

**NORTHEAST METROPOLITAN REGIONAL VOCATIONAL SCHOOL
DISTRICT SCHOOL COMMITTEE**

School Building Committee Meeting
5:30 P.M. [IN PERSON/VIRTUAL MTG.]

April 8, 2021

I. CALL TO ORDER

Chairman Theodore Nickole called the School Building Committee Meeting to order at 5:30 p.m. on Virtual/Zoom.

Present

Theodore Nickole
David DiBarri
Deborah Davis
Judith Dymont
Michael T. Wall
Peter A. Rossetti
James J. Holland
Anthony Caggiano
Carla Scuzzarella
James Picone
Joseph Capraro
Robert O'Dwyer
Brant Snyder
Patricia Cronin
Larry Means
Robert S. McCarthy
Melissa Jannino-Elam
Joseph Papagni
Patricia Dulong

Absent

Stephen Maio
Brittany Carisella
Ward A. Hamilton

Others Present

.Kevin Nigro	PMA Consultants, LLC
Anthony LoPresti	PMA Consultants, LLC
.Joseph DeSantis	PMA Consultants, LLC
Carl Franceschi	DRA Architects
Vladimir Lyubetsky	DRA Architects

Chairman Nickole opened the meeting, welcomed all, and reported regarding the agenda for tonight.

II. Prior Meeting Minutes-March 18, 2021-Discussion and Vote to Approve –

MOTION: Ms. Davis moved the Building Committee approve the March 18, 2021 Minutes of the Building Committee Meeting, as presented.

Mr. Nickole seconded the motion,

and the motion carried

Abstain: Ms. Dymont

By voice vote.

SO ORDERED

Chairman Nickole passed the floor to PMA Consultants for informing on updates and full presentation.

III. Discussion Topics

OPM Update: PMA

1.) PMA to present -

A.) Budget Update

B.) Schedule Update

C.) CM@R Update

Mr. LoPresti, PMA – Took the floor and informed that hopes for accomplishment in tonight's meeting would be to get feedback on the building from all members as well as their thoughts on incorporating their Community somehow into the design.

A complete update regarding the Budget/Budget schedule (Total Contract amount \$1,827,121.00, Billed to Date \$924,193.86, and Remaining Balance \$902,927.14) as well as the MSBA Reimbursement (Amount submitted \$828,730.00, Reimbursement Received \$24,917.00, and the Percentage 63.34%) [feasibility study] was put forth.

Currently still in MSBA Module #4 Schematic Design (right on schedule). This will be due in about 5 weeks for then SBC approval SD/DESE design package for submittal set for July to MSBA and then concurrently the MSBA Facilities Assessment Subcommittee (FAS) meeting.

Mr. DeSantis, PMA – Informed and updated regarding the CMR procurement, a thank you was extended to all on the Pre-Qualification committee and for the work done so far, i.e. evaluations completed earlier today. Of note, there were five 'statements of qualifications' which had been received from Firms that are interested; Consigli, Gilbane, Suffolk, Turner, and Walsh Brothers. In turn, Pre-Qualification Notices will go to 4 Firms will receive notification to submit a proposal for the project. Hoping to have CM on board by the end of May.

Mr. Nigro, PMA – Informed that the Pre-Qualification committee met over weekend and have covered all (Single Project Limit SPL)/Aggregate.

SPL-Single Project Limit was explained in full by Mr. Nigro.

Mr. DeSantis concluded that there is great news on Public outreach in that they have established a Facebook page working with the head of PMA Marketing.

Hopes are to be able to go into different Community groups to post link/Project website and ask all to follow project for meeting updates, designing updates, etc. This will definitely broaden the scope for Community involvement.

III. Discussion Topics(Con't.)

Design Update: DRA

- 1.) DRA to present –
 - A.) Building Layout
 - B.) Building Façade Design
 - C.) School Building Committee Feedback

Mr. Franceschi, DRA -- Reported that over the last month they have had a multitude of meetings with Working Groups. Noting that this is the ‘third round of interviews’ with Department Heads and Shop faculty; covering what their hopes are regarding necessity of particular shop spaces, shop areas, and related areas, etc.

Importance for natural light within building was stressed.

Have had meetings to cover regarding Building Massing, looking over particular interior spaces, i.e. Teacher planning/working rooms and/or breakrooms, Classrooms, Science labs/flexible spaces and/or breakout spaces which are very important.

Spoke regarding proposed materials-terrazzo/wood/porcelain tile/sheet goods-vinyl—Protection of wall surfaces is important, etc.

Importantly covered were materials that will be narrowed down to be more precise on; Carpet, rubber sheet goods, railing, wall tile, sheet goods/no wax/very impervious, linoleum, etc.

Recommended materials for recommended spaces was covered in depth-all very preliminary and will be revisited.

Also within the last month there have been meetings regarding Engineering design-presented to the Working Group-Mechanical and Electrical systems, Plumbing system, HVAC, network, computer technology as well as Fire Protection system.

Mr. Franceschi importantly noted that the overall goal (for all of the systems within school as well as outside structure) is for a total “Green School”-being very energy efficient and environmentally sensitive.

Many details were put forth.

Mr. Nickole noted that they have put aside this slot of time for Building Committee members to express their thoughts on design as well as their ideas for a concept to be implemented for each and every Community for representation.

COMMITTEE DESIGN THOUGHTS-COMMUNITY REPRESENTATION ROUND TABLE DISCUSSION

All Committee members were asked for their thoughts and input regarding representation for their individual communities within the new school building as well as their thoughts and input on the design concept of the actual future building.

Brant Snyder—Noted as being very happy overall with the design and esthetics, and excited for the final outcome not only for its beauty but for the functionality. His question would be regarding if the nonlinear design (south facing entrance/sun intake) was to not take place how would that affect the classroom limitations and shape, etc.

Mr. Nickole as well as Supt. DiBarri informed that many have brought up that same concern. Of note, the design process for that concept could possibly start all back to ‘day one’ which could be very similar to what has been presented and/or could be very different. Mr. Nickole also suggested that if anyone sees a building they are pleased with to take a picture and email it to share with Committee.

Jim Holland—Informed that his thoughts in overall design was good but to make sure all areas will be completely functional, easily managed with limited maintenance. The overall shape was questioned again.

Rob O’Dwyer-Extended thoughts regarding the planning that has gone into it has really been amazing and is fantastic. Especially pleased with the entrance foyer space with the ‘open feel’. Also stressed that all of the support features stay natural and warm. Impressed that all of the classrooms and work spaces are being looked into as to being ‘flexible’. The ‘social flex spaces’ and the ‘wider hallways’ are great. Questioned regarding the Theatre space/programming noting that it is very forward thinking and will be a very positive plus for well-rounded students. Thoughts of incorporating the 12 Communities-**Winthrop=The Red/White/Blue Water tower could represent.**

Mr. Nickole asked once again for pictures to be emailed of representations.

Anthony Caggiano-Question in hopes of ‘Solar Panels’. Rendition of Revere could possibly be Beach w/Grandstand=Revere. Also questioned regarding solar panels.

Mike Wall-Stressed the historical features of the Communities, i.e. Chelsea is the ‘City of Immigrants’ since 1850’s. Possible representation for **Chelsea=Tobin Bridge and/or the Chelsea Clock (of which they have one in the White House), Meat Manufacturing businesses, and a lot of revolutionary things/Civil War Memorials.** His hopes are of something very distinct design-wise.

Deb Davis-Thoughts and discussion regarding the ‘shape of the building’ to maybe incorporate a more natural shaping and incorporate the breakheart into the design. Expressed regarding the history of **Woburn=Tannery/Leather, Mills,** etc.

Judy Dymant-Expressed slight disappointed in the ‘boxy design’ of proposed building. Suggested for members to research the new No. Reading high school which is a magnificent looking building. Noting that No. Reading has a beautiful Gazebo on the Center. **No.**

Reading=Would be nice to even have a gazebo on school site. Informed that she will be setting up a meeting with the Historic Society of No. Reading and maybe get some more town representation thoughts and ideas.

Larry Means-Informed that his son is a Plumber and wanted to put out that he is not a fan at all regarding the ‘waterless and/or flush-less urinals’, so to keep in mind it is not a money saver it is actually very design and experiences using them are problematic. Thoughts regarding the structure design itself, he is not in favor of a modern style school. Thoughts regarding the front entrance and esthetics are very visually pleasing and welcoming. Ideas in design; he has taken pictures of the auditorium in the new Melrose middle school building of which is fabulous and will be sharing them.

Bob McCarthy-Noted as not being prepared to express ideas but will gather some ideas and thoughts and email them along.

Pat Cronin-Informed that she has been very impressed with all the design and esthetics and is very happy to see all moving along. This is a very exciting endeavor for all to be involved with. Thoughts for representing Communities were possibly some Murals of each.

Peter Rossetti-Very impressed by all suggestions from all members. Of the Saugus project planning board. Bring in rendering of building. A couple of things to represent **Saugus=Iron Works-students had learned how to make a nail, Breakheart Reservation—making school reflect Breakheart and lake ‘tranquil’ & having that reflected it would be good. History and calmness.**

Joe Capraro-Noted at having a different perspective from actually working with and in the old Northeast school. Also noted as being in agreement with Mrs. Cronin and is very impressed with renderings.

Melissa Elam-Absent and/or logged off.

Joe Papagni- Informed that he is very impressed, especially with the flexibility, the teachers area, the sociability aspect. Of note, one thing that he thought was that the reference of Northeast as the ‘Castle on Hill’ & would impress more height to utilize the beautiful views of surrounding.

Mr. Nickole was very appreciative of all with their great ideas and thoughts. Asked all to please pass on any architecture they are interested in and email to us for extra thoughts as well as any representation thoughts and ideas of our 12 Communities.

IV. New Business-None

V. Public Participation-None

VI. Schedule of next Meeting –

Will be held monthly prior to Regular School Committee Meeting the second Thursday every month at 5:30 pm-6:30 pm-May 13, 2021

VII. Vote to Adjourn

MOTION: Ms. Dymont moved the School Building Committee meeting adjourn.

Mr. Nickole seconded the motion,
By unanimous voice vote.

and the motion carried

SO ORDERED

Chairman Nickole thanked all for joining.

CONCLUSION OF SCHOOL BUILDING COMMITTEE

The Building Committee concluded @ 6:30 p.m.

Notes recorded and submitted by Recording Secretary Patricia E. Dulong.