting the family with their needs, development foundations, and school readiness for their child. We incorporate opportunities for parents/guardians to have

positive interactions with their child. Once pandemic-related restrictions on group sizes are lifted, parents who drop off and pick up on-site will be encouraged to take a moment to read their child a story or join their child at play tables. To present more opportunities for positive parent-child interactions, we offer special events, such as classroom socials, “Buddy Night,” which promotes fathers’ involvement, “Mom and Me” nights, field trips, and Family Fun days. We provide interpreter services for families who speak languages other than English to ensure their ability to participate. We also provide bus transportation for families who otherwise are not be able to attend events at the school due to lack of a vehicle.

Our Family Advocates provide families with a wide range of referrals for needed services in our communities. We partner with local banks to provide financial literacy training that teaches parents how to create and maintain a household budget, how to manage credit, or how to set up a savings account. We reach out to local department stores that often organize holiday drives that help our families with gifts and food. At each of our early education centers, many generous community groups support our children and families in the true spirit of community action. The Wareham Elks donated gift cards for our families at Thanksgiving and Christmas this past year. *Read to Me* in Wareham also received a mini-grant to provide our children with a tote bag and books. Once the pandemic is over, members of *Read to Me* will come to our center to read to the children on a regular basis. Similarly, members of a Greek Orthodox Church in Barnstable sponsored 40 of our children and provided gifts for them. The Kingston Knights of Columbus held coat, mitten and hat drives. This is a small sampling of the partnerships we have with community groups, businesses, and organizations throughout our service area that become a part of the fabric of our program. As we deepen our roots and extend our presence in Wareham, we will continue to grow our network of community collaborators in town.

Cultural Benefit

At our Onset Avenue center, we have enrolled children from diverse cultural backgrounds, including Arabic and Hispanic children. We support the preservation of children's and families' home culture and language throughout our program. For children who are dual language learners, we build connections to family members/guardians in their lives and their cultural experience by posting family and other photographs, playing music that reflects their heritage, and making connections between their native language and English through repetition and bilingual books and songs. We encourage families to read, sing, and communicate in their native language. Classroom materials such as bilingual books and music reflect the diversity of the student population. Elsewhere in the center, we ensure cultural relevance for all of our children with posters and pictures that depict their home countries or racially/ethnically diverse people and menus that incorporate the food preferences of children's diverse cultures. By incorporating all children's and families' language and culture into their experiences at our center, we demonstrate the value and importance we place on their sense of cultural identity and strengthen the diverse cultural communities in Wareham.

As with many of our families, parents whose first language is not English often need adult education and employment training to become economically self-sufficient. However, these supports need to be offered in a culturally and linguistically accessible way. Through our staff Interpreter/Translator and the contractual relationship with Interpreters Associates, we offer weekly trainings and support times for these families to provide a comfortable forum to ask questions or seek assistance. The Interpreter/Translator works closely with our Family Advocates and connect families with services that are unique to their experiences as newcomers, including ESOL classes or assistance with applications for services.

Local Employment Opportunities and Workforce Support

We currently have 15 staff at 13.7 FTEs employed at the site, 7 of whom are Wareham residents. Positions include Lead Teachers, Teacher Assistants, an Intake Specialist, Bus Drivers, a Site Manager, a Family Advocate, a Receptionist, and a Cook. At full enrollment, we plan to hire 8 additional staff within the next year for a total of 23 employees (19.2 FTEs) at the Wareham center. Positions include Lead Teachers, a Teacher Assistant, a Nurse, a Practice-based Coach, a Home-based Early Head Start Teacher, and another Bus Driver. We offer comprehensive benefits for our employees and professional development opportunities to advance our employees over time. Our generous benefits package helps us to recruit and retain qualified employees. Benefits include paid vacation, personal, and sick time, health insurance, life insurance, long-term disability insurance, and an agency-matched 403(b) plan. SSCAC is an equal opportunity employer and does not discriminate in its hiring and personnel practices on the basis of race, color, national origin, religion, sex, age, sexual orientation, disability, military status or any other characteristic protected from discrimination under state or federal law. Our leadership team and Board of Directors are committed to fair compensation for employees. Given our financial strength, we were able to institute a living wage scale that is considerably higher than the mandatory minimum wage. We are ahead of the MA minimum wage deadline. We are also committed to supporting our families' efforts to achieve greater self-sufficiency by hiring and training parents who meet the hiring requirements. We currently have 23 staff whose children attended our Head Start and/or Early Head Start programs.

Beyond the jobs we have already created, and the new jobs that we will create in the coming year, the pandemic has clearly demonstrated the inter-connection between employment and consistent childcare. By some estimates, 700,000 parents nationwide were forced to leave the

workforce due to lack of childcare during the pandemic closures of schools and early education centers. Knowing the critical importance of having children return to early education centers for our families financial well-being, we re-opened our centers as quickly and safely as possible once Governor Baker lifted his executive order. Maintaining our center at 314 Onset Avenue will ensure consistent, year round, affordable childcare for Wareham's low-income workers in Wareham, including seasonal workers in the sizable cranberry farming industry and summer/fall tourism industry.

Support of Tourism Industry

Both SSCAC and our South Shore Early Education program actively engage our communities and supporters through our extensive use of social media. SSCAC engages thousands of followers on Facebook, Instagram, Twitter, YouTube, and LinkedIn. Our South Shore Early Education program maintains its own Facebook page as a platform for staying connected with families and promoting the program in our communities. We regularly post updates about field trips, classroom activities, and volunteer visits. We plan to take our children on field trips throughout the town, including Spinney Memorial Library, Onset Beach, activities organized by the Onset Bay Association, Water Wizz, Lyman Reserve, A.D. Makepeace cranberry bog tours, and other child- and family-friendly destinations. For all of our special activities and trips, we post on our multiple social media platforms to highlight our visits and encourage others to do the same.

On a more practical level, we will further support the seasonal cranberry and tourism industries in Wareham by providing full day, year-round childcare that is affordable for working parents. As we saw during the pandemic closures of schools and childcare centers, many working parents had to leave the workforce to be care for their children. With our year-round affordable childcare, workers in the cranberry and tourism industries in Wareham will be able to maintain

consistent employment, and Wareham businesses in the cranberry and tourism industries will have a reliable, productive workforce.

Service Coordination and Community Engagement

While our Early Education program opened in November 2020, many of the programs at SSCAC have a long history of and strong reputation for serving residents of Wareham. Our Fuel Assistance program has provided home heating assistance to thousands of Wareham residents for more than 30 years. The program collaborates with the Council on Aging in Wareham which serves as an outreach site to assist low-income residents with accessing services. Last year, we made nearly \$750,000 in direct payments to fuel vendors on behalf of 890 Wareham residents. Similarly, our Weatherization and Heating System Repair/Replacement program made energy efficiency improvements totaling \$98,230 resulting in lower utility bills for 38 Wareham households. Our Food Resources Program is an ongoing supplier of emergency food assistance for low income, food-insecure elderly, families, and children at Gleason YMCA, St. Patrick's Table, and the Wareham Council on Aging. We have helped Wareham residents avoid eviction and stabilize their housing through emergency rent, mortgage, and utility assistance for many years. Many of our services to Wareham households expanded significantly in the past year due to the effects of the pandemic.

In addition to facilitating access to the range of SSCAC programs, we also maintain collaborative relationships with other local organizations in Wareham for the purposes of making referrals and coordinating services. Letters of support included in the *Appendices* testify to the need for Head Start and Early Head Start services in Wareham, the high regard our community partners have for the quality of our services and experienced capacity, and the critical importance of our continued leasing of the property at 314 Onset Avenue that enables us to serve Wareham's

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

most vulnerable children and families. We work closely with the Wareham public schools and refer children that we suspect have developmental delays and/or disabilities to the schools for additional screening and support. We also collaborate with the public schools to align our educational goals with those of the schools and are members of the advisory council for the Coordinated Family and Community Engagement (CFCE) grantee in Wareham, which is located in the public schools. With the Spinney Memorial Library located a short distance from 314 Onset Avenue, we have already established a great relationship that advances our mutual goals of educating young children. For housing insecure families, we collaborate with POAH Communities affordable housing which provides supportive programming to help their residents achieve a greater financial stability and with Turning Point, a non-profit organization supporting those who are homeless or nearly homeless. Turning Point offers Baby Point to provide tailored supports for housing insecure families with infants.

Support of the Oak Grove Cape Verdean Cultural Center

Since we began operating our program at 314 Onset Avenue, we have coordinated with the Oak Grove Cape Verdean Cultural Center (OGCVCC) which meets and hosts events at the property. We greatly appreciate the historical significance of the OGCVCC, as well as both its legal and cultural connection to the property at 314 Onset Avenue and the Oak Grove School. Should we be awarded the 5 year lease, we will actively support the mission of and seek to build a collaborative partnership with the OGCVCC. To improve the meeting space currently used by the OGCVCC at 314 Onset Avenue, we will seek town approval to renovate the OGCVCC's meeting space to add a bathroom for their exclusive use. We will undertake the bathroom installation at no cost to the town or the OGCVCC as long as the town of Wareham continues to own the building. We will invite members of the OGCVCC to partner with us so our programming

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

is culturally responsive for Cape Verdean children and families who enroll in our program and, in so doing, advance the mission of the OGCVCC. At the same time, we hope to collaborate with the OGCVCC to outreach to Cape Verdean families with childcare needs and to raise awareness about the availability of SSCAC services that can help disadvantaged members of the Cape Verdean community in Wareham.

Organizational Capacity

SSCAC's current annual agency-wide budget is over \$27 million, of which approximately 70% is federal funding. We have a single audit conducted annually by an outside independent accounting firm in accordance with government auditing standards. Our Head Start and Early Head Start programs are audited as a major program every other year. During the last 15+ years, there have been no findings or questioned costs noted in the independent auditors' report. Our strong and stable financial footing positions us to offer a lease price of \$4,600/month for 314 Onset Avenue.

In addition to our main office in Plymouth, we have 7 Early Education centers and 2 additional Fuel Assistance locations. We currently own 4 of the 10 properties where we operate. We own a fleet of 40, 16-passenger, handicap accessible vehicles for transporting elderly and disabled people of all ages to/from medical appointments and 15 school buses for our Early Education children. Our Food Resources Program distributes over 500,000 pounds of emergency food assistance to communities on the South Shore and the Cape, and our Weatherization program conducts in-home energy conservation audits. We have 200+ employees and 860 volunteers. Our service reach covers over 150 villages, towns, and cities from Hull to Provincetown and along the south coast to the Rhode Island border.

SSCAC Leadership Team

Our Chief Executive Officer, Jack Cocio, is a CPA who specialized in non-profit accounting during his earlier career in public accounting. He has been with the Agency since 2001. Our Deputy Director, Lisa Spencer, has worked as SSCAC's Director of Energy and Emergency Assistance since 1986, overseeing our Fuel Assistance, Weatherization, and Heating System Repair programs. Ms. Spencer also supervises our Food Resources program. Prior to her role as Director of Energy and Emergency Assistance, Ms. Spencer was our Planner from 1984 through 2008. Cheryl White became the Director of our in-house Fiscal Department in 2017. Ms. White is a CPA and a former Audit Partner of a CPA firm that specialized in auditing of non-profit agencies in compliance with Federal and State funding source regulations. Prior to coming to SSCAC, Ms. White was the Chief Financial Officer of another Community Action Agency for 12 years that also had Head Start and Early Head Start programs. Dotty Caron is our Early Education Director. Prior to coming to SSCAC in 2018, she worked for 6 years at another Head Start program where she was the Assistant Director.

SSCAC Board of Directors

In accordance with our Bylaws and legal designation as a federally funded Community Action Agency, our all-volunteer Board of Directors currently has 20 members and is composed of 3 sectors: Low-income Directors who represent low-income residents in our region, Private Sector Directors who represent community stakeholders, and Public Sector Directors who represent local municipalities. This legislatively mandated composition ensures all of our programs and services are locally informed and responsive to our communities. SSCAC's Board of Directors includes at least five members with fiscal management expertise, including Dan Shannon (Board President), George Prebola, Charlie Schena (Treasurer), Janis Morrison

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

(Secretary), and Lincoln Heineman. One member, Linda Osborne, has Early Childhood expertise. There is one licensed attorney, Anthony Provenzano. Two members have health care expertise, Janis Morrison and Linda Mahonen. One member, Scott Snider, was enrolled in Head Start as a child and now has professional expertise in autism and early intervention. Board members Craig Wolfe, Charlie Schena, and Amy Belmore have expertise in veterans' services. Finally, Board members Dan Shannon and Kimberli Keith have expertise in disability services. Our Board of Directors receives key information in monthly Board packages including written minutes from our Head Start Policy Council (*described below*) and Board meetings, financial reports, and detailed updates from our Early Education program and other Agency programs. The Board reviews and approves an agency-wide work plan at the start of each fiscal year. The Board then reviews and approves both semi-annual and annual progress reports on each programs' achievement of projected outcomes and outputs. All of this communication provides the Board with the best and most comprehensive information it needs to fulfill its governance and decision-making functions.

Organization Insurance Coverage

SSCAC maintains comprehensive liability insurance coverage for all of its facilities. If awarded the 5 year lease for the property at 314 Onset Avenue, we affirm that we will maintain with respect to the premises and the property of which the premises are a part, comprehensive public liability insurance in the amount of at least \$1,000,000.00/occurrence, \$3,000,000.00/aggregate with property damage liability insurance in limits of at least \$1,000,000.00/occurrence,\$3,000,000.00/aggregate in responsible companies qualified to do business in Massachusetts and in good standing therein insuring SSCAC and the town of Wareham as an "additional insured" against injury to persons or damage to property. If awarded the lease, we will provide the town of Wareham with certificates of insurance showing that all SSCAC

employees connected with the Early Education program at 314 Onset Avenue are covered under Workmen's Compensation Insurance Policies - Coverage A – Massachusetts and Coverage B – at least \$500,000 per insuring agreement. We affirm that we will include the town of Wareham as an additional insured under SSCAC's policies of general liability insurance for claims arising out of the activities of SSCAC, or anyone acting in conjunction with SSCAC.

Early Education Program Capacity

We began operating our Head Start Program in 1965 and, over the course of more than 55 years, have steadily expanded the scope of this program. In the past year, we provided high quality early education and care for over 500 children, including 276 Head Start preschoolers and 146 Early Head Start infants/toddlers at our 7 early education centers in Plymouth, Marshfield, Wareham, Falmouth, Hyannis, West Yarmouth, and Dennis Port. In addition to our Head Start and Early Head Start programs, we provide full day, year-round early education and care for infants, toddlers, and preschoolers through contracts with the MA Department of Early Education and Care. These state-subsidized services include Income-Eligible Preschool for low-income children with working parents, supportive preschool for children involved with the Department of Children and Families (DCF), and preschool for homeless children living in state certified family homeless shelters. Our Early Education program has an annual budget of \$11,645,000 and currently employs 125 people. SSCAC owns 3 of our 7 Early Education centers, a fleet of 15 school busses for our Early Education program, and 3 vans used by Family Advocates for home visits.

Head Start Policy Council

In addition to the governance provided by our Board of Directors, our Early Education program is overseen by its Head Start Policy Council. The Policy Council is made up of 75% current parents and 25% past parents and community representatives. The Policy Council is

responsible for reviewing and approving Head Start and Early Head Start program planning, including but not limited to: services and activities; needs assessment; self-assessment; training for staff and parents; center locations; recruitment process and selection criteria; and budget to actual program expenditures. Requests for funds are reviewed and approved by the Budget Committee of the Policy Council. To ensure coordination of governance, a Head Start Policy Council Representative, Linda Tilley, sits on our Board of Directors, while Board member, Martha Dennison, sits on our Head Start Policy Council. Our Early Education Director attends Board meetings and presents updated information on goals, objectives, monitoring results, school readiness data and any other ongoing monitoring results to inform decision-making. Our Fiscal Director attends the Policy Council monthly and presents the fiscal report.

Program Leadership Team

Our CEO, Jack Cocio, and Early Education Director, Dotty Caron, are responsible for oversight and management of our South Shore Early Education program. Ms. Caron has a Master's Degree in Pre-K- 8th grade special education, a Bachelor's Degree in Human Development, and an Associate's Degree in Early Childhood. She has her Director II, Lead Teacher Infant/Toddler, Lead Teacher Preschool certifications through the MA Department of Early Education and Care. She has worked for over 25 years in the early childhood field with responsibilities that include supervision and oversight of programs/staff in mixed delivery options including residential, home and center-based services. Before coming to SSCAC in 2018, she worked for 6 years at another Head Start/Early Head Start program where she was the Assistant Director and supervised the Education and Family Services staff. She currently supervises all of our centers on the South Shore, Cape Cod, and Wareham, as well as the Assistant Director and Managers at our other sites.

Our Early Education program's Assistant Director is Lori Pearson. Ms. Pearson has a Bachelor's Degree and over 17 years supervising staff in early childhood environments. She has her Director II, Lead Teacher Infant/Toddler, Lead Teacher Preschool certifications through the Department of Early Education and Care. She has worked for SSCAC's Early Education program since 2010. We are in the process of adding an Associate Director to provide additional oversight for our Wareham center to ensure our continued capacity to provide the highest quality of early education for infants, toddlers, and preschoolers.

Program Management

Throughout the year, our Early Education program continually tracks the effectiveness of program operations and progress toward goals through a variety of monitoring systems. During the program's annual Self-Assessment, staff, community leaders, parents and partners evaluate the results of monitoring reviews, the prior year self-assessment report, and the prior year Program Information Report. In addition to this annual Self-Assessment, the Program reviews outcomes data on an ongoing basis to develop staff training, inform lesson planning, plan classroom activities, and provide appropriate classroom supplies for specific curriculum needs. Our Early Education program prepares a monthly program report for the Policy Council, SSCAC's CEO, and our Board of Directors.

Awards and Recognition

Over the years, we have been formally recognized for our efforts to provide the gold standard of early education and care for children. In 2005, the Administration for Children and Families honored SSCAC as a Head Start Quality Program Award, a distinction achieved by fewer than one percent of the nation's Head Start programs. Only 57 out of 20,050 Head Start programs nationwide received the honor. ACF Peer Review Site Visitors have further recognized SSCAC

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

since that time. Further, each of our early education centers has attained accreditation from the National Association for the Education of Young Children (NAEYC). The MA EEC awarded SSCAC with a Quality Rating Improvement System score of 3, the second highest QRIS level. As further testimony to our programmatic strength and fiscal accountability, the MA EEC and the MA Early Education Association had the confidence in SSCAC to ask us to replace Cape Cod Child Development and stabilize the center-based early education system on Cape Cod and in Wareham.

Due to our decades of experience providing Head Start, Early Head Start, and state-funded early education for low-income children and families challenged with multiple risk factors, our financial and administrative strength, our commitment to offering flexible program options to accommodate families, our established reputation and partnerships with an extensive and comprehensive range of local service providers, we are uniquely and best positioned to meet the childcare needs of disadvantaged families in Wareham, while simultaneously creating job opportunities that contribute to the economic growth of the town. Our ability to continue to make a stabilizing and immediate difference in the lives of Wareham's vulnerable children and families, as well as a long-term impact on the economic stability of the town, its culturally diverse population, its workforce and tourism industry, and the historical fabric of community is inextricably tied to our tenancy at 314 Onset Avenue.

*South Shore Community Action Council, Inc.
314 Onset Avenue, East Wareham Lease Proposal*

Appendices

CERTIFICATE OF NON-COLLUSION

(To be submitted with proposal)

The undersigned certifies under penalties of perjury that this proposal is in all respects bona fide, fair and made without collusion or fraud with any other persons. As used in this section the word 'person' shall mean any natural person, joint venture, partnership, corporation, or other business or legal entity.

John Coier CEO
Authorized Signature

5/5/21
Date

04-6125732
Social Security Number or Federal ID Number

South Shore Community Action Council, Inc.
Legal Name of Business Entity (Please Print or Type)

Address:
71 R Obery St.

Plymouth, MA 02360

Corporate Seal (if applicable)



CERTIFICATION TO PAYMENT OF TAXES BY CONTRACTOR

(To be submitted with proposal)

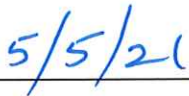
Pursuant to G.L. c. 62C, §49A, I hereby certify that South Shore Community Action Council, Inc. has complied with all laws of the Commonwealth of Massachusetts relating to the payment of taxes. Signed under the penalties of perjury.



Authorized Signature

John Cocio, Chief Executive Officer

Name and Title (Print or Type)



Date

Corporate Seal Here (if applicable)



CERTIFICATE OF VOTE

(Corporations Only)

(To be submitted with proposal)

At a duly authorized meeting of the Board of Directors of the

South Shore Community Action Council, Inc. held on April 28, 2021

(Name of Corporation)

(Date)

it was voted, that

John Cocio

Chief Executive Officer

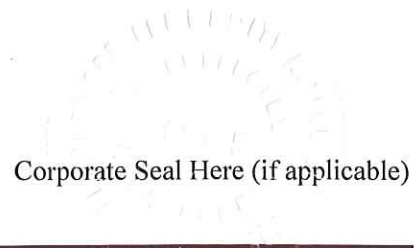
(Name)

(Officer)

of this company, be and hereby is authorized to execute contracts and bonds in the name and on behalf of said company, and affix its corporate seal hereto; and such execution of any contract or obligation in this company's name on its behalf by such officer under seal of the company, shall be valid and binding upon this company. I hereby certify that I am the clerk of the above named corporation and that John Cocio is the duly elected officer as above of said company, and that the above vote has not been amended or rescinded and remains in full force and effect as the date of this contract.

Janis L. Mousier
Clerk

5/5/21
Date



Corporate Seal Here (if applicable)

**STANDARD HOLD HARMLESS AND INDEMNITY CLAUSE FOR
USE IN LEASES, USE AGREEMENTS, PROCUREMENT
CONTRACTS, ETC.**

(To be submitted with proposal)

South Shore Community Action Council, Inc; its officers and members all through the signing of signing of this document by an authorized party or agent, indemnify, hold harmless and defend the Wareham Redevelopment Authority, the Lessor of Wareham, and its agents and employees from all suits and actions, including attorneys' fees and all costs of litigations and judgment of every name and description brought against the Lessor as a result of loss, damage or injury to person or property by reason of any act by South Shore Community Action Council, Inc; its agents, servants or employees.



Authorized Signature

John Cocio, Chief Executive Officer

Name and Title (Print or Type)



Date

Corporate Seal Here (if applicable)



Wareham Impact Report



Founded in 1965, the mission of South Shore Community Action Council is to eliminate poverty on the South Shore by working together with our community partners to create opportunities for education and training, the opportunity to work, and the opportunity to live in decency and dignity, so every individual can contribute to the full extent of his/her capabilities and participate in the workings of our communities.



\$852,823

**DIRECT PROGRAM
DOLLARS EXPENDED
FOR WAREHAM
RESIDENTS BY
SSCAC IN 2020**



2,001
Residents
Served



1,163
Households
Served



1,520
Residents
Kept Warm

**PROGRAMS & SERVICES AVAILABLE
TO RESIDENTS OF WAREHAM**

Appliance Management Program, Consumer Aid, Emergency Food and Shelter, Emergency Grocery Assistance, Fuel Assistance, Heating System Repair and Replacement (HEARTWAP), Emergency Arrearage Assistance, South Shore Early Education, Transportation for the Elderly and Disabled, Volunteer Income Tax Assistance (VITA), and Weatherization



Making a Difference for Wareham Residents



SSCAC SERVED 2,001 WAREHAM RESIDENTS IN 2020

With so many of our friends and neighbors struggling to stay healthy and get by in 2020 due to the COVID-19 pandemic, South Shore Community Action Council continued its work on the front lines to provide essential programs and services. Through collaboration with community partners, our dedicated staff helped to mitigate the pandemic's devastating impact for 27,363 low-income people of all ages in over 150 villages, cities, and towns on the South Shore, South Coast, Cape Cod, and the Islands.

890
Residents

FUEL ASSISTANCE

Making home heating more affordable through \$749,884 in direct vendor payments made by SSCAC on behalf of Wareham residents.

38
Households

ENERGY CONSERVATION

Lowering utility bills for Wareham residents through Weatherization, Appliance Management, and Heating System Repair and Replacement totaling \$98,230.

14
Residents

TRANSPORTATION

Safe, reliable door-to-door transportation in handicap-accessible vehicles with specially trained drivers so elderly and disabled residents can get to/from medical appointments.

24
Children

SOUTH SHORE EARLY EDUCATION

Head Start, Early Head Start, and state funded preschool provided for free or low-cost for Wareham children, including nutritious meals, health screening, bus transportation, and family supports.

1,435
Meals

FOOD RESOURCES PROGRAM

Fresh and non-perishable food for Wareham's food-insecure and under-nourished children, seniors, and families

41
Tax Payers

VOLUNTEER INCOME TAX ASSISTANCE

Free, electronic preparation and filing of state and federal income tax returns, resulting in \$64,318 in refunds for Wareham tax payers.

61
Households

CONSUMER AID

Mediation of consumer complaints for residents of Wareham.

4
Families

ARREARAGE ASSISTANCE

Emergency assistance with rent, mortgage, or utility arrearages to prevent eviction, foreclosure, or utility shut-off totaling \$6,034.

WAREHAM CLIENT CHARACTERISTICS

Female 60%

0-5 Years 6%

60 Years or Older 41%

At or Below 100% Poverty Level 30%

Home-owners 55%

Single Person Household 58%

High School Graduate/G.E.D. 84%

Active Military or Veteran 4%

Disabled 29%

Employed Full or Part Time 16%

27,363
Individuals
Served

185+
Locally
Employed

\$22.8m
FY20 Agency
Budget

93%
Revenue Spent
on Direct
Services

680
Community
Volunteers

9,456
Volunteer Hours
of Donated
Service

#OurCommunityInAction

WILLIAM R. KEATING
8TH DISTRICT, MASSACHUSETTS

COMMITTEE ON FOREIGN AFFAIRS

SUBCOMMITTEES

CHAIRMAN

EUROPE, EURASIA, ENERGY, AND THE ENVIRONMENT
MIDDLE EAST, NORTH AFRICA,
AND INTERNATIONAL TERRORISM

COMMITTEE ON ARMED SERVICES

SUBCOMMITTEES

INTELLIGENCE AND EMERGING THREATS
AND CAPABILITIES
STRATEGIC FORCES



Congress of the United States
House of Representatives
Washington, DC 20515

WASHINGTON DC OFFICE
2351 RAYBURN HOUSE OFFICE BUILDING
WASHINGTON, DC 20515
(202) 225-3111

CAPE AND ISLANDS OFFICE
269 STEVENS STREET, SUITE E
HYANNIS, MA 02601
(508) 771-6868

NEW BEDFORD OFFICE
126 UNDER STREET, SUITE 103
NEW BEDFORD, MA 02740
(508) 999-6452

PLYMOUTH OFFICE
50 RENSIC ROAD, SUITE 103
PLYMOUTH, MA 02360
(508) 746-9000

May 6, 2021

Derek Sullivan, Town Administrator
Town of Wareham
54 Marion Road
Wareham, MA 02571

Dear Mr. Sullivan:

I am writing to express my support for South Shore Community Action Council's (SSCAC) proposal to continue to lease 314 Onset Avenue in East Wareham for its South Shore Early Education program to provide federally-funded Head Start and Early Head Start early education and child care for low-income children and families. As a longtime supporter of Head Start and Early Head Start, I know the value of a structured early education environment for young and developing children. The benefits of Head Start and Early Head Start have been consistently demonstrated over the years, and have led to more positive outcomes for children, families, and communities.

SSCAC has a long and distinguished history providing Head Start and Early Head Start in southeastern Massachusetts. Of special note, last year, SSCAC expanded state-funded child care services to include six sites on Cape Cod and one in Wareham at a time when these services were critically needed. Today, SSCAC has enrolled 33 children during the pandemic with plans to enroll a total of 71 children post-pandemic. SSCAC currently employs 12 staff at its South Shore Early Education center in Wareham, seven of whom are town residents, with plans to hire more. As a Community Action Agency, SSCAC strives to ensure its services are linguistically and culturally relevant and accessible for its communities so that it meets the needs of all disadvantaged children and families. SSCAC's efforts to extend the availability of these services demonstrate its commitment to helping Wareham's children achieve positive health and educational outcomes, while also contributing to the economic health of the community.

Awarding this lease will enable SSCAC to maintain a high level of Head Start and Early Head Start child care and family services that are provided in Wareham. SSCAC's record of providing Head Start and other federally-funded programs such as fuel assistance, along with SSCAC's organizational stability, expertise, leadership, and growing network of relationships, will ensure the high quality that families in Wareham deserve.

Therefore, I urge you to give your full and fair consideration to South Shore Community Action Council's proposal to lease the property at 314 Onset Avenue in East Wareham so it may continue to provide Head Start and Early Head Start services for Wareham children and families. For additional information or questions, please contact Michael Jackman at 508-746-9000 or Michael.Jackman@mail.house.gov. Thank you for your attention to this letter.

Sincerely,



Bill Keating
Member of Congress



ADMINISTRATION FOR
CHILDREN & FAMILIES

Office of Head Start · Region I · 15 New Sudbury Street, Room 2000, Boston, MA 02203 · eclkc.ohs.acf.hhs.gov

May 3, 2021

Mr. Jack Cocio, Executive Director
South Shore Community Action Council, Inc.
71 Obery Street
Plymouth, MA 02360-2181

Re: Grant Nos. 01CH010712;
01HP000159;
01HE000493.

Dear Mr. Cocio:

This letter is sent in acknowledgement of the South Shore Community Action Council Head Start program as a grantee in good standing with the Office of Head Start at the Administration for Children and Families, U.S. Department of Health and Human Services. The agency has been a Head Start grantee serving families in Massachusetts for more than 40 years.

If you have any questions or need assistance, please contact Wanda Carrasquillo, Program Specialist, at (617) 565-1131 or wanda.carrasquillo@acf.hhs.gov.

Sincerely,

Marina Winkler
Regional Program Manager
Office of Head Start

cc: Mr. Dan Shannon, Board Chair
Mrs. Solange Fernandes, Policy Council Chair



Massachusetts Association of Early Education & Care

May 10, 2021

Mr. Jack Cocio
Chief Executive Officer
South Shore Community Action Council
71 Obery Street
Plymouth, MA 02360

Dear Jack:

This note is to offer a letter of support regarding your recent proposal in the Town of Wareham. Our Association deeply values the leadership and commitment to the field of early education of South Shore CAC. It is that leadership and commitment that both the state and the provider community turned to in 2019 when provider instability on the Cape threatened early education stability for hundreds of parents. South Shore CAC's ability to decisively take action and provide steady leadership has made a positive difference for children, parents, educators and the state-wide early education infrastructure of Massachusetts.

In our 49th year, the Massachusetts Association of Early Education & Care is the largest Association of early education programs in the northeast. Our programs – from North Adams to the Cape – provide early education services to our most vulnerable children and their families. During this difficult period of time, we have been reminded over and over of the role that early education programs play, both for families and also the economic viability of Massachusetts. After Massachusetts closed in March of 2020 to deal with the impact of the pandemic, early education programs quick re-opened to provide emergency care for children of first responders and have continued to provide high-quality, in-person, care throughout the pandemic.

We are proud to have South Shore CAC as a member of our Association. Each day, South Shore CAC is there providing high quality services for the children and families on the South Shore and the Cape regions. We are pleased to offer our support of their efforts in Wareham.

Sincerely,

William J. Eddy

William J. Eddy
Executive Director



**A.D. MAKEPEACE
COMPANIES**

Inspired by Nature

May 7, 2021

Derek Sullivan, Town Administrator
Town of Wareham
54 Marion Road
Wareham, MA 02571

Dear Mr. Sullivan:

On behalf of the A.D. Makepeace Company, I am writing to express support for South Shore Community Action Council's (SSCAC) proposal to lease 314 Onset Avenue in East Wareham for its South Shore Early Education program to provide federally-funded Head Start and Early Head Start early education and child care for low-income children and families.

The A.D. Makepeace Company is committed to investing in and strengthening the social fabric of the town of Wareham and surrounding communities. For many years, we provided grants to SSCAC's Early Education program and its Food Resources program's Healthy Harvest initiative which partnered with area farms to collect and distribute freshly picked produce to food insecure children and families. As such, we can attest to the significant impact made by SSCAC in the lives of disadvantaged children in our area.

SSCAC expanded its childcare services to include Wareham at a time when these services were critically needed and now has 33 children enrolled. As a local employer, we at the A.D. Makepeace Company fully understand the vital importance of high-quality childcare as an investment in our children's future and in our working parents today. With its capacity to enroll nearly 80 infants, toddlers, and preschoolers, current employment of 15 staff at its South Shore Early Education center in Wareham, seven of whom are town residents, and its plans to hire eight additional employees for that center, SSCAC is establishing itself as a stabilizing fixture in our local workforce and economy. SSCAC's efforts to extend the availability of these services demonstrate its commitment to helping Wareham's children achieve positive health and educational outcomes, while also contributing to the economic health of our community.

As you are aware, the A.D. Makepeace Company also contributed significant funding to the Town for renovations to the former Oak Grove School in order to accommodate the Head Start program previously located there.

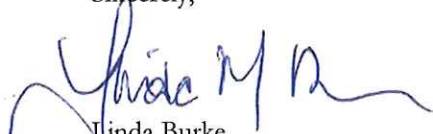
Awarding the lease for 314 Onset Avenue will enable SSCAC to maintain the current level of Head Start and Early Head Start child care and family services provided in Wareham. SSCAC's record of providing Head Start and other federally-funded programs such as Fuel

A.D. Makepeace Company
May 7, 2021
Page 2

Assistance, clearly indicate that this effort will rely on SSCAC's organizational stability, expertise, leadership, and growing network of relationships to ensure the high quality that families in Wareham deserve.

The A.D. Makepeace Company whole-heartedly supports South Shore Community Action Council's proposal to lease the property at 314 Onset Avenue in East Wareham so it may continue to provide Head Start and Early Head Start services for Wareham children and families. Thank you for your consideration and service to our town.

Sincerely,



Linda Burke

Vice President, Marketing and Communication



Health Imperatives

May 6, 2021

Derek Sullivan, Town Administrator
Town of Wareham
54 Marion Rd.
Wareham, MA 02571

Dear Mr. Sullivan:

I am writing to express my support for South Shore Community Action Council's (SSCAC) proposal to continue to lease 314 Onset Avenue in East Wareham for its South Shore Early Education program to provide federally-funded Head Start and Early Head Start early education and child care for low-income children and families.

In our WIC program, we see first-hand the need for high-quality early education and child care for children and families. SSCAC has a long and distinguished history providing Head Start and Early Head Start in Plymouth County, including early education for the most vulnerable families struggling with homelessness or involved with the Department of Children and Families.

The abrupt closure of Cape Cod Child Development – Wareham's former Head Start provider - in August 2019 was disastrous for hundreds of children and families throughout the Cape and in Wareham. SSCAC built local capacity and swiftly began providing preschool and after-school services on the Cape. SSCAC was also awarded a federal grant to provide Head Start and Early Head Start for families from Wareham and Bourne. Today, SSCAC has enrolled 33 children during the pandemic with plans to enroll a total of 71 children post-pandemic. SSCAC currently employs 12 staff at its South Shore Early Education center in Wareham, 7 of whom are town residents, with plans to hire more. Through their rapid implementation on the Cape and in Wareham, SSCAC provides stability to the children and families caught in the upheaval caused by CCCD's closure and is helping to rebuild the region's early education and care system.

We look forward to working together with SSCAC to support Wareham's families and children with the Early Head Start, Head Start, and other programs they need to thrive.

Sincerely,

Chief Program Officer
Health Imperatives



JOHN W. DECAS SCHOOL
(508) 291-3530
ETHEL E. HAMMOND SCHOOL
(508) 291-3565
MINÖT FOREST SCHOOL
(508) 291-3555
EVERETT EDUCATIONAL CENTER
(508) 291-3540

WAREHAM PUBLIC SCHOOLS
SUPERINTENDENT OF SCHOOLS
54 MARION ROAD
WAREHAM, MASSACHUSETTS 02571
(508) 291-3500

WAREHAM MIDDLE SCHOOL
(508) 291-3550
WAREHAM HIGH SCHOOL
(508) 291-3510
WEST WAREHAM SCHOOL
(508) 291-3534
EAST WAREHAM SCHOOL
(508) 291-3586

May 6, 2021

Derek Sullivan, Town Administrator
Town of Wareham
54 Marion Rd.
Wareham, MA 02571

Dear Mr. Sullivan:

I am writing to express my support for South Shore Community Action Council's (SSCAC) proposal to continue to lease 314 Onset Avenue in East Wareham for its South Shore Early Education program to provide federally-funded Head Start and Early Head Start early education and child care for low-income children and families.

My work for the Wareham Public Schools includes the Parent Child Plus Program that services many Head Start families. I also partner with SSCAC in order to bring the Read To Me Program into the classrooms at their current location. In our work, we see first-hand the need for high-quality early education and child care for children and families. SSCAC has a long and distinguished history providing Head Start and Early Head Start in Plymouth County, including early education for the most vulnerable families struggling with homelessness or involved with the Department of Children and Families.

The abrupt closure of Cape Cod Child Development – Wareham's former Head Start provider - in August 2019 was disastrous for hundreds of children and families throughout the Cape and in Wareham. SSCAC built local capacity and swiftly began providing preschool and after-school services on the Cape. SSCAC was also awarded a federal grant to provide Head Start and Early Head Start for families from Wareham and Bourne. Today, SSCAC has enrolled 33 children during the pandemic with plans to enroll a total of 71 children post-pandemic. SSCAC currently employs 12 staff at its South Shore Early Education center in Wareham, 7 of whom are town residents, with plans to hire more. Through their rapid implementation on the Cape and in Wareham, SSCAC provides stability to the children and families caught in the upheaval caused by CCCD's closure and is helping to rebuild the region's early education and care system.

We look forward to working together with SSCAC to support Wareham's families and children with the Early Head Start, Head Start, and other programs they need to thrive.

Sincerely,

Marianne Murphy
PC+ Coordinator/Outreach Specialist (CFCE)



May 6, 2021

Derek Sullivan, Town Administrator
Town of Wareham
54 Marion Rd.
Wareham, MA 02571

Dear Mr. Sullivan:

I am writing to express my support for South Shore Community Action Council's (SSCAC) proposal to lease 314 Onset Avenue in East Wareham for its South Shore Early Education program to provide federally-funded Head Start and Early Head Start early education and child care for low-income children and families.

POAH Communities is a mission-driven, affordable housing management company with properties in Wareham, Bourne, and throughout Cape Cod. With our residents, we see first-hand the need for high-quality Early Head Start and Head Start for children and families. Wareham currently has very limited child care options which, as the pandemic has demonstrated, directly impacts parents' ability to work and support their families. Without child care, parents are unable to work. Notwithstanding the long-term investment in our children, the availability of affordable child care has immediate ripple effects throughout our community.

SSCAC has a long and distinguished history providing early education and child care in Plymouth County for more than 55 years. In August 2019, Cape Cod Child Development – the previous Head Start provider in Wareham – abruptly closed and left families in desperate need of child care. SSCAC moved swiftly to fill that void, and POAH Communities was happy to provide SSCAC with a letter of support for its federal grant application to offer Head Start and Early Head Start in Wareham. Today, we are thrilled that SSCAC was awarded the grant and has already enrolled 33 children during the pandemic with plans to enroll a total of 71 children post-pandemic. SSCAC currently employs 12 staff at its South Shore Early Education center in Wareham, 7 of whom are town residents, with plans to hire more. Through their rapid implementation in Wareham, SSCAC demonstrated the vision, commitment, and leadership needed to bring stability to the children and families caught in the upheaval caused by CCCD's closure and is helping to rebuild the town's early education and care system. Awarding SSCAC the lease for 314 Onset Avenue is critical to their ability to continue to provide vital care for Wareham's children, support Wareham's working parents, and create jobs for Wareham residents.

And so, once again, we are happy to provide this letter of support for SSCAC's proposal to lease the property at 314 Onset Avenue. We look forward to strengthening our partnership with SSCAC to support the families in our housing communities and the town of Wareham as a whole.

Sincerely,

Lauren Legocki

Lauren Legocki
Director of Community Impact, POAH Communities



TURNING POINT

A Project of
The Wareham Area Committee for the Homeless, Inc.
P.O. Box 486, 6 Rogers Avenue, Wareham, MA 02571
Telephone: 508-291-0535
Email: wach1@verizon.net

May 3, 2021

To whom it may concern

RE: Head Start of Wareham, MA – Support Letter

Dear Sir/Madam:

This letter is in support of the Wareham Head Start Program. We have had the pleasure of working with the Program on several occasions and have experienced first-hand the valuable services this Program provides to the community. We look forward to building our relationship with the Wareham Head Start Program as it continues its mission meeting such a critical need in the community.

If I can be of further assistance, please feel free to contact me at the number above.

Thank you,

Debbie Ito
Program Director



SOUTH SHORE COMMUNITY ACTION COUNCIL, INC.
71 OBERY STREET | PLYMOUTH, MA 02360
BOARD OF DIRECTORS

Board Member	Sector Seat	Affiliation	Board Committee(s)
Dan Shannon Board President	Community Representative	MA Disabilities Council	Finance, Executive, Development
Jim Stewart Board Vice President	Community Representative	Plymouth Rocket	Audit, Executive, Development
Linda Mahonen RN, MS, CCM	Community Representative	Blue Cross Blue Shield	Audit, Finance, Development
George Prebola	Community Representative	Duxbury Rotary Club	Audit, Nominating, Finance, Executive, Development
Scott Snider	Community Representative	Proven Behavior Solutions	Audit, Finance, Development
Linda Tilley	Community Representative	Head Start Policy Council	
Anthony Provenzano	Community Representative	Provenzano Law	
Linda Osborne	Select Board's Representative	Town of Pembroke	Audit, Executive, Finance, Development
Patrick Flaherty	Select Board's Representative	Town of Plymouth Select Board	
Sarah Hewins	Select Board's Representative	Town of Carver Select Board	
Kimberli Keith	Select Board's Representative	Town of Marshfield Select Board	
Bob Hughes	Select Board's Representative	Town of Hanover and Town of Duxbury Select Board	
Amy Belmore	Select Board's Representative	Town of Kingston Select Board	
Craig Wolfe	Select Board's Representative	Town of Hull, Town of Scituate and Town of Norwell Select Board	
Charlie Schena Board Treasurer	Low Income Representative	MA Disabled American Veterans	Audit, Executive, Finance, Development
Janis Morrison, RN Board Secretary	Low Income Representative	Cotiviti Healthcare	Executive
Carrie Sylvester	Low Income Representative	InfoTrends	Executive, Nominating
Martha Dennison	Low Income Representative	Element Care	SSCAC Board Rep. to Head Start Policy Council
Virginia Wandell	Low Income Representative	Boston Connect Real Estate	
Lincoln Heineman	Low Income Representative	Town of Whitman	

