Carver School Building Committee

Monday, June 23, 2014

Minutes of Meeting

Approved: 7/7/14

I. Members Present: Barry Struski, Liz Sorrell, Ruby Maestas, Dave Siedentopf, Richard Ward, John Cotter, Patrick Meagher, Dan Ryan, Mike Milanoski, Sarah Stearns, Jon Delli Priscoli, James O’Brien.

Absent: Heather Sepulveda.

II. Others Present: Steve Pratt, Andrew Soliwoda, Stephanie Gavin, Kelly Buck, Joe Patten.

III. Chairman Barry Struski welcomed everyone and initially called the meeting to order at 6:30 pm at the Carver Elementary School to tour the sites. The meeting reconvened at 7:34 pm in the library at CMHS.

Barry thanked the committee and community for voting unanimously on the project. Barry thanked the committee for all of their hard work.

Barry thanked CCAT for taking videos of the meeting.

IV. Review of Minutes from 6/2/14 meeting.

Discussion regarding Option H.

Richard Ward made a motion to approve minutes. John Cotter seconded motion.

V. Barry gave an overview of tonight’s meeting agenda.

VI. Communications Report by Heather Sepulveda. Heather will not be here this evening. Barry will go over this portion.

A. Review of Certification of Town Meeting Vote for Article 17: CES Feasibility Study – Liz Sorrell. Symbolic Vote to support Article 17 BS

Barry would like the vote of the committee. Liz made a motion to support Article 17 at Town Meeting. Richard Ward seconded. Unanimous.

Richard Ward stated that the Selectmen voted unanimously to approve.

B. MSBA Communications – Barry Struski. He stressed the importance of one person communicating with MSBA. That will be Elizabeth Sorrell. Dan Ryan suggested that other members be invited to meetings with MSBA. Liz noted that as many people we want can go to meeting. Mike Milanoski noted that he still contacts MSBA as his role of Town Administrator. If an email is sent to MSBA, please cc Liz.

VII. Feasibility Budget Discussion and Vote.

Liz passed out flash drives to committee members. She noted that here is quite a bit on information on the flash drives. Liz gave a presentation on Option B3. All of the detailed plans are on the flash drive. Liz noted that there will probably be one less classroom per grade level due to decrease in enrollment.

Liz mentioned that there are other photos of different options. If you would like to view them after the meeting, please feel free do so.

This plan was highly engineered. A lot of work went into this. Beautiful interior spaces. Green engineering analysis was also performed. (this is also on flash drive). $52,000 grant was received for “going green”.

Registered and applied for Lead Silver, which gives extra points.

She reiterated that a large amount of work has gone into Option B3.

Barry thanked the public for being here. Questions and concerns will be answered at the end of meeting.

Timeline issue. We could break ground by next spring. Going with Option B3 was the most economical choice. She feels the committee should consider this option.

She feels, on the conservative side, we could get 61% reimbursement. She mentioned that there will be a savings with eliminating one classroom per grade level.

Barry asked for Patrick’s thoughts. He agrees with Liz. There were 27 original plans presented. He reiterated the amount of time that went into choosing Option B3. Barry thanked Patrick for his input.

Mike Milanoski noted the amount of work that went into choosing B3. Clearly, there was a large amount of work done. That work effort will help accelerate any work going forward. He feels that B3 is one of the preferred alternatives. He also feels new construction should be an option. There are three sites that could play out. Three step process to vote on tonight or at the next meeting. A handout was distributed to committee members.

1. OPM needs to be hired. Needs to analyze three new construction sites.

2. While we have the site, we need to end up with two choices (new construction and rehab project). New construction alternative needs to be narrowed from 3 to 1.

3. Objective-one project that committee is behind 100 percent.

Liz noted that the one thing that has not changed at the school is the program. Over 50 schools have come to learn about our program.

Jon Delli Priscoli. He believes that no one here stated that this first project was done wrong. He suggested that there are new alternatives that need to be explored. He discussed a new energy code that will be coming out in three months. Taxpayer needs to know the likelihood of cost control on a remodel. He feels the OPM should be able to do this.

Liz Sorrell. The next step would be to come to a Feasibility Study Agreement with MSBA. She feels this should be done first then go forward with Mike’s three step process.

September 9 would work for choosing an OPM.

Barry would like to review the three step process. He would like to hold on voting on this until the next meeting.

James O’Brien noted that the committee’s focus should be on making the best decision. He supports the three step process.

Mike Milanoski stressed that this needs to be the Committee’s document. This should help the committee to get to a yes. Priority tonight is to get an OPM on board.

Dan Ryan. Is there any negative to waiting? Could we vote on it and make changes to the process at a later date?

Barry reiterated that he feels he needs time to review the document.

Mike Milanoski stated that one final vote by the Committee would be needed. If changes need to be made, the committee would need to vote on the process.

Jon Deli Priscoli discussed the risks of going over budget.

Barry would like to wait until the next meeting to vote on this.

John Cotter asked about Exhibit A and where the numbers came from. Liz replied that Patrick used the figures from last time and increased it.

Mike Milanoski supports these numbers. These are the best estimates. Changes will more than likely occur with distributions.

Dan Ryan motion to vote on Exhibit A.

Richard Ward seconded motion.

All in favor, unanimous.

VIII. Site Selection Discussion – Sarah Stearns.

1. Handout was distributed to committee members. Sarah noted that she has received positive feedback. It has been updated with all questions/concerns.

James suggested that committee look through this document. He feels that a lot of these questions could be answered.

Bus question—that could be taken off. He feels a lot of concerns could be alleviated. Combining of buses would never happen.

He feels a lot of the concerns are based on the Elementary School being built at High School location.

Sarah and Liz will work on an “Answered Questions Document”.

Ruby Maestas feels that all questions should be kept in document.

James asked if we know who submitted questions. Sarah has that information in email.

Mike Milanoski asked Sarah if there were there any questions that surprised her. Sarah replied no.

Dan requested that this document be sent to the committee.

Barry reminded everyone regarding email with reply all. Do not reply all.

B. Upcoming Dates and Reminders. Barry Struski

Proposed Dates: July 7 at 7 pm, July 21, July 30 MSBA Board of Directors Meeting, August 4, August 18

Barry noted that next meetings will take place at EKW Building. IMC

Mike Milanoski is wondering what would take place at July 7 and July 21 meeting. Liz replied that the Feasibility Study Agreement needs to be done at the July 7th meeting.

Dan Ryan asked about inviting MSBA to one of our meetings. Diane Sullivan is still looking into this.

C. Comments and questions from the public.

Barry reminded the public of time limit (5 minutes) and to be civil.

Stephanie Gavin. Daughter going into 1st, kindergarten for another one. She is concerned about eliminating one classroom per grade. Liz replied that MSBA comes up with the enrollment figure. Mike Milanoski reiterated that MSBA would not budge with enrollment.

Questions regarding B3. Where do students go while this is happening? Liz discussed phasing. 5th grade will go to CMHS for that time period. This will help get us through the construction plan. It’s safe and it works. Mr. Ward noted that he did go to MSBA. He feels our enrollment will increase. Construction next spring…how long would it take. Liz, 27 months

Joe Patton, 1 Murdock Street. B3 option. Is there a percentage increase/decrease factored in? Liz replied that MSBA did a new population study and it was determined to cut one classroom per grade level.

Steve Pratt. Weston Street, Town Building Study Committee and 30 year resident. He agrees with the population increasing. He stressed that this committee needs to look at other options

2009 MSBA was new. Five years, things have changed. Sales tax, $1.00 per hundred goes to MSBA…it’s our money.

Clarification, Collins Center Report, on website is a very good document that everyone should read. It talks about Option B3 and all other options. Nowhere does it say that B3 was the most economical.

What will Town support financially? He discussed tax increases over years.

Liz noted that prices increased for building a school.

Barry noted the progress that has been made. He thanked everyone for their time.

Liz thanked Patrick Meagher for his dedicated service to this committee as he retires. Patrick has enjoyed his time in Carver. He noted that it has been an honor and a privilege to be here in Carver. There was a round of applause for Patrick.

D. Adjourn.

Motion made by Dan Ryan to adjourn meeting at 9:08

Seconded by Richard Ward. Unanimous.

Respectfully submitted,

Kelly Yenulevich

Building Committee Recording Secretary