

East Bridgewater High School Building Committee Building Layout Community Meeting



Meeting No. 12

Date & Time: 7:00 pm Monday 15 November 2010
Location: EBHS Library

Attended (✓) Name, Affiliation

East Bridgewater High School Building Committee

✓ David Floeck, Co-Chair	Cheryl Pooler
✓ Ryon Pratt, Co-Chair	Domenic DeAngelo
Martin Crowley	Peter Spagone
✓ Elizabeth Hayes	✓ Susan T. Cote
Thomas Hamilton	✓ Patricia Coppola-Lugo
✓ George McCabe	✓ Paul Vieira
✓ Theresa McNulty	George Samia
✓ John Haines	

RFWalsh Collaborative Partners:

✓ Joe Naughton
✓ Paul Kalous
✓ Allyson Toner
Inger Hamre-Foley

Ai3:

✓ Scott Dunlap
✓ Jim Jordan
Troy Randall

The purpose of this meeting was to present the proposed building layout, gather input from the community, and answer and questions from the community.

1. Co-chair Ryon Pratt opened the meeting and introduced the High School Building Committee, RFWCP, and Ai3.
2. Scott Dunlap began the presentation by explaining what a model school is and what it means for East Bridgewater. Jim Jordan summarized the size plan and then presented each of the building floorplans.
3. Joe Naughton opened the meeting for questions from the community.
 - a. Will there be a training room in between the gym and the locker rooms?
 - Yes. Since the design is still in the schematic design phase, the spaces have not yet been sub-divided into specific spaces but a training room will be designed into the space once the plan is refined further.
 - b. Will there be a second entrance into the gym for easier public access to the bleachers during games?
 - The design of the entrances are still being worked out with the layout and more detailed discussions, such as control points for entry ways, will be occurring as the design is developed in more detail but public access to the bleachers will be considered when planning for these entry ways.
 - c. How many students was the school designed for?
 - The enrollment projection approved by the MSBA for East Bridgewater is 950 students but the school is large enough to accommodate more than that. Also, the proposed building has been designed to be expanded easily. The first floor allows for classrooms to be added

by expanding the back corridors, which is the reason for not designing the exits at these points.

- d. Is the kitchen designed large enough that meals can be prepared on site?
 - Yes. The space is designed for a full service kitchen.
- e. What is the estimated completion date if the project is completed on schedule?
 - Construction will take 2 years to complete so it is anticipated that the building be complete by June 2013 in time for the school to be occupied by the start of the 2013 school year. Since the existing high school is currently located where the fields are designed, it will take an additional year for the demolition of the existing school and the sitework to be completed.
- f. Will there be designated computer labs and how many students will they be able to accommodate?
 - Over the past 5 years schools are finding that designated computer labs are becoming less efficient and are beginning to move away from them. Instead schools have started making their buildings wireless and using mobile laptop carts so classrooms can be used for multiple purposes allowing for program flexibility.
- g. Will green materials be used for the interior of the building?
 - Absolutely. Green materials will be used throughout the entire building. Not only does the MSBA require that a model school be sustainable, but they are awarding an additional 2 points for reimbursement for the school to be a green building. The green innovations designed throughout the building range anywhere from the paint on the walls to high efficiency building systems.
- h. Will the New East Bridgewater 7-12 School be LEED Certified?
 - Yes. The building is anticipated to be certifiable LEED Gold. The only certification higher than this is LEED Platinum but the only way to achieve this rating is by having an alternative energy source on site such as a wind turbine.
- i. Isn't the LEED Certification process expensive? Is there a cheaper way?
 - The decision to become officially LEED Certified will be up to the Town. The building will meet the requirements for a LEED Gold Certification but it will be the Town's decision to file for the certification or not. There are several ways to track sustainability points. The minimum that the state will require is MA-CHPS which is inexpensive.
- j. The auditorium seats 800 students, but the school is designed for 950. Why isn't the auditorium large enough to accommodate the entire school?
 - The MSBA requires that the school be designed as efficiently and as effectively as possible. The cost to build an auditorium is expensive and they (MSBA) feel that an auditorium designed for 2/3 of the student population is acceptable because of how rarely the space will be needed for maximum capacity. East Bridgewater's population is 950 and 2/3 of 950 is only about 650 students but since East Bridgewater is part of the model school program, they will allow the auditorium capacity to be 800.
- k. Is the gym large enough to accommodate the entire school?
 - Yes. The number of bleachers that will be designed in the gym has not been decided yet but there is plenty of space to fit everyone if chairs are added. The occupancy of these spaces however is driven by safety codes and egress requirements but a gym at this size would probably allow for at least 2,500 occupants in compliance with codes.
- l. Based on the square footage, how many students are the classrooms able to accommodate?
 - The classrooms designed are about 832 square feet. The state recommends that a room this size seat 22-23 students but they could accommodate about 30 students comfortably. The current classroom sizes in the high school now are around 690-740 square feet.
- m. Will there be a study that compares how much the town is spending to operate the old building and how much the new building will cost to operate in order to show the cost savings of an energy efficient building?
 - It is difficult to show the cost savings by comparing the two operating costs. Typically in an old building the building systems have been shut down and not in use therefore they are inexpensive to operate. The new building will be very energy efficient but it will be operating to provide the appropriate air, lighting, etc. that building is not necessarily supplying now.

- n. Are there less classrooms in this building layout than what East Bridgewater currently has?
 - No. There will be the same if not more classrooms than what is currently at the school. Some of the classrooms shown on the plan are designated as SPED classrooms but there are more SPED classrooms shown on the plan than what the academic program at EB calls for at this time. These rooms are the same size as a regular classroom which allows for flexibility in the academic program.
 - o. What is the total square footage of the building?
 - The building is 211,500 square feet.
 - p. Is the gym the same size as Whitman Hanson?
 - No. The gym is one and a half full size gyms and Whitman Hanson is two full size gyms. However, it is significantly larger than the existing gym. One and a half "full sized" gyms is larger than the high school and middle school gyms combined.
 - q. How many elevators are designed in the building?
 - One
4. The committee asked Ai3 and RFWCP to explain a few important items to the community.
- a. What is "Schematic Design"?
 - Schematic design means that the plans show all of the rooms and spaces properly located. The plans contain enough information to create a construction estimate but are not nearly complete enough to build from.
 - b. The Schematic Design Submittal to the MSBA is December 15th, 2010 and the Town Vote is February 7th. What will be happening in between these two dates?
 - The MSBA requires Ai3 and RFWCP to independently hire a cost estimator to develop a project cost based on the drawings submitted in the Schematic Design Package. The MSBA will come up with an agreement which they call their Scope and Budget Agreement. At the end of January the MSBA will officially approve East Bridgewater based on the Schematic Design Submittal.
 - c. Whitman Hanson looks like a Taj Mahal.
 - When the MSBA first went through Whitman Hanson they thought it looked too expensive however sources found that during the period when Whitman Hanson was constructed similar buildings that looked less expensive than WH actually ended up costing more. The reason for this is because the materials used at the school were design to "look" expensive but they were actually not. The majority of the school was constructed with concrete but made to look like brick. Ground stone and concrete gave the impression of granite or limestone. The windows were strategically designed stacked on each floor so they could be ordered in one large standard size. The design approach allowed for a single window opening in the wall so it would not require a large steel beam for support.

Future Meetings:

Date	Time	Group	Location
18 Nov 10	8:00 AM	Business Association	TJ Smiths
18 Nov 10	2:00 PM	High School Students	Auditorium
29 Nov 10	7:00 PM	EBHSBC	EBHS Library
3 Dec 10	7:00 PM	ABC – Holiday Party	Commercial Club
6 Dec 10	7:00 PM	EBHSBC	EBHS Library
13 Dec 10	7:00 PM	EBHSBC	EBHS Library
20 Dec 10	7:00 PM	EBHSBC	EBHS Library
3 Jan 11	7:00 PM	EBHSBC	EBHS Library

10 Jan 11	7:00 PM	EBHSBC	EBHS Library
19 Jan 11	7:00 PM	EBHSBC	EBHS Library
24 Jan 11	7:00 PM	EBHSBC	EBHS Library
26 Jan 11	10:00 AM	MSBA Board of Directors	Boston
31 Jan 11	7:00 PM	EBHSBC	EBHS Library
7 Feb 11		<i>TOWN MEETING</i>	
8 Feb 11	7:00 PM	EBHSBC	EBHS Library
9 Feb 11	7:00 PM	EBHSBC	EBHS Library
12 Feb 11		<i>TOWN VOTE</i>	

These notes will become part of the project record as written, unless corrections or additions are received in writing within 6 days of distribution.