

**SCHOOL BUILDING COMMITTEE  
MEETING MINUTES**



Project:	Tri-County Regional Vocational Technical High School	Project No:	MP20-28
Subject:	School Building Committee Meeting No. 31	Meeting Date:	10/26/2023
Location:	Zoom	Time:	4:00 PM
Distribution:	Attendees, Project File	Prepared By:	E. Grijalva

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**Present**

Brian Mushnick*	SBC Chair
Karen Maguire*	Superintendent
Dan Haynes*	Business Admin.
Ionathon Dowse*	SBC Member
Brendan Bowen	SBC Member
Harry Takesian*	Facilities
Jane Hardin*	SBC Member
Bob Foley*	Adult Ed. Dir
Dana Walsh	TCRVTHS Principal
Tracey Steward	SC Member
Trip Elmore	DWMP- Project Director
Christina Del Angelo	DWMP – Project Manager
Mike Cox	DWMP – Project Manager
Elias Grijalva	DWMP- Assistant PM
Rachel Rincon	DWMP- Assistant PM
Vladimir Lyubetsky	DRA- Project Manager
Steve Johnson	Consigli- Sr. Project Manager
Mary Jo. Yasutovich	Resident
Marie DelZappo	Resident

**\*SBC Voting Member**

Item No.	Description	Action																																																				
31.1	<p><b>Call to order:</b> 4:01PM_meeting was called to order by SBC Chair B. Mushnick, 8 of 11 voting members in attendance.</p>	Record																																																				
31.2	<p><b>Previous Topics &amp; Approval of September 21, 2023, Meeting Minutes:</b>            A motion to approve the <u>September 21, 2023</u>, previous meeting minutes as submitted was made by J. Dowse and seconded by H. Takesian.</p> <p><b>Discussion:</b> None; <b>Roll Call Vote:</b> J. Dowse (Y), B. Mushnick (Y), H. Takesian (Y), B. Foley (Y), B. Bowen (Y), K. Maguire (Y), J. Hardin (Y), D. Haynes (Y); <b>Abstentions:</b> None            All in favor. Motion passes, to approve September 21, 2023, meeting minutes.</p>	Record																																																				
31.3	<p><b>Invoices and Commitments for approval:</b></p> <p>DRA September Professional Service Invoice, in the amount of <b><u>\$1,540.00</u></b></p> <p>A motion was made by H. Takesian and seconded by J. Dowse for the approval of the DRA September Professional invoice.</p> <p><b>Discussion:</b> None; <b>Roll Call Vote:</b> J. Dowse (Y), B. Mushnick (Y), H. Takesian (Y), B. Foley (Y), B. Bowen (Y), K. Maguire (Y), J. Hardin (Y), D. Haynes (Y); <b>Abstentions:</b> None.            Motion passes to approve DRA September Professional Service Invoice for payment.</p>	Record																																																				
31.4	<p><b>Regional Vote Update</b></p> <p><b>T. Elmore</b> shares the results from October 24, 2023, Regional Vote. The voters from 11 communities across three counties approve of the funding construction of a new Tri-County Regional Vocational Technical High School. The project now moves into Module 6: Detailed Design (DD) phase.</p> <table border="1" data-bbox="300 1360 1369 1866"> <thead> <tr> <th data-bbox="300 1360 641 1392">Town</th> <th data-bbox="641 1360 917 1392">Yes Vote</th> <th data-bbox="917 1360 1193 1392">No Vote</th> <th data-bbox="1193 1360 1369 1392">Total</th> </tr> </thead> <tbody> <tr> <td data-bbox="300 1434 641 1465"><b>Franklin</b></td> <td data-bbox="641 1434 917 1465">1329</td> <td data-bbox="917 1434 1193 1465">316</td> <td data-bbox="1193 1434 1369 1465">1645</td> </tr> <tr> <td data-bbox="300 1472 641 1503"><b>Medfield</b></td> <td data-bbox="641 1472 917 1503">188</td> <td data-bbox="917 1472 1193 1503">29</td> <td data-bbox="1193 1472 1369 1503">217</td> </tr> <tr> <td data-bbox="300 1509 641 1541"><b>Medway</b></td> <td data-bbox="641 1509 917 1541">511</td> <td data-bbox="917 1509 1193 1541">66</td> <td data-bbox="1193 1509 1369 1541">577</td> </tr> <tr> <td data-bbox="300 1547 641 1579"><b>Millis</b></td> <td data-bbox="641 1547 917 1579">351</td> <td data-bbox="917 1547 1193 1579">656</td> <td data-bbox="1193 1547 1369 1579">1007</td> </tr> <tr> <td data-bbox="300 1585 641 1617"><b>Norfolk</b></td> <td data-bbox="641 1585 917 1617">540</td> <td data-bbox="917 1585 1193 1617">169</td> <td data-bbox="1193 1585 1369 1617">709</td> </tr> <tr> <td data-bbox="300 1623 641 1654"><b>N. Attleboro</b></td> <td data-bbox="641 1623 917 1654">528</td> <td data-bbox="917 1623 1193 1654">368</td> <td data-bbox="1193 1623 1369 1654">896</td> </tr> <tr> <td data-bbox="300 1661 641 1692"><b>Plainville</b></td> <td data-bbox="641 1661 917 1692">317</td> <td data-bbox="917 1661 1193 1692">239</td> <td data-bbox="1193 1661 1369 1692">556</td> </tr> <tr> <td data-bbox="300 1698 641 1730"><b>Seekonk</b></td> <td data-bbox="641 1698 917 1730">274</td> <td data-bbox="917 1698 1193 1730">351</td> <td data-bbox="1193 1698 1369 1730">625</td> </tr> <tr> <td data-bbox="300 1736 641 1768"><b>Sherborn</b></td> <td data-bbox="641 1736 917 1768">206</td> <td data-bbox="917 1736 1193 1768">27</td> <td data-bbox="1193 1736 1369 1768">233</td> </tr> <tr> <td data-bbox="300 1774 641 1806"><b>Walpole</b></td> <td data-bbox="641 1774 917 1806">663</td> <td data-bbox="917 1774 1193 1806">889</td> <td data-bbox="1193 1774 1369 1806">1552</td> </tr> <tr> <td data-bbox="300 1812 641 1843"><b>Wrentham</b></td> <td data-bbox="641 1812 917 1843">458</td> <td data-bbox="917 1812 1193 1843">119</td> <td data-bbox="1193 1812 1369 1843">577</td> </tr> <tr> <td data-bbox="300 1850 641 1881"></td> <td data-bbox="641 1850 917 1881"><b>5365</b></td> <td data-bbox="917 1850 1193 1881"><b>3229</b></td> <td data-bbox="1193 1850 1369 1881"><b>8594</b></td> </tr> </tbody> </table>	Town	Yes Vote	No Vote	Total	<b>Franklin</b>	1329	316	1645	<b>Medfield</b>	188	29	217	<b>Medway</b>	511	66	577	<b>Millis</b>	351	656	1007	<b>Norfolk</b>	540	169	709	<b>N. Attleboro</b>	528	368	896	<b>Plainville</b>	317	239	556	<b>Seekonk</b>	274	351	625	<b>Sherborn</b>	206	27	233	<b>Walpole</b>	663	889	1552	<b>Wrentham</b>	458	119	577		<b>5365</b>	<b>3229</b>	<b>8594</b>	Record
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	<p><b>Discussion:</b> None</p>	
<p>31.5</p>	<p><b>MSBA Board of Directors vote to increase the funding cap limits on reimbursement cost</b></p> <p><b>T. Elmore</b> explains the new MSBA funding cap limits on reimbursement costs.</p> <ul style="list-style-type: none"> <li>• MSBA Board of Directors voted to increase the eligible construction cost per Square Foot Grant Funding</li> <li>• Previous Cap of <b>\$393/SF</b> on Construction and <b>\$39/SF</b> for site work, local share forecasted to be approximately <b>\$200 Million +/-</b></li> <li>• New Cap of <b>\$516/SF</b> on Construction and <b>\$52/SF</b> for site work, local share forecasted to be approximately \$181 Million +/-</li> <li>• Reduce local share costs of the Tri-County Project by approximately <b>\$19 Million.</b></li> </ul> <p><b>Discussion:</b></p> <p><b>J. Hardin</b> asks if this information is public yet.</p> <p><b>T. Elmore</b> replies with it will be once this presentation is posted to the website.</p> <p><b>T. Steward</b> state she has posted the information on the municipal ballot website.</p> <p><b>B. Bowen</b> asks if the change on the MSBA side is indicative of anything larger?</p> <p><b>T. Elmore</b> explains with there was an agreement in June, the legislature increased costs that could be expended by the MSBA.</p> <p><b>K. Maguire</b> comments that there was \$100 Million that was added into the budget to address some of the schools that were already in the pipeline that had their scope and budget approved around the beginning of the pandemic. So, in our situation, we were not approved. We didn't have the approval until the end of August. The MSBA made a correction to their reimbursement rate and then decided whether it's appropriate.</p> <p>They were also looking to do a correction for schools that would be entering into the pipeline with an approved scope and budget from October. There were nine of us that were sort of in this middle piece where we didn't qualify for the \$100 million because we had been accepted after it was allocated, and we wouldn't qualify for anything from October on because we were approved in August. The staff at the MSBA had recommended that the nine schools that were in that sort of in the middle that they that they take some of the money that was freed up and allocated among these schools to bring us more in line with the schools that are going forward in October.</p>	<p>Record</p>
<p>31.6</p>	<p><b>Abutter &amp; Neighbors comments/discussion</b></p> <p><b>M. Delzappo</b> introduces herself and states she's one of the trustees of the Franklin Crossing Condominium Community and people that reside in our community have some questions and concerns. Would it be possible to have another community outreach for our community?</p> <p><b>Concerns</b></p>	<p>Record</p>

	<ul style="list-style-type: none"> <li>• Level of disruption – Blasting</li> <li>• Location of School building closer to the community – How will that affect us?</li> </ul> <p><b>B. Mushnick</b> explains as a public school, we are offered tremendous leeway in what we're allowed to do. We do not know at this time if there will be blasting because we've only done limited geological surveys of the property. There will be a couple of years of equipment and people working from seven to three, on Monday. through Friday while there's an active school.</p> <p><b>M. Delzappo</b> states we are just trying to open the lines of communication so we can pass the information to our community.</p> <p><b>B. Mushnick</b> explains that this is our first meeting after the vote, and we will be starting to work on timelines and getting more involved with planning.</p> <p><b>T. Elmore</b> comments that any information is going to be available on the project website. As we get into design and working with Consigli, I envision that the website will have regular construction updates.</p> <p><b>M. Yasutovich</b> introduces herself and states she is a resident that lives on the corner of Macarthur Road and Mucciarone Road. She shares her concern regarding the proposed project plan, which shows the multipurpose field lighting is within a reasonable distance from my home. Can the field stay where it currently is?</p> <p><b>B. Mushnick</b> explains that we did some research on how many days a year we run actual events on that field on, and it's no more than 60 days a year that that field is used for activities. At this point in time, lighting is not on the docket, and we don't have the money to put it in unless somebody is making us a very large donation.</p> <p><b>K. Maguire</b> comments the lights were removed during one of the value engineering meetings.</p> <p><b>M. Yasutovich</b> asks is there a reason the field can't stay where it is.</p> <p><b>B. Mushnick</b> explains the field needs to be closer to the building to have access to the bathrooms by law.</p> <p><b>M. Yasutovich</b> states we weren't notified that this project was going to take place?</p> <p><b>B. Mushnick</b> comments that we aren't obligated to notify you on a public-school project, and we have been in touch with the towns and the towns are well aware of this project.</p> <p><b>Discussion:</b> None</p>	
31.7	<p><b>Next Steps</b></p> <p><b>T. Elmore</b> briefly explains the next steps that will be covered on the next SBC meeting.</p> <ol style="list-style-type: none"> <li>1. <b>Contract Extension</b> - DMWP. DRA. Preconstruction Agreement for Consigli</li> <li>2. <b>Funding Process and Actions</b> - TCRVTHS Bond Council</li> <li>3. <b>Designers workplan review</b> - DRA</li> <li>4. <b>PV Removal relocation plan and agreement</b> - TCRVTHS</li> </ol>	Record

	<p>5. <b>Franklin ISD meeting and Con Com Meetings-</b> Project Team          6. <b>Interior Finishes working group, color, and material recommendation-</b>          SBC/ TCRVTHS</p> <p><b>Discussion:</b> None</p>	
31.8	<p><b>Other Topics not Reasonably anticipated 48 hours prior to the Meeting.</b>  <b>Discussion:</b> None</p>	Record
31.9	<p><b>Public Comment:</b>  <b>Discussion:</b> None</p>	Record
31.8	<p><b>Next Meeting:</b>  <u>Building Committee Meeting</u></p> <ul style="list-style-type: none"> <li>Building Committee Remote Meeting – November 02,2023 @ 4PM.</li> </ul> <p><b>Discussion:</b> None</p>	Record
31.10	<p><b>Adjourn:</b> 4:57PM motion was made by K. Maguire and seconded J. Dowse to adjourn the meeting.  <b>Discussion:</b> None; <b>Roll Call Vote:</b> J. Dowse (Y), B. Mushnick (Y), H. Takesian (Y), B. Foley (Y), B. Bowen (Y), K. Maguire (Y), J. Hardin (Y), D. Haynes (Y); <b>Abstentions:</b> None.          All in favor, meeting is adjourned.</p>	Record

Sincerely,

**DORE + WHITTIER**

Elias Grijalva

Assistant Project Manager

Cc: Attendees, File

The above is my summation of our meeting. If you have any additions and/or corrections, please contact me for incorporation into these minutes.