



WILMINGTON PUBLIC SCHOOLS

Wildwood Early Childhood Center Project

School Building Committee Meeting #24

December 3, 2024



smma

dw
DORE + WHITTIER



Massachusetts School Building Authority



Agenda

1. Call to Order
2. Approval of Minutes
3. Design Update
 - Preferred Schematic Report Comments
 - Project Aesthetics Visioning – Exterior, Interior and Landscape Imagery Boards Activity
4. Meeting Schedule Update
5. Construction Manager at Risk Update
6. Working Group Updates
 - Public Relations WG
 - Sustainability WG
7. Discussion/Correspondence/New Items
8. Committee Questions
9. Public Comments
10. Next Meeting: Dec. 17, 2024
11. Adjourn

Approval of Minutes



Design Update



**Preferred
Schematic
Report
(PSR)
Comments**

3.3.1 Introduction

3.3.2 Evaluation of Existing Conditions

3.3.3 Final Evaluation of Alternatives

3.3.4 Preferred Solution

3.3.5 Local Actions and Approvals

Submitted on Oct 23rd

Comments received Nov 19th

Response by Dec 4th

Variations From MSBA Guidelines

	PSR	MSBA Guidelines	Difference
Core Academic	45,700	35,250	10,450
Special Education	19,010	9,060	9,950
Art & Music	4,040	5,075	-1,035
Health & PE	12,300	6,300	6,000
Media Center	4,068	4,068	0
Dining & Food Services	9,458	9,458	0
Medical	710	710	0
Administration + Guidance	5,308	2,890	2,418
Custodial & Maintenance	2,355	2,355	0
Other	6,100	0	6,100
Total Building NFA	109,049	75,165	33,883
Total Building GFA	163,573	109,475	54,098

Areas Ineligible for Reimbursement

Core Academic

- Teacher Collaboration Spaces = **2,700**
- Portion of Extended Learning Areas (XLAs) = **2,000**

Health & Physical Ed.

- Gymnasium = **6,000**

Admin. + Guidance

- Reading, Math, Offices = **2,418**

"Other"

- Pre-K Extended Learning Area = **1,000**
- Teacher Wellness = **600**
- CARES offices = **300**

Total Area Ineligible for Reimbursement = 15,018 NSF

Extended Learning Areas

From the Guiding Principles:

Provide a wide variety of instructional spaces including traditional classrooms, small group rooms, and **extended learning spaces (XLAs)** with strong visual and physical connections between these experiences to facilitate a wide variety of instructional practices, varying group sizes, and opportunities for inclusionary practices for student support services.

Extended Learning Areas



Aesthetic Imagery

Visioning:

Landscape

Exterior

Aesthetic Imagery Visioning: Landscape & Exterior Architecture

Criteria to Think About:

- Materials
- Colors
- Dramatic or Serene
- Simplistic or Intricate
- Roof lines
- Curves versus Angular
- Patterns versus fields
- Window size and patterns:
 - Larger versus smaller
 - Regular rhythm versus irregular variety
- Utility – what is usable versus just for looks
- Authentic – does it feel like it belongs here?
- Mood

Aesthetic Imagery Visioning: Game Plan

School Building Committee – Image Review

- Assortment of boards around the room
 - Invite members to view and comment on them in groups of 2-3 people
 - Three minutes per board, then rotate (32 minutes total)
 - Orange, blue, green stickers
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- Post-it sticky notes
 - Comment sheets
 - Discussion!
- Reassemble and review comments
- Look for common themes – Dec 17th
- Look for consensus on direction – Dec 17th

Schematic Design Schedule Overview

SCHOOL BUILDING COMMITTEE WILMINGTON WILDWOOD ELEMENTARY SCHOOL PROJECT All meetings held at the Wilmington High School Large Group Instructional Room at 6:30 PM unless otherwise noted	
MEETINGS SCHEDULE AND AGENDAS November 19, 2024 <i>Revised November 26, 2024</i>	
DATE	AGENDA
<i>Schematic Design Phase (SD)</i>	
2 0 2 4	
October 29, 2024	User Group Meeting (remote) 8:30AM-3:30PM Nursing, Administration, Guidance, PreK-K Classroom Wing, Kitchen/Food Services, Building Operations and Maintenance
November 4, 2024	User Group Meeting (remote) 8:15AM-3:30PM Special Education, OT/PT/SLP, Administrative Assistants, Grades 1&2 Classroom Wings, Grades 3-5 Classroom Wings
November 6, 2024	User Group Meeting (remote) 8:15AM-3:30PM Reading Specialists, Math Tutors, Specials, Media/STEM, CARES, ELL
November 7, 2024	MSBA Meeting (remote) 10:00AM Pre-FAS Call
November 13, 2024	MSBA Meeting (remote) 9:30AM Team Facilities Assessment Subcommittee (FAS) Meeting Presentation
November 15, 2024	MSBA Event (remote) 9:30AM Westwood- Pine Hills Geothermal
November 19, 2024	School Building Committee Meeting - TUESDAY PSR/FAS Subcommittee Meeting Outcomes SD Kick-off and Schedule Review User Group Meeting Update
November 20, 2024	User Group Meeting (remote) 8:30AM-9:30PM Specials (Music/Theatre)
December 3, 2024	School Building Committee Meeting - TUESDAY Project Aesthetic Visioning: Initial Exterior, Interior and Landscape Imagery MSBA Preferred Schematic Report Comments Construction Management at Risk Committee Formation
December 17, 2024	School Building Committee Meeting - TUESDAY Initial Exterior and Interior Design Presentation User Group Meeting Update Floor Plan Options Review and Approval Site Investigation Outcomes Building Systems
2 0 2 5	
January 14, 2025	School Building Committee Meeting - TUESDAY Exterior, Interior, Site and Building Systems Update
January 29, 2025	School Building Committee Meeting - WEDNESDAY Interior, Exterior, Landscape, and Building Systems Update

SCHOOL BUILDING COMMITTEE WILMINGTON WILDWOOD ELEMENTARY SCHOOL PROJECT All meetings held at the Wilmington High School Large Group Instructional Room at 6:30 PM unless otherwise noted	
MEETINGS SCHEDULE AND AGENDAS November 19, 2024 <i>Revised November 26, 2024</i>	
DATE	AGENDA
2 0 2 5	
February 5, 2025	School Building Committee Meeting - WEDNESDAY Final Review of Interior, Exterior, Landscape, and Building Systems Update
February 20, 2025	SD Package to Cost Estimator
March 4, 2025	School Building Committee Meeting - WEDNESDAY Project Design Updates
March 17-21, 2025	Cost Estimate Review and Refinement
March 25, 2025	School Building Committee Meeting - TUESDAY Cost Estimate Update
March 31, 2025	School Building Committee Meeting - MONDAY Approve Project Scope and Budget Agreement
April 3, 2025	Submit Project Scope and Budget Agreement to the MSBA
April 11, 2025	Submit DRAFT SD Package to WSBC for Review and Approval
April 15, 2025	School Building Committee Meeting - TUESDAY Vote to Approve SD Package Submission to MSBA
April 24, 2025	Submit SD Package to MSBA

Construction Manager at Risk



CM@R Request For Qualifications (RFQ)

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|--|--------------------------------------|
| - Develop Draft CM@R Request For Qualifications (RFQ) | November 20, 2024 – December 4, 2024 |
| - Finalize RFQ Selection Committee | December 3, 2024 |
| - Distribute Draft CM@R Prequalification for Review & Approval by Selection Committee (SC) | December 4, 2024 |
| - CM@R Prequalification Selection Committee Meeting | December 5, 2024 |
| - Advertisements for CM@R RFQ in Central Register, COMBUYS & Local Newspapers | December 11, 2024 |
| - Issue CM@R RFQ | December 11, 2024 |
| - CM@R Qualifications Due | January 9, 2025 |
| - Prequalification Committee Reviews Qualifications to Shortlist 3 to 4 Firms | January 13, 2025 |
| - SBC Meeting: Notification of Shortlisted Firms | January 23, 2025 |

Working Group Updates



Discussion,
Correspondence,
New Items



Committee Questions



Public Comment



**Thank
You**