



Town of Swampscott, Hadley Elementary School

Swampscott School Building Committee Meeting #23

Date & Time: 7:30AM on January 7, 2014

Location: Swampscott Middle School

Attended

Swampscott School Building Committee (SSBC):	Joseph Crimmins, SSBC Chair (JC) Glenn Paster, Communication & Marketing Professional (GP) Barry Greenfield, Board of Selectmen (BG) Niles Tooher, Engineer, (NT) Thomas Younger, Town Administrator (TY) Laurier Beaupre, Ex. Officio (LB) Gregory D'Antona, Finance Committee (GD)
Hill International (Hill):	Paul Kalous (PK) Inger Hamre-Foley
Mount Vernon Group Architects (MVG):	Al Cuevas, AIA (AC)

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

Paul Kalous stated that Collaborative Partners has been acquired by Hill International, Inc., with 4,000 professionals in 100 offices worldwide, providing program management, project management, construction management, construction claims and other consulting services. All current employees of Collaborative Partners are now employees of Hill International and the team for the Swampscott Elementary School will stay the same.

Approval of Meeting Minutes

Motion: That the minutes of meeting #22, dated December 24, 2013 be accepted.

Motion by: Glenn Paster

Seconded: Niles Tooher

Vote: Unanimous

Design and Systems discussion

MVG presented the building elevations at the last meeting. Exterior materials include brick masonry and calcium silicate block. The brick color is to match the Middle School brick color. Calcium silicate block looks like limestone but is much less expensive. The SBC indicated they were pleased with the elevations. MVG has previously forwarded the drawings for the entire committee to review. Niles Tooher mentioned a company called Advanced Glazings that uses light diffusing glazing, and MVG will review and see if this product can be used in the new school. A question was also raised about sun shading, and MVG noted that as requested by the MSBA the art rooms will be receiving shades, as well as all other rooms especially on the south façade.



Motion: To move forward with the attached exterior façade design concept.

Motion by: Glenn Paster

Seconded: Barry Greenfield

Vote: Unanimous

The location of the mechanical units on the roof was discussed. A mechanical penthouse to store all the equipment can be added if desired. It will add cost, and there could be replacement and access issues, but the pros would be the longevity of the equipment as it is not exposed to the outside. Niles Tooher expressed that he would prefer to use coil over gas for the roof top units. MVG mentioned that the Acoustical Engineer will review the noise level of the roof top units once these are selected and device a plan to reduce noise for the sake of the neighbors, middle school and the occupants of the new school.

MVG noted that part of the Schematic Design submission will need to show the MSBA where a future expansion would be. As the site is very tight, MVG is proposing to design the building to have the structural strength to add additional classrooms to the classroom bar portion of the building. MVG will review if a green roof accessible to students will be attainable as it will involve ADA access, and safeguarding at roof edges. Possible various use of Stanley site was discussed.

The SBC's hope is to present the project to Town Meeting and Vote in May 2014. Hill confirmed that the language of the vote and the project cost approved by the MSBA Board must be followed. No amendment to the cost or language can be made.

Next Steps

Construction cost estimators are now preparing estimates to be presented in the schematic design submittal. MVG and Hill is scheduled to have a cost reconciliation meeting on Monday, January 13th and will present the cost estimates at the next meeting. MSBA has requested an email be sent to them on January 14th indicating the preliminary construction costs for the project.

Next Meeting

The next School Building Committee (SBC) meeting is scheduled for January 14, 2014 at 7:30AM to review the cost estimates and the MSBA 3011 Form. A Sustainability meeting is scheduled for today, January 7, 2014 at 3:00PM.



FOREST ROAD FACADE (West)



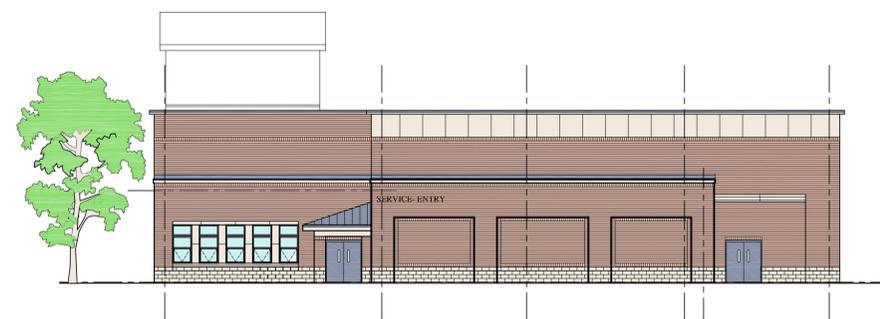
ACCESS ROAD FACADE (North)



NASON ROAD FACADE (East)



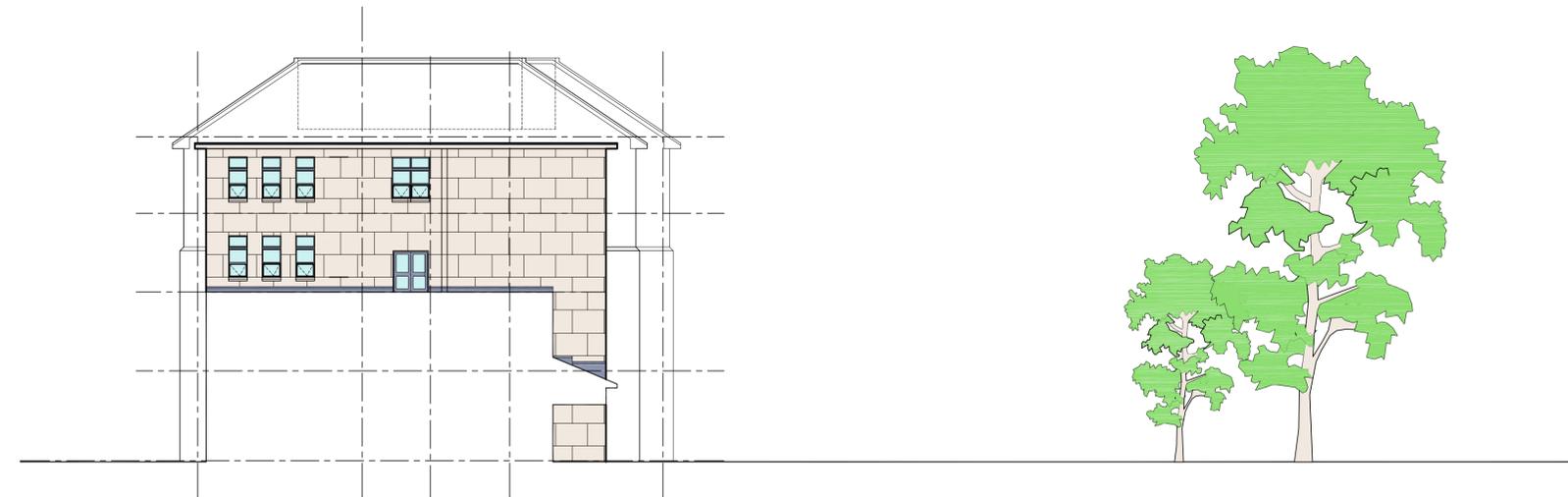
WEST FACADE



ACCESS ROAD (South)



SOUTH FACADE



NASON ROAD FACADE (East)