

**Tisbury School Building Committee
2019-2020
4:00PM, Wednesday, April 29, 2020
by Zoom Cloud Conference**

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TSBC Members Present: Chair Rachel Orr, Harold Chapdelaine, John Custer, Sean deBettencourt, Peter Gearhart, Rita Jeffers, Reade Milne, Jim Rogers, Michael Watts,

Others: Tony Peak, Recorder –Marni Lipke, Daedalus Projects – Richard Marks, Christina Opper, Amanda Sawyer,

Schools: Tappé Architects – Chris Blessen, TSC – Michael Watts, John Custer – Principal, Whitney Burke, Sean deBettencourt, Ray Fallon, Meredith Goldthwaite, Rita Jeffers, Natalie Krauthammer, Esther Teves,

Town: Select Board - Melinda Loberg, Jeff Kristal, Jim Rogers, Town Administrator – Jay Grande, Jynell Kristal – FinCom, Ben Robinson - Planning Bd

* TSBC members late arrivals or early departures.

1. Call To Order (See documents on file.)

The Tisbury School Building Committee 2019-2020 (TSBC) meeting was called to order at 4:07PM. Chair Rachel Orr reviewed the protocol for remote meetings. All votes would be roll call. The public could join by chat, call-in or Zoom. The meeting was being recorded and would be posted with all background documents on the Project website <http://www.tisbury-school-project.com>
- (Recorder's note: discussions are summarized and grouped for clarity and brevity.)

2. Attendance - Attendance was called alphabetically.

3. Review and Possible Approval of Minutes

• **ON A MOTION DULY MADE BY PRINCIPAL JOHN CUSTER AND SECONDED BY MR. MICHAEL WATTS THE MINUTES OF THE APRIL 13, 2020 MEETING WERE APPROVED AS AMENDED FOR TYPOS; 9 AYES, 0 NAYS, 0 ABSTENTIONS: MR. HAROLD CHAPDELAIN—AYE, PRIN. CUSTER—AYE, MR. SEAN DEBETTENCOURT—AYE, MR. PETER GEARHART—AYE, MS. RITA JEFFERS—AYE, MS. READE MILNE—AYE, MS. ORR—AYE, MR. JIM ROGERS—AYE, MR. WATTS—AYE.**

4. Discussion, Communications

(See documents on file & below: Actions & 4/13/20 Minutes p.5 Appendix B.)

Emails on protocol for suggestions to Tappé were clarified, as allowing public record transparency. The TSBC revisited the matter in terms of:

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- difficulties of current Covid-19 restrictions that made this phase cumbersome and could extend the concept design timeline to September;
- careful observance of Open Meeting Law (OML) regulations prohibiting email discussion but allowing documents to be disseminated;
- allowing input to Tappé outside of concentrated comments from meetings;
- possible contradictory suggestions resulting in mixed directions and Tappé response that directions were the purview of the entire TSBC;
- ability of public (but not the TSBC) to have design input between meetings;
- slippery slope of individual ideas offered without TSBC sanction, possibly solved by increased meeting frequency—possibly on demand;
- being responsive to Tappé's request for feedback
- larger problem of proceeding without planned public input forestalled by the Covid-19 shutdown (see below).

• ON A MOTION DULY MADE BY MR. CHAPDELAIN AND SECONDED BY MR. ROGERS; THE TISBURY SCHOOL BUILDING COMMITTEE AGREED TO ALLOW SUBMISSIONS TO TAPPÉ ARCHITECTS BETWEEN MEETINGS WITH THE FOLLOWING RESTRICTIONS:

- **ALL FEEDBACK/DRAWINGS TO BE LABELED AS DRAFT,**
 - **ALL FEEDBACK/DRAWING TO BE SENT TO THE FULL TEAM AND TO RECORDER MARNI LIPKE TO BE INCLUDED IN THE PUBLIC RECORD,**
 - **REVIEW OF FEEDBACK/DRAWINGS AS A STANDING AGENDA ITEM;**
- 8 AYES, 1 NAY, 0 ABSTENTIONS: MR. CHAPDELAIN—AYE, PRIN. CUSTER—AYE, MR. DEBETTENCOURT—AYE, MR. GEARHART—AYE, MS. JEFFERS—AYE, MS. MILNE—AYE, MS. ORR—AYE, MR. ROGERS—AYE, MR. WATTS—NAY.**

The Outreach Group met to plan public participation during the Covid-19 shutdown. Issues included:

- video vignettes about the difference from the previous project and highlighting specific needs;
- replacements for local storefront conversations;
- lack of sufficient contacts to the Brazilian community (now 25-30% of School enrollment);
- delegation of action items;
- identifying and tackling internet groups, asking distribution through other email lists (library, etc.);
- TSBC members active in the construction industry offered their assistance in spreading the word among the Brazilian community.

5. Update, 2020 Annual Town Meeting (ATM)
(See below: Meetings/Events & Actions.)

The Project report was still on the June 2020 ATM agenda.

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6. Discussion, Seeking Guidance from Appointing Boards Regarding:

a. Proposed Work Schedule (See documents on file.)

b. Approximate Timing for a Special Town Meeting (STM) to Consider Project Proposal

In view of the changed circumstances and timeframe, Chair Rachel Orr expressed hesitation in proceeding without reporting back to the appointing Boards—Select Board and Tisbury School Committee (TSC). The TSBC made a number of comments.

- There was continuing concern about functioning in a vacuum from other Town boards, who might be invited to joint meetings (Planning, Department of Public Works (DPW), etc.).

- Daedalus representative Mr. Richard Marks advised that the Project only go before the Planning Board in a formal Board meeting for the record.

- Mr. Rogers was still optimistic about Tisbury financial management and frugality. He reported the Select Board was still totally supportive of the Project and expecting to go forward with a fall 2020 STM although the meeting might have to include items not covered in this spring's abbreviated STM/ATM.

- The entire Select Board and Town Administrator were present at this meeting.

- It would be financially expedient to authorize and borrow as soon as possible to take advantage of low interest rates. However, interest was not charged until there were draws on the bond, which was not likely to be before Fiscal Year 2023 (FY23)—at which point it was hoped there would be some recovery.

- It was clear that Town and State finances were in significant difficulties, due to local, State, national and global closures. The fear was that the TSBC was moving forward on a fruitless project that the community would either reject and/or find unaffordable. The Town Meetings would be important indicators.

7. Tappé Architects, Concept Options (See documents on file.)

a. Questions/Comments from Committee

- Tappé and Daedalus had a very productive call with School teachers and staff on room size, locations, adjacencies, flow, playgrounds, etc. There were no big surprises except feedback on classroom size (see below: Actions).

- The site and landscape plans were reviewed. Tappé and Daedalus thought the program elements could be made to fit into either option.

- As was previously raised about Option 1, access from parking to the new gym was problematic, and the closer cafetorium would be adequate for some Town Meetings but not for others.

- Many of TSBC members favored a third option submitted by Mr. Chapdelaine, which added space and rearranged rooms to better address the Education Plan.

- Several TSBC members expected Tappé to submit more than two options.

- Net Zero energy design continued to be an important factor.

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- Only the west and northeast faces were topographically and architecturally amenable to additions, but other forms of these options could be presented. Tappé considered many designs and factors, some of which were swiftly dismissed as untenable either from previous experience or unacceptable impacts.
- Although the Space Inventory (see 2/10/20 Minutes p.4 #6a) was based on Massachusetts School Building Authority (MSBA) standards, staff input and further comments on classroom size (see also below #7b) emphasized the fundamental necessity of establishing clear directions on space needs. This direction was usually determined by the Superintendent/ Administration and/or School Committee.
- The level of interior changes was also dependent on the fundamental question of how much the Town could afford or was willing to spend. On the other hand residents might question a large expense that resulted in a building with many of the same problems, but different finishes.
- Prin. Custer primary focus was that the interior of the facility best provide for the needs of the Tisbury School students and staff, and consequently he was less concerned with the building's exterior presentation.

b. Questions/Comments from Public

- Tisbury School Instrumental Music Teacher Ray Fallon requested consultation on the Music room(s) which were used by the All Island Band, All Island Chorus and Strings and so would require additional storage, ceiling and practice space.
- Typically, after a concept was chosen the design team would contact small groups of teachers on technical needs for each program/grade: storage, whiteboards, adjacencies, etc. However this request was another indication of the need to update the Space Inventory.
- A small design working group was discussed to allow brainstorming with Tappé on design elements and options.
- Many felt this was necessary to facilitate in-depth TSBC input on the conceptual design process currently stymied by Zoom technology.
- There was trepidation about TSBC constituents losing opportunities to advocate for important aspects of the project.
- In order to expedite the process the Working Group mission, composition and parameters would need to be established as soon as possible (See below: Meetings/Events).
- The Group would work TSBC and public suggestions into viable concepts. All decisions would be returned to the TSBC.
- Mr. Chris Blessen of Tappé noted that in his experience such casual, smaller working groups were not uncommon and did facilitate the process, allowing deeper examination of factors and workability, maybe working with scale cutouts that could be moved around to fit various ideas.

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• ON A MOTION DULY MADE BY MS. MILNE AND SECONDED BY MR. GEARHART; THE TISBURY SCHOOL BUILDING COMMITTEE MOVED TO ESTABLISH A CONCEPTUAL DESIGN WORKING GROUP WITH A SMALL NUMBER OF ITS MEMBERS: 8 AYES, 1 NAY, 0 ABSTENTIONS: MR. CHAPDELAIN—AYE, PRIN. CUSTER—AYE, MR. DEBETTENCOURT—AYE, MR. GEARHART—AYE, MS. JEFFERS—AYE, MS. MILNE—AYE, MS. ORR—AYE, MR. ROGERS—NAY, MR. WATTS—AYE.

4. Owner's Project Manager's (OPM's) Report (See documents on file.)

- Mr. Marks was able to engage a masonry contractor for tomorrow April 30th, to take interior and exterior samples for testing.
- The schedule continued to be reasonably aggressive. The Project was making slow progress. The team expected to be able to deliver basic building costs with options for further canopies, etc. as well as cost savings. Daedalus would also breakout landscaping options, possibly with alternate less expensive options.

a. Questions/Comments from Committee

- Parts of the engineering narrative could be developed without the conceptual design, others were dependent on it.
- Based on this meeting it seemed unlikely there would be consensus on a conceptual design in the next 10 days.

b. Questions/Comments from Public - None

7. Topics Not Reasonably Anticipated by the Chair Within 48 Hours of the Meeting - None

Adjournment

• ON A MOTION DULY MADE BY MR. DEBETTENCOURT AND SECONDED BY MR. CHAPDELAIN THE TISBURY SCHOOL BUILDING COMMITTEE MEETING UNANIMOUSLY ADJOURNED AT 6:29PM: 9 AYES, 0 NAYS, 0 ABSTENTIONS: MR. CHAPDELAIN—AYE, PRIN. CUSTER—AYE, MR. DEBETTENCOURT—AYE, MR. GEARHART—AYE, MS. JEFFERS—AYE, MS. MILNE—AYE, MS. ORR—AYE, MR. ROGERS—AYE, MR. WATTS—AYE.

Appendix A: Meetings/Events:

- TSBC – 3:00PM, Monday, May 4, 2020 – TBD Zoom
- TSBC – 5:00PM, Monday, May 11, 2020 – TBD
- TSC – 8:30AM, Tuesday, May 12, 2020 - TBD
- TSBC – 5:00PM, Tuesday, May 26, 2020 – TBD
- Special/Annual Town Meeting – 1:00PM, Saturday, June 13, 2020

continued >

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Appendix B: Actions

Tappé/Daedalus/Mr. DeBettencourt - send staff meeting report to TSBC.

Mr. Chapdelaine/Ms. Milne – research and suggest Brazilian contacts.

Mr. Rogers/Mr. Watts – prepare STM/ ATM report on Project.

All – email Ms. Orr by 12:00N, 4/30/20 re: attending 5/4/20 TSBC meeting.

Agenda Items –

- Draft Comments Sent to Tappé
- Staff Feedback Report
- Space Needs Inventory

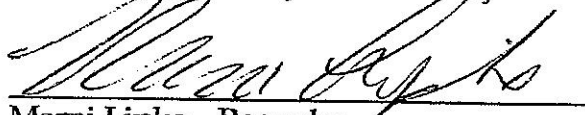
Appendix C: Documents on File: Available at:

<http://www.tisbury.mvyps.org/> click on Tisbury School Project

(Official archive hard copies on file at Tisbury Town Hall & Tisbury School):

- Agenda/ Revised Agenda (2 p.) 4/29/20
- Orr/ Blessen emails re: Tisbury School – Conceptual Site Sections (3 p.) 4/20/20
- Orr/Rogers/ Chapdelaine emails re: Next TSBC Meeting (2 p.) 4/24/20
- Orr email re: Next Meeting – Process and Platform (2 p.) 4/25/20
- Chapdelaine email re: Option 3 Ideas (5 p.) 4/25/20
- Orr/ Blessen Updated Tisbury School Site Concepts 1 of 2 (3 p.) 4/28/20
- Tisbury School, OPM Update – Schedule 4/29/20
- Tisbury School, Tisbury, MA, School Building Committee Meeting, April 29, 2020
- TSBC Virtual Meeting Reminders
- Tisbury School Architect's Update
- Stay Informed Town Resources
- Stay Informed Building Committee + Town Resources

Minutes respectfully submitted by Office On Call / Marni Lipke.



Marni Lipke – Recorder

5/20/20

Date



Rachel Orr – TSBC Chair

5/20/20

Date

Minutes approved as amended for spelling 5/11/20