

MEDFIELD SCHOOL BUILDING COMMITTEE

Regular Meeting

February 2, 2023 - 7:00 pm

Medfield Town House, 2nd floor Chenery Hall, also available via Zoom

PRESENT: Mike Weber, Interim Chair
Mather Eldred
Jessica Reilly
Robert Donahoe
Robert Worth
Michelle Kirkby
Carolyn Casey
Anthony Papantonis
Meredith Chamberland
Robert Meaney - participating remotely
William Werner - participating remotely
Kristine Trierweiler, ex-officio, non-voting member
Dr. Jeffrey Marsden, ex-officio, non-voting member
Stephen Grenham, ex-officio, non-voting member

ABSENT: Teresa James

1. Welcome from Interim Chair

- Mike Weber - Interim Chair called the first meeting of the School Building Committee to order. Announced the meeting is hybrid and any votes taken will be done by roll call. Welcomed the newly formed School Building Committee formed per Article 14 of last year's Town Meeting. Generally speaking, we're all here for a common goal. We've been through this process before. It started in the early 2000s, recognizing the need for some sort of work on Dale Street, with the first statement of interest being submitted in 2012, then again 2016, and 2017 which culminated in a no vote in November 2021 Special Town Meeting. Fresh start, new board, excited to get going. Would like to open up to the public towards the end of the meeting but would like to start with a couple of welcomes.

2. Welcome from Town Moderator, Scott McDermott; Board of Selectmen Chair, Gus Murby; School Committee Chair, Anna Mae O'Shea Brooke

- Gus Murby - current Chair, Board of Selectmen and one of the 3 appointing authorities of the newly formed School Building Committee welcomed the new members. Good news is that there is very little dissent that a new school is needed. Any further steps are the

work of this committee. Medfield and School system mean a lot to me. Thank you all for being willing to do this.

- Anna Mae O'Shea Brooke - current Chair, School Committee. Love a kickoff meeting, signifies hope and opportunities. Thank you for stepping up to serve to find a solution for Dale Street School. But I'm hopeful because we have the benefits of the lessons learned but we have the willingness to serve.
- Scott McDermott - Town Moderator and appointed 4 members of the Committee. Come to thank you. Medfield asks a lot of our volunteers. This moment is about turning challenge into opportunity. There is a need that brings us together. There can be a lot of noise, but have the capacity to listen and understand. The task is yours. There is a lot to learn but look forward to this group moving forward and hope that the community will be behind you.

3. Introductions of the Committee Members

The committee members went around the table and made introductions including how long they've lived in Medfield and their relevant experiences.

4. Discussion of logistics for the committee:

- Mr. Weber - logistical update:
 - All members have been assigned email addresses to use for committee purposes. There is also a general inbox assigned to the committee.
 - Open Meeting Law Training to be provided.
 - Should have another meeting at the end of Feb/beginning March

General process to get to a new school. The process is about 4-5 years.

- Submit a statement of interest in April. We won't find out the results of that until December of this year. We should push forward on what we can do in the meantime.
- In December we would make a decision depending on what we hear about our statement of interest. Do we move forward with the school on our own or do we re-submit next year?
- At that point we would hire a design team/architect and project manager. That would be about 6 months, so end around June/July.
- Feasibility study is another 6 months.
- A schematic decision phase which is another 6 month process.
- At that point we do a vote for funding. If that vote passes we get a detailed design which takes another 6 months and more schematic design and construction is probably about 3 years. Generally speaking that is a 4 year + process.

5. Discussion of high-level Goals of the Committee

High level goals: transparent, open, understanding. Be respectful of each other. Need communications strategy as a short term goal. Funding is \$250,000. OPM is probably 1.5 million and a design team is 750,000. Just to get it to a point that we can get a vote.

- Ms. Reilly - one of the things I found most frustrating about the previous SBC was that we couldn't put out a series of independent facts because we didn't have professional staff. We need to hire someone as a consultant that is not just marketing but about identifying the audience and where knowledge deficits are.
- Ms. Kirkby - worth looking at what other towns have used in this space and how they've found success.
- Mr. Weber - OPM's function is to be the owners and representatives of the process. They are certainly not professionals in the communications area.
- Ms. Chamberland - want to hear from the kids at Dale Street School, we are doing this for the kids and there isn't a single kid in this room.
- Dr. Marsden - was part of the \$250,000 tied to an enrollment study? Ms. Trierweiler - we would have to go back and look at the language
- Ms. Kirkby - need to understand the factors better on what would make us go through this alone without help from the State, once we find out in December.
- Ms. Casey - look to other towns and see the pros and cons to what they did and whether or not they received the State funds.
- Mr. Werner - feedback from the Town. Start with a common fact base so that as people form decisions we are all starting with a common set of facts. I know that the Warrant Committee has done a ton of work on costs.

6. Discussion of first steps the committee should take

- Mr Weber - I was asked to start these meetings as interim chair. What I think we should do is to think about a permanent chair.
- Ms. Casey - what about co-chairs and vice chairs. But I agree that we can wait a couple of meetings to get to know everyone a bit more.

- Mr. Weber - upcoming 2023 town meeting warrant article on the bylaw that created this committee. The bylaw doesn't explicitly talk about adding additional members of the committee. Mr. Murby - correct the issue is that it doesn't say how to appoint additional ex-officio or who would appoint them.
- Mr. Papantonis - what is the projection of enrollment? Dr. Marsden - 23-24 school year: 406, then for the next 10 years 392, 404, 406, 426, 463, 431, 488, 509, finally 463 in 2032.
- Mr. Papantonis - what may be helpful is to have our next meeting at Dale, I haven't been there in awhile.

Everyone was in agreement.

- Mr. Weber - next meeting will be at Dale Street.
- Mr. Worth - invited committee members to come visit his school in Foxborough to see what a renovated school that was originally built 60 years ago looks like.
- Mr. Weber - we have a 3-ring binder showing the existing conditions of Dale completed by an employee of the Town. We should post all this good information on the website.

7. Public Comments

- Jerry Potts, 7 Curve Street - Thank you to all the members. There is huge support for getting a school built. Committee has an opportunity to pull the town together. Listening to each other and finding common ground which is there. Excited to help in any way as a citizen.
- Russ Hallisey - Who is acting as clerk and recording the minutes? Ms. Trierweiler responded that the recording clerk for the Board of Selectmen will do the minutes.
- Chris Potts, 7 Curve Street - reiterate what Jerry said, appreciate everyone on this committee. Factual information, 4 quick items that would be great to get confirmed facts on:
 - 3 different documents of the square feet of Dale Street Building which didn't agree with each other. Would be great to understand what it really is.
 - More scientific enrollment report like Wellesley.
 - At some point in time we had a Dale Street architectural design created for a Dale Street addition that mirrored a portion of the building. Would be great to see this.

- Pros and Cons of the MSBA process. Time is always money and the MSBA process does require you to wait for their board meetings. Would like to know how much time this eats up.
 - Mr. Weber - love that suggestion but not sure you are going to get that. Do think it is important to recognize that without MSBA we create our own schedule. We don't answer to anyone else except ourselves. Their process is very strict but it works. And they pay you for it to go by their process. They have the ability to see every school being built around the Commonwealth. Generally speaking, good at what they do but there are obviously cons to that as well.
- Kentent Doyle (sp?) - the earlier point about fact-checked communications, perhaps the role should be a library tasked with cataloging and disseminating information. Comms is perceived as marketing and one-sided. Mr. Weber stated he understands.
- Ms. Trierweiler - Brittney will send out dates for the next meeting and a new date for open meeting law training when more people can attend.

Adjournment

- Mr. Weber - is there a motion to adjourn the meeting? Ms. Reilly motioned to adjourn the meeting. Ms. Kirkby seconded the motion. Roll Call vote:
- Jessica Reilly - yes
 - Michelle Kirkby - yes
 - Robert Worth - yes
 - Meredith Chamberland - yes
 - Mather Eldred - yes
 - Robert Meaney - yes
 - William Werner - yes
 - Anthony Papentonis - yes
 - Robert Donahoe - yes
 - Mike Weber - yes

Respectfully submitted,
Brittney Franklin