9th School Alternative Site Study

LISTENING SESSION OVERVIEW

JANUARY 2018
STM – Article 1
Purpose and Scope of Study

**Phase 1 ($300,000)**
Conduct a comprehensive Evaluation, including legal services, environmental engineering services, architectural services, traffic impact study and land appraisals on the following sites and other sites as identified during the study:

- Baldwin - 490 Heath Street
- Pine Manor College - 400 Heath Street
- Baker School - 205 Beverly Road
- Pierce School - 50 School Street
- Multiple sites including above locations
- Other locations, including - Heath School
  - Driscoll School
  - Lincoln School

**Phase 2**
- Feasibility Design Services on a single preferred site ($400,000)
- Plus Feasibility Design Services on multiple sites if considered the better concept ($300,000)
Summary of Work to Date

- Created a work scope and three month timeline that identifies tasks to be accomplished for each site being studied.
- Identified and fully engaged all School and Town personnel and contracted service providers.
- Reviewed updated enrollment projections and potential large scale residential developments in order to determine 9th school classroom capacity needs.
- Identified Contracted Service Providers and estimated costs to complete their services.
- Developed Preliminary Phase 1 Alternative Site Study Budget
- HMFH planning and mobilization meetings- 12/5/17, 12/8/17 and 12/21/17.
Elementary Enrollment
Actual Enrollment through October 1 2017
Projected: through FY 2022

# K – 8 School Capacity Projections

## Existing 2017 - 2018 vs. Projected 2022 - 2023

<table>
<thead>
<tr>
<th>School</th>
<th>Existing Classroom Sections</th>
<th>Existing Enrollment</th>
<th>Projected Enrollment</th>
<th>Projected Classroom Sections Needed</th>
<th>Projected Classroom Sections Existing</th>
<th>Shortage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Baker</td>
<td>39</td>
<td>763</td>
<td>912</td>
<td>46</td>
<td>37</td>
<td>-9</td>
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<tr>
<td>Devotion</td>
<td>43</td>
<td>801</td>
<td>898</td>
<td>45</td>
<td>45</td>
<td>0</td>
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<tr>
<td>Driscoll</td>
<td>28</td>
<td>613</td>
<td>620</td>
<td>32</td>
<td>27</td>
<td>-5</td>
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<tr>
<td>Heath</td>
<td>27</td>
<td>534</td>
<td>520</td>
<td>27</td>
<td>28</td>
<td>1</td>
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<tr>
<td>Lawrence</td>
<td>35</td>
<td>722</td>
<td>757</td>
<td>38</td>
<td>36</td>
<td>-2</td>
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<tr>
<td>Lincoln</td>
<td>28</td>
<td>578</td>
<td>567</td>
<td>29</td>
<td>28</td>
<td>-1</td>
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<tr>
<td>Pierce</td>
<td>41</td>
<td>859</td>
<td>946</td>
<td>45</td>
<td>36</td>
<td>-9</td>
</tr>
<tr>
<td>Runkle</td>
<td>27</td>
<td>612</td>
<td>649</td>
<td>34</td>
<td>27</td>
<td>-7</td>
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<tr>
<td>K-8 Totals</td>
<td>268</td>
<td>5482</td>
<td>5869</td>
<td>296</td>
<td>264</td>
<td>-32</td>
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</table>

### Additional Classroom Space to be Included in a 9th School Design
- K-8 Classrooms: 32
- Pre-K Classrooms: 3
- Science Labs: 2
- RISE Programs: 3
- **Total Classrooms Needed**: 40

Note: Projected enrollment in each school based on 2017 enrollment patterns and use of existing buffer zones.

*Source: 2017 Preliminary Enrollment Projections Report - Document under Review 12-22-17*
What will happen if we don’t build a new elementary school?

- A shortage of 32 classrooms across the district at the K-8 level
- Undersized cafeterias will result in most K-8 schools starting lunch before 10:30 a.m. (2 schools do this now, and 2 more start before 11.)
- Inadequate core facilities such as gymnasiums, libraries and instructional support areas (OT/Literacy/ELL) will not be addressed
- Expand the use of expensive, short-term solutions such as modular classes and rental space.
- Class sizes continue to increase
SCOPE OF WORK -- BAKER

1. Overview of environmental constraints with conservation commission staff.

2. Site evaluation for a double school on the site.
   a. Existing Baker as 3-section/600 student and new 3-section/600 student school
   b. Existing Baker as 4-section/800 student and new 3-section/600 student school
   c. Existing Baker as 3-section/600 student and new 4-section/800 student school

3. Site evaluation for a single school on the site. (Multiple-Site Solution)
   a. Renovation/modest expansion, 4-sections @ 800 students, using the 9th Elementary School Program
   b. Renovation/modest expansion, 5-section @ 1000 students, using the Devotion School Elementary Educational Program

4. Update VAI traffic study for the options above.
SCOPE OF WORK -- PIERCE SCHOOL

1. Site evaluation for a double school on the site.
   a. Existing Pierce as 3-section/600 student and new 3-section/600 student school.
   b. Existing Pierce as 4-section/800 student and new 3-section/600 student school.
   c. Existing Pierce as 3-section/600 student and new 4-section/800 student school.

2. Site evaluation for a single school on the site. (Multiple-Site Solution)
   a. Renovation/modest expansion, 4-sections @ 800 students, using the 9th Elementary School Program
   b. Renovation/modest expansion, 5-section @ 1000 students, using the Devotion School Elem. Educational Program

3. Provide VAI traffic study for the options above.
SCOPE OF WORK -- PINE MANOR

- More formal cost analysis for land
- Phase 1 environmental site assessment
- Legal concerns associated with environmental questions and eminent domain
1. Update VAI transportation & parking study for 3-section school @ 600 students.

2. Investigate siting of 3-section school on available “Baldwin North” site.
Or Other Sites

- This study will also consider other sites, including:
  - Heath School
  - Driscoll School
  - Lincoln School
ON-GOING EFFORTS TO BE TRANSPARENT AND INCLUSIONARY

Conducting and scheduling informational meetings with school and community representatives.

- HMFH on-site evaluation/inspections – Baker (1/4/18); Pierce (1/10/18)
- Town Meeting Representatives/Meetings upon request
- School Community “Listening Sessions”
  - Baker School - 1/17/2018 at 7:00p.m. (Rescheduled).
  - Pierce School - 1/10/18 at 8:10 a.m.
  - Heath School - 1/19/18 at 8:10 a.m.
  - Driscoll School - 1/17/18 at 8:10a.m.
  - Lincoln School – 1/12/18 at 8:10 a.m.
- System-wide evening “Listening Session” Tuesday January 23rd Pierce Auditorium
- Monthly Progress Reports and briefings to Select Board and School Committee
- Regular updates posted to Town & School 9th School Site Study & Classroom Capacity Websites
- On-going availability to meet with interested Brookline citizens
Questions and Comments

For complete updates and materials and to sign up to get email updates go to:

www.brookline.k12.ma.us/school9
### 9th School Alternative Site Study Phase 1 Preliminary Budget

<table>
<thead>
<tr>
<th>Activity</th>
<th>Status</th>
<th>Vendor</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Selection Study</td>
<td>Contract to be executed</td>
<td>HMFH</td>
<td>$190,000</td>
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<tr>
<td>Project Manager</td>
<td>Underway</td>
<td>Connelly</td>
<td>$37,000</td>
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<tr>
<td>Wetland Analysis</td>
<td>Authorized 12/8/17</td>
<td>Hancock</td>
<td>$9,000</td>
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<tr>
<td>Title Search (TH Complex)</td>
<td>Underway</td>
<td>Griffith</td>
<td>$5,500</td>
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<tr>
<td>PM Appraisal (Phase 1)</td>
<td>Underway</td>
<td>Foster</td>
<td>$40,000</td>
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<tr>
<td>PM Appraisal (Phase 2)</td>
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<td>Foster</td>
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<tr>
<td>Legal Consulting</td>
<td>Beyond current advisories</td>
<td>Leonard/Legere</td>
<td></td>
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<tr>
<td>Other needed work</td>
<td>Site Development ($4,500 underway)</td>
<td>Beals</td>
<td>$42,500</td>
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<tr>
<td></td>
<td>- $18,500 funded from Town Meeting appropriation</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>- $23,500 may require Reserve Fund Transfer to Town Counsel budget</td>
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Other Sites

Town’s Major Parcel Study underway

- Identifying large properties and current zoning allowances
- Being studied for private and public uses, not specifically for possible school sites.
- All property owners with lots greater than 2 acres notified about study

Not currently considering unfriendly taking of residential land that displaces residents