

High School Building Committee  
 Revere High School Committee Room  
 101 School Street  
 Revere, MA 02151

Mayor Brian Arrigo- Chair	Susan Gravellese-Vice Chair		
Stacey Bronsdon-Rizzo	Donald Ciaramella	Jennifer Hayes	Patrick Keefe
Dianne Kelly	Christopher Bowen	Michael Piccardi	Nicholas Rystrom
Carl Svendsen	Richard Viscay	Jerry Visconti	Brian Dakin
Linda Liporto	James Riefstahl	Jim Rogers	Lynn Stapleton
Robert Bell	Daniel Colli	Joe Drown	Dawn Guarriello
Jim Hervol	Rachel Whitemore	John Laperle	Dave Gorman
Kristy Lyons	Tim Ericson	Chris Hamel	

**Meeting Minutes for February 9, 2023**

A meeting of the High School Building Committee was held on February 9, 2023 at 5:30pm, online via Zoom Meeting format. Committee members and attendees present were:

<b><u>Voting Member</u></b>	<b><u>Present</u></b>	<b><u>Absent</u></b>	<b><u>Notes</u></b>
Brian Arrigo-Chair	X		Arrived at 5:36pm, Left at 6:00pm
Stacey Bronsdon-Rizzo	X		
Donald Ciaramella	X		
Susan Gravellese		X	
Jennifer Hayes	X		
Patrick Keefe	X		
Dianne Kelly	X		
Christopher Bowen	X		Left at 7:00p
Michael Piccardi	X		
Nicholas Rystrom		X	
Carl Svendsen	X		
Richard Viscay	X		Arrived at 6:00p
Gerry Visconti	X		Left at 6:08p
<b><u>Project Team Members</u></b>			
Brian Dakin	X		Leftfield-Project Manager
Linda Liporto	X		Leftfield-Project Manager
James Riefstahl		X	Leftfield - Project Director
Jim Rogers	X		Leftfield Owner
Lynn Stapleton	X		Leftfield-Project Executive
Robert Bell	X		Perkins Eastman-Principal-Educational Programming
Daniel Colli	X		Perkins Eastman-Principal-Project Manager
Joe Drown	X		Perkins Eastman-Principal In Charge
Dawn Guarriello	X		Perkins Eastman-Associate Principal-Designer
Ti Johnson		X	Warner Larson-Associate Principal
Sameer Bhoite		X	Warner Larson-Design Director
David Warner		X	Warner Larson-Owner
Jim Hervol	X		Consigli Project Executive

Rachel Whitermore	X		Consigli Senior Project Manager
John Laperle		X	Consigli General Superintendent
Dave Gorman		X	Consigli Senior Superintendent
Kristy Lyons	X		Senior Pre-Construction Manager
Tim Ericson		X	Chief Estimator
Chris Hamel, LEED AP	X		Senior M/E/P Manager

Attendees: Joseph Lewin, Jessica Vaverchak-Perkins Eastman, Nasara Nimaga-Perkins Eastman, Anthony Cogliandro-City Council, Richard Serino-City Council, Anthony Zambuto-City Council  
Meeting was called to order by Stacey Bronsdon-Rizzo at 5:33pm.

### **2- Vote to Approve Meeting Minutes**

Motion to approve January 26, 2023 meeting minutes was made by Michael Piccardi, Christopher Bowen 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstained</u></b>
Brian Arrigo-Chair			X	
Stacey Bronsdon-Rizzo				X
Donald Ciaramella	X			
Susan Gravellese			X	
Jennifer Hayes	X			
Patrick Keefe	X			
Dianne Kelly	X			
Christopher Bowen	X			
Michael Piccardi	X			
Nicholas Rystrom			X	
Carl Svendsen	X			
Richard Viscay			X	
Gerry Visconti	X			

### **3-Vote to Approve January Invoices for Perkins Eastman for Processing**

Motion to approve processing of January Invoice for Perkins Eastman \$19,167.25 was made by Dianne Kelly, Carl Svendsen 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstained</u></b>
Brian Arrigo-Chair	X			
Stacey Bronsdon-Rizzo	X			
Donald Ciaramella	X			
Susan Gravellese			X	
Jennifer Hayes	X			
Patrick Keefe	X			
Dianne Kelly	X			
Christopher Bowen	X			
Michael Piccardi	X			
Nicholas Rystrom			X	
Carl Svendsen	X			
Richard Viscay	X			

Gerry Visconti			X	
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### **4-Schematic Design Update**

Leftfield (Brian Dakin) presented. The team briefly discussed the plan to continue to keep with the March 2<sup>nd</sup> schedule submission to the MSBA while working with the Ways and Means committee. The team will continue to join the Ways and Means committee meetings until a budget is approved and the city is willing to move forward with the project.

Leftfield (Brian Dakin) presented the Value Engineering Options. The team is requesting the committee vote to remove some of the value engineering options from the design/plan of the building, noting that items could potentially be added to the project at a later date. The following items were requested to be removed:

1. Precast Concrete Planters in Lieu of Steel
2. Eliminate Lighting at Tennis Courts
3. Eliminate Stage (Exterior) Amphitheater
4. Eliminate Sunshade Overhang @ North Elevation (Keep at South Elevation)
5. Simplify Auditorium Veneer/Fins (Target Pending Design)
6. Reduce Vertical & Horizontal Sunshades at Curtainwall by 25% (Target Pending Design)
7. Replace Exterior Metal Soffits (underside of roof overhang) with DASF System (sim to stucco)
8. Reduce Exterior Curtainwall (glass) by 10%. Replace w/ Brick
9. Reduce Atrium Clerestory Height from 16' to 12'
10. Change Wood Ceilings to Acoustic Tile Target 10% (Target Pending Design)
11. Eliminate Gas Services To and Within Building (electric burners at labs, electric kitchen)
12. Reduce Student Lockers by 50%
13. Simplify Interior Atrium Railings
14. Reduce Interior Storefront (Glass partitions/windows) by 15% (Target Pending Design)
15. Use Concrete Block at Group Bathrooms in Lieu of Drywall & Tile

The team has requested the committee vote on the removal of the above items.

### **5-Vote on Value Engineering Options to Proceed With for Schematic Design**

Motion to approve the items in the Accepted VE column as listed on the screen, with the total of \$7,591,364.00 was made by Dianne Kelly, Richard Viscay 2<sup>nd</sup> the motion.

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstained</u></b>
Brian Arrigo-Chair			X	
Stacey Bronsdon-Rizzo	X			
Donald Ciaramella	X			
Susan Gravellese			X	
Jennifer Hayes	X			
Patrick Keefe	X			
Dianne Kelly	X			
Christopher Bowen	X			
Michael Piccardi	X			
Nicholas Rystrom			X	
Carl Svendsen	X			
Richard Viscay	X			

Gerry Visconti			X	
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**6-Recap on Contract Amendments for Leftfield, Perkins Eastman and Consigli,  
Potential Vote to Approve**

This item was deferred to next meeting.

**7-Public Comment**

Richard Serino-City Councilor-In reference to the fields why did it look like there was a higher cost of the fields without irrigation versus with irrigation?

Leftfield responded-They are greater values because it is a deductive value, so how much is taking away, it would take less money away from the project to put in irrigation, so they are both negatives.

Dianne Kelly-In the current design they are meant to be turf fields, if we meant to have grass fields we need the irrigation installed.

Richard Serino-City Councilor-It concerned me when you said the Geothermal systems can cost up to 10's of millions of dollars, I understand the cost savings in terms of investing in geothermal and it save energy costs moving forward however 10's of millions put up front when we are staring at the \$470mil number that's kind of concerning as voting on the overall budget. Can you kind of speak to that, as to how it can go up to 10's of millions?

Leftfield-What we meant was the entire HVAC system, that category if you will, that single trade contractor, they have a lot more scope than just the core system that is firing the heat or A/C, so what I meant for the total HVAC cost is somewhere in the realm of \$30mil, that is the everything, the piping, the ducts, the registers, etc. The sliver of cost we were looking at here is the heart of the system from geothermal to VRF. Think of it as a car, the \$30mil is the whole car, the geothermal vs VRF is what type of engine.

**8-Other Business/Discussions**

There is no new or other business at this time.

**9-Vote to Adjourn Meeting**

Motion to adjourn was made by Michael Piccardi, Dianne Kelly 2<sup>nd</sup> the motion.