

SKANSKA



In association with
SMMA

East Longmeadow HS Building Project

Community Forum
November 16, 2022

Topics of Discussion

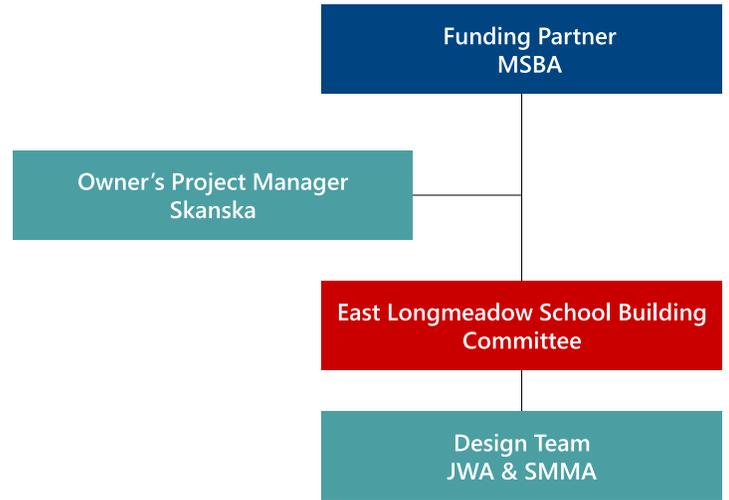
- Introduction
- Schedule Overview
- Visioning & Priorities
- Existing Conditions
- Narrowing Towards a Preferred Schematic
- Next Steps



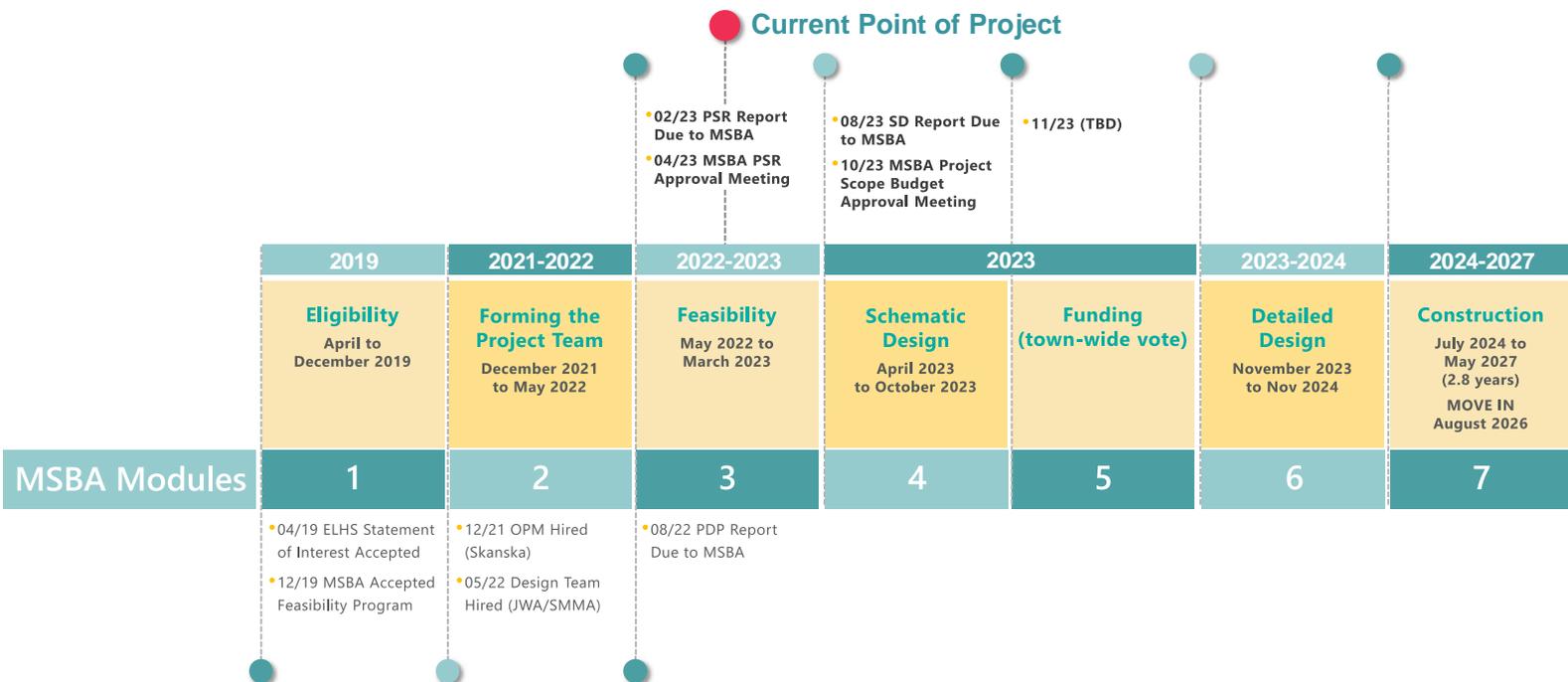
Introductions & Project Team

ELHS School Building Committee

- Stephen Chrusciel, School Building Committee Chair
- Gordon Smith, Superintendent of Schools
- Pamela Blair, Assistant Superintendent for Business
- Frank Paige, ELHS Principal
- Heather Brown, ELPS Director of Curriculum
- Kathleen Hill, Town Council Member
- Stephen Lonergan, Town Accountant & Town Finance Director
- Mary McNally, Town Manager
- Elizabeth Marsian-Boucher, School Committee Member
- Greg Thompson, School Committee Member
- Tom Christensen, Deputy Town Manager
- Bruce Fenney, Superintendent of East Longmeadow DPW
- Daniela LaBarre, School Psychologist and Faculty member
- Ryan Quimby, Town IT Director



Overall Schedule

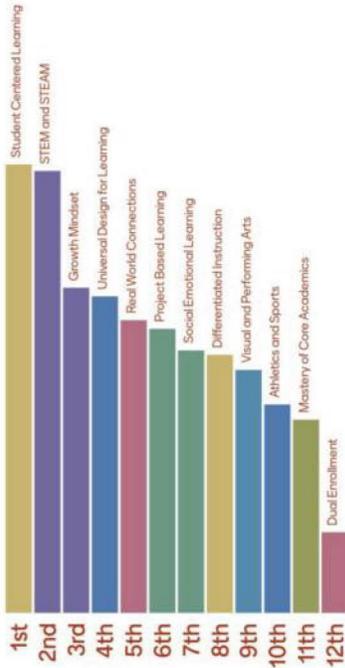


Visioning Process

What 3 words best describe **the culture** of teaching and learning at ELHS?



Which **educational focus** areas are most important to you?



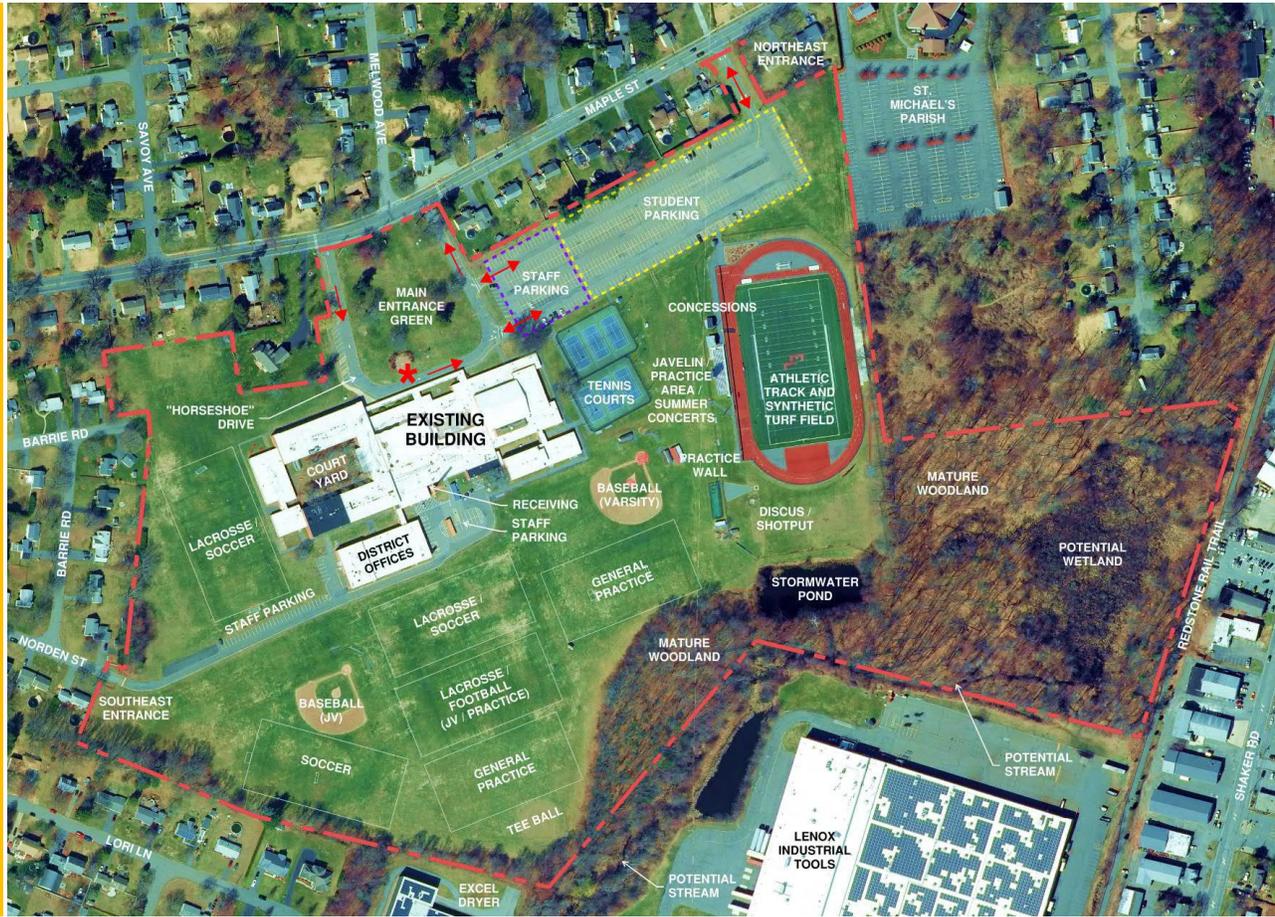
Educational Goals and Priorities

Educate students today for the challenges of tomorrow

- Focus on the whole child supporting children as they grow academically, socially, and emotionally
- Develop collaborative leadership
- Create learning experiences and learning environments that are rooted in Universal Design for Learning and Culturally Responsive Teaching
- Support students to develop the knowledge, the skills (academic, social, and emotional), and the mindset to become resilient and culturally-proficient citizens



Existing Site

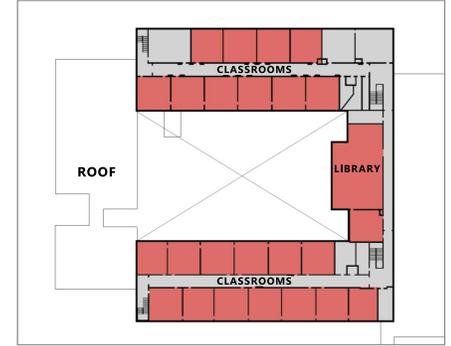


Existing Site Conditions Summary

- 61.40 Acres (1 Parcel)
- More than Adequate Parking
- Athletic Fields and Courts are Extensive and in Good Overall Condition
- Lack of Separation Between School Bus and Passenger Vehicle Traffic; General Safety Concerns with Overall Vehicular Circulation
- Many Accessible Routes are Non-Compliant Due to Surface Conditions, Configuration, or Slope
- Lacks Dedicated Pedestrian Routes in Parking Lot and Between Building and Stadium
- Lacks Dedicated Exterior Common Space for Large Group Gathering or Dining
- Loading | Service Area Cannot Accommodate Large Vehicles



Existing Building Undersized Spaces



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■ Spaces undersized by 5% or more from MSBA guidelines

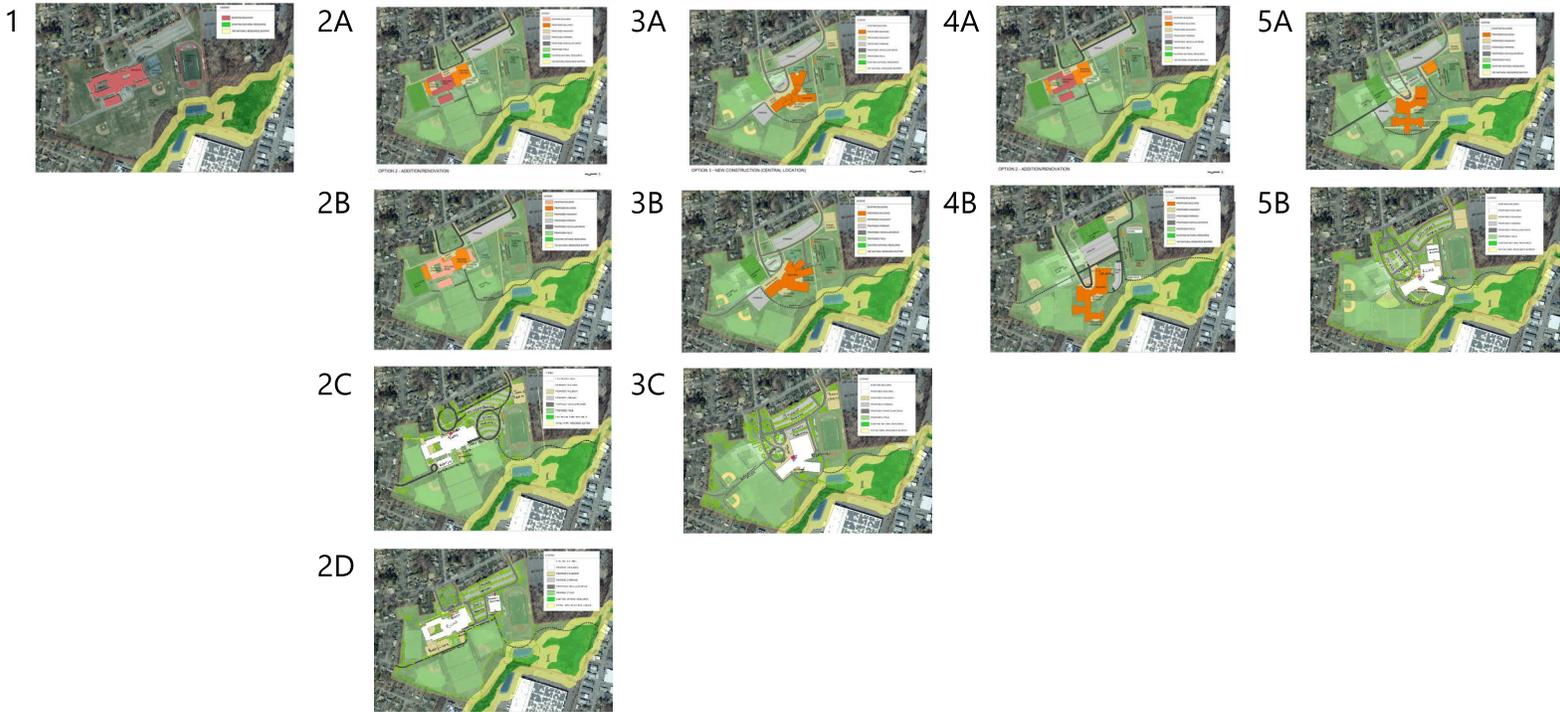
Existing Building Conditions Summary

- Convoluted circulation – a result from the different eras of construction.
- Finishes are robust –though colors are dated and fixed.
- Significant quantities of hazmat material.
- Roof is in poor shape – and is flashed incorrectly at adjacent walls. **Ongoing roof leaks are a hazard to occupants.**
- Lack of MAAB / ADA compliance in numerous locations
- Education spaces do not support today's educational needs.
- Mechanical, Electrical & Plumbing systems have all exceeded their life expectancy
- Typical lack of insulation and moisture control at the exterior envelope



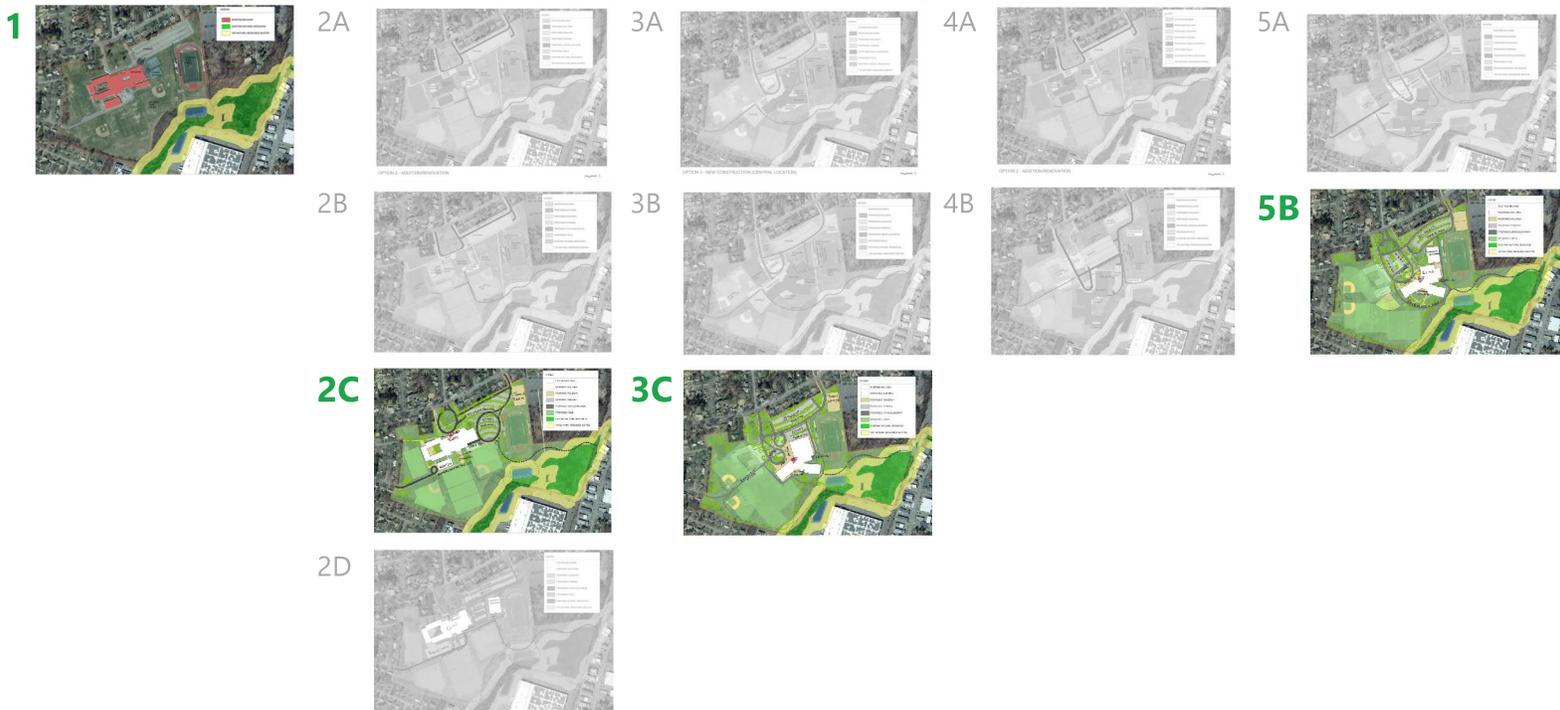
Preliminary Options Exploring site, phasing & cost implications

Reviewed by the School Building Committee



Preliminary Options

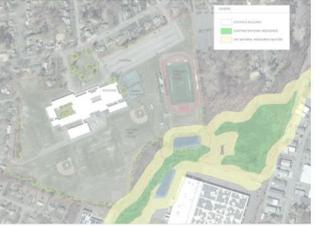
Reviewed by the School Building Committee



Side-by-Side Comparison

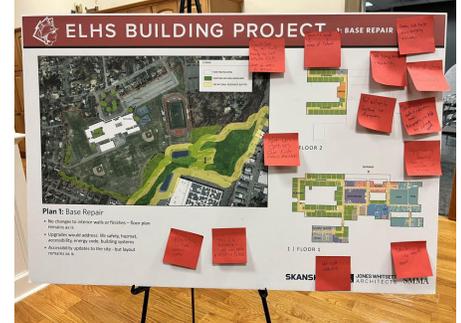
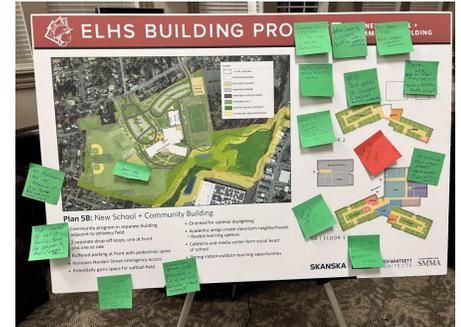
			
OPTION 5B New School + Community Building	OPTION 3C New School	OPTION 2C Add/Reno	OPTION 1 Base Repair
PROJECT COST \$170-175M	PROJECT COST \$168-173M	PROJECT COST \$160-165M	PROJECT COST \$110-115M
ESTIMATED GRANT \$45M	ESTIMATED GRANT \$48M	ESTIMATED GRANT \$45M	ESTIMATED GRANT Unknown
ESTIMATED LOCAL SHARE TOTAL \$125-130M	ESTIMATED LOCAL SHARE TOTAL \$120-125M	ESTIMATED LOCAL SHARE TOTAL \$115-120M	ESTIMATED LOCAL SHARE TOTAL Unknown

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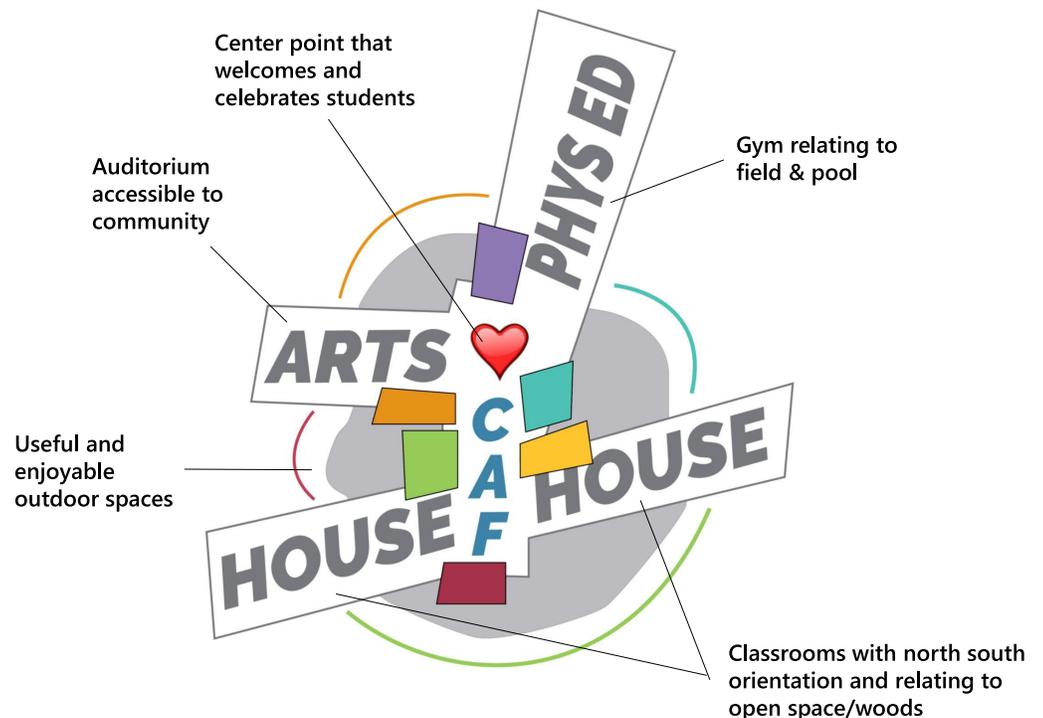
Gathering input from previous Community Meetings & SBC Meetings...

- Base Repair is expensive, will result in a smaller grant from the MSBA, and does not meet any of the District goals
- Numerous challenges with an Add/Reno approach
 - Difficult to bring existing building up to code (accessibility, sprinklers, new energy code, etc.)
 - Extremely low floor-to-floor heights
 - Introducing adequate ventilation is almost impossible and would lead to extremely low ceilings throughout
- Keeping costs as low as possible, while still planning for the future
- Maximize the MSBA Grant whenever possible
- Strong community preference for New – leading to deeper exploration
- Still in the midst of the process – working towards a “Preferred Schematic”

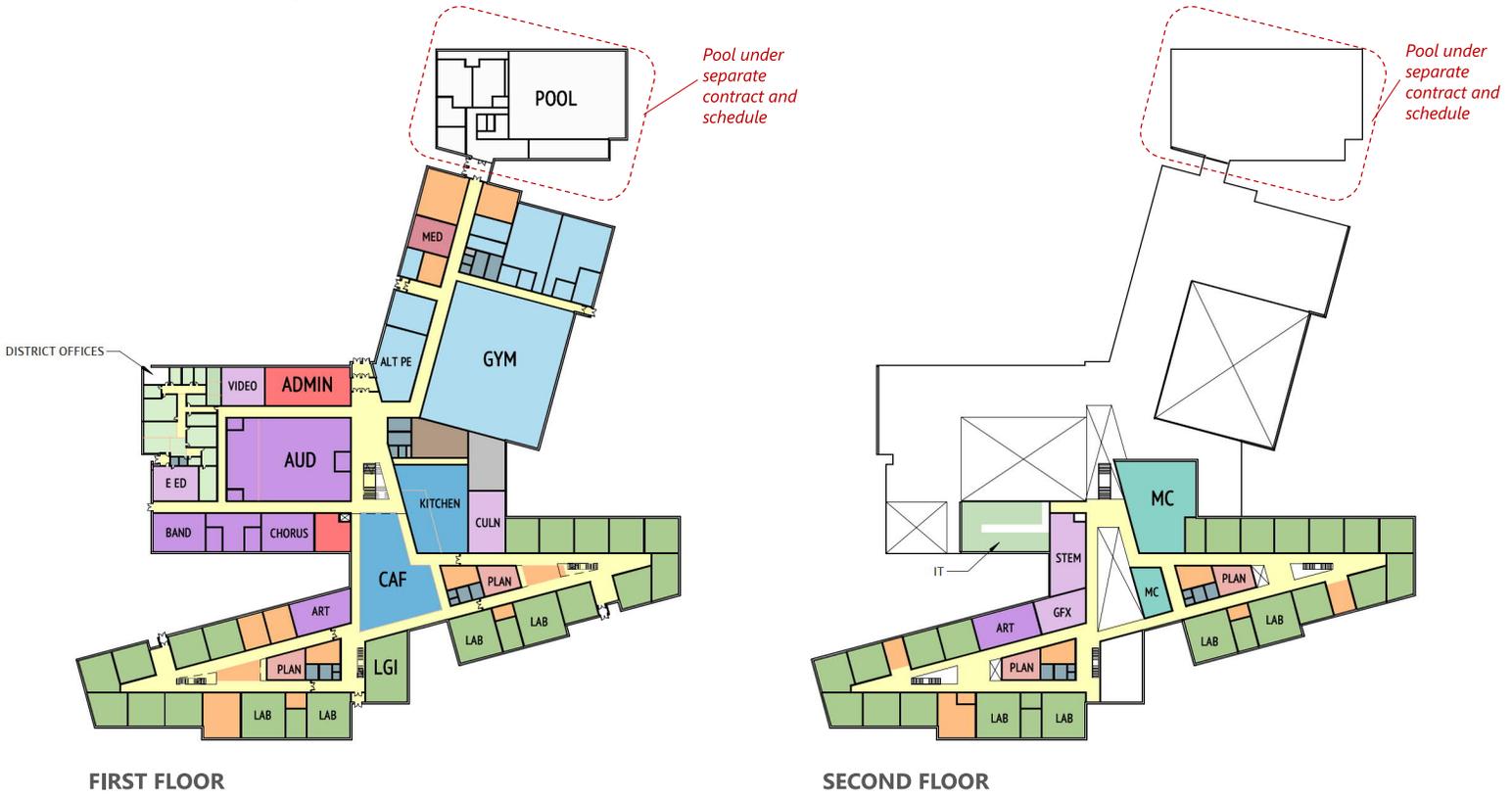


Design Update

ORGANIZING CONCEPT



Design Update – Plan Development

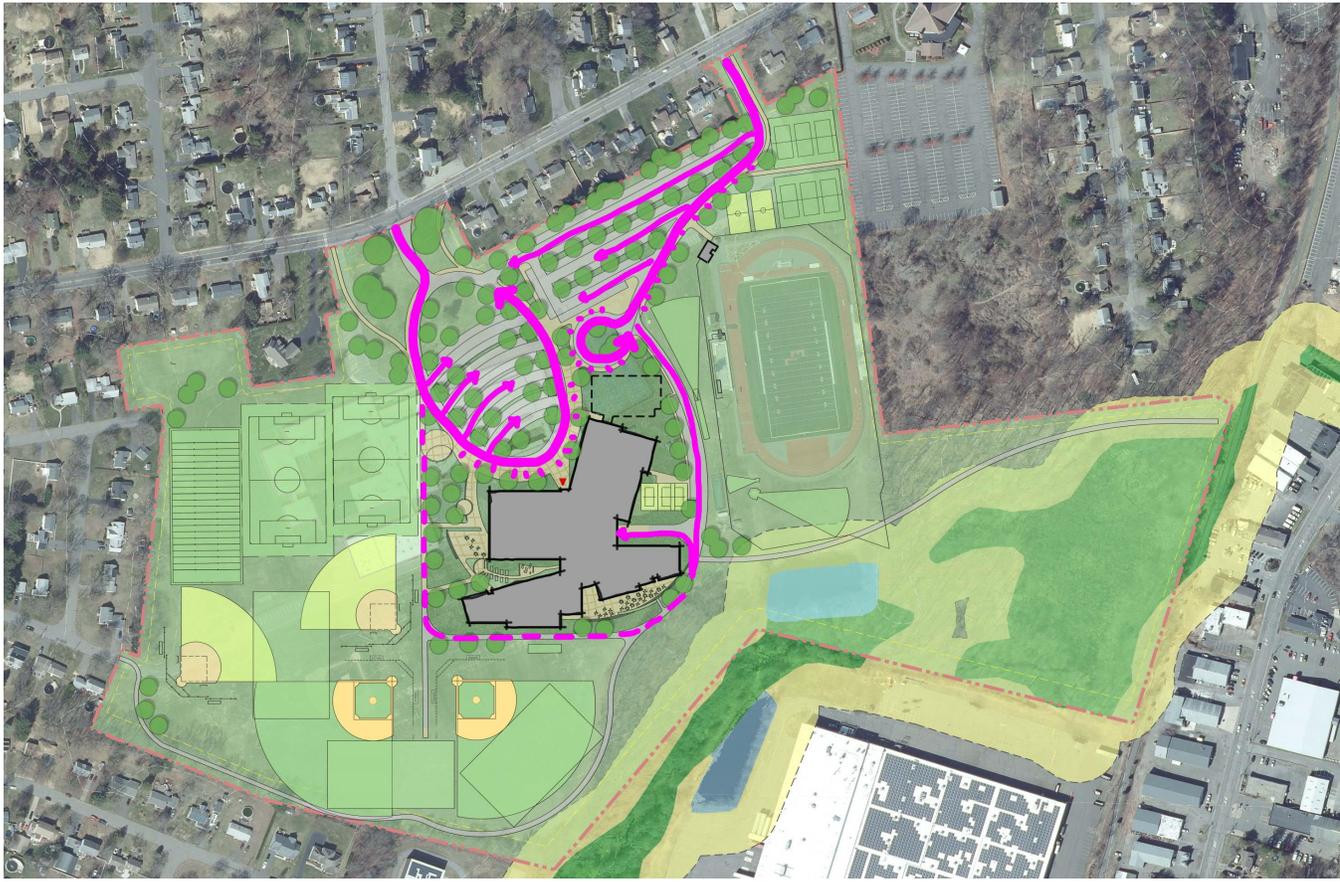


Design Update – Site Plan



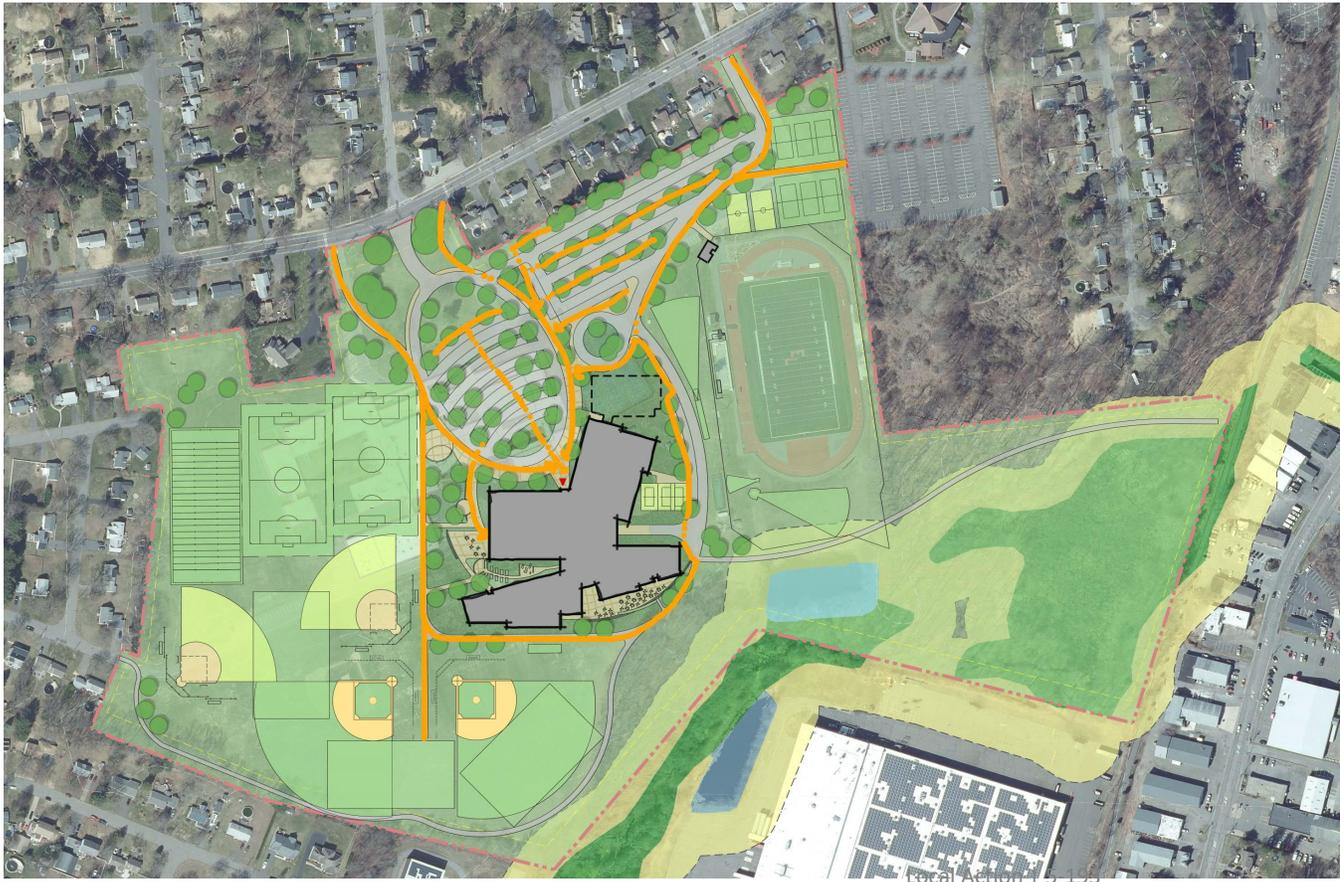
Design Update –

Vehicle Circulation



Design Update –

Pedestrian Circulation

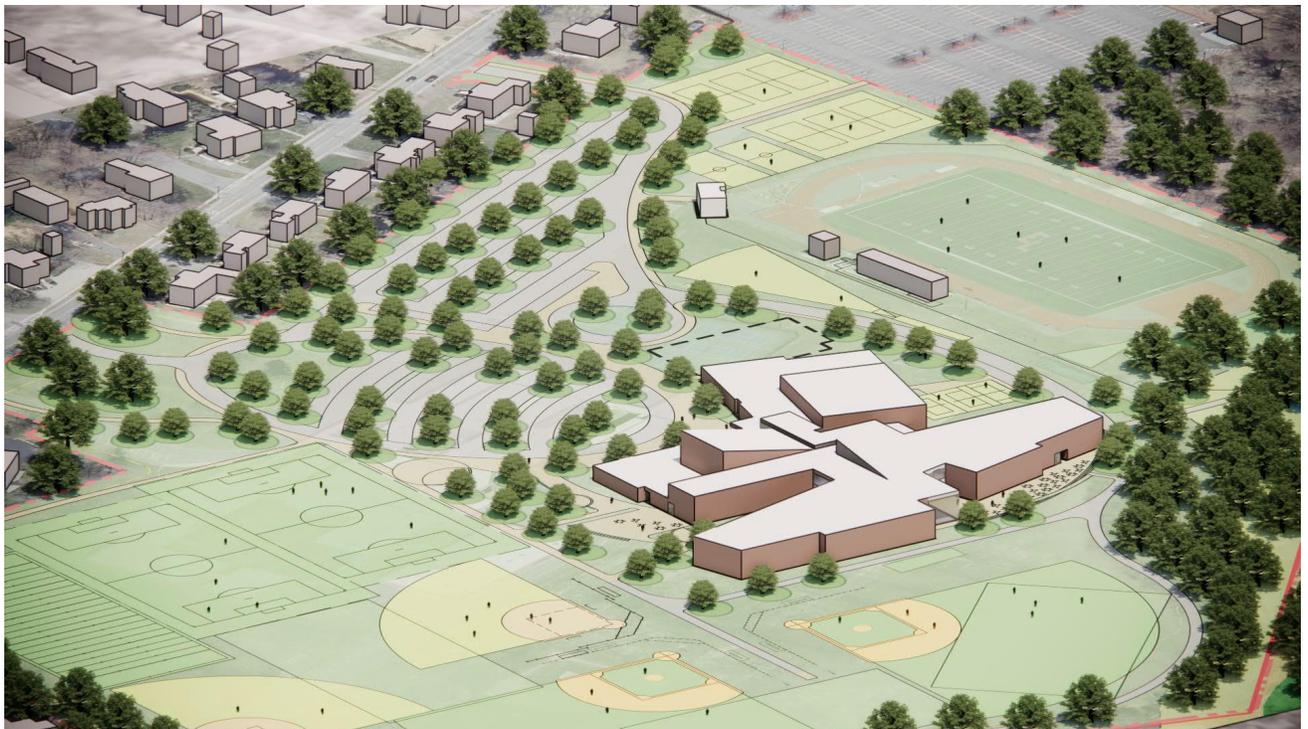


Building Form



conceptual render from north

Building Form



conceptual render from southwest
Local Action | 5-194

Sustainability & Systems: Opportunities

Building that supports health and wellness

- Clean air, daylighting, natural light, reduced glare, access to nature, thermal comfort, acoustics, healthy materials

Building as a tool for learning

- Measured energy data, post-occupancy systems monitoring, student gardens, green educational curriculum, outdoor classrooms

Outstanding energy performance

- Solar PV, Heat pumps (geothermal, VRF), net-zero ready design, reduced operational costs

Building for resilience

- High performing envelope, regenerative site, stormwater retention, systems redundancy, rain-water harvesting, community resource



Improved Security

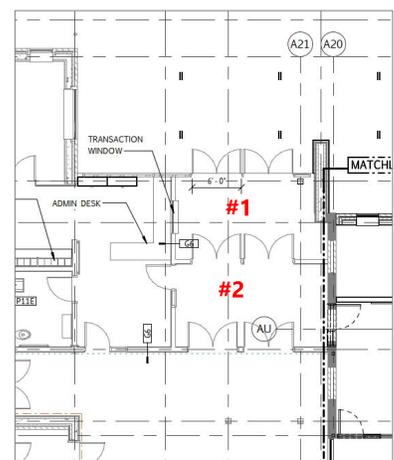
The new building will improve security

Starting with the big picture:

- Crime Through Environmental Design (CPTED)
- Engagement with key stakeholders throughout design process
- Clear site lines – inside and out
- Easily monitored spaces
- Easy emergency access
- Controlled public access

To the details:

- Controlled entry with abuse resistant glass
- Comprehensive security system
- Door contacts tied to centralized system
- Functioning, easy to use door hardware



How can I continue to learn more about the ELHS building project?

- To learn more about the ELHS building project please visit www.eastlongmeadowma.gov/ELHSBuildingProject
- Attend and participate in monthly School Building Committee Meetings. Calendar of meetings are posted on the project website.
- Please visit the ELHS building project website to stay updated on future Community Forums and Building Tours.
- If you have questions about the project or the Feasibility Phase, please email your questions to elhsbuildingproject@eastlongmeadowma.gov

