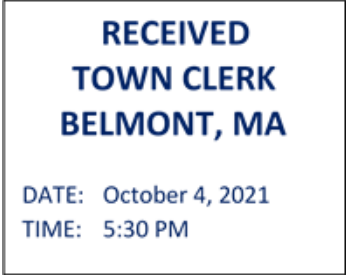


BELMONT MIDDLE and HIGH SCHOOL BUILDING COMMITTEE
FINAL MEETING MINUTES
Friday, March 18, 2021
Virtual Zoom Meeting
8:00 AM



Meeting #117

Committee Members Virtually Attending:

Chair Lovallo; Members, Tom Caputo, Pat Bruschi, Mike McAllister, Ellen Schreiber, Emma Thurston, Joel Mooney, Jon Marshall, Kate Bowen, Diane Miller

From Daedalus: Tom Gatzunis, Sandra Saccone, Justin Ferdenzi, Don White, Tony DelGreco

From Perkins+Will: Brooke Trivas, Brian Spangler, Vital Albuquerque, Christina Strid, Jennifer Miller

From Skanska: Mike Loring

Members Absent: Patrice Garvin, Bob McLaughlin, Jamie Shea, Chris Messer, Joe DeStefano, John Phelan

I. Call to Order

The meeting was called to order at 8:02 a.m. by Chair Lovallo. He explained the remote meeting protocol, e.g., state your name before speaking, mute computers, and he explained how the Committee will vote, etc. Meeting materials will be posted on the BMHSBC website, shortly after the meeting. He also advised residents that they can click into the meeting during resident comment time by pressing #9.

Chair Lovallo took attendance via roll call, reviewed the agenda, and turned to the first item on the agenda. He paused and noted that this is the 24th remote meeting. Chair Lovallo then thanked the Belmont Media Center, both Matt and Julie, for all of their technical assistance in running remote meetings over the past year. He also thanked Matt and Pam from the Town Administrator’s Office for all of their efforts in posting the meetings.

II. Next Building Committee Meetings

Chair Lovallo next reviewed the upcoming meetings and what will be covered at those meetings:

Friday	April 9, 2021	at 8:00 a.m.	Virtual	[118]
Wednesday	April 14, 2021	at 8:00 a.m.	Virtual	[119]

He noted that there will likely be a building tour following April vacation (during the week of April 26). The specific day and time will be named later.

III. Minutes of Previous Meetings

FINAL

Ms. Brusch moved: To approve the Minutes of 3/12/21.
The motion passed unanimously, by those present at the meeting.

IV. Update on Bidding Progress For FF&E Bid Package 1

Ms. Strid provided an update on the first package (Bid Package 1) for furniture procurement. She reviewed the estimate summary, with a total number of \$3,765,500, which is \$1,779 under budget.

Ms. Strid reviewed Package 1, which has two parts: A and B. Part A is \$1,829,886.36 (for overall furniture) and Part B is \$19,634.03 (for cafeteria/kitchen equipment). WB Mason will be providing a majority of the furniture and has submitted the final quote for Package 1 A. Ms. Strid then reviewed the comparative summary of final quotes as well as the WB Mason quotes. She provided more details on Package 1 B, the Harbour Food Service final quote. Chair Lovallo explained why the kitchen equipment needs to be set up first – which pertains to Health Department inspections.

Chair Lovallo gave a thank you shout out to all those involved in FF&E over the past year. He noted the tremendous amount of work that has gone into FF&E.

Ms. Strid reviewed the schedule summary, noting that once the Committee votes today, the first purchase orders will be placed. She touched on what will occur over the next several months, e.g., delivery/installation in June and July and the FF&E punch-list in August.

The Committee asked clarifying questions concerning Bid Package 1. Specifically, Ms. Bowen asked about the restoration of items that had been cut from consideration. Given that there is the slight budget savings, might any items be restored, she asked. Mr. McAllister added that items that did not make the package have been captured and that list will be revisited, down the road.

Chair Lovallo noted that once the Package is approved, the vendors will begin to commit to dates.

V. Approval of Bid Package 1 for FF&E

Ms. Brusch moved: To approve Bid Package 1A to WB Mason for \$1,829,886
The motion passed unanimously, by those present at the meeting.

Ms. Brusch moved: To approve Bid Package 1B to Harbour Food Service for \$19,634.
The motion passed unanimously, by those present at the meeting.

VI. Discussion: Area West of Harris Field, Summary of Town-Wide Conversations

Chair Lovallo summarized issues relating to the area west of Harris Field and how this area has impacted the building committee project. Program decisions in this area, he stressed, are not in the scope of the Building Committee. The School Department developed a priority list for the fields – and tennis courts ended up at the bottom of the list (for this area), for a variety of reasons related to the operation of Athletics. After the 2018 vote, the Building Committee met many times with the Planning Board to discuss the field space, traffic circulation, and parking spaces. Chair Lovallo provided many details concerning the numbers of parking spaces in this area (i.e., what is currently available and what might be needed in the future). He explained how parking needs have impacted decisions made about this area.

Chair Lovallo explained that the Planning Board has not approved any scope west of Harris Field, and recognized that future work that includes the ice rink will require another Site Plan Review hearing. This will necessitate a further conversation on the final design west of Harris Field. The only decision that the Planning Board made west of Harris Field was that the solution include parking for 90 spaces, plus the spaces needed for the ice rink to operate during school hours (when students may occupy those 90 spaces).

Chair Lovallo stated that the current studies performed by Perkins+Will, and recently presented, were undertaken under an agreement with the Town – not the Building Committee – for scope that pertains to the ice rink. The Town retained the Sports and Recreational Sector of Perkins+Will, which is a different sector from the Building Committee’s engagement (the K-12 Sector). The Building Committee, he noted, is not funding this study.

Selectman Caputo summarized where things stand with regard to obtaining a new rink. The BOS met on Monday and heard Perkins and Will’s first report. He noted that while tennis courts were considered in this area, it has proved to be very challenging. At this time, there is no funding for a rink – it is more of an exploratory conversation at this point. The current planning will help all the pieces come together, e.g., parking needs, fields, rink and courts. Chair Lovallo reiterated that the School Department/School Committee will need to make the final decisions on this area. Ms. Bowen noted that the School Committee votes on what happens with school lands, and the School Committee spent a lot of time evaluating the RFP for exploring the private/public partnership for the rink on this space. She noted that preserving open space was prioritized as well.

The next report is due in a few weeks.

VII. Comments from Belmont Residents

Ms. Voigt spoke to the parking spaces in the area. Fewer spaces, she stated, will encourage more walking. It would be nice to have tennis courts.

Ms. Olagunju said something about the tennis court design and parking lots. (baby crying, hard to hear)

Ms. Barr noted that the drawings did not represent a public voice (there was no time for the public to speak when the report was presented to the BOS on Monday night) and therefore the public considers this discussion to be ongoing. Both Chair Lovallo and Selectman Caputo agreed that this report is preliminary in nature. A second iteration of the report is forthcoming.

Ms. Bishop explained that her recently submitted letter expressed concerns directed at the Perkins and Will’s design. She acknowledged the Building Committee for their work.

Ms. Stievater requested a timeframe on when decisions will be made. Chair Lovallo noted that the timeline going forward is unclear. It is in the budget as a placeholder. The Building Committee is not proceeding with the fields and parking west of Harris Field at this time, until there is further clarification from the Town on the future of the ice rink.

VIII. New Business/Other

FINAL

None.

IX. Related Meeting Documents

1. FFE Equipment Presentation
2. WB Mason Spec Packet
3. Harbour Food Service Packet

X. Adjournment

The meeting ended at 9:11 a.m. by Ms. Brusch.

Respectfully submitted by:

Lisa Gibalerio

Approved: Chris Messer
Chris Messer, Secretary

04/14/2021
Date