



MEETING MINUTES

Project: Newton Countryside Elementary School
 Subject: School Building Committee Meeting
 Location: Zoom Conference Call
 Distribution: Attendees, Project File

Project No: 22-0123
 Meeting Date: 04/24/24
 Time: 6:00 PM
 Prepared By: Andrea O'Toole

Present	Name	Affiliation	Present	Name	Affiliation
	Jonathan Yeo*	Chief Operating		Mike Burton	DWMP
	Ruthann Fuller	Mayor		Christina Dell Angelo	DWMP
	Emily Penner*	School Committee		Mike Cox	DWMP
	Ana Nolin	Superintendent of	✓	Andrea O'Toole	DWMP
✓	Josh Morse* WG	Commissioner of		Rachel Rincon	DWMP
✓	Beth Herlihy* WG	Principal Countryside	✓	Steve Brown	DWMP
	Ayesha Farag*	Asst. Superintendent		Donna DiNisco	DiNisco
	Maureen	Chief Financial		Jim Shuttleworth	DiNisco
	Nick Read	Chief Procurement	✓	Vivian Low	DiNisco
	Jini Fairley	ADA Coordinator	✓	Anne Davis Woodacre	DiNisco
	Maura Tynes WG	Director of		Amy Mackrell	DRC
	Tamika Olszewski	School Committee		Ambrose Donavan	DRC
	Liam Hurley* WG	Asst. Superintendent/		Barney Heath -	DRC
✓	Andreae Downs*	City Council		Carol Schein	DRC
	David Kalis*	City Council	✓	David Gillespie	DRC
	Bill Humphrey	City Council		Rob Hnasko	DRC
	Andrew Lee	Asst. City Solicitor	✓	Jonathan Kantar	DRC
✓	Stephanie Gilman	Dir. Planning, Project	✓	Peter Barrer	DRC
	David Stickney	Director of Facilities		SingNing Kuo	DRC
	Alex Valcarce WG	Deputy Commissioner		Steve Siegel	DRC
	Mike Pierce	Resident		Adam Bernstein	DRC Comm
	Zachary Sarver	Resident		Denitsa Daneva	DRC Comm
✓	Lori Zinner*	Resident	✓	Ellen Light	DRC Co- Chair
	Barry Greenstein	School Committee		Tom Gloria	DRC Co-Chair
	Kaitlyn Spiegel	Resident	✓	Stacy Klickstein	School
	Alan Rao	Resident	✓	Christina Oliver	Resident
	Micah Eades	Resident	✓	Ima Jonsdottir	Resident

*Voting member

Item No.	Description	Action
	Call to Order: 6:05pm	Record
1	<p>Exterior Updates:</p> <ul style="list-style-type: none"> ➤ Building exterior east elevation alternatives 1, 2, 4, and 5 are reviewed by DiNisco Design. The area behind this wall houses the electrical and mechanical rooms so windows will be minimal. The stair on this elevation is also being studied as exterior alternatives are being developed. DiNisco encourages a discussion to find out what the group’s questions, thoughts and preferences are. ➤ D. Gillespie – How does the façade turn the corner (at the stair) on Alt 4? <ul style="list-style-type: none"> - V. Low – On Alt 4. The block turns the corner at the stairs. On Alt.5 the brick turns the corner at the stairs. ➤ P. Barrer – I like Alt 5. ➤ J. Kantar – I like some kalwall or window treatment in the upper clearstory section because it lightens up the building from the sidewalk view. I also like the light surface at the stairs to brighten up the area. I would be happy with any of the options. ➤ D. Gillespie – I prefer Alt. 4 ➤ J. Morse – I plan to bring the thoughts on these options back to the working group and report back at the next DRC. ➤ C. Oliver – My concern is how big the massing of utility area feels. <ul style="list-style-type: none"> - V. Low- I think adding some configuration of windows and upper story glad helps to lighten up the façade. ➤ J. Kantar – You can also do much more planting in front of the wall to distract the from view. Trees should be used here to create a feeling and soften the view of the building for the neighbors. <ul style="list-style-type: none"> - V. Low – We do plan to have a rain garden here with some lower growing plants. - J. Morse – It would be nice if we got some trees between the sidewalk and the rain garden to help provide shade to that area and help with rain garden growth. ➤ Ellen Light – With proximity to the rain garden you can’t have trees with big root systems. As far as the way it looks, I like Alt. 4. 	Record

	<ul style="list-style-type: none"> ➤ P. Barrer – I like that Alt. 5 has less windows and the breakup on the left-hand side. I do not like the kalwall. 	
2.	<p>Building Design Updates:</p> <ul style="list-style-type: none"> ➤ DiNisco review of 1st floor cafeteria storage and design updates. No design changes have been made to the 2nd or 3rd floors. ➤ J. Kantar – Can you show us how the public enters the guy during off hours? <ul style="list-style-type: none"> - V. Low – The primary entrance for gym use will be the main entrance. There will also be access through the east stair door and the secondary entrance near the parking lot. The rest of the building can be secured during these times. ➤ C. Oliver – Are there bathrooms available to the public during these times? <ul style="list-style-type: none"> - V. Low – Yes there are some multi fixture and single unit options. 	Record
3.	<p>Proposed Roof Plan</p> <ul style="list-style-type: none"> ➤ DiNisco is working to gather more information about the equipment. Screening will be needed over the energy recovery unit (ERV). The unit over the library will be sit on a concrete slab to help separate the acoustics from that space. Duct work and runs are still being refined. 	Record
4.	<p>Interiors:</p> <ul style="list-style-type: none"> ➤ Inspiration is coming from existing mural artwork which replicated in some way throughout the new school. Studies of colors that work with the natural red oak are shown. ➤ The cafeteria curtain samples are being gathered and will be shared at the next working group. This meeting will be in person to gauge color and material preferences. ➤ As a cost savings the 2nd and 3rd floors do not have tile on the walls. Instead, there will be abuse resistant drywall. ➤ There are 3 project areas on each floor. Colors are being selected to call out each area to help with wayfinding. 	Record

	<ul style="list-style-type: none"> ➤ P. Barrer – What is the City’s experience with abuse resistant drywall? If it is repaired, is it still abuse resistant? <ul style="list-style-type: none"> - J. Morse – We have used this in Newton before and it holds up well if properly repaired and maintained. ➤ D. Gillespie – The selected wood tone might not work with all the color changes. Have you considered a darker wood tone to contrast the lively colors? <ul style="list-style-type: none"> - V. Low – Yes David, it can be a little bit challenging with the warm orange and yellow tones. The actuals don’t look so monochromatic. We could also provide some areas where the oak is stained. It will be something we look at as design progresses. ➤ C. Oliver- Have there been considerations for people that are colorblind? <ul style="list-style-type: none"> - J. Morse we will be showing all of these to our ADA coordinator Jini Fairley. - D. Gillespie – We have used patterning on other sites to help with way finding. ➤ P. Barrer – Do you have a budget at this point and how does the estimate match the budget? <ul style="list-style-type: none"> - V. Low – Two cost estimates have been done. The average of both shows us that we are on budget. 	
5.	<p>Solar Panels:</p> <ul style="list-style-type: none"> ➤ Select Solar is looking at the roof to see what can be generated with the area for PV’s we are allowing. They are also looking at potential solar canopies in the parking lot. ➤ C. Oliver- I think it’s important that the community knows there might be solar panels over the parking area. <ul style="list-style-type: none"> - J. Morse – This will have to go through a separate approval process with a public hearing. Currently with the price of steel they are not cost positive. 	Record
6.	<p>Playground Design:</p> <ul style="list-style-type: none"> ➤ DiNisco is working with Beth Herlihy to determine what some of the games and color pallet options should be along the poured in place surfacing. Play structures will also continue to be reviewed with the staff and working group members. ➤ I. Jonsdottier – Are there new playground plans since a month ago? 	Record

	<ul style="list-style-type: none"> - V. Low – We have a presentation showing some alternate components that could be selected. A. O’Toole to share this information. ➤ C. Oliver – I am concerned about seating under the trees. And the amount of that shade is being provided. <ul style="list-style-type: none"> - V. Low – There is shaded seating. ➤ Lori Zinner – I thought there were only solar panels on the roof. <ul style="list-style-type: none"> - J. Morse – Yes there will be solar panels on the roof. But we are evaluating solar carports, which would be in addition to the panels on the roof. ➤ J. Kantar – I hope the solar is behind the meter and included in the package with the roof. <ul style="list-style-type: none"> - J. Morse – I will be surprised if Solar comes back as cash positive if they blend the rates with the rooftop unit. ➤ S. Gilman – Has the solar panel layout on the roof been done? <ul style="list-style-type: none"> - V. Low – Yes. ➤ P. Barrer – I hope that the footings will be appropriate for future solar option in the parking lot and will not interrupt the geothermal. <ul style="list-style-type: none"> - J. Morse – We can ask the provider to specify a higher output panel to increase total array capacity to help offset our electrical load. 	
7.	<p>Meetings and Milestones:</p> <p>DD Submission to MSBA 3/28/24 MSBA Comments Received 4/17/24 60% DD Submission to MSBA 8/22/24 90% DD Submission to MSBA 11/1/2024 Bidding Begins 12/4/2024 Construction Contract Award 1/31/2025</p> <p>Upcoming Meetings:</p> <ul style="list-style-type: none"> ➤ Public Safety ➤ Traffic and Engineering ➤ Playground Follow Up ➤ Kitchen Follow Up ➤ CD Packages for Review at 60% and 90% 	Record

	<ul style="list-style-type: none">➤ Conservation Commission NOI Hearing 5/2/24➤ DRC Meeting 5/29/24	
8.	Adjourn: 6:55pm	Record

Sincerely,

DORE + WHITTIER

Andrea O'Toole

Assistant Project Manager

Cc: Attendees, File

The above is my summation of our meeting. If you have any additions and/or corrections, please submit within 48 hours for incorporation into these minutes.