



Town of Arlington, Massachusetts
730 Massachusetts Ave., Arlington, MA 02476
Phone: 781-316-3000

webmaster@town.arlington.ma.us

Minutes 5-4-2011

Thompson School Building Committee Meeting
 Wednesday, May 4, 2011
 Arlington Town Hall Annex
 Second Floor Conference Room
 6:00 pm

Present:

Kathleen Bodie, Superintendent, Chair
 Brian Sullivan, Town Manager (Absent)
 Rob Juusola, Vice Chair (Absent)
 John Cole, TSBC, PTBC (Absent)
 Diane Johnson, CFO
 Mark Miano, TSBC, PTBC, Supv of Bldg. Maintenance
 Domenic Lanzillotti, Town of Arlington, Purchasing Officer
 Suzanne Robinson, TSBC, PTBC (Absent)
 Tony Lionetta CPC, TSBC
 Bill Shea, PTBC, TSBC
 Jeff Thielman, School Committee Rep

Attendees:

Kevin Nigro, PMA Consultants,
 Lori Cowles, HMFH

The meeting was called to order at 6:10 pm.

Schematic Design Progress Discussion Site Amenities for Thompson School

Lori distributed handouts of the site amenities for Thompson School that included:

- Drop/off pick up zone in two locations, along Everett Street and off Purcell Road
- Parking for 44 cars including 2 accessible spaces, in two parking areas, along North Union St. and off Purcell Road.
- Flagpole
- Bench seating
- Bike parking for 22*
- Trash receptacles
- Play structure for K-2
- Play structure for 3-5
- Relocated greenhouse
- Outdoor classroom space for K and 1st grade
- Garden spaces for each grade*
- Concrete sidewalks
- Granite curbs
- Loading/dumpster areas

*requirements of MA-CHPS

On the site amenities the Committee discussed:

- The fencing proposal - if there was a need for fences given the tight financial constraints. Bill Shea was supportive of possibly having safety fences only, Sheri Donovan voiced concern over the play areas and would be in favor of some sort of safety barrier.
- Green space - Tony Lionetta would like to see green space better utilized, Lori suggested the possibility of an 'outside classroom', Bill Shea recommended meeting with the planning committee to let them know of our plans and request support on the green space usage.
- Lighting - Tobey Jackson questioned the placement of the lights and the effect relative to neighbors. Lori explained that MA-CHPS required LED lighting. Mark Miano pointed out that vandalism is high at this location and would like ample lighting at the site.
- Loading Dock - Lori suggested a loading landing with tailgate delivery versus a loading dock (Thompson currently has a loading landing not a dock). Mark Miano will confirm the dimensions of the delivery trucks.
- Kathy will check with Denise regarding security cameras.

Floor Plans

Lori updated the Committee on the progress of the floor plans that includes no lockers in the corridors, cubby's will be in the classrooms and flip flop of the boys and girls restrooms. Water flow test is waiting to be scheduled; Bill Shea suggested that both streets be tested. The administrative offices, lobby and gymnasium will be air conditioned.

Material Cost Comparisons

- Brick - \$32/SF vs CMU \$20 - \$22/SF

The committee discussed at length the cost and esthetics of using brick versus CMU (\$32 vs \$20) for the exterior of the building.

On a motion by Diane Johnson second by Mark Miano it was

Voted to use CMU for the exterior of the Thompson School building. 5-2 (Bodie-Jackson-Johnson-Lanzillotti-Miano yes, Lionetta and Shea with no votes)

- Pitched Roofs are ~\$10.00/SF higher in cost than Flat Roofs

On a motion by Bill Shea second by Diane Johnson it was unanimously

Voted that the Thompson School is built with a flat roof.

- PVC (white) Roof* is ~\$1.00/SF higher in cost than EPDM Roof
- Loading Dock Cost (concrete, grading, retaining) \$30-\$40

- Wood Gym flooring \$16/SG vs. Sports Flooring \$12.50/SF

The Committee discussed wood vs. sports flooring and the life of each, Lori will provide additional information on the life of sports flooring at the next meeting.

- High Impact Gypsum Wallboard \$2.50/SF vs. Wainscot Height Ceramic Tile on Gypsum Wallboard \$12/SF
- VCT \$2.80/SF Linoleum* \$4-5.00/SF vs. Rubber Tile Flooring*/SF

Mark Miano, Supt. of Building Maintenance, was not in favor of the rubber tile flooring noting that the tiles do not adhere properly and explained the numerous problems with it in previous buildings.

- Exterior Sun shades* (/lf)\$110 per LF
- Interior Light Shelf* (/lf) \$30 per LF

*Requirements for MA-CHPS

Town Meeting Presentation

- HMFH will send design updates to Jeff Thielman for the PowerPoint presentation and handouts for the Town Meeting Presentation, tentatively scheduled for May 16th. Lori will also bring updated boards and site plans for viewing at Town Meeting.
- HMFH will give the Traffic Advisory Committee a copy of the updated site plans.

New Business

- Kevin Nigro reported that Karl Brown of the MSBA had concerns over the cuts in the square footage of the Thompson Project and would like to meet to ensure that the cuts will not impact the ability to deliver our educational plan. Kevin will coordinate to meet the week of May 16th.
- Kevin will check with Chief Jefferson confirming that the Thompson School will not be used as an emergency shelter.
- The next meeting is scheduled for May 18th at Arlington High School

Handouts

Draft PowerPoint presentation for Town Meeting

Site amenities for Thompson School

Material Cost Comparisons

Proposed Space Summary

Draft minutes

The meeting adjourned @ 8:45 pm

Submitted by

Karen Tassone

Recording Secretary

