



# East Bridgewater Public Schools

## School Building Needs Feasibility Study

# School Building Needs Feasibility Study: Grades K-12

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**Ai<sup>3</sup>**

Educational Planning  
ARCHITECTURE INVOLUTION LLC

5/21/2007  
Architecture



# **East Bridgewater School Committee:**

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## **Comprehensive School District Feasibility Study**

### **1 Introduction & Background**



# Introduction and Background

In 2005, the East Bridgewater School Committee recognized that it was critical to take action on the poor conditions at the aged High School facility and to address long-term solutions for overcrowding at the Central Elementary School. Accreditation reviews of the High School had repeatedly rendered reports of inadequate educational facilities, and growth at the Elementary School had prompted the use of temporary/modular classrooms.

The East Bridgewater School Committee solicited proposals from qualified professional architectural/engineering firms for purposes of selecting a professional to complete a comprehensive School District Feasibility Study, including Schematic Designs, in order to determine the potential for building and program expansion. After receiving numerous proposals, completing facility tours, and conducting interviews, the Selection Committee recommended in December 2005 that the School Committee hire Architecture Involution, LLC (Ai3) to complete a District Feasibility Study.

The specific charges provided to Ai3 included:

**Enrollment Projections** - Prepare enrollment projections for both elementary and secondary levels through the year 2016. Projections must take into account past, present, and projected demographic traits including population age and size, birth data, and housing growth statistics, as well as the impact of tuitioned-in students.

**Physical Condition Assessment** – Prepare an in-depth existing physical condition assessment, which identifies deficiencies and provides corrective options with costs. All physical aspects of the buildings and sites shall be included in the study.

**Physical Space Needs Assessment** – Prepare a physical space needs assessment.

**Preparation of a Site and Program Analysis** – Prepare a site and program analysis to include recommendation/options to address renovations and/or initiation of new school construction.

**Preparation of Educational Plans** – Prepare educational plans, programs, and specifications to address optimal grade configurations.

**Future Options** – Prepare options for future needs. Recommendations should include costs & benefits.

**Meetings** – Meet with the School Administration and School Committee, as required, to ascertain project specifics and to communicate progress and results of services being provided.

**Schematic Design** – Prepare detailed program document and schematic drawings. Include cost estimates.

Originally, the School Committee planned to complete the Feasibility Study and report it at the Spring 2006 Town Meeting. However, in the interest of doing a thorough job during the architectural/engineering firm selection process and allowing appropriate time for a comprehensive Feasibility Study, which included enrollment projections, site analysis, educational facility planning & design, plant & facility assessment, capital needs assessment, and other related work, the Committee determined that it was more critical to do a complete report than to rush to meet a previously established deadline.

In April 2006, the newly established Massachusetts School Building Authority (MSBA) completed its independent analysis of all 1,816 public schools in the Commonwealth of Massachusetts. Although this analysis was completely independent of the Feasibility Study being conducted by the East Bridgewater School Committee, the results of the MSBA analysis confirmed the Committee's concerns. The MSBA ranked the East Bridgewater High School in the lowest 2% of all public school facilities in Massachusetts, and reported the Central Elementary School as being grossly undersized when compared to established standards and typical Massachusetts elementary schools.

On May 23, 2006 and May 25, 2006 Architecture Involution presented a general summary of its findings to the original Selection Committee and the School Committee respectively. The DRAFT of the Feasibility Study report was released in mid-June 2006 with the desire to allow a couple of months of input prior to finalizing the report by the end of August 2006.

In August of 2006 the MSBA finalized its new regulation and began releasing guidelines for the new MSBA review and approval process. MSBA also began holding lectures and presentations on the new process for school construction grant reimbursement. The East Bridgewater School Committee elected to avoid finalizing the Feasibility Study document until additional information could be gathered from the MSBA and future planning procedures could be based on the new MSBA guidelines.

In April of 2007, with the new MSBA guidelines in place and the MSBA prepared to receive its first grant applicants (Since 2002 moratorium) in July of 2007, the Feasibility Study was updated and finalized. The updated information includes revised cost estimates reflecting the most recent construction cost data and an appendix section that includes new MSBA regulations, guidelines, surveys, and instructions.