



# Town of Swampscott, Hadley Elementary School

## Swampscott School Building Committee Meeting #19

Date & Time: 7:30AM on November 26, 2013

Location: Swampscott Middle School

### Attended

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<b>Swampscott School Building Committee (SSBC):</b>	Joseph Crimmins, SSBC Chair (JC) Sandra Rivers, Principal, Hadley School (SR) Garrett Baker, Member, MCPPO Certified (GB) Thomas Younger, Town Administrator (TY) Pam Angelakis, Assistant Superintendent (PA) Gregory D'Antona, Finance Committee (GD) Niles Tooher, Engineer, (NT) Glenn Paster, Communication & Marketing Professional (GP) Carin Marshall, School Committee Member (CM) Laurier Beaupre, Ex. Officio (LB)
<b>collaborative partners (CP):</b>	Paul Kalous (PK) Inger Hamre-Foley (IHF)
<b>Mount Vernon Group Architects (MVG):</b>	Al Cuevas, AIA (AC)

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The purpose of the meeting is to move the Hadley Elementary School Project forward.

### Approval of Meeting Minutes

Motion: That the minutes of meeting # 18, dated November 19, 2013 be accepted.

Motion by: Glenn Paster

Seconded: Sandra Rivers

Vote: Unanimous

### Status Report:

JC reviewed the air conditioning vs. dehumidification with Danielle Strauss from the Swampscott Recreational Department. She is of the opinion that dehumidification would probably be sufficient to cover the vast bulk of the Recreational Department's needs. If there are only a couple of days in the summer where the indoor temperature feels in the high 70's or even low 80's that would be workable. Having a facility with the capability of housing summer programs on rainy days and expanding existing programs would be very helpful. She envisions using the combined cafeteria and gym to run basketball and summer programs beyond what exists and there is a demand for that now.

Danielle Strauss had also mentioned that across the street from the middle school is an area of land that's has previously been used for "project adventure". Apparently there are still some tree houses in the trees, although it has not been used in several years. TY will inquire about who owns the land.

### Review of proposed HVAC systems for air conditioning or dehumidification

MVG stated that their Lincoln Elementary School project in New Bedford does have the dehumidification system, and will forward the Principal's contact information to PA. MVG noted that one option for the gymnasium and cafeteria could be to install air conditioning in the cafeteria and dehumidification in the gymnasium and that on the few days in the summer when it is really warm and humid, the partition between the cafeteria and the gymnasium could be opened.



NT noted that at certain times the loads would be higher in the gymnasium and cafeteria like at the May graduation and summer programs. NT would like to see how the engineers are calculating this. MVG indicated that it would be approximately \$170,000 extra to install air conditioning in the gymnasium and cafeteria, and approximately \$20,000 extra in operation cost per year.

MVG stated that they will move forward with plans showing air conditioning in Administration, Media, SPED, STEM and IT, with the remainder of the school receiving the dehumidification systems. PA will contact Lincoln Elementary School and report back to the committee and the decision on air conditioning vs. dehumidification in the gymnasium and cafeteria will be determined at a later SBC meeting. Members of SBC indicated that they are comfortable with the decision to air condition the gym being left to PA.

### ***Sustainability***

MVG reviewed the MA-Collaborative for High Performing School (CHPS) and LEED checklists included in the handout. A project that achieves either MA-CHPS or LEED could get up to an additional 2% funding from the MSBA. The MA-CHPS application is geared more towards schools, while the LEED application was originally created for commercial buildings.

MVG's Sustainable Manager, Arnel Catalan, has added preliminary numbers into the two checklists to show how the project can get to the minimum of 50 points. In addition to reviewing the checklists, MVG thru a power point presentation showed specific options of how to achieve some of the sustainable goals and points.

NT noted that many new buildings now make their roofs "solar ready" so that if the District decides to install solar panels in the future the building is ready for it. Questions regarding solar panels, geo-thermal, indoor air quality, energy modeling and others came up in the meeting and the committee requested to have Arnel Catalan present sustainable options pros and cons available to the Town at the SBC meeting on December 10<sup>th</sup> at 7:30AM. AC said that MVG makes their new buildings "solar ready" as NT described.

JC and GP are scheduled to attend the Town's Renewable Energy Group meeting on December 10<sup>th</sup> at 7:00PM. MVG will coordinate for Arnel Catalan to be present at the meeting.

### ***MSBA Board Meeting***

JC stated that the project was approved to move into the Schematic Design phase at the MSBA's Board of Directors meeting on November 20, 2013. JC also noted special thanks to Pam Angelakis and Tom Younger who presented the project on behalf of the District at the meeting, and to Glenn Paster for issuing a press release on the occasion.

The MSBA Board requested that further review of the location of the building and site are to be reviewed at the MSBA's Facilities Assessment Subcommittee (FAS) meeting on December 18, 2013 at 10AM. CP reported that the MSBA will issue an agenda a few days prior to the meeting.

The SBC meeting on December 17<sup>th</sup> will be dedicated to review the MVG site and exterior plans and elevations to be presented at the FAS meeting.

### ***Next Meeting:***

MVG requested TY to set up a meeting with Town Departments, including Building Inspector, Police, Fire, Planner, Engineer, Public Works and others to review the project on Monday, December 9, 2013 at 10:00AM at Town Hall.

The next School Building Committee meeting is scheduled for:

December 10, 2013 at 7:30AM – Sustainability

December 17, 2013 at 7:30AM – Prepare for the MSBA's Facility Assessment Subcommittee Meeting on 12/18/2013