

**Tisbury School Committee/Tisbury School Building Committee**  
**5:00PM, Monday, March 12, 2018**  
**Tisbury School Library**

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**TSBC Members Present:** Chair Colleen McAndrews, Wiet Bacheller, Harold Chapdelaine, Catherine Coogan, John Custer, Matt D'Andrea, Cheryl Doble, Jay Grande\*, Jeff Kristal, Reade Milne, Erika Mulvey, Sean Mulvey, Dan Seidman by phone\*, Richie Smith, Amy Tierney,

**TSC Members Present:** Colleen McAndrews, Janet Packer

**Others:** FinCom - Jynell Kristal Public – Anna Edey, Turowski2 – Libby Turowski, Peter Turowski,

Press: MVTV – Evgeny Mishchenko, Marni Lipke – Recorder

\* Late arrivals or early departures.

The Tisbury School Building Committee (TSBC) was called to order at 5:07PM and the Tisbury School Committee (TSC) was called to order at 5:08PM. Chair Colleen McAndrews announced that Mr. Dan Seidman and Ms. Melinda Loberg might join the meeting by phone, in which case all votes would be roll call. *(Recorder's note: discussions are summarized and re-grouped for clarity and brevity.)*

I. Approval of Minutes

**• ON A MOTION DULY MADE BY PRIN. JOHN CUSTER AND SECONDED BY ASSOC. PRIN. SEAN MULVEY THE MINUTES OF THE FEBRUARY 12, 2018 MEETING WERE APPROVED; 10 AYES, 0 NAYS, 1 ABSTENTION—MS. CHERYL DOBLE DUE TO ABSENCE.**

\* Mr. Jay Grande entered the meeting at 5:10PM.

II. Owner's Project Manager (OPM) Report

B. Massachusetts School Building Authority (MSBA) Board Approval

• The schematic design and budget were approved February 14th. With the Design, Bid, Build (DBB) procurement option the budget was set at:

- \$46,567,962 total with

- \$14,581,442 MSBA in grant funding, leaving

- \$31,986,520 as the Town share.

The Town had 120 days to vote the total budget; however it would only borrow the \$32 million Town share (bond costs to be born by the Town).

• The cost included 10-12% design contingency, which was usually absorbed into the budget and 5% construction contingency, as well as the usual 12% for the "Island factor", i.e. the cost of working in a geographically isolated location. If the "Island Factor" was eliminated the square footage price was in the median range of other Fiscal Year 2019 (FY19) MSBA projects.

\* Mr. Dan Seidman entered the meeting by phone at 5:15PM.

• The tax bill impact for an average year-round resident house (~\$516,000) would be \$558 per year.

- If the Town Meeting and ballot vote were successful, the rough schedule would be:
  - four months for design development,
  - seven months for construction documents,
  - two months for contractor pre-qualification,
  - construction from May 2019 to January 2021,
  - move into new school in February 2021,
  - demolition and final phase completion in August 2021.

### III. Architect's Report

- Turowski 2 Architects (T2) very generously delivered:
  - the model of the new school (including color but not trees), which was now at the Vineyard Haven Library;
  - and both large and small posters which could be shown at the School, Town Hall, Senior Center, and in Town in vacant store fronts.
- Benefits of the new building included:
  - remediation of inadequate special education and resource rooms,
  - flexible space classrooms, improved library / media center,
  - larger cafeteria and gym spaces with improved community use areas,
  - reduced environmental impacts and
  - up-to-date security measures.

### IV. Communications (See below: Actions.)

- The Building Committee, OPM and T2 would make presentations to Department Heads, the Vision Council and the Town Cabinet as well as two public forums, one at the Library and the other at the School.
- Residents could tour the current school from 6:00-7:00PM on April 5th.
- One-on-one conversations, meetings in homes and lunch conversations at the Senior Center were also being organized.
- A League of Women Voters forum had not yet been set.
- Brochures were expected within the week as was MVTV programing.
- The student video was not yet complete but would be accompanied by a slide loop.
- The Finance Committee and Planning Board, as well as Westport Township, which recently passed its school project, had given helpful advice on presentations.
- The TSBC emphasized that the current School was cited by Department of Elementary and Secondary Education (DESE) for having inadequate space and resources for Special Education and English Language Learner (ELL) students, a situation that had been going on since 2002 when the temporary "white house" was acquired.
- The TSBC discussed a number of measures:
  - merging the Vision Council meeting versus multiplying meetings to accommodate busy schedules;
  - other venues for the model;
  - advocacy at Cronigs and/or Stop & Shop;
  - encourage citizens to attend forums instead of waiting for Town Meeting.

### V. Town Meeting Warrant Article Vote

- Town Moderator Deborah Medders would speak to Town Meeting protocol at the

next TSBC meeting. The TSBC could request a five-minute presentation and other facts were likely to be brought out during the discussion.

- The Warrant Article was dictated by the MSBA and was different from the usual Tisbury articles. It had been reviewed by Town and Bond Counsels so it was unlikely that there would be any technical lapses.
- The Selectmen had originally proposed a contingency article for \$300,000 for a further feasibility study, but had withdrawn it after it was not recommended by the Finance Committee. Town Hall proposed a large number of articles that were later weeded out, so this was a common event.

• PRIN. CUSTER AFFIRMED THAT WORK OUTLINED ON THE FOLLOWING INVOICES HAD BEEN PERFORMED:

- EVGENY MISHCHENKO 2/12/18 VIDEOGRAPHY INVOICE #0004 AT \$105.

Adjournment

- ON A MOTION DULY MADE BY MS. READE MILNE AND SECONDED BY MR. JEFF KRISTAL THE TISBURY SCHOOL BUILDING COMMITTEE MEETING UNANIMOUSLY ADJOURNED AT 6:54PM: MS. ERIKA MULVEY—AYE, MS. MCANDREWS—AYE, MR. SEIDMAN—AYE, MS. MILNE—AYE, MR. KRISTAL—AYE, PRIN. CUSTER—AYE, MS. AMY TIERNEY—AYE, MR. MULVEY—AYE, MS. CATHERINE COOGAN—AYE, MR. HAROLD CHAPDELAIN—AYE, MS. WIET BACHELLER—AYE, MS. DOBLE—AYE, MR. JAY GRANDE—AYE.

#### **Appendix A: Meetings/Events:**

- TSC/SAC – 8:30AM, Tuesday, March 13, 2018 at the Tisbury School
- PTO – 6:30PM, Tuesday, March 13, 2018 at the Tisbury School
- TSBC– 5:00PM, Monday, March 26, 2018 at the Tisbury School
- **Presentations/Forums:**
- Town Dept. Heads - Monday, March 26, 2018
- Public - Tuesday, March 27, 2018 at the Library
- Vision Council - Wednesday, March 28, 2018
- Public & Tours - Thursday, April 5, 2018 at the Tisbury School
- MVRHSC - 5:00PM, Monday, April 2, 2018 at the MVRHS LCR
- TSBC– (TBD) 5:00PM, Monday, April 9, 2018 at the Tisbury School
- Tisbury Annual Town Meeting – Tuesday, April 10, 2018
- Tisbury Town Ballot – Tuesday, April 24, 2018

#### **Appendix B: Actions:**

Public Information/Presentation:

- Simplify and bullet Module 5
- Add security to new building advantages
- Letter to the Editor re: Special Education and ELL space.
- email difficult questions to Ms. McAndrews for FAQ update
- Ms. McAndrews – email FAQ sheet
- Request MVTV to show the slide show loop
- request 5 minute presentation at Annual Town Meeting,
- inform citizens that Town Meeting presentations will be short.

**continued**

**Appendix C: Documents on File:**

- Agenda 3/12/18
- Sign In Sheet 3/12/18
- Presentation to the School Building Committee: Tisbury Elementary School March 12, 2018 (14 p.)

Minutes respectfully submitted by Office On Call/Marni Lipke.

Minutes approved by TSBC 3/26/18  
Minutes approved by TSC 3/27/18