

PERKINS —
EASTMAN



LEFTFIELD

THE RIGHT CHOICE IN PROJECT MANAGEMENT

REVERE HIGH SCHOOL

SBC SEPTEMBER 23, 2021

AGENDA

1. Call Meeting to Order
2. Vote to Approve Minutes
3. Options Update
4. Public Comment
5. Other Business/Discussions
6. Vote to Adjourn Meeting



PROJECT OPTIONS UPDATE

SUMMARY OF OPTIONS

ERRICOLA PARK- NEW - 4 STORY



ERRICOLA PARK- NEW - 4 STORY, FLIPPED



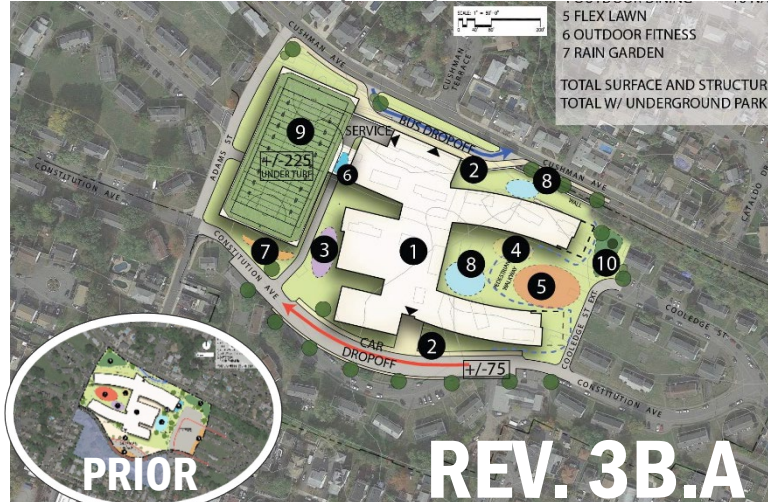
ERRICOLA PARK- NEW - 4 STORY, EXPANDED PROPERTY



WONDERLAND SITE (LARGE)- 4-STORY



HOUSING AUTHORITY SITE (SMALL)- 4 STORY



HOUSING AUTHORITY SITE (LARGE)- 4 STORY



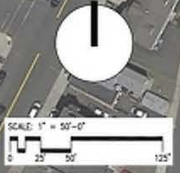
CURRENT OPTIONS

NEW AT ERRICOLA PARK			WONDERLAND	RHA LAND	
OPTION 1C.A 4-STORY	OPTION 1C.B 4-STORY-FLIPPED	OPTION 1D 4-STORY +LAND	OPTION 2A.B 4-STORY-LARGE	OPTION 3B.A 4-STORY-SMALL	OPTION 3B.B 4-STORY-LARGE
650 PRKG (255 UNDR) 2 FIELDS + 5 TENNIS 18.9 ac	650 PRKG (300 UNDR) 2 FIELDS + 5 TENNIS 18.9 ac	650 SURFACE PRK'G 2 FIELDS + 5 TENNIS 18.9 ac	650 SURFACE PRKG 2 FIELDS + 5 TENNIS 27.3 ac	650 PRKG (575 UNDR) 0 FIELDS, TENNIS @HS 12.2 ac	650 PRKG (475 UNDR) 2 FIELDS, TENNIS @HS PHASED SITE DEV.
+ CENTRAL LOCATION + HIGHLY WALKABLE	+ CENTRAL LOCATION + HIGHLY WALKABLE	+ CENTRAL LOCATION + HIGHLY WALKABLE + IDEAL INDOOR/OUT + HQ SCHOOL HEART	+ REPURPOSE OLD HS + ACCESS TO TRANSIT + ADDS CITY FIELDS + IDEAL INDOOR/OUT + HQ SCHOOL HEART	+ REPURPOSE OLD HS + HIGHLY WALKABLE + NEAR EXIST FIELDS + ADDS CITY FIELD + IDEAL INDOOR/OUT + HQ SCHOOL HEART	+ REPURPOSE OLD HS + HIGHLY WALKABLE + NEAR EXIST FIELDS + ADDS CITY FIELDS + IDEAL INDOOR/OUT + HQ SCHOOL HEART + NEW HOUSING
HIGHLY COMPACTED (HEART OF SCHOOL)	OVERLY COMPACTED (HEART OF SCHOOL)				
- FLOOD ZONE AE-11' - BLDG RAISED +/- 2' - ARTICLE 97 LAND (LEGISLATION REQ'D) - CLOSE TO HIGHWAY - RESTRICTS SERVICE - SIDE ENTRY/APPRCH - PRK'G STRUCTURE - CULVERT SPLITS SITE - EDUC. DISRUPTION - ATHL. DISRUPTION (DURING CONSTR.) - CONTRACTOR AREA - GEOTHERMAL LIMIT (100 WELLS/ACRE)	- FLOOD ZONE AE-11' - BLDG RAISED +/- 2' - ARTICLE 97 LAND (LEGISLATION REQ'D) - CLOSE TO HIGHWAY - ACCESS OFF RTE 60 (w RUMNEY MARSH) - RESTRICTS SERVICE - PRK'G STRUCTURE - PARKING IN BACK - CULVERT SPLITS SITE - EDUC. DISRUPTION - ATHL. DISRUPTION (DURING CONSTR.) - CONTRACTOR AREA - WINGS VERY CLOSE - GEOTHERMAL LIMIT (100 WELLS/ACRE)	- FLOOD ZONE AE-11' - BLDG RAISE +/- 2' - ARTICLE 97 LAND (LEGISLATION REQ'D) - CLOSE TO HIGHWAY - CULVERT SPLITS SITE - EDUC. DISRUPTION - ATHL. DISRUPTION (DURING CONSTR.) - GEOTHERMAL LIMIT (100 WELLS/ACRE)	- FLOOD ZONE AE-11' - BLDG RAISED +/- 5' - FLOODABLE ACCESS - LAND ACQUISITION - LOST LAND DEV OPP - CLOSE TO HIGHWAY - CLOSE TO TRAIN - LOW WALKABILITY (CUT OFF/ISOLATED) (ISSUE OF EQUITY) - 1A TRAFFIC/ACCESS	- REPLACEMENT OF 154 HOUSING REQ'D (PRIOR TO PROJECT) - PRK'G STRUCTURES - CONTRACTOR AREA - LIMITED GEOTHRM	- REPLACEMENT OF 84 HOUSING REQ'D - PRK'G STRUCTURES - CONTRACTOR AREA (DURING PHASE-1)

ERRICOLA - 1C.A UPDATED

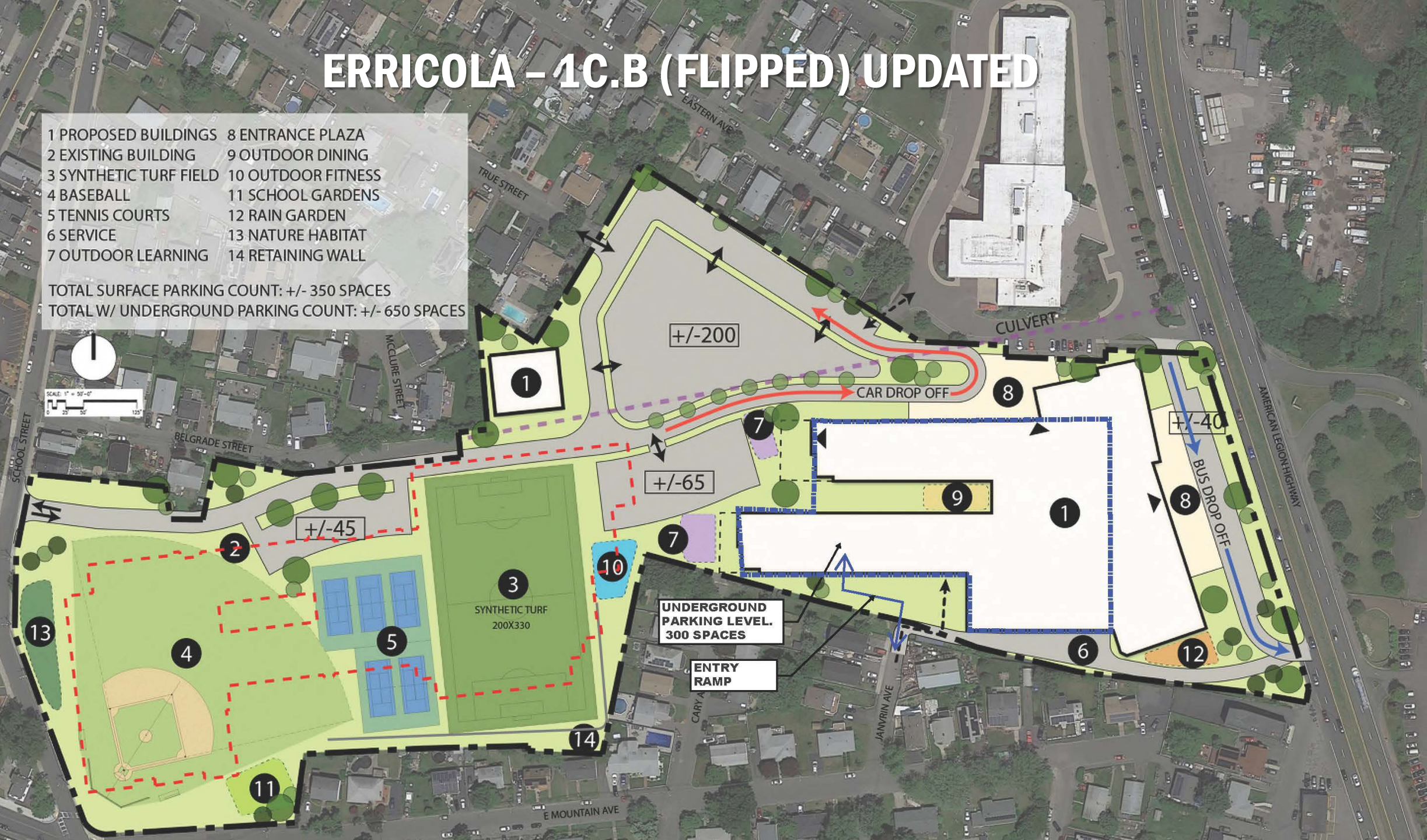
- 1 PROPOSED BUILDINGS
- 2 EXISTING BUILDING
- 3 SYNTHETIC TURF FIELD
- 4 BASEBALL
- 5 ENTRANCE PLAZA
- 6 TENNIS
- 7 OUTDOOR LEARNING
- 8 OUTDOOR DINING
- 9 STAGE
- 10 FLEX LAWN
- 11 OUTDOOR FITNESS
- 12 RAIN GARDEN
- 13 NATURE HABITAT
- 14 RETAINING WALL

TOTAL SURFACE PARKING COUNT: +/- 395
 TOTAL W/ UNDERGROUND PARKING COUNT: +/- 650



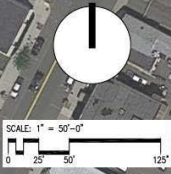
ERRICOLA - 1C.B (FLIPPED) UPDATED

- | | |
|------------------------|--------------------|
| 1 PROPOSED BUILDINGS | 8 ENTRANCE PLAZA |
| 2 EXISTING BUILDING | 9 OUTDOOR DINING |
| 3 SYNTHETIC TURF FIELD | 10 OUTDOOR FITNESS |
| 4 BASEBALL | 11 SCHOOL GARDENS |
| 5 TENNIS COURTS | 12 RAIN GARDEN |
| 6 SERVICE | 13 NATURE HABITAT |
| 7 OUTDOOR LEARNING | 14 RETAINING WALL |
- TOTAL SURFACE PARKING COUNT: +/- 350 SPACES
TOTAL W/ UNDERGROUND PARKING COUNT: +/- 650 SPACES



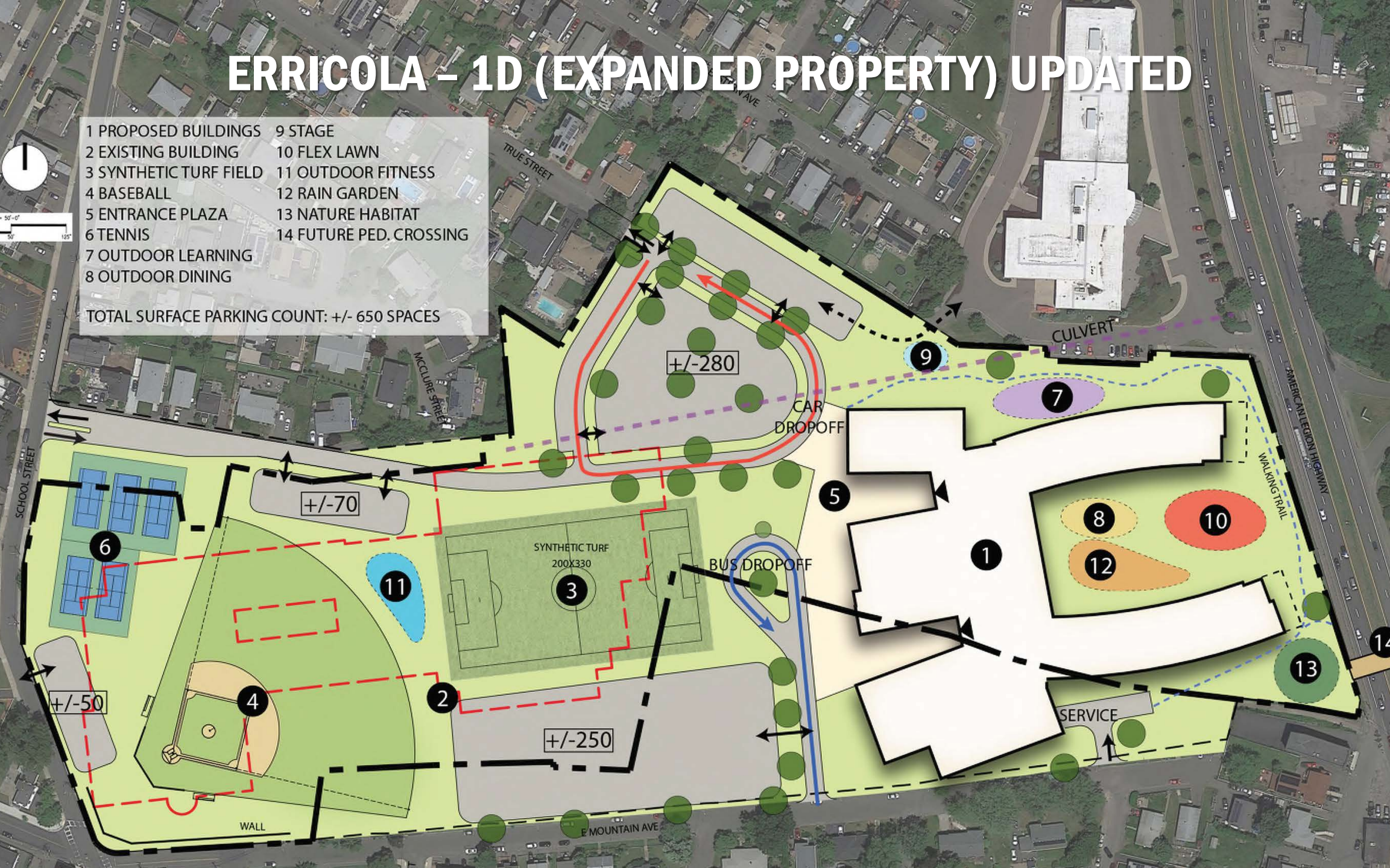
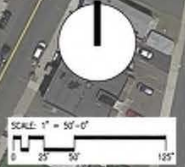
ERRICOLA - LAND STUDY

- 1 PROPOSED BUILDINGS
 - 2 EXISTING BUILDING
 - 3 SYNTHETIC TURF FIELD
 - 4 BASEBALL
 - 5 ENTRANCE PLAZA
 - 6 TENNIS
 - 7 OUTDOOR LEARNING
 - 8 OUTDOOR DINING
 - 9 STAGE
 - 10 FLEX LAWN
 - 11 OUTDOOR FITNESS
 - 12 RAIN GARDEN
 - 13 NATURE HABITAT
 - 14 FUTURE PED. CROSSING
- TOTAL SURFACE PARKING COUNT: +/- 650 SPACES



ERRICOLA - 1D (EXPANDED PROPERTY) UPDATED

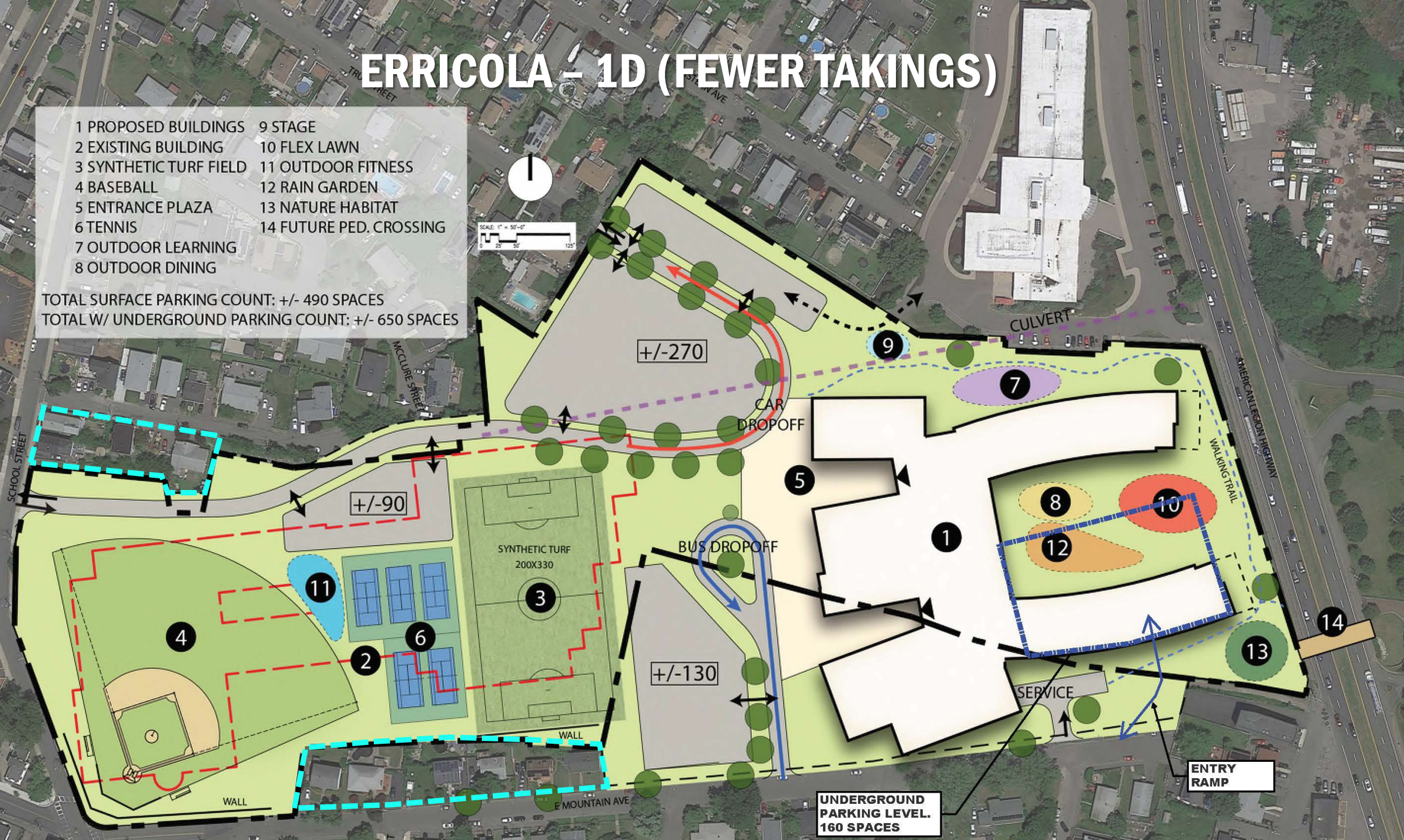
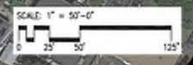
- | | |
|------------------------|-------------------------|
| 1 PROPOSED BUILDINGS | 9 STAGE |
| 2 EXISTING BUILDING | 10 FLEX LAWN |
| 3 SYNTHETIC TURF FIELD | 11 OUTDOOR FITNESS |
| 4 BASEBALL | 12 RAIN GARDEN |
| 5 ENTRANCE PLAZA | 13 NATURE HABITAT |
| 6 TENNIS | 14 FUTURE PED. CROSSING |
| 7 OUTDOOR LEARNING | |
| 8 OUTDOOR DINING | |
- TOTAL SURFACE PARKING COUNT: +/- 650 SPACES



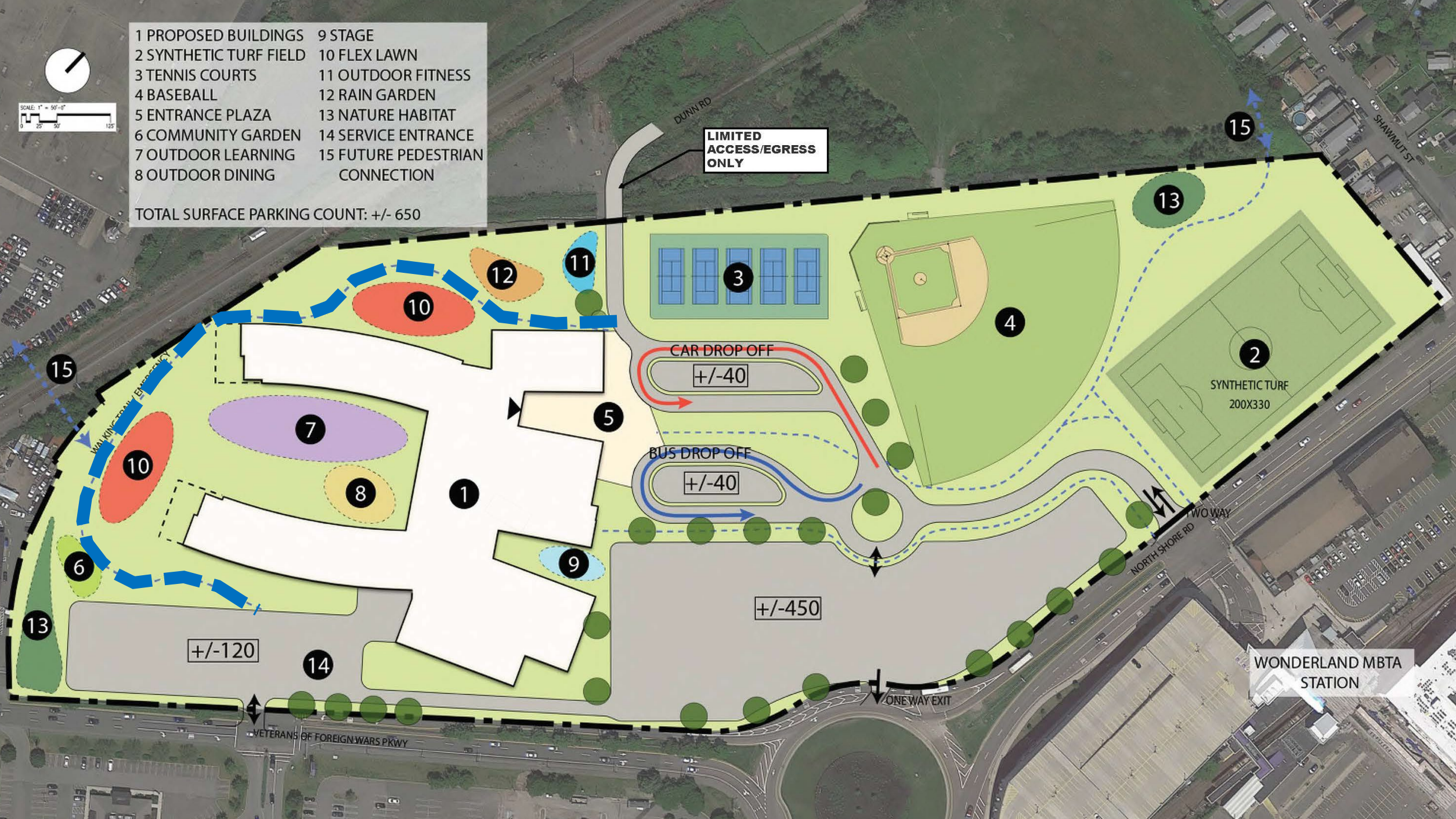
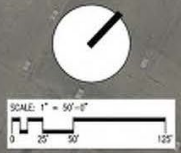
ERRICOLA - 1D (FEWER TAKINGS)

- 1 PROPOSED BUILDINGS
- 2 EXISTING BUILDING
- 3 SYNTHETIC TURF FIELD
- 4 BASEBALL
- 5 ENTRANCE PLAZA
- 6 TENNIS
- 7 OUTDOOR LEARNING
- 8 OUTDOOR DINING
- 9 STAGE
- 10 FLEX LAWN
- 11 OUTDOOR FITNESS
- 12 RAIN GARDEN
- 13 NATURE HABITAT
- 14 FUTURE PED. CROSSING

TOTAL SURFACE PARKING COUNT: +/- 490 SPACES
 TOTAL W/ UNDERGROUND PARKING COUNT: +/- 650 SPACES



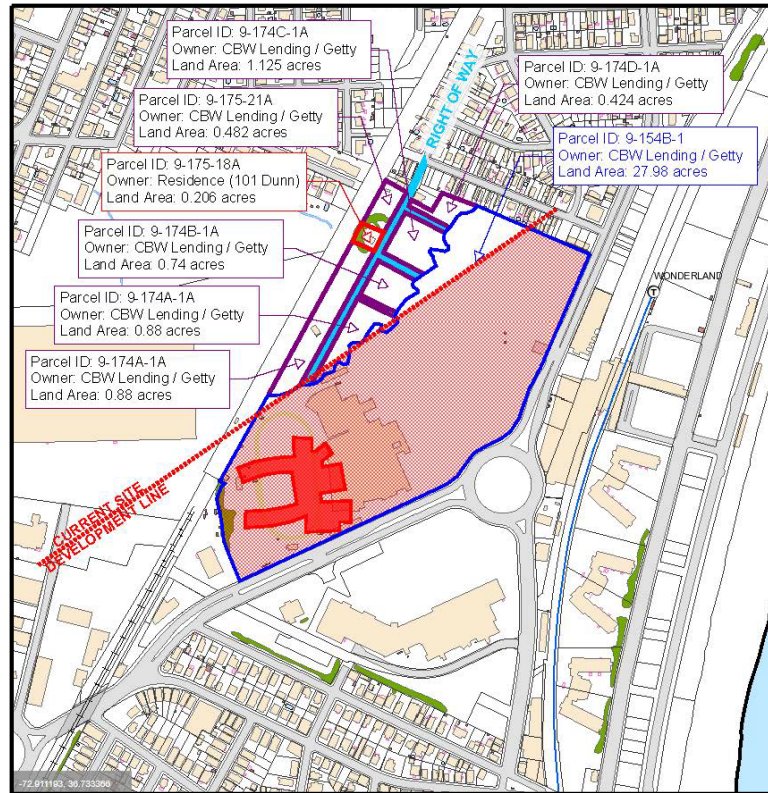
- | | |
|------------------------|---------------------------------|
| 1 PROPOSED BUILDINGS | 9 STAGE |
| 2 SYNTHETIC TURF FIELD | 10 FLEX LAWN |
| 3 TENNIS COURTS | 11 OUTDOOR FITNESS |
| 4 BASEBALL | 12 RAIN GARDEN |
| 5 ENTRANCE PLAZA | 13 NATURE HABITAT |
| 6 COMMUNITY GARDEN | 14 SERVICE ENTRANCE |
| 7 OUTDOOR LEARNING | 15 FUTURE PEDESTRIAN CONNECTION |
| 8 OUTDOOR DINING | |
- TOTAL SURFACE PARKING COUNT: +/- 650



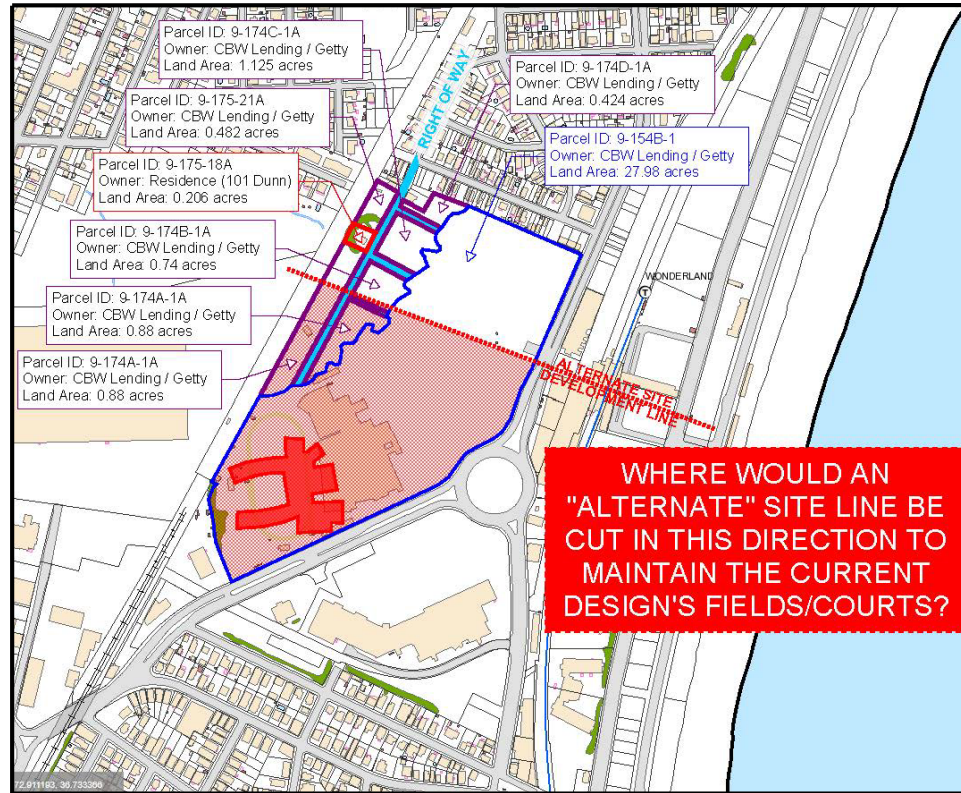
LIMITED ACCESS/EGRESS ONLY

WONDERLAND MBTA STATION

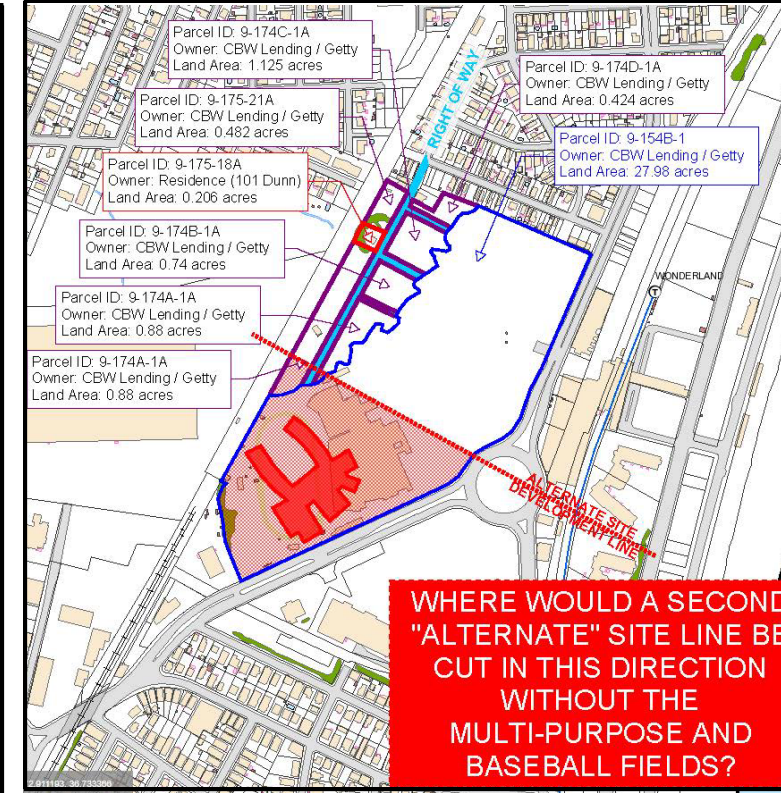
WONDERLAND PARCELS



CURRENT PARCEL DEVELOPMENT

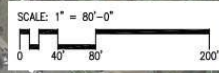


**PARTIAL PARCEL DEVELOPMENT-
SCENARIO 1**



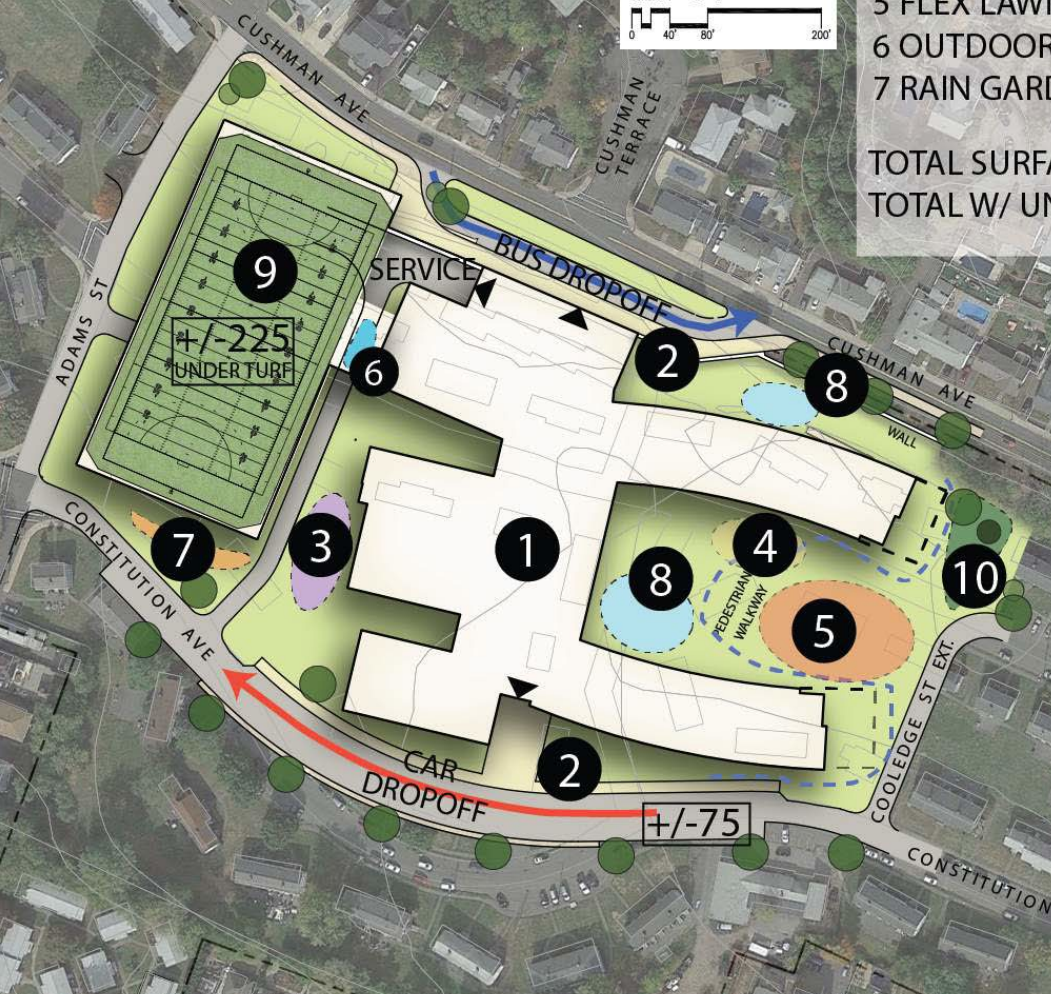
**PARTIAL PARCEL DEVELOPMENT-
SCENARIO 2**

RHA SITE, SMALL – 3B.A (REVISED)



- 1 PROPOSED BUILDING
- 2 ENTRANCE PLAZA
- 3 STAGE
- 4 OUTDOOR DINING
- 5 FLEX LAWN
- 6 OUTDOOR FITNESS
- 7 RAIN GARDEN
- 8 OUTDOOR CLASSROOM
- 9 SYNTHETIC TURF FIELD ON STRUCTURE
- 10 NATURE HABITAT

TOTAL SURFACE AND STRUCTURE PARKING COUNT: +/- 300
 TOTAL W/ UNDERGROUND PARKING COUNT: +/- 650

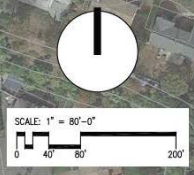


PRIOR PLAN

RHA SITE, LARGE – 3B.B



- 1 PROPOSED BUILDING
 - 2 ENTRANCE PLAZA
 - 3 NEW HOUSING
 - 4 STAGE
 - 5 OUTDOOR DINING
 - 6 EXISTING HOMES
 - 7 FLEX LAWN
 - 8 OUTDOOR FITNESS
 - 9 RAIN GARDEN
 - 10 COMMUNITY GARDEN
 - 11 OUTDOOR CLASSROOM
 - 12 NATURE HABITAT
 - 13 SYNTHETIC TURF FIELD ON STRUCTURE
- TOTAL SURFACE AND STRUCTURE PARKING COUNT: +/- 400
 TOTAL W/ UNDERGROUND PARKING COUNT: +/- 650



GLOVER DR
 BURNETT RD
 OAKWOOD AVE
 LINCOLN ST
 BLANEY CT
 PROCTOR AVE
 ADAMS ST

COOLEGE ST
 ADAMS ST
 CUSHMAN AVE
 CUSHMAN TERRACE
 CONSTITUTION AVE
 CUSHMAN AVE
 CATALDO DR
 HIGH ST
 COOLEGE ST
 CUSHMAN AVE
 COOLEGE ST
 CONSTITUTION AVE
 COOLEGE ST
 CUMMINGS AVE EXTENSION
 CONSTITUTION AVE
 COOLEGE ST
 ELMWOOD AVE

BROADWAY

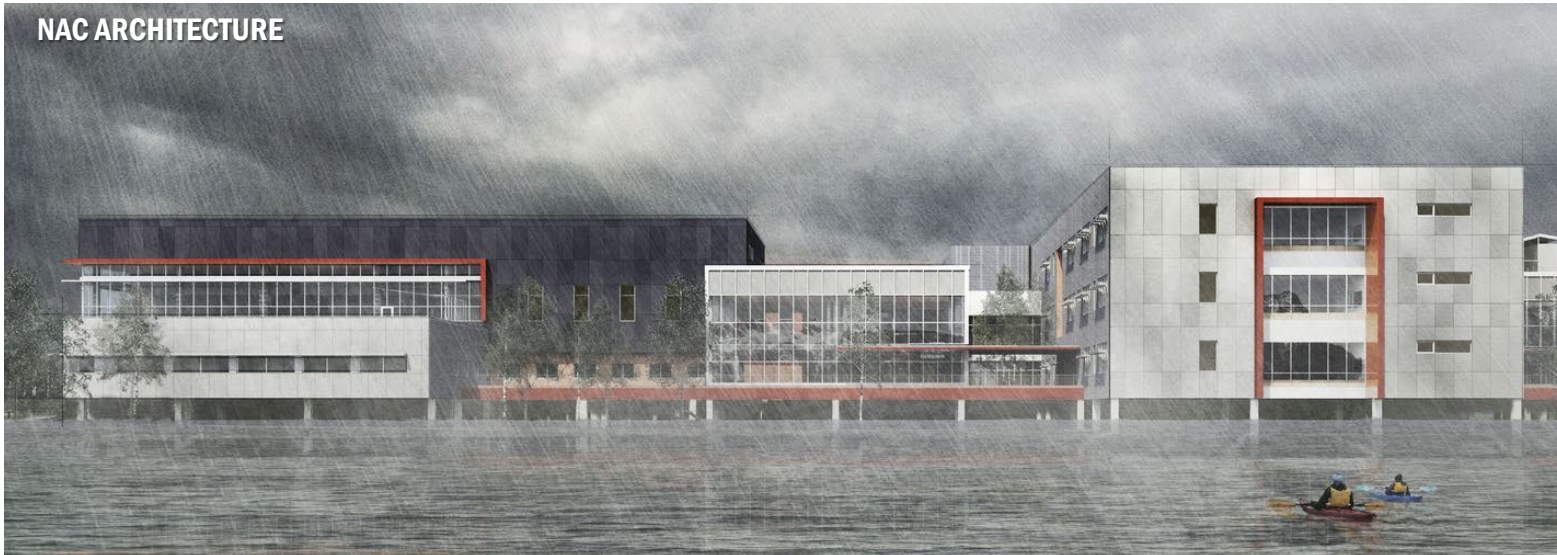
DESIGNING FOR RESILIENCY

NAC ARCHITECTURE



PHOTO OF MOUNT SI HIGH SCHOOL

NAC ARCHITECTURE



RENDERING OF 100 YEAR FLOOD AT MOUNT SI HIGH SCHOOL

MOUNT SI HIGH SCHOOL SNOQUALMIE, WASHINGTON

- Located in a 100-year floodplain
- Built on geopiers with at-grade parking which allows stormwater to move through the site without significantly altering the current flow patterns and flow velocities.
- Elevates occupiable space up and above the base flood elevation
- Sports fields elevated over large culverts that let floodwaters move below and through the site