

BROOKLINE HIGH SCHOOL

**SCHOOL COMMITTEE MEETING
OCTOBER 26, 2017**



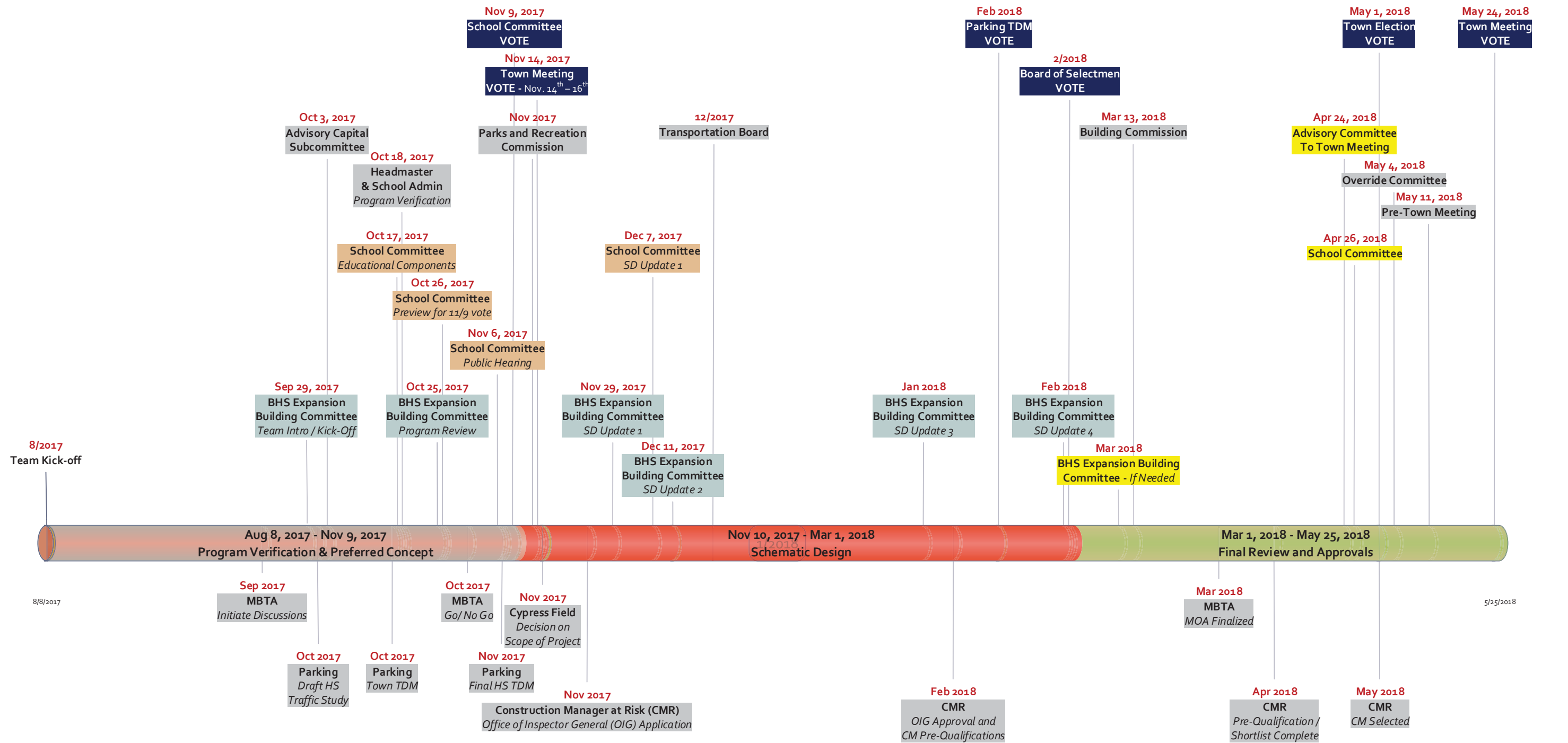
AGENDA

1. Approval of Minutes
2. Overview of Executive Level Master Schedule
3. Design Update – Education Plan/Space Summary Goals
4. Status of MBTA Outreach
5. Overview of Traffic/Parking Analysis
6. Status of 111 Cypress Acquisition
7. Old and New Business
8. Adjourn



OVERVIEW OF EXECUTIVE LEVEL MASTER SCHEDULE

Brookline High School Expansion Project



Key Milestone Dates for Votes

School Committee – Vote on Pedagogy, Program and Space Summary
Town Meeting – Vote on Acquisition of 111 Cypress
Parking TDM – Vote on TDM for School and Town
Board of Selectmen – Vote on Article for Ballot for Election
Town Election – Vote on Budget Override

November 9, 2017
November 14th – 16th, 2017
February, 2018
End of February, 2018
May 1, 2018

Other Key Milestones

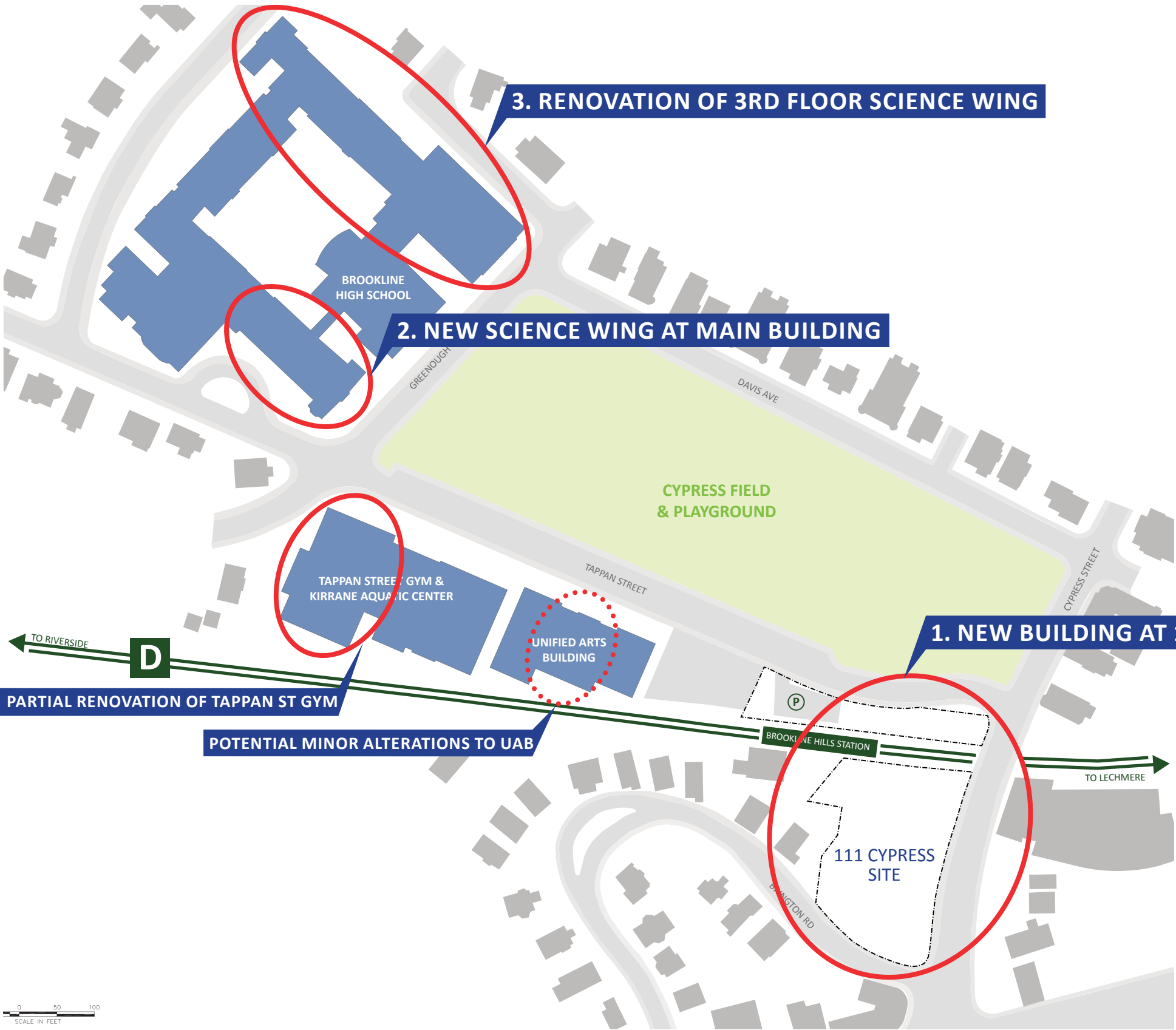
MBTA GO / NO GO
Office of the Inspector General (OIG) Approval
MBTA MOA Finalized
Construction Manager at Risk (CMR) Selected

End of October, 2017
Early February, 2018
March 30, 2018
Mid-May 2018



SCOPE OF PROJECT (AS OF APRIL 2017) - OPTION 4D

NEW CYPRESS BUILDING + NEW STEM WING ADDITION & 3RD FLOOR RENOVATION AT MAIN BUILDING



MAY 2017 FEASIBILITY STUDY COST ESTIMATE

| | |
|-------------------------------|--------------------|
| New Cypress Building | 58,266,700 |
| over MBTA Allowance | 2,000,000 |
| New STEM Wing | 32,264,250 |
| 3rd Floor Renovation | 14,255,750 |
| Construction Contingency | 5,339,335 |
| Professional Fees & Services | 14,982,271 |
| Misc. Project Costs | 6,300,900 |
| Project Contingency | 3,203,601 |
| Tappan Gym Minimal Renovation | 13,290,000 |
| Project Cost* | 149,902,807 |

* The following items are not included in the Project Cost:

- 1. Cypress 111 Site Acquisition
- 2. Cypress Field Renovation
- 3. Cost associated with a parking strategy
- 4. Additional MBTA allowance

WHAT IS SCHEMATIC DESIGN?

PRIMARY GOAL: Ensure Program, Design & Budget are Reconciled

SCHEMATIC DESIGN STEPS

1. Program Verification

- Verify space needs
- Understand adjacencies
- Program supports vision

2. Develop Design

- Create options
- Choose preferred scheme
- Develop plan organization, structural & mechanical approach, and facades

3. Cost Management

- Test options against cost benchmarks before choosing the preferred scheme
- Price preferred scheme with enough time to make changes if needed

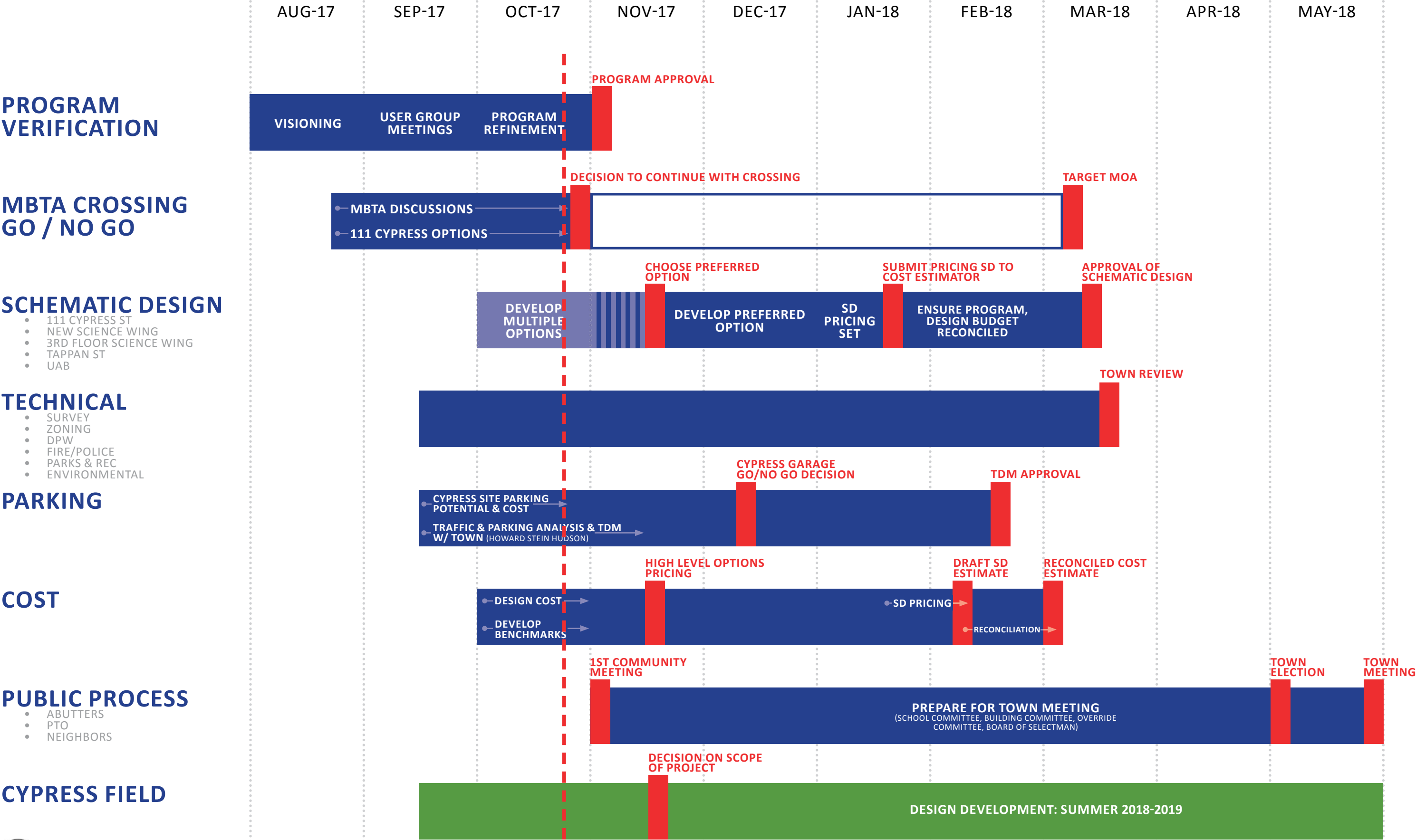
4. Analysis of Technical Issues

- Ensure technical issues are studied and costs incorporated (MBTA, parking, etc.)



SCHEMATIC DESIGN WORK PLAN - SUMMARY

8 PARALLEL TRACKS

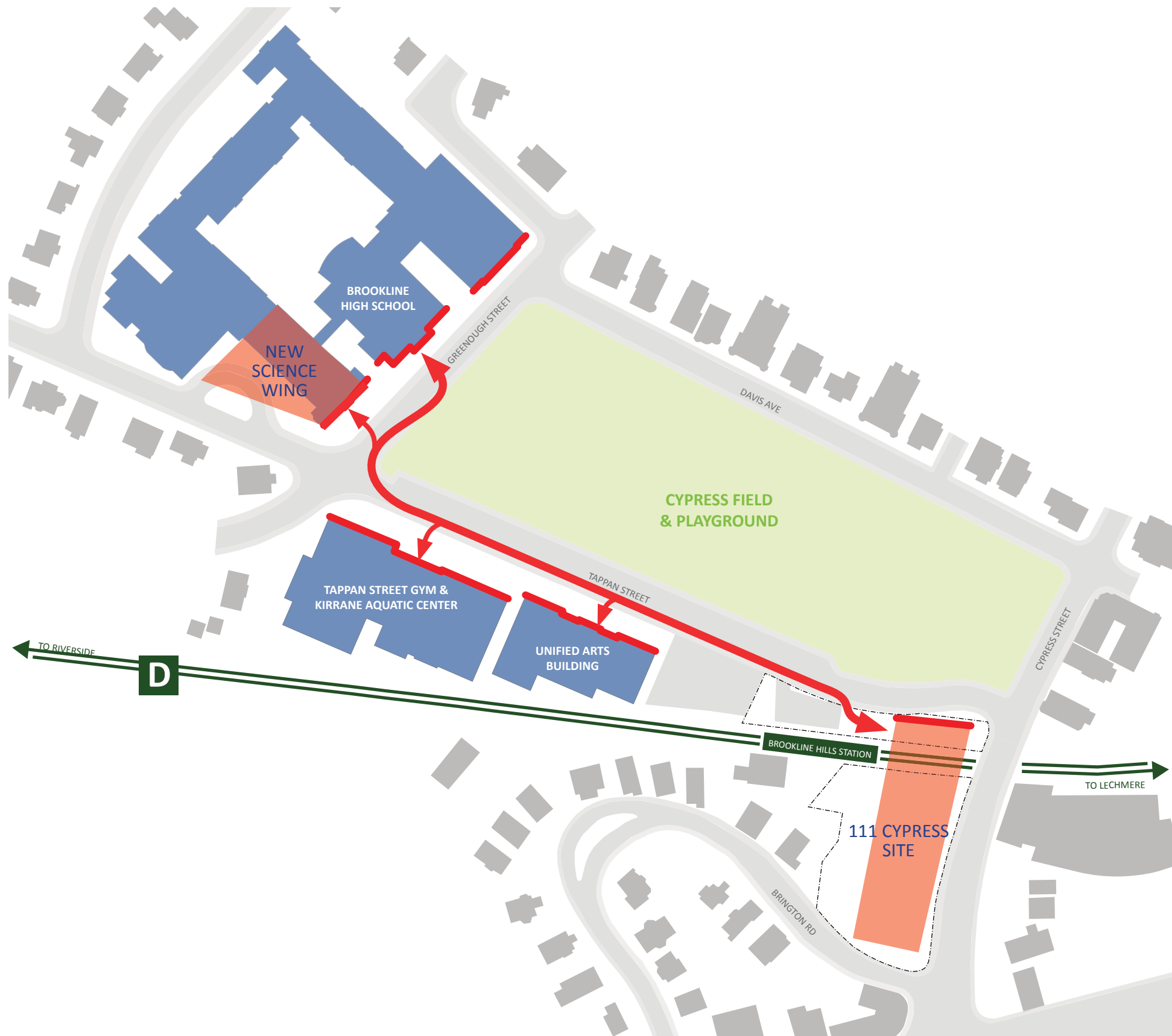


DESIGN UPDATE - PROGRAM VERIFICATION PROCESS



- Current culture of Brookline High School
“We create the culture we want”
- Enhancing BHS culture by fostering
Cross-disciplinary collaboration
- Creating a Unified Campus

DESIGN UPDATE - CREATING A UNIFIED CAMPUS



Bring 9th graders to rest of campus

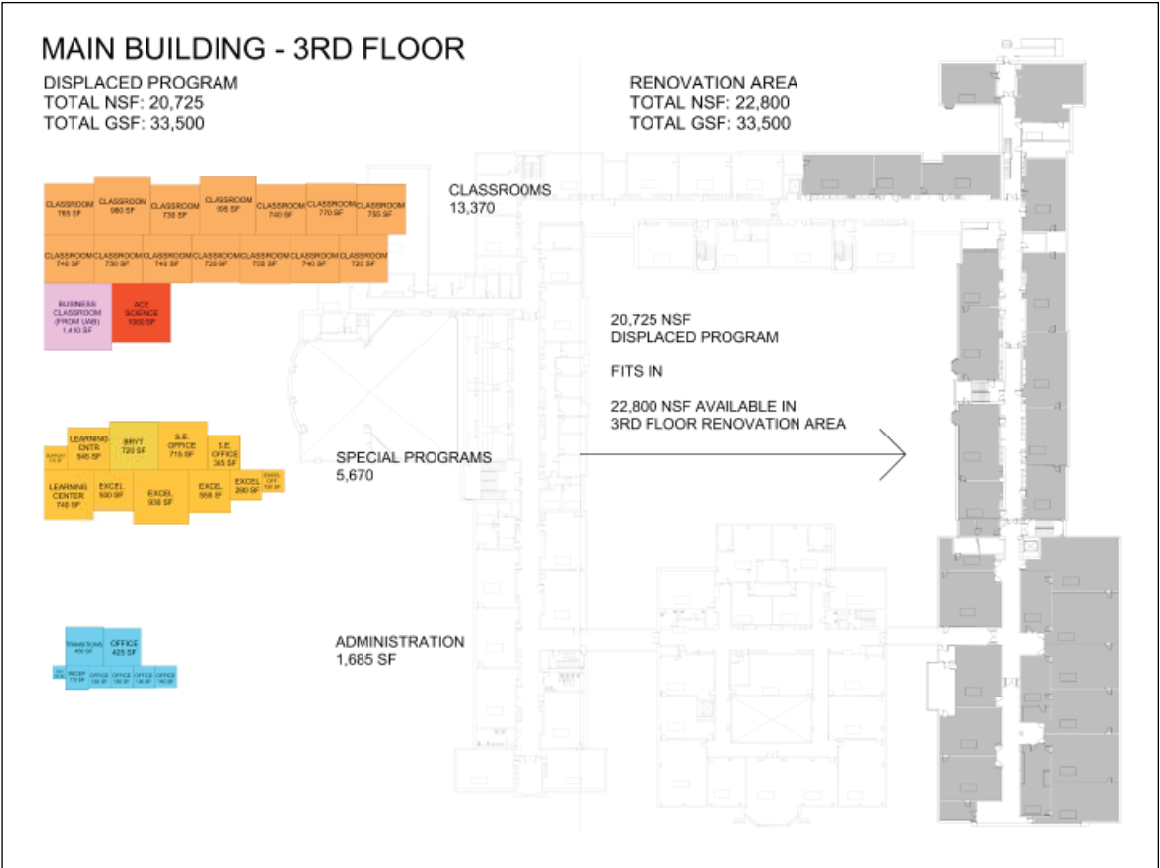
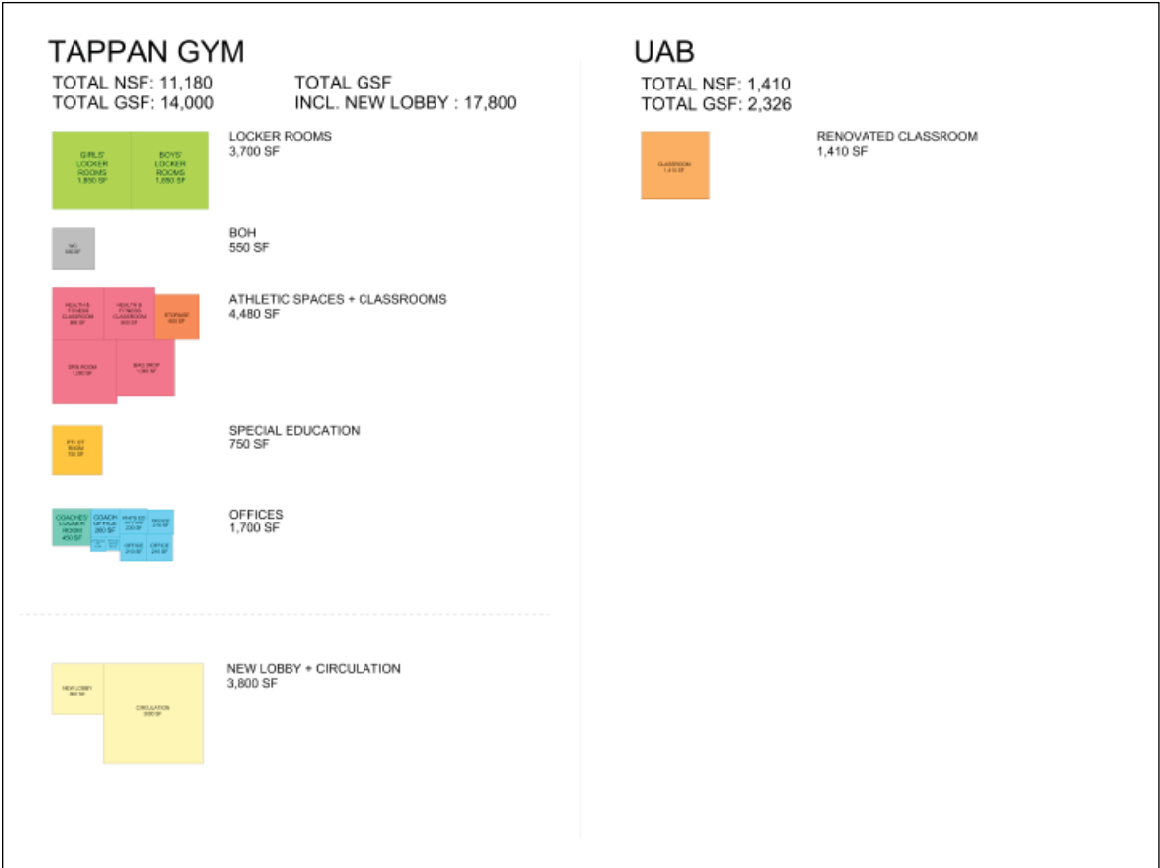
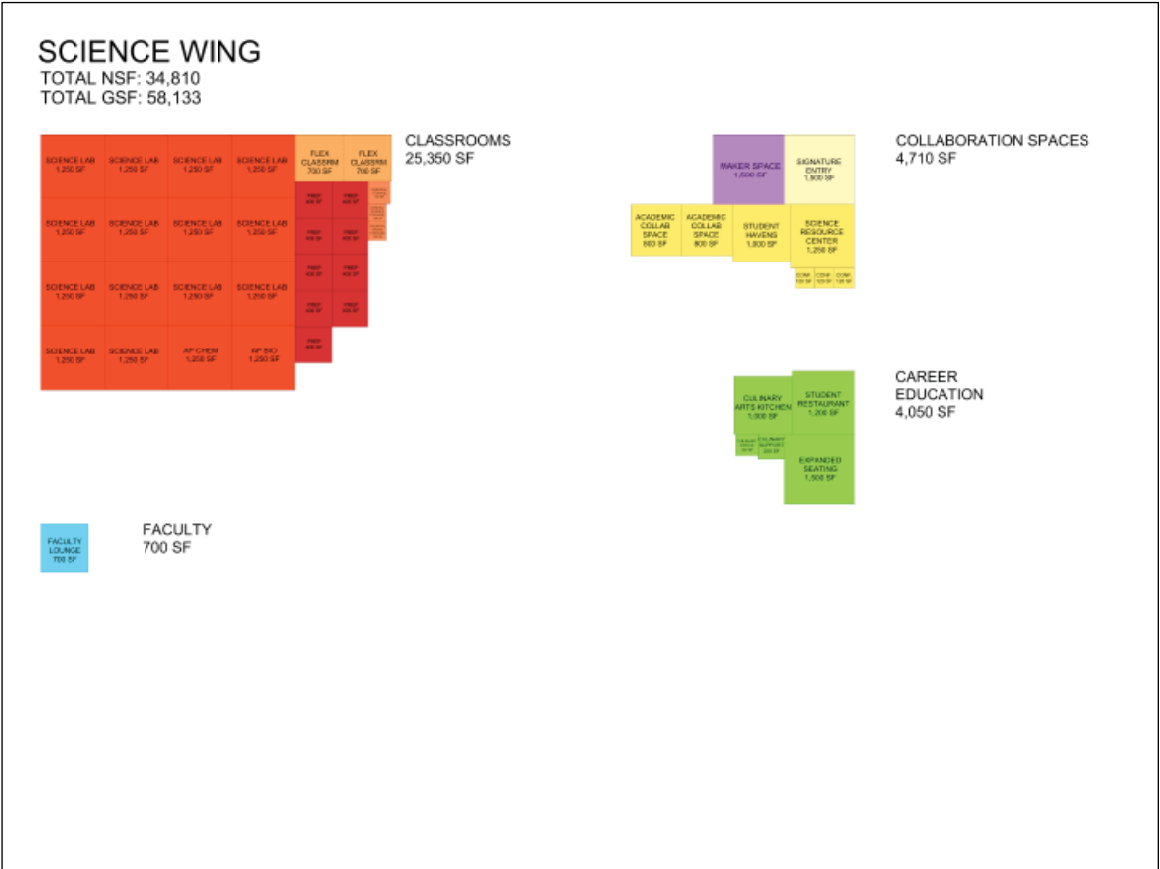
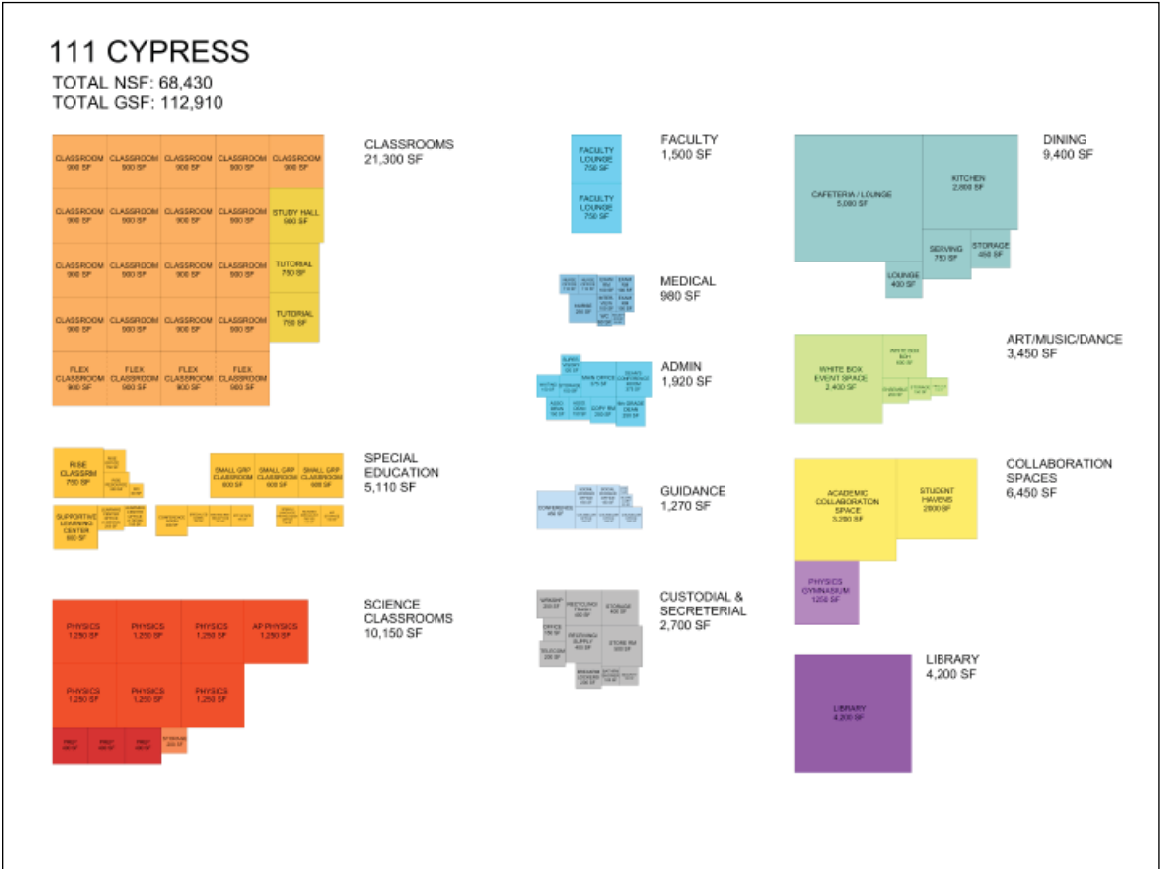
- World Languages (Main Building)
- Electives (UAB/Main Building)
- Health & Fitness (Tappan)

Bring 10-12th graders to Cypress Building

Possible Draws:

- Optional courses:
 - Creative Writing
 - Social & Racial Justice
 - Sagamore (student newspaper)
- AP Physics
- Possible Multi-use whitebox
 - Drama, Dance, Music
 - Guest Speakers for other Classes
 - Interdisciplinary Work

DESIGN UPDATE - PROPOSED PROGRAM



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

- **LIBRARY**
- **WHITE BOX**
- **CAFETERIA / EVENT SPACE**
- **SCIENCE RESOURCE CENTER**
- **MAKER SPACE**
- **ACADEMIC COLLABORATION SPACE**
- **STUDENT HAVENS**



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

LIBRARY



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

LIBRARY



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

WHITE BOX

WHITE BOX
EVENT SPACE
2,400 SF

WHITE BOX
BOH
600 SF



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

WHITE BOX



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

CAFETERIA SEATING AREA

CAFETERIA / LOUNGE
5,000 SF



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

PHYSICS “GYMNASIUM”

PHYSICS
“GYMNASIUM”
1,250 SF



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

SCIENCE RESOURCE CENTER

SCIENCE
RESOURCE
CENTER
1,250 SF



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

ACADEMIC COLLABORATION SPACE

ACADEMIC
COLLABORATION
SPACE
3,200 SF



DESIGN UPDATE - PROGRAM ELEMENTS SUPPORTING EDUCATION PLAN

STUDENT HAVENS

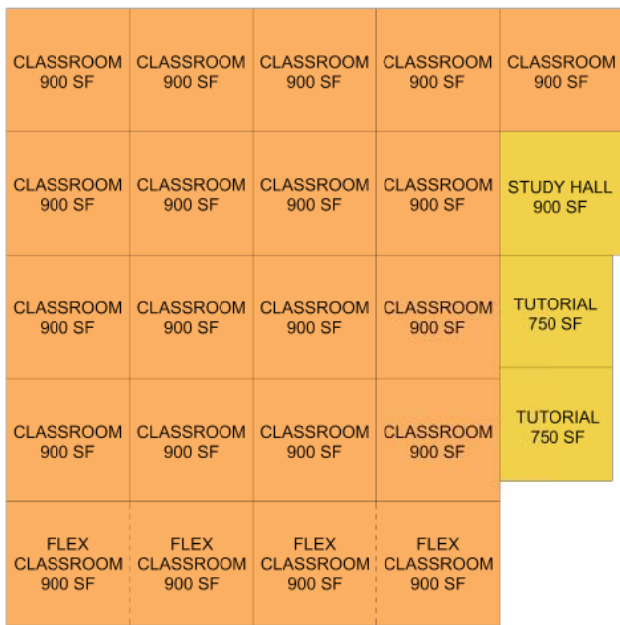
STUDENT
HAVENS
2000 SF



DESIGN UPDATE - PROPOSED PROGRAM

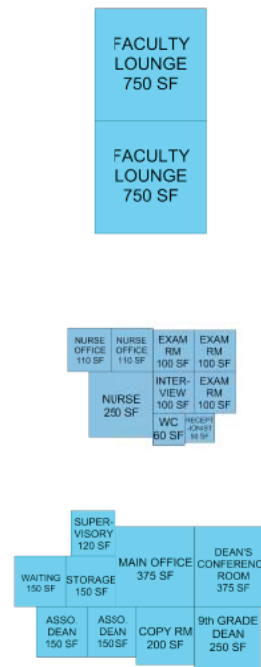
111 CYPRESS

TOTAL NSF: 68,430
TOTAL GSF: 112,910



CLASSROOMS
21,300 SF

- 24 classrooms in total
- 3 are planned for 10th-12th grade students, fostering a two-way campus

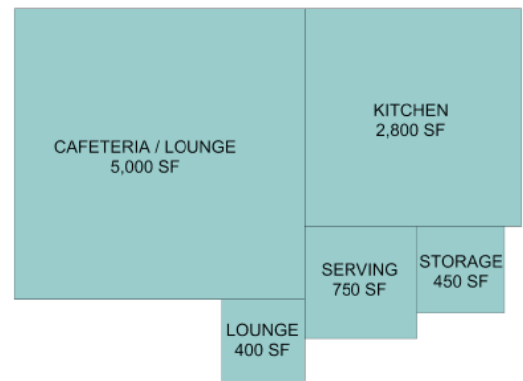


FACULTY
1,500 SF

MEDICAL
980 SF

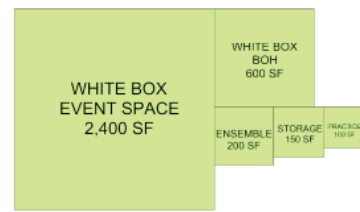
ADMIN
1,920 SF

- Adult presence



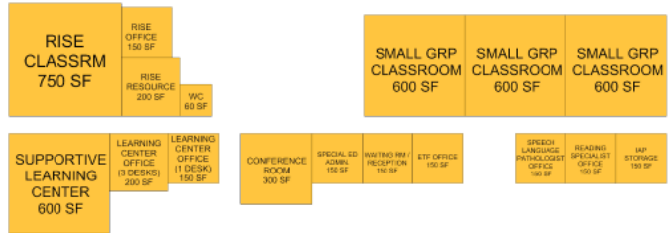
DINING
9,400 SF

- Space for gathering around dining and special events



ART/MUSIC/DANCE
3,450 SF

- Interdisciplinary hub for performance and lectures

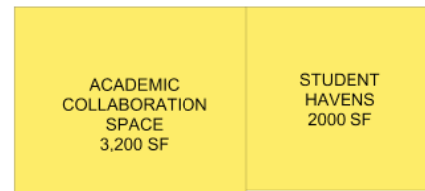


SPECIAL EDUCATION
5,110 SF

- Ensuring inclusion

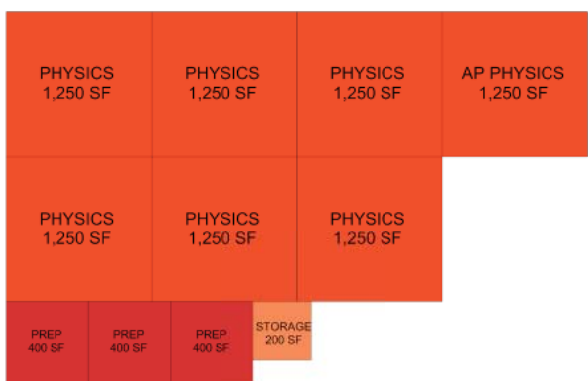


GUIDANCE
1,270 SF



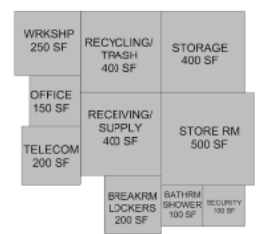
COLLABORATION SPACES
6,450 SF

- Deliberate and spontaneous collaborative learning spaces

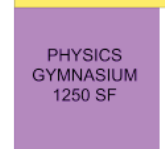


SCIENCE CLASSROOMS
10,150 SF

- 6 core Physics classroom
- 1 AP Physics classroom



CUSTODIAL & SECRETERIAL
2,700 SF



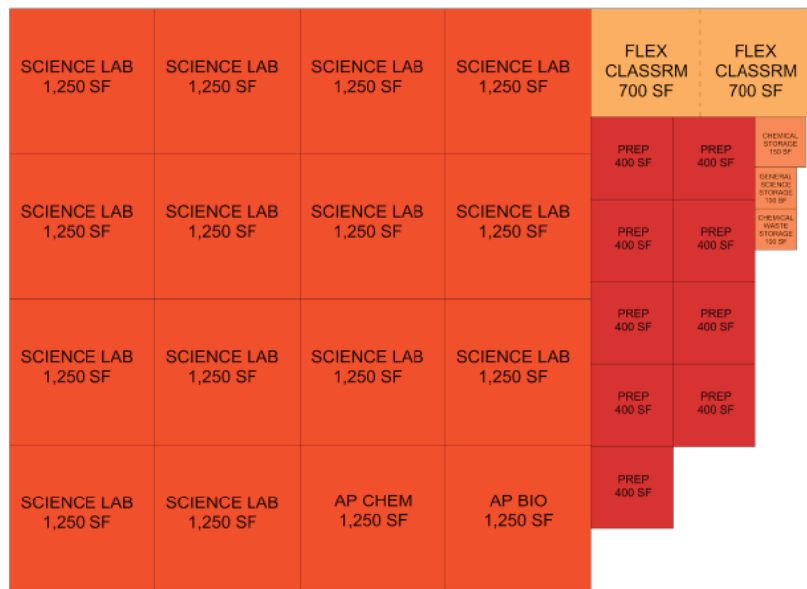
LIBRARY
4,200 SF

- promoting research as part of first-year experience

DESIGN UPDATE - PROPOSED PROGRAM

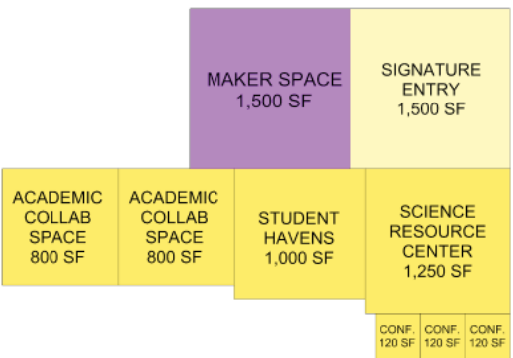
SCIENCE WING

TOTAL NSF: 34,810
TOTAL GSF: 58,133



CLASSROOMS
25,350 SF

- Adaptive STEM classroom spaces



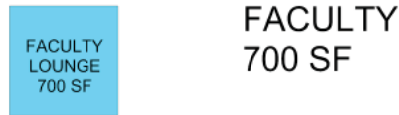
COLLABORATION SPACES
4,710 SF

- Maker Space to put science and engineering on display
- Connect science to student flow



CAREER EDUCATION
4,050 SF

- Align menus to allow integrated dining



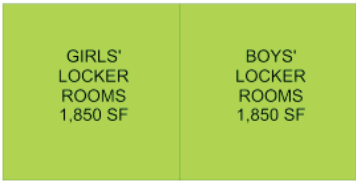
FACULTY
700 SF

DESIGN UPDATE - PROPOSED PROGRAM

TAPPAN GYM

TOTAL NSF: 11,180
TOTAL GSF: 14,000

TOTAL GSF
INCL. NEW LOBBY : 17,800



LOCKER ROOMS
3,700 SF

- *Modern locker room facilities*



BOH
550 SF



ATHLETIC SPACES + CLASSROOMS
4,480 SF

- *Consolidate Health & Fitness core classrooms with fitness facilities*



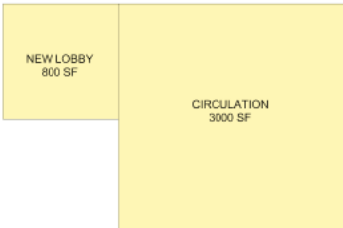
SPECIAL EDUCATION
750 SF

- *Integrate inclusive fitness*



OFFICES
1,700 SF

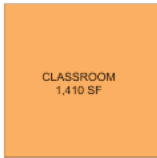
- *Provide accessible offices for faculty & coaches*



NEW LOBBY + CIRCULATION
3,800 SF

UAB

TOTAL NSF: 1,410
TOTAL GSF: 2,326



RENOVATED CLASSROOM
1,410 SF

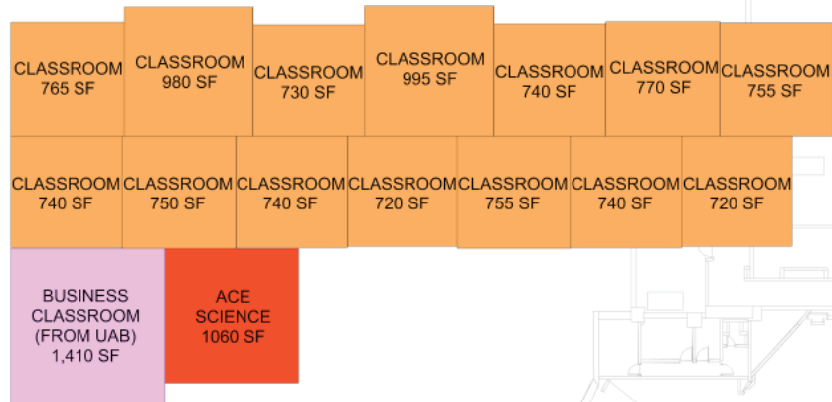


DESIGN UPDATE - PROPOSED PROGRAM

MAIN BUILDING - 3RD FLOOR

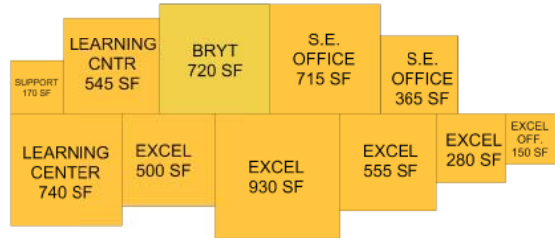
DISPLACED PROGRAM
TOTAL NSF: 20,725
TOTAL GSF: 33,500

RENOVATION AREA
TOTAL NSF: 22,800
TOTAL GSF: 33,500



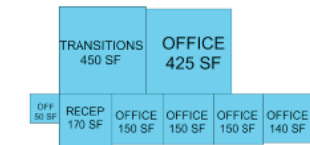
CLASSROOMS
13,370

- *Provide space for general classrooms*



SPECIAL PROGRAMS
5,670

- *Coordinate special programs & support services*



ADMINISTRATION
1,685 SF

- *Integrate adult, non-faculty presence*

20,725 NSF
DISPLACED PROGRAM
FITS IN
22,800 NSF AVAILABLE IN
3RD FLOOR RENOVATION AREA



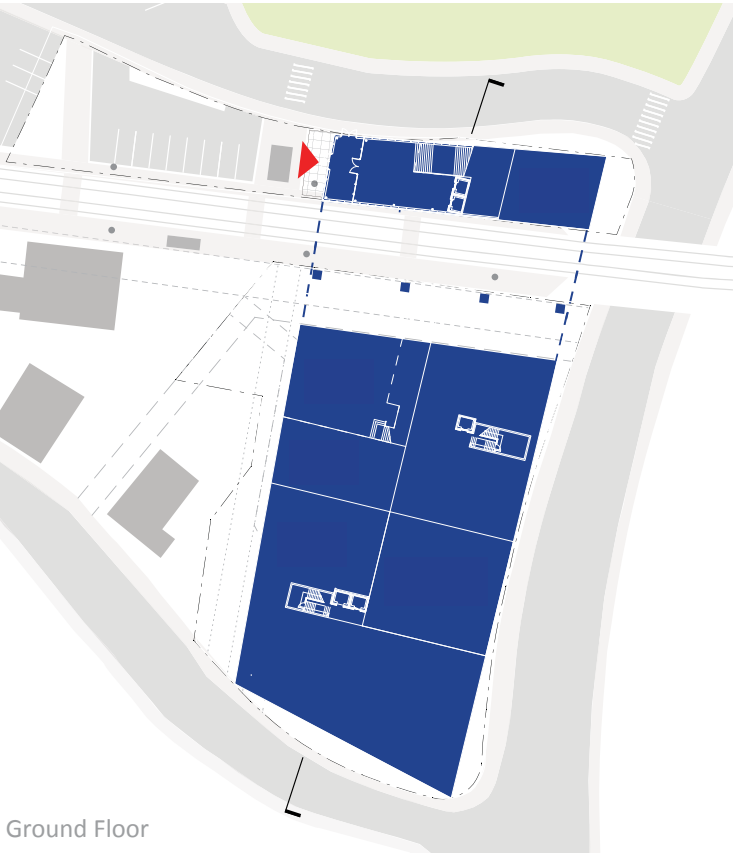
DESIGN UPDATE - PROPOSED PROGRAM

| APPROXIMATE GSF | |
|------------------------------|----------------|
| 111 Cypress | 113,000 |
| Science Wing | 59,000 |
| Tappan Gym | 18,000 |
| UAB | 3,000 |
| Main Building 3rd Floor | 34,000 |
| Approximate Total GSF | 227,000 |

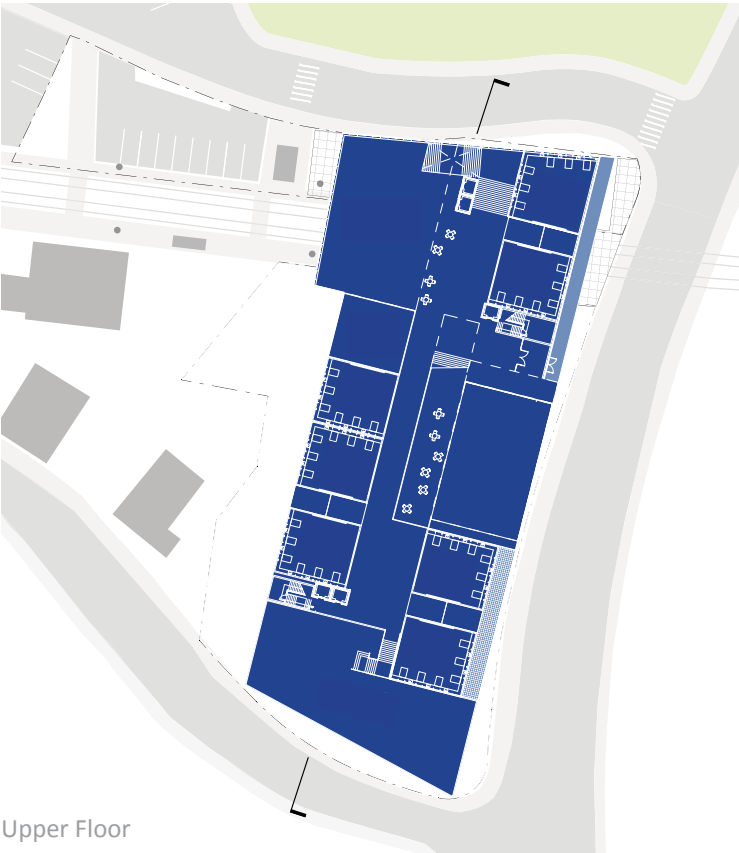


DESIGN UPDATE - 111 CYPRESS STREET

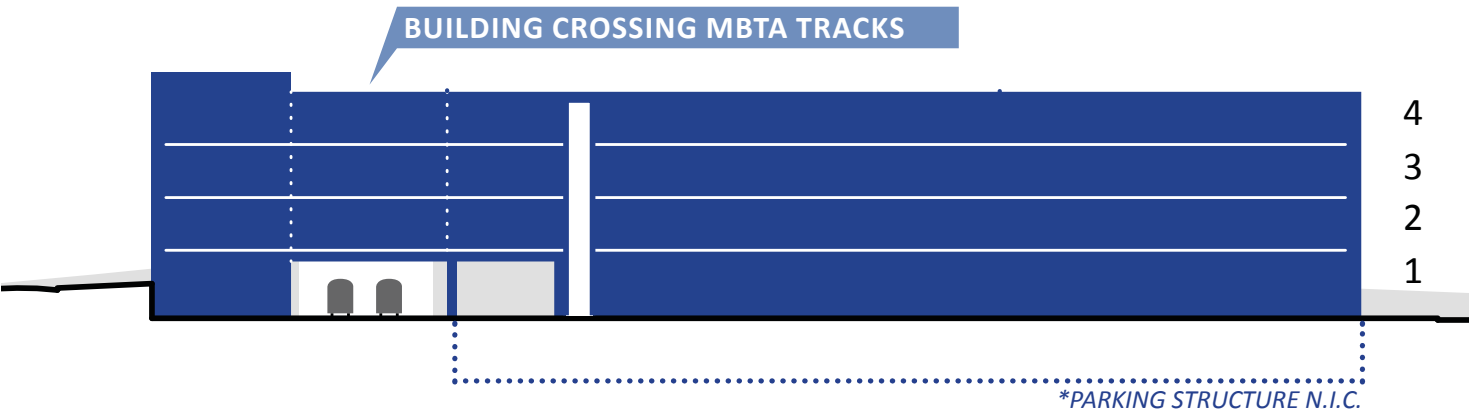
APPROVED DIRECTION PER FEASIBILITY STUDY - BUILDING AS BRIDGE



Ground Floor

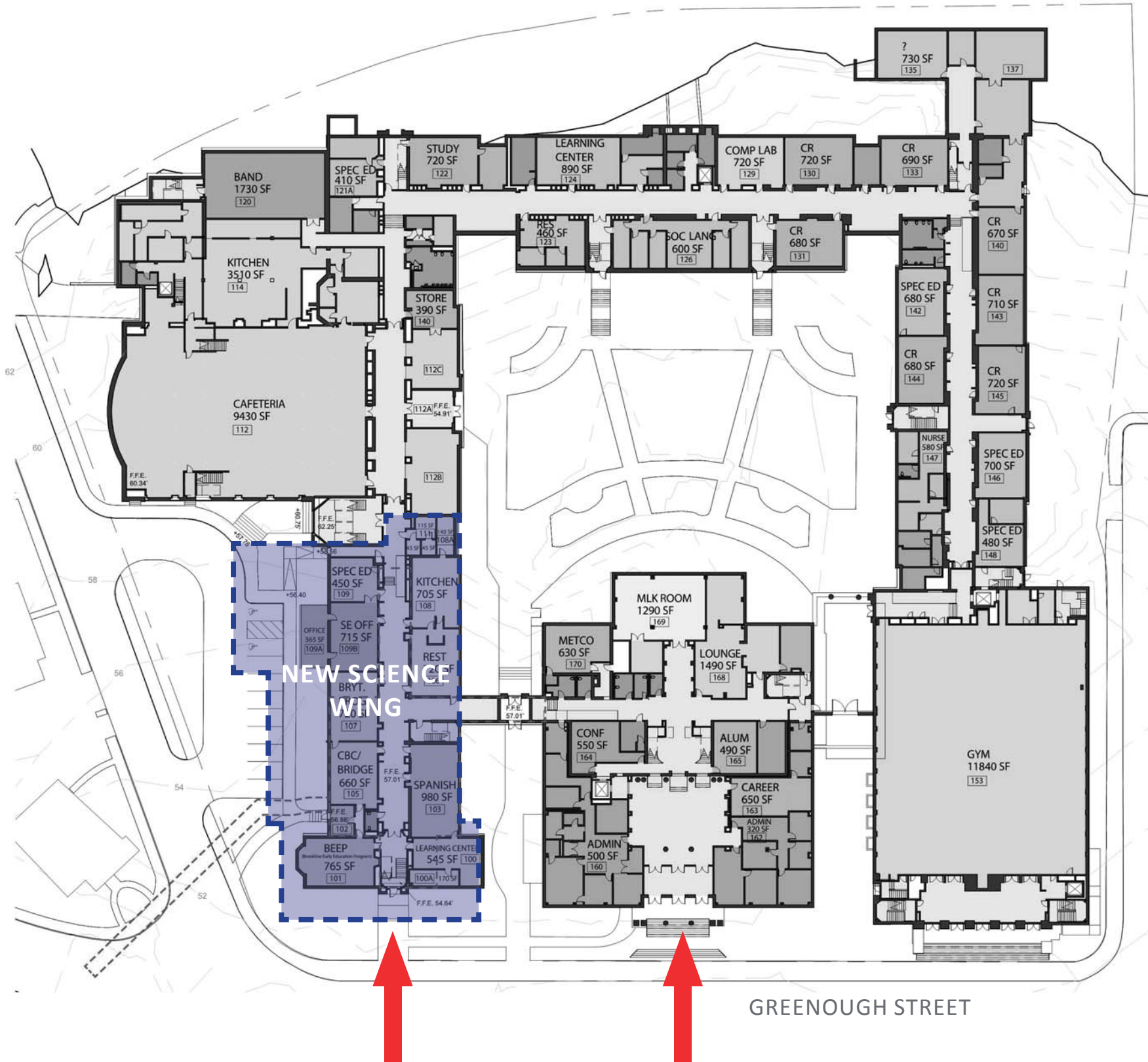


Upper Floor



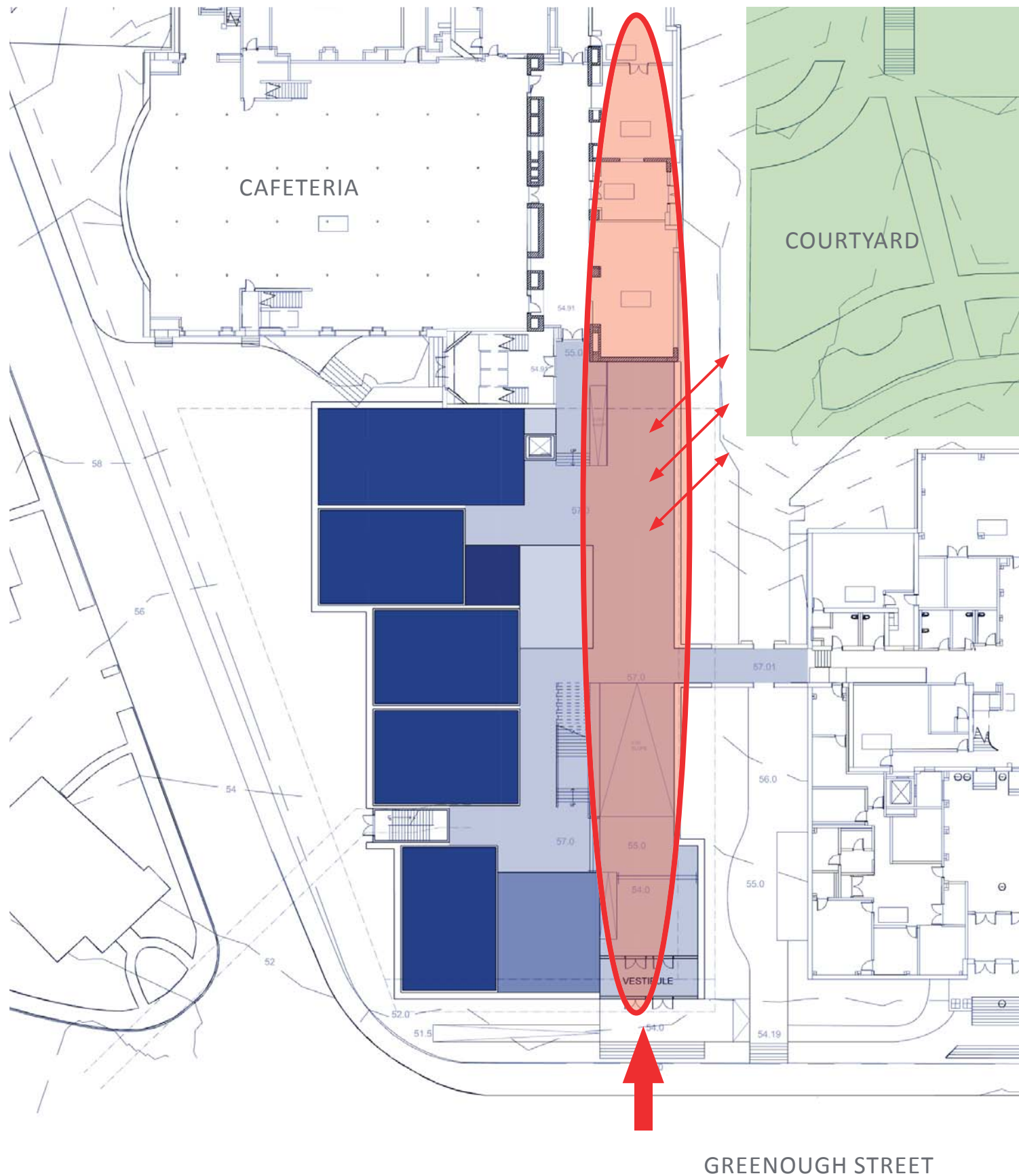
DESIGN UPDATE - SCIENCE WING

A NEW AND SIGNIFICANT STUDENT ENTRY TO MAIN BUILDING



DESIGN UPDATE - SCIENCE WING

A NEW AND SIGNIFICANT STUDENT ENTRY TO MAIN BUILDING



- Create direct connection and visibility between new Science Wing entry and central courtyard
- Potential renovation of cafeteria overflow seating area to create continuity between new Science Wing and existing building

- MBTA meeting held on October 12, 2017
- MBTA Cost and Design Data
- Apply for license for Survey and Borings on MBTA property
- Follow up conversations with MBTA Officials

Parks and Recreation Update

CYPRESS FIELD

CYPRESS FIELD RENOVATION

- × Consultant: Stantec
- × Scoping Meetings
 - + September 12 – Session 1
 - × Agenda
 - ★ Introduction
 - ★ Concept Plan Review
 - ★ Park Program Elements
 - ★ Athletic Systems/Surfacing
 - + October 10 – Session 2
 - × Agenda
 - ★ Recap
 - ★ Character of the Park
 - ★ Revised Concept Plan
 - ★ Human & Environmental Impact
 - ★ Cost Analysis
 - + December 12 – Session 3

CYPRESS FIELD RENOVATION

- ✕ School Committee Update from Parks & Rec
 - + November 9, 30, or December 7

Transportation Board

TRANSPORTATION DEMAND MANAGEMENT (TDM)

TDM STUDY

- × Consultant: Howard Stein Hudson
- × Draft in Review
 - + Validating employee counts included are correct
- × Presentations will begin December

ARTICLE V(B): PERMIT PARKING REGULATIONS

Section 6

PARKING PERMITS FOR SCHOOL STAFF

A. School Permit Parking Plan for Public Schools Owned and Operated by the Town of Brookline

1. School Permit Parking Plan

a. If after exhausting all reasonable efforts to limit the demand for onstreet parking spaces (a) by creating as many off-street parking spaces as feasible on the school property or at remote, off-street locations, and (b) by encouraging transit use and carpooling, there remains a need for school staff to park on adjacent residential streets for more than 2 hours, the Transportation Board shall authorize the granting of exemptions to the 2-hour rule during the school day and school year to those staff persons identified in a school permit parking plan approved by the Transportation Board.

2. School Staff Permits

a. As a condition of granting exemptions to the 2-hour rule for school staff, the Transportation Division or its designee shall annually manufacture and distribute uniquely identifiable permits as approved by the Transportation Board for placement on the rear passenger side windows of all exempted vehicles that will be parked on streets adjacent to the school during that school calendar year. If necessary, the streets (or street segments) on which the permitted vehicles are to be parked may be determined and designated by signage by the Transportation Division.

END

