

Mosier Elementary School

South Hadley, MA

Community Meeting & Mosier Tour

June 04, 2026



SKANSKA



Introductions

South Hadley Elementary School Building Committee

Jeff Cyr, School Building Committee Vice Chair,
Selectboard

Elizabeth Cooke, Director of Student Services
South Hadley Public Schools

Leonard Finkowski, Appropriations Committee

Eric Friesner, School Committee

Rudi Hall, Community Member (experience in
architecture, construction and/or engineering)

Lyn Jacques, Assistant Superintendent

Brian Kennedy, Community Member (South
Hadley Public School Parent)

Tracie Kennedy, School Committee

Kevin McAllister, Capital Planning Committee

Ryan Moore, Community Member (experience
in architecture, construction and/or
engineering)

Scott Moore, Director of Building Operations, Town of
South Hadley Facilities

Diane Mulvaney, School Building Committee Chair,
Community Member Community Member (experience in
architecture, construction and/or engineering)

Chuck Romboletti, Assistant Town Administrator/HR
Director, Town of South Hadley

Jennifer Voyik, Superintendent, South Hadley Public
Schools

Teresa Winters-Tobin, Community Member (South Hadley
Public School Parent)

Lisa Wong, Town Administrator, Town of South Hadley

Elizabeth Wood, South Hadley Public School Employee
(SHHS Principal)

Working with the MSBA



- The Massachusetts School Building Authority (MSBA) is the state agency that helps cities and towns design and build modern, cost-effective, and energy-efficient public schools. The MSBA funds a significant portion of school construction through the state sales tax.
- In 2023, Mosier Elementary School was **one of only 19 schools statewide** invited into the MSBA program. 63 School submitted for MSBA Core Program in this period.
- Partnering with the MSBA provides South Hadley access to **substantial state reimbursement** and a proven, collaborative design process.

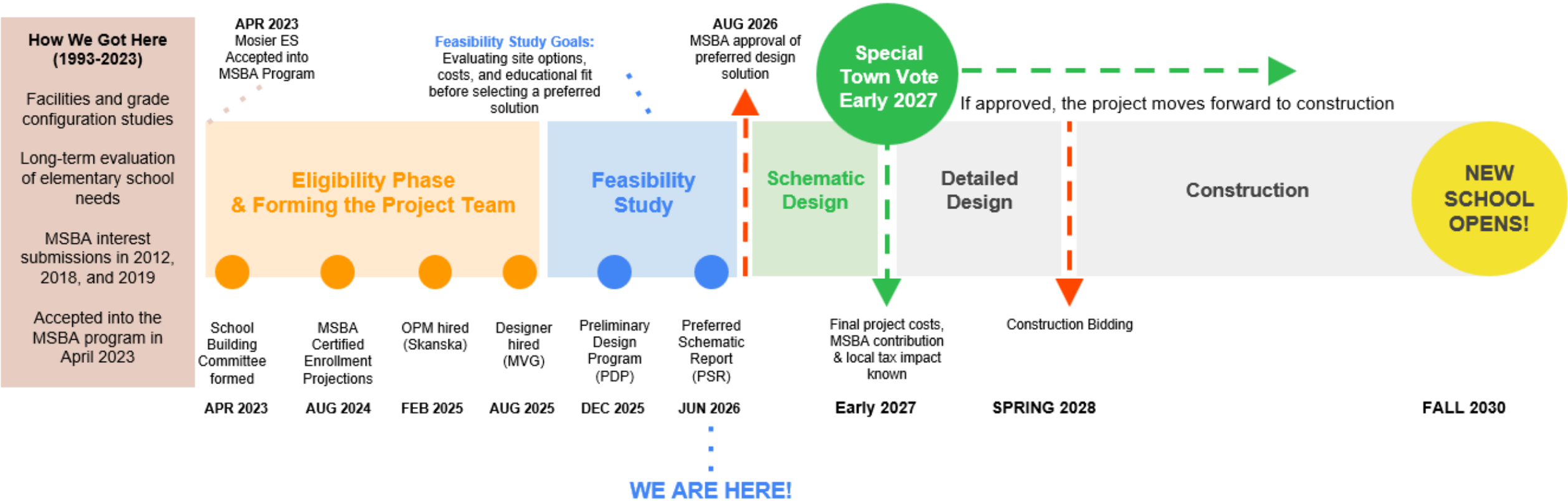
MSBA Core Program Acceptance

Submission Year	Total Core Program Submissions	Submissions Accepted into MSBA Core Program
2019	61	11
2020	71	15
2021	58	17
2022	54	10
2023	63	19
2024	47	22
2025	27	15

Schedule Overview

South Hadley Mosier Elementary School Building Project Project Timeline: How We Got Here & What's Next

Over 30 Years of Planning



Existing Conditions Review

- Existing Building and Systems Review
- Site Access, Circulation and Play Areas
- Hazardous Materials Survey Update / Testing
- Geotech Explorations
- Phase I Environmental Site Assessment



Mosier Elementary | Alt #1: Costs to Repair Existing Building

PDP Estimate Breakdown: Renovation work includes Code Upgrades & Base Repairs Only.

Individual Repair Projects	Estimated Construction Cost	Comments
HVAC Systems	\$10.2 M	Complete HVAC replacement; includes structural modifications for new equipment.
Power, Lighting, Low Voltage & Security	\$8.6 M	All-new electrical systems including low voltage, security, fire alarm, A/V, etc.; includes selective demo.
Accessibility (MAAB) & Interior Finishes	\$6.3 M	Partitions/door-clearance work, hardware, finishes, lift, casework, signage, toilet accessories and related demo.
Roofing	\$4.3 M	PVC membrane roof, rigid insulation/vapor barrier, hatch/vents, typical specialties, and existing roof demolition.
Plumbing Systems	\$3.8 M	All-new system, including water heaters, fixtures, distribution piping, related slab trenching & repair.
Exterior Masonry / Envelope Repairs	\$2.6 M	Foundation/crack repair, wall backup/insulation, cleaning and repointing.
Windows & Exterior Doors	\$1.3 M	Replacement of existing with new windows, storefronts, caulking, metal/FRP doors, overhead doors. Related demo.
Hazardous Materials Abatement	\$1.1 M	Removal of hazardous building materials
Fire Protection	\$1.0 M	Fire protection / sprinkler system throughout existing building.
Kitchen Equipment	\$0.6 M	50% kitchen equipment replacement allowance.
Site / Utility Repairs	\$0.4 M	Site setup, grade/paving patching, planting allowance, utility inspections/analysis, new electrical service.
Construction Cost Total	~ \$40.2 M	PDP Existing Renovation estimated contract award = \$40,237,186

General Note: Direct grouped repair scope \$23.733M + PDP markups / contingency / escalation \$16.504M = \$40.237M. Markups allocated pro-rata to each individual repair project to reconcile with the PDP total.

MA Architectural Access Board 30% Rule: Required if total cost of work over a 5-year period is $\geq 30\%$ of the assessed value of the building ($0.30 \times \$2.3M = \underline{\$0.7M}$) per 521 CMR 3.3.2

Sprinkler Systems:

1. The following items must be coordinated with the local AHJ / Building Commissioner:
2. If the work area of a project exceeds 50% of the building area, and the building does not already have sprinklers, an automatic sprinkler system is required throughout the building. Per MA Existing Building Code Chapter 904
3. Buildings >7,500 gross sf (aggregate) with additions or major alterations must be sprinklered throughout. Per M.G.L. c.148 § 26G, 26I.
4. Sprinkler system required when a building is "substantially rehabilitated so as to constitute the equivalent of new construction" Per M.G.L. c.148 § 26G, 26I.



Educational Program

Who We Serve & What We Offer



Mosier Elementary School
Leader in Academic Excellence

- Serving grades 1–5 with diverse and growing student needs
- Strong foundation in literacy, math, science, and integrated arts
- Emphasis on social-emotional learning and whole child supports
- Programming includes special education services, counseling, OT/PT, ELL, and intervention supports
- Need for spaces that match program delivery: small-group rooms, specialized spaces, sensory supports
- Increased demand for STEM/STEAM, maker experiences, and hands-on learning

Educational Visioning

What Our Community Envisions for the Future

- Vision built from faculty, family, student, and community workshops (Sept–Nov 2025)
- Priorities include student-centered learning, flexibility, creativity, and hands-on exploration
- Strong themes: inclusion, accessibility, sensory-friendly design, and whole child wellness
- Desire for flexible classrooms, breakout spaces, and outdoor learning environments
- Need for future-ready spaces supporting
- STEM/STEAM, arts, and interdisciplinary learning
- **Guiding Principles: safe, inclusive, flexible, connected to nature, community hub, sustainable**



Grade Reconfiguration (Grades 1-5)

- Proposed realignment is part of a broader PK-12 educational vision
 - Skala Early Childhood Center: Grades PK-K
 - Stronger foundations, family supports, and increased access to preschool
 - Unified Mosier Elementary Campus: Grades 1-5
 - Vertical Alignment and consistent interventions and expectations
 - Transition year for 5th grade to prepare expectations for middle school
 - Traditional Middle School Model: Grades 6-8
 - Expanded pre-vocational pathways and clear transition to HS
 - South Hadley High School: Grades 9-12
 - Improved preparation and enhanced vocational programming

The School Committee discussed reconfiguration at the 10/11/23, 10/19/23, 2/4/26 and 5/20/26. The School Committee voted on and unanimously approved both studying the reconfiguration and approving the reconfiguration.

Early Childhood Learning Center - Skala

- Early Childhood Center serving Pre-K and Kindergarten
 - Stronger focus on pre-reading, pre-writing, and early math skills
 - Full-day Pre-K for four-year-olds entering kindergarten and for students requiring it per their IEP
 - Half-day Pre-K for three-year-olds and younger four-year-olds.
 - On-site extended-day care partnership with YMCA
 - A parent resource center supporting family needs
 - Expanded sensory calm-down, and indoor play spaces
 - Increased opportunities for Pre-K and Kindergarten instructional alignment
 - Greater capacity to expand Pre-K enrollment and Kindergarten flexibility
 - Pre-vocational and vocational Early Childhood pathways for middle and high school students

Unified Grades 1-5 Mosier Elementary School

- Systemwide alignment of curriculum and intervention structures
- Unified Professional Learning Communities (PLCs, learning walks, and coaching cycles)
- Common routines and instructional expectations across all elementary grades
- Expands early intervention, MTSS coherence, and consistent tiered supports
- Better aligns Grade 5 students' developmental and SEL profiles with an elementary setting
- Greater scheduling flexibility and equitable access to STEAM, intervention, and special education services

Benefits for Grade 5 Students

- A two- or three-teacher team model to introduce deeper subject specialization
- Increase readiness for middle school through mirrored structures that can be introduced throughout the 5th grade year
- SEL support aligned with elementary development stages
- Grade 5 students would begin with Chromebooks only at school at the start of the year gradually transitioning to taking them home and building that responsibility

Middle School Reconfiguration to 6th-8th

- Additional space for pre-vocational programs (aligned to SHHS pathways)
 - Culinary, Carpentry, Criminal Justice, proposed Early Childhood and Proposed Technology programs
- Increased administrator and counselor oversight in a middle school setting with fewer grades served
- Strengthened advisory programs, executive functioning education, and SEL supports
- A schedule already shifting toward deeper academic blocks including world language access, Family and Consumer Science, and expanded STEM/STEAM opportunities

South Hadley High School

- High School Alignment and Expanded Pathways
 - Enabling SHHS to expand vocational programming including the introduction of Early Childhood Education supported by on-site fieldwork at Skala Early Childhood Center
 - Creating a coherent sequence of academic and vocational opportunities in Grades 6 through graduation
 - Developing a Technology Vocational program that leverages new digital tools and infrastructure within the proposed Mosier facility to provide students with hands-on experience

Preliminary Design Alternatives

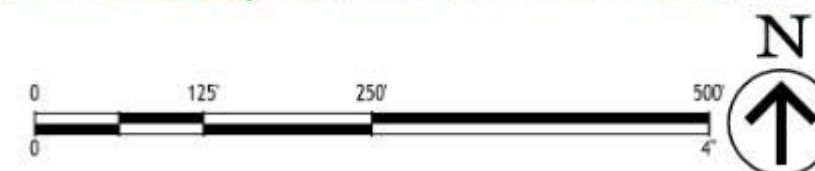
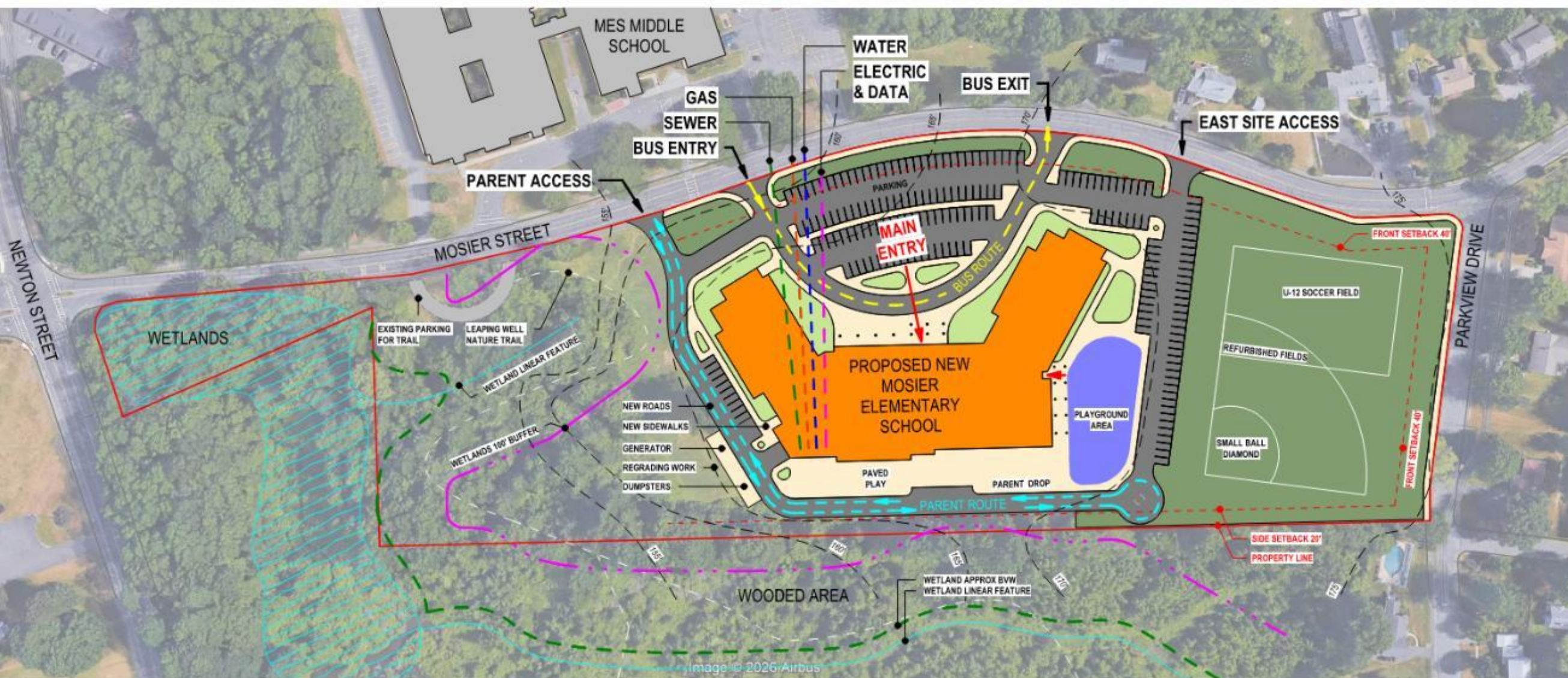
1. Code Upgrades and Repairs
2. Addition/Renovation on Existing Site (Gr. 2 thru 4 – 360 students)
3. Addition/ Renovation on Existing Site (Gr. 1 thru 5 – 590 students)
4. New Construction on Existing Site (Gr. 2 thru 4 – 360 students)
5. New Construction on Existing Site (Gr. 1 thru 5 – 590 students)
6. New Construction on Middle School Site (Gr. 2 thru 4 – 360 students)
7. New Construction on Middle School Site (Gr. 1 thru 5 – 590 students)
8. New Construction on Existing Site “Mosier-on-Mosier” (Gr. 1 thru 5 – 590 students)



ALTERNATIVE #8

GRADES 1-5

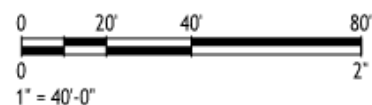
New Construction



ALTERNATIVE #8

GRADES 1-5

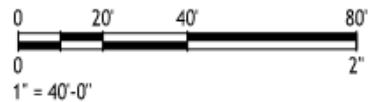
New Construction



FIRST FLOOR PLAN

Level	Area
LEVEL 1	67,600 SF
LEVEL 2	46,145 SF
Building Total GSF:	113,745 SF

New Construction



SECOND FLOOR PLAN

Level	Area
LEVEL 1	67,600 SF
LEVEL 2	46,145 SF
Building Total GSF:	113,745 SF

Total Project Costs

Alternative #8 – Gr. 1-5, Mosier-on-Mosier

Construction Costs - \$94.1m

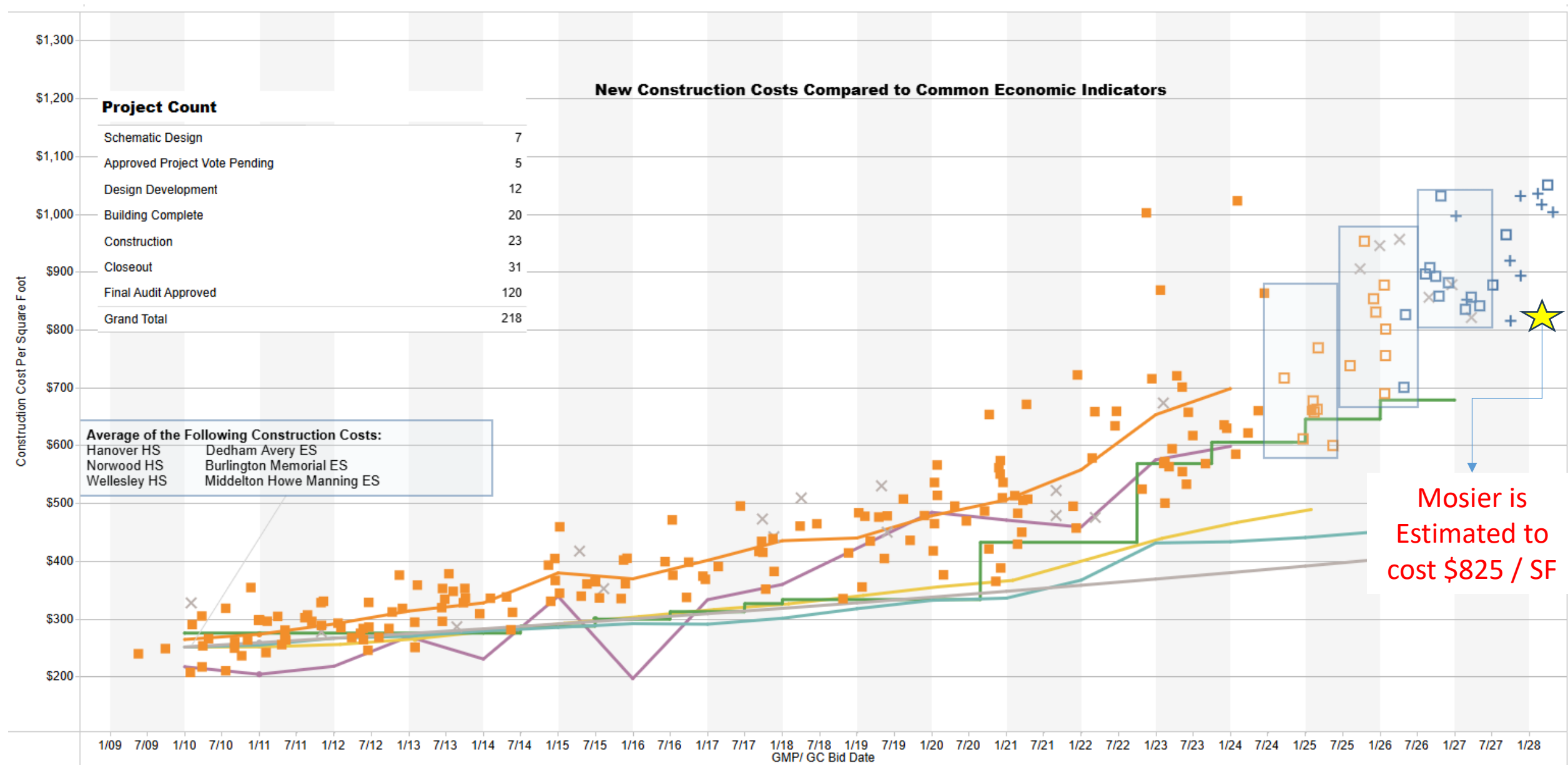
Soft Costs - \$18.9m

- Architectural & Engineering Fees
- OPM Fees
- Furniture and Technology
- Testing
- Moving
- Utility Fees

Total Project - \$113.0m

The MSBA reimbursement rate is 61.32% of eligible costs. The effective reimbursement rate is typically 15% less than the set rate. Eligible and ineligible costs will be set with MSBA during the Project Scope and Budget Agreement following Schematic Design.

Mosier Cost Benchmarking



Feasibility Study Costs

Feasibility Study Cost Update

- Budget: \$2,069,465
- Contracts to Date: \$1,363,755

Feasibility Study Reimbursement Overview

- Submitted: \$697,313
- MSBA Audited: \$697,313
- Pending Submission: \$101,978
- Ineligible Costs to Date: \$739
- Effective Reimbursement Rate: 61.2%
- Reimbursements to Date: \$381,548

Next Steps

- Submit Preferred Schematic Report (PSR) to MSBA in June 2026.
- Updated Cost Estimates for PSR Submission.
- Working Group Sessions with Local Officials and School Departments.
- Proceed to Schematic Design with Design Alternative 8.
- Submit Schematic Design to MSBA in October 2026.
- Winter of 2027 Potential Vote to Approve Project Funding.

Thank you!

Q&A



Visit our project
website the
latest updates
and to sign up
for our email
distribution list



Email: shbuilds@shschools.com | Facebook: [@SouthHadleySchools](https://www.facebook.com/SouthHadleySchools)

