

Committee of the Whole
Vote/Decision Via Email
Thursday, January 19/Friday, January 20

Request for decision addressed to members active in leadership over the past several months (either in the Committee of the Whole and/or Arts Team Meetings).

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Jonna Begin

Last month at the January LC/COM ([Notes/Minutes here](#)) we considered the options offered by our landlord to either sign a new five-year lease moving from the current rate of 1850.00 to 2000.00 per month or move to a tenant at will lease at the rate of 2400.00.

Based on our discussion and in consideration of the 2023 Discernment Process which we have just begun – the Landlord has offered a third option as follows: 5-year lease with a termination option with 6 months' notice after the first year at the rate of 2200.00.

Please vote (via email) on the lease for Sanctuary UCC's 458 High Street Storefront and choose one option as follows:

- A) 5 Year lease @ 2000**
- B) 5 Year lease w/ termination option with 6-month notice, after one year @ 2200**
- c) Tenant at Will @ 2400**

E-Votes and Comments: (12 Votes for B; 1 Votes for B or C)

Terri Bracy: option B - 5 yr lease with termination early with 6 months notice at 2200. It gives us the flexibility we need to discern our future without fear of losing our space with short notice.

Paul Roberts: If we take a 5 yr lease with a 6 month buyout notice at a monthly rate of \$2200, that will cost us up to \$13,200 extra if we don't actually use the facilities for the six-month notice. Or it might cost us nothing if we know six months in advance that we will be leaving, but we utilize the facilities during the full notice period. If we are a tenant at will at \$2400 we pay a \$200 a month premium, which means we would have to remain for 66 months, or more than 5 years, to equal the maximum potential cost of six months advance notice at \$2200 per month. The downside is that we would be a tenant at will and could lose our facilities on apparently two-week notice. (unclear) I don't think the straight 5-year lease at only \$2000 a month is worth consideration. All in all, I think Alternative B is the best option because we will have a lease for up to 5 years, and our penalty will be \$0 to \$13,200. If we plan well, we should be able to avoid paying the \$13,200 penalty. I cast my vote for Option B, the five-year lease at \$2200 with a 6month notice period.

Sue D'Arcy: Option B or C

EVote for B: Ben Jacques, Christy Miller, Julie Roberts, Becky Jacques, Erin Sennott, Aaron Olapade, Carvina Williams, Joanna Begin, Gini Berthiaume, Fraelean Curtis