

**School Building Committee**  
**Wednesday, March 13, 2019**  
**7:00 p.m., Open Session**  
**Hartwell Multipurpose Room**

**Present:** Chris Fasciano, Chair; Kim Bodnar, Vice Chair; Tim Christenfeld; Buck Creel; Jennifer Glass; Michael Haines; Gina Halsted; Becky McFall; Craig Nicholson; Steven Perlmutter; Peter Sugar; Doug Adams, liaison, Historical Commission; Owen Beenhouwer, liaison, Community Center PPDC; Christine Dugan, liaison, Conservation Commission; Andrew Glass, liaison, Historical Commission; Ruth Ann Hendrickson, liaison, Water Commission; Ian Spencer, liaison, Public Safety; Joel Seeley, SMMA; Jennifer Soucy, SMMA; Patrick Weygint, SMMA; Shane Nolan, Daedalus; Christian Riordan, Consigli.

**Absent:** Sharon Hobbs; Chris Dugan, Conservation Liaison; Ed Lang, liaison, Green Energy Committee; Dan Pereira, liaison, Parks & Recreation; John Ritz, liaison, Disabilities Commission; Gary Taylor, liaison, Planning Board; Peter von Mertens, liaison, Conservation Commission.

**Also Present:** Rob Ford, Lincoln Public Schools Technology Director; Judith Lawler; Peter Watkinson.

**Welcome and Opening Comments:** Chris Fasciano, Chair, brought the meeting to order at 7:00pm. He noted that this is the last meeting before we send the drawings for the next round of cost estimates.

**Public Comments:** none

**Review Updated Floor Plans:** Joel Seeley, SMMA, said that their presentation covers the next three agenda items: floor plans, options for salvaged items, and plan for instructional technology.

- Jennifer Soucy, SMMA, began the presentation with a look at the latest iteration of the kitchen area. The food service consultant has created an appliance layout plan in collaboration with Becky McFall, Buck Creel, and Food Services Director, Cathleen Higgins.
  - Ms. Soucy noted that they have changed the orientation of the servery so that student flow from the serving lines, through the check out lines and into the dining commons.
  - There are multiple points of service to speed up the process, and the check out lines for the younger students are at a lower height. with some stations lower for younger students.
  - There is a dedicated dishwashing zone, a walk in cooler, fridge, and freezer.
- Ms. Bodnar asked whether modifications have been made based on our experience at Hanscom. Mr. Creel said that the set up of the servery reflects our experience. Dr. McFall noted that they are looking at access to the back hallway and for replenishing food.
  - Cathleen Higgins is pleased with some of the equipment that will be in this kitchen that is not at Hanscom.
  - Steven Perlmutter referenced the input we got from a group of educators in Lincoln about the importance of “nooks” and spaces for individuals or small groups.
    - Dr. McFall noted that we have the essential square footage which means less room for dedicated nooks, but that furniture can serve this purpose. Also, in public spaces, secluded areas can become a source of behavior issues. Ms. Soucy noted that there are a couple of opportunities for planned smaller spaces in the Learning Commons.

**Review Options for Salvaged Items:**

- Student Art Tiles: From the 1994 project there are several areas of student art tiles. Some of these areas will remain, and there are several areas where they will be demolished. The tiles can be recorded through photography.
  - Dr. McFall asked if that means that the walls of light blue tiles surrounding the art tiles will be kept. Mr. Seeley reminded the committee that any existing walls not slated for demolition will remain as they are (other than fresh paint on the appropriate surfaces).

- Mr. Creel said that we should keep the tiles and some of the other salvageable items in perspective. It is important to keep or record them as appropriate, but we want the building to feel fresh and renovated.
- Smith Stage, Wood Flooring: The flooring of the stage, which was replaced in 1994, is the best wood, and it can be used as an accent wall in the Learning Commons.
- Butterfly Weathervane:
  - Could be incorporated into the landscape; will review possibilities at the next site group meeting. Possible locations include the community entrance near the Auditorium, the Brooks interior courtyard, or outside at the Smith end.
  - Mr. Perlmutter asked whether kids might be inclined to climb? Ms. Soucy suggested that it could be on a pedestal to make difficult to do so.
    - Mr. Perlmutter wondered whether it might be used to make more of a statement at the main entrance; perhaps on top of the canopy?
    - Ms. Soucy said that they had talked about putting it on the building, and that they and EwingCole had thought that the scale might not be right.
    - Ms. Bodnar noted that the courtyard in Brooks does not get seen by the community, and the butterfly was a valued part of the 1994 project.
- DeCordova Bell:
  - Could go in the gallery along the Reed corridor.
    - Ms. Bodnar wondered if it would need any protection.
    - Could it become the “lucky bell?”
- 1948 Benches:
  - The woods slats that form the backs could be reused to create a musical staff on the wall outside the elementary music room.
  - They could also be part of other benches.
  - Dr. McFall urged that we be careful about how much of the “old stuff” we keep so that the building has a nice fresh look. She noted that we also want to think about how display areas are used so that we give students places to showcase their work.
    - Tim Christenfeld said that because each salvage item has a cost, we should be careful in our choices of what we salvage.
    - Jennifer Glass agreed with Mr. Christenfeld and Dr. McFall and commented that she thought that we should focus on the bell, the butterfly, and the wood from the Smith stage.
    - Andrew Glass noted that the Historical Commission (LHC) had emphasized creativity in thinking about reusable materials. SMMA has demonstrated that spirit, and the LHC does not intend to be prescriptive about the outcome of each of these decisions.
- Mobile and Plaque:
  - There is a mobile in the current library that was created in honor of the chair of the 1994 School Building Committee. It could probably be put back in the new media center.
- There are a series of other smaller items/plaques that can be remounted.

**Review Preliminary Instructional Technology:** Ms. Soucy introduced Patrick Weygint, Technology Designer, SMMA. He’s been working with Rob Ford, Lincoln Public Schools Director of Technology, and he invited him to comment as needed. Mr. Weygint outlined aspects of the Instructional Technology plan:

- New network electronics
- Voice over IP telephone system with E911 functions.
  - E911 is required by code; allows responders to identify the room in the building where aid is needed.
- IP based paging and clock system; wireless equipment.
  - 2 way paging in the classrooms; larger areas have 1 way paging.
- Audiovisual projectors; digital signage in the dining area that can display the day’s menu and other information.
- School wide wireless, including outdoors in certain areas; network will support a 1:1 device:student ratio.

- High speed wired network transmission systems; Cat 6 for heavy duty areas such as offices where the district doesn't want to rely on wireless.
- The system is designed for future flexibility and expansion.
  - Shane Nolan, Daedalus, asked if there will be additional wireless access points in the Auditorium for Town Meeting and other large events. There will.
- Classroom and hub tools include a teacher's laptops, student tablets and laptops, interactive displays, wireless access points, sound field classroom audio system, voice over IP handsets, device charging stations, paging system, and clocks.
  - Mr. Ford noted that the sound field systems help students with compromised auditory or processing functions. They provide clarity for all students, and are found to have a positive impact for all students, and on protecting teachers' voices.
- Other technologies include a large venue projection and sound system in the Learning Commons, printers in hubs and private offices, local sound systems and portable projection equipment in the gyms, an interactive building performance dashboard (with student portal) to look at how energy is being used and generated.
  - The dashboard is a great learning tool for our net zero building. In addition to seeing the information on a centralized dashboard, we want the system to be accessible through devices so that it is an active learning tool in the classrooms.
- The base building project includes paging, clocks, the network system, and large venue systems. Other parts of the system will come from technology budget.
  - Ruth Ann Hendrickson asked about back up in case a piece of the system fails. Mr. Ford said there will be some redundancy.
  - Gina Halsted asked about interactive white boards. Mr. Ford said the district has moved toward the use of interactive projectors which offer most of the functionality of an interactive white board and are about a tenth of the cost.
  - Ms. Bodnar asked how the sound system would work for events and presentations. Mr. Weygint said there will be wireless and wired microphones and the ability to stream presentations.
    - Dr. McFall asked about audio recording. It will be available in the music rooms.
- Mr. Creel asked about locations of copiers, noting that at some point there will need to be a discussion about this detail to ensure the wireless ports and power outlets are in the appropriate places.
- Peter Watkinson asked if this technology plan is part of the energy model. Mr. Weygint said that it is, and noted that Energy Star equipment is specified wherever possible.
- Craig Nicholson asked if the projector in the Commons would be in a permanent spot. It will.

**Historical Commission Update:** Mr. Fasciano reminded the committee that Ms. Bodnar sent out an update about the deliberations and vote at the March 5<sup>th</sup> Historical Commission meeting. He invited Mr. Glass to report.

- Mr. Glass said that the LHC voted that even though they had deemed portions of the building as "historically and architecturally" significant, they did not deem them "preferably preserved."
- He said that the vote was a vote of confidence from the LHC about the collaborative work that has been done to honor the guiding principles laid out by the LHC in the fall of 2017. SMMA and EwingCole have demonstrated that they understand what makes the building and the campus special.
- Mr. Glass said that SMMA/EwingCole responded to feedback about design elements and salvage, and that the LHC was very pleased with the process.
- Judith Lawler noted that she had recused herself from the vote given that her father, Lawrence Anderson, designed the Smith School. She said that she agreed that it is impressive how patiently everyone has worked towards a really good solution. The design team's willingness to listen is greatly appreciated.

**Outreach Update:** Ms. Bodnar noted that there was an outreach piece in the Selectmen's newsletter that showed some images and provided an update on the tax impact of the bond. She reported that the

Outreach meetings are moving to 11am, instead of 10am, on Thursdays. Finally, there will be an SBC table at Town Meeting, and boards showing the latest design iterations.

- Mr. Christenfeld noted that the slide presentation at LHC was extensive, and that it provides the community with an informative set of images.
- Mr. Christenfeld reported that over the weekend he had spoken to the chair of the Acton Boxborough School Building Committee, who was wondering about the secrets of our success.
- Mr. Creel noted that he, too, has gotten calls about the work that we have done and what made the project succeed at Town Meeting and at the ballot.

**Educational Working Group Update:** Ms. Soucy said that the group is following up on some details about the administrative suite.

**OPR/MEP/GEC Incentive Working Group Update:** This group has been quiet in the past couple of weeks, but Mr. Seeley said they will be scheduling a meeting to follow up on MEPs. Ms. Hendrickson said she is still talking to the Massachusetts Clean Energy Committee (CEC), and there are some issues with timing that could interfere with possible credits for equipment. Mr. Nolan said that we should be able to work through the timing issues with the CEC.

**Construction Logistics Working Group Update:** Christian Riordan, Consigli, said they sent out four bid packages for the modular classrooms, and received three back. They brought in the three firms to look at the site, and they should get updated pricing within two weeks.

- Mr. Perlmutter asked if the pricing is consistent with the number we saw at the end of Schematic Design. Mr. Seeley said that the price had come in a bit higher, which is why they went back out to bid.
- Ms. Bodnar asked how confident they are about how close it will be to the \$3M estimate in the last pricing set. Mr. Seeley said that it will be higher. Mr. Creel said that it is within a reasonable range.
- Mr. Seeley showed an updated site plan for where the modulares and temporary parking will go. The Brooks parking lot will be used for staging.
- Ms. Halsted asked if we are still on course to have the next pricing set by the April 10<sup>th</sup> SBC meeting. Mr. Seeley said we are.
- Ms. Bodnar asked about timing that can be shared with the community. Mr. Seeley laid out the following:
  - If we end up using the modulares currently at Hanscom, there is a required “move off” date, and the end date of the Planning Board appeal period is later than the early start needed to prepare the foundations. They are looking to see if they can break out the modulares from the Planning Board schedule.
  - They are preparing a submission to Conservation and Planning for just the modulares so that the appeal period ends in early July, which would align with doing the prep work for the modulares. The modulares themselves would start moving in in early September.
  - Once we know where the modulares are coming from, all the other decisions will follow.
  - Mr. Creel said that athletic teams are aware that the field will not be available after the end of the school year. The preparations will start after July 4<sup>th</sup>.

**Solar Working Group Update:** Mr. Christenfeld said that last week the group voted to enter into contract negotiations with SunPower under the umbrella of Power Options group, of which the school district is a member. The notional price being offered seems to be in line with our calculations. Sun Power is a large firm that has done a lot of work and will be around. Issuing an RFP would take several months, while contract negotiations could take several weeks. Mr. Creel is working on the contract negotiations; the group wants to understand the implicit and explicit assumptions Sun Power is making.

- Ms. Hendrickson asked whether the electricity would be at a fixed price. Mr. Creel replied that it would be a fixed price for twenty five years. They are working on a model where a lot of the electricity generation will be behind the meter to avoid ever increasing delivery charges.
- Mr. Christenfeld said that the base notional price is around 9 to 11 cents/kwh. One unknown is the additional cost for battery storage capacity. There is a capital cost for storage which results in a slightly higher kwh cost, but would help us avoid peak pricing fluctuation. There are also

complicated negotiations with Eversource that need to occur. Our consultant is working with Eversource to create a collaborative environment in which to address the complexity of our project. We do fit into the type of project that the Department of Energy Resources (DOER) wishes to encourage.

- Mr. Creel noted that Sun Power is excited about this project as an exemplar.
- Ms. Bodnar asked about outreach. Mr. Christenfeld said that if the contract is successfully negotiated, it will be appropriate to share details.

**Site Subcommittee Update:** The next meeting is on March 22<sup>nd</sup>, 9:00am, Donaldson Room, Town Offices.

**Minutes:** Mr. Perlmutter made a motion to approve the minutes from the February 27<sup>th</sup> meeting. Peter Sugar seconded the motion, and it was approved unanimously.

**Discussion of other Topics:** none

**Adjournment:** Mr. Christenfeld made a motion to adjourn which was seconded by Mr. Nicholson. The meeting was adjourned at 8:22pm.

Minutes respectfully submitted by Jennifer Glass