

Nauset Regional High School Building Committee Meeting Minutes
Wednesday, December 1, 2021 Virtual Meeting 5:30 PM

Call to Order/Agenda Changes/Recording Notification

Chair Greg Levasseur called the meeting to order at 5:30 pm and read the recording notification. Greg also introduced new building committee member Griffin Ryder. In attendance: Chris Easley, Tom Faris, Harry Terkanien, Tony Nannini, Jody Craven, Giovanna Venditti, Ron Collins, Lisa Orlandella, Peter Wade, Kathleen Tringale, Tom Faris, Jim Nowack, Chris Ellsasser, Griffin Ryder, Brooke Clenchy, Brian Hores, Kent Kovacs, Ramon Ibarlucea,, Alyssa Chatani, Madeline Le, Steve Brown, David Michniewicz, Joe Sullivan

II Citizens Speak

None

III Priority Business

A. Flansburgh presentation

- Ramon from Stimpson Studio shared the landscape architects presentation. Their current design reduces the existing amount of lawn by half and they are proposing a bluestem meadow that requires minimal maintenance of one mow annually. Ramon proposed a generous tree canopy with urban tolerant tree species, and additional flowering tree species for entrances and courtyard. Bio swells will be sloped to be gradually mowed once annually. Ground cover shrubs, and snow storage was also discussed. Utilization of onsite cut materials is still in development.
- Kent Kovacs reviewed the 38 month phasing. (June - Oct 2022) Phasing 1/start on the main construction; maintain a safe site and separate the contractors from the school's day to day activities, installation of modulars, temporary parking and bus drop off, and a bypass lane for safety, emergency & fire vehicle to access and navigate around the site, tennis courts and fields. The main portion of new construction is being completed, boilers are online, and main systems are connected. Early package of buying of technology and furniture. Phasing 2 (18 months) Construction Activities; proper access and signage, major renovation portions of A, B, C, D buildings, utility connections and more interior work. Some construction activity may overlap between the first and second phase. Final phase (summer of 2025); modulars removed, site cleanup, modifications to the access road. Throughout the phasing, Steve Brown from CHA is suggesting bi- weekly phasing update meetings to work through any/all concerns.
- Refining the concept, access, safety, supervision and maintenance to the green roof classroom was reviewed.
- Brian Hores gave an overview of Cape Light Compact and their efficiency incentives. The incentives do not reduce the MSBA reimbursements. The next step is to sign a memorandum of understanding and confirming our participation in the process. We are hoping for around a \$100,000 rebate. Upon completion of the project, the incentive is paid to the district.
- Kent gave a brief FFE (Furniture Fixtures and Equipment) update. Led by Kathleen Tringale, and Tom Faris, different user groups have been given an overview of the process. We are not choosing furniture yet, but discussing the process, the furniture, and its relation to the physical infrastructure of the building. There are two separate bid packages for the furniture.
- Dave Michniewicz from Coastal Engineering Company discussed the design of the new septic system and the benefits of an IA (innovative alternative) secondary wastewater treatment unit as a part of the system. We are applying to MassDEP for the flow factor variance and need a letter from the Local Board of Health supporting the request. Greg Levasseur made a motion to include an IA component in the new septic system. Griffin Ryder seconds the motion. A roll call vote was taken and the committee voted unanimously.

- Kent Kovacs proposed the need for more geotech boring work and testing soils for contamination. The geotech proposed testing is \$6, 578.00 and the soil testing is \$21, 450.00. Greg Levasseur motioned to authorize additional subsurface testing as outlined by Kent Kovacs and Steve Brown. Chris Easley seconded the motion. A roll call vote was taken, the committee voted unanimously.

B. Daedalus/CHA presentation (postponed from 11/10 meeting)

Steve Brown from Daedalus gave us a progress report on the nearly finished design development phase. We have responded to comments from MSBA since the design development packet was submitted. The process to acquire the modular classroom from Lincoln schools by direct negotiation has been agreed after review of the AG, IG and Region counsel. Procurement of moving company services to begin planning for packing and moving. They continue work with working groups & school department meetings.

C. NRHS Liaison Report

Kathleen Tringale and Tom Faris shared the liaison report. They have been organizing and meeting with all groups as part of this process including students, teachers, admins, community, etc. Upcoming is a safety and security meeting and a technology meeting. They are working to minimize disruption to learning and are beginning to plan the transition to modular classrooms, anticipating those technology needs, and inventories and surplus of equipment. They are consulting with guidance about scheduling so they can evaluate space, adjacencies, class size, and best fits. Kathleen and Tom recently traveled to newly renovated Bridgewater Middle School - High School and conversed with teachers and students about their project. In addition, Kathleen has been touring the modulares.

D. General questions about the project thus far

Time was allotted for questions about the project. Included was discussion about the land court title.

E. Payment of Bills

None

F. Approval of Minutes from November 18, 2021

Approve the minutes of November 18th, 2021; Greg Levasseur motioned to approve the minutes from November 18, 2021. Tom Fitzgibbons seconds the motion. By roll call the committee voted unanimously except for Ron Collins, Brooke Clenchy, and Griffin Ryder, all of whom abstained.

G. Next Meeting Date

The next building committee meeting is scheduled for Wednesday, December 15, 2021.

IV ADJOURNMENT

Greg Levasseur makes a motion to adjourn the meeting. Tom Fitzgibbons seconds the motion. The committee votes unanimously by a show of hands. Meeting adjourned at 7:11pm.

Minutes submitted by Wendy Spampinato

GREGORY LEVASSEUR

Print name

CHAIR

Title



Signature

17/11/21

Date