
THURGOOD MARSHALL MIDDLE SCHOOL – Lynn, MA

TMMS Building Committee Meeting No. 7

Tuesday, May 7, 2013

Staff Development Room, Lynn Voc Tech Annex

9:00 AM

Agenda

1. Pre-Qualification of CM at Risk Firms
 - Pre-Qualification Committee’s Recommendation of Pre-Qualified Firms
 - Review Request for Proposals
2. Status of CM at Risk Application to the Inspector General
3. Review Information to be provided to MSBA
 - Project Schedule Updates
 - Vote Language
 - Mass Historical Commission Approval
 - DESE Submittal
4. Schedule of User Group, Regulatory and Facilities Meetings
5. Other Business
6. Next Meetings

MARSHALL MIDDLE SCHOOL – LYNN, MA	MEETING MINUTES
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School Building Committee (SBC) Meeting No. 7	May 7, 2013
Working Group Meeting No. 17	
Location:	Lynn Vocational Technical Annex - Staff Development Room
Time:	9:00 AM

Attendees:

Name	Assoc.	Present
Edward Calnan	SBC	Y
Richard Cowdell	SBC/Principal - TMMS	Y
Janet Costin	SBC/ Secretary - Superintendent's Office	N
Michael Donovan	SBC/ISD/Building Commissioner	Y
John Ford	SBC/School Committee + Rep Steven Walsh	Y
Richard Fortucci	SBC/Treasurer/CFO	Y
Thomas P. Iarrobino	SBC/School Committee Secretary	Y
Catherine Latham	SBC/Superintendent	Y
Sue Rowe	SBC/Dir. Curriculum & Instruction	Y
Jaye Warry	SBC/Deputy Superintendent	Y
Charles E. White	SBC/Purchasing Agent	Y
Darren Cyr	Councilor Ward 3	N
Patrick Santerre	TMMS Parent	N
Gene Raymond	Raymond Design Associates (RDA)	Y
Jeffery Luxenberg	Joslin, Lesser + Associates (JLA)	N
Lynn Stapleton	Joslin, Lesser + Associates (JLA)	Y

The meeting was called to order at 9:05 AM.

I. Pre-Qualification of CM at Risk Firms

1. The Pre-qualified CMs were presented to the Building Committee and were Bond Brothers, Consigli, Gilbane, Morganti Group/J&J Construction, Shawmut and Walsh Brothers.
2. It was confirmed that the CM at Risk Pre-Qualification Committee that consisted of Mike Donovan, Ed Calnan, Gene Raymond, Jeff Yost, Jeff Luxenberg and Lynn Stapleton will continue as the CM at Risk Selection Committee. It was opened to any other members that would like to participate.
3. The CM at Risk Request for Proposals was reviewed. Joslin Lesser will post the RFPs to the JLA website on May 8, 2013 as planned. CM interviews will be May 30 and May 31, 2013.
4. Joslin Lesser will prepare the CM at Risk contract and get it to M. Donovan to provide to the City Solicitor for review.

II. Status of CM at Risk Application to Inspector General

5. No word from Inspector General's Office.

III. Review Information Requested by MSBA in April 3, 2013 Letter Authorizing Proceeding to SD

6. *Project Schedule Updates* - The City Election date of July 16, 2013 established at the last TMMS Building Committee Meetings was discussed. The Election date of January 7, 2013 to be after the MSBA Board vote and July 30, 2013 to be in advance of the Primary and November Election was debated. The advantages and disadvantages of each were discussed. The City Council would need to vote on the Election date a minimum of two months in advance of the Election to provide the City Clerk enough time to prepare. The City Council should vote on the Election date by May 28, 2013 if July 30, 2013 will be the Election date. The MSBA will be kept informed of the Election date.

The City Council is now scheduled to vote on proceeding with eminent domain at the May 14, 2013 Meeting. Paperwork will be served and checks will be delivered to property owners by May 17, 2013. The geotechnical, survey and geo-environmental consultants can access the site on May 20, 2013.

7. *Vote Language* – M. Donovan will have the draft of the vote language to Joslin Lesser to provide to MSBA for review by May 16, 2013.
8. *MA Historical Commission Approval* – The Project Notification Form to the MA Historical Commission has been filled out; however, information on the site acreage is needed to complete to form. RDA will provide the site plan and proposed building plans once the Schematic Design is set. Nitsch will provide the USGS map.
9. *DESE Submission* - The DESE Submission requirements should be completed by June 11, 2013 to review at the TMMS Building Committee on that date. Joslin Lesser will send the requirements to the SPED Director, Principal, Superintendent and Deputy Superintendent.

IV. Schedule of User Group, Regulatory and Facilities Meetings

10. RDA met with the TMMS staff over three days, April 24, 16 and 28, 2013, to review space needs, functions and adjacencies. A Building Facilities tour was held on May 3, 2013. RDA will need to meet with the District Administration as well.
11. An Educational Steering Committee was established to guide the design. The members will be Dr. Latham, Jaye Warry, Rich Cowdell, Sue Rowe, Kevin Rittershaus, and Maureen Horgan.
12. Additional meetings are needed and the following dates were added to the Meeting Schedule:
 - Educational Steering Committee May 14, 2013 9:00 AM Lynn VoTech
 - Public Relations Meeting May 14, 2013 10:30 AM Lynn VoTech
 - Regulatory Meetings –Police, Fire May 24, 2013 10:00 AM Lynn VoTech
 - Educational Steering Committee May 28, 2013 9:00 AM Lynn VoTech
 - Educational Steering Committee June 11, 2013 9:00 AM Lynn VoTech
 - Educational Steering Committee June 25, 2013 1:00 PM Lynn VoTech

V. Brookline Street Access

13. It is anticipated that the City Council will vote tonight on the eminent domain and that the geotechnical, geo-environmental, site and acoustical consultants can begin accessing the site by May 20, 2013.

VI. Other Business

14. The Building Committee decided that they would like to have a tour of recently constructed Middle Schools. Joslin Lesser will put together a list of middle schools for the Building Committee to visit. The date for the tour will be May 22, 2013.
15. It was requested that Public Relations be a topic on all meeting agendas. It is important to keep sight if how the District will get the vote. Professional help may be employed. Paul Hallering is to be invited to the May 14, 2013 Public Relations Meeting.
16. There will be a conference call to discuss the cost of takings.
17. J. Costin will re-send the link to the TMMS Building Committee website to all members. The CM at Risk SOQs will be uploaded to the website along with the evaluation form.
18. The City Council is scheduled to vote on the Election date of July 30, 2013 at the City Council Meeting on May 28, 2013.

VII. Next Meetings

19. Next Meeting:

TMMS Building Committee Meeting	June 11, 2013	10:30 AM	Staff Development Room
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VII. Adjourn

20. The meeting adjourned at 10:45 AM.

Respectfully submitted,
Lynn Stapleton
Joslin, Lesser + Associates, Inc.

Thurgood Marshall Middle School, Lynn, MA

Tuesday, May 7, 2013

TMMS Building Committee Meeting No. 7 & Working Group No. 17 - CM at Risk Qualifications/RFP

Sign-In List

Location: Staff Development Room, Lynn Voc-Tech Annex, 90 Commercial St.

9:00 AM

Signature	Name	E-Mail Address	Contact Info / Phone #
1 <i>Catherine Latham</i>	Catherine Latham	lathamc@lynnschools.org	O: 781-593-1680 C: 781-953-3352
2 <i>Tom Larrobino</i>	Tom Larrobino	larrobinoT@lynnschools.org	O: 781-477-7220 C: 508-982-7962
3 <i>Rich Cowdell</i>	Rich Cowdell	cowdellr@lynnschools.org	O: 781-477-7360 C: 617-538-2821
4 <i>Jaye Warry</i>	Jaye Warry	warryj@lynnschools.org	O: 781-593-1680 Ext. 3144 C:
5 <i>Sue Rowe</i>	Sue Rowe	rowes@lynnschools.org	O: 781-593-1680 Ext. 3144 C:
6 <i>Michael Donovan</i>	Michael Donovan	mdonovan@lynnma.gov	O: 781-598-4000 C: 617-212-7274
7 <i>Edward T. Calnan</i>	Ed Calnan	edcalnan@gmail.com	C: 617-548-1325
8 <i>John Ford</i>	John Ford	j.e.ford@verizon.net	O: 617-722-2430 C: 781-789-4455
9 <i>Richard Fortucci</i>	Richard Fortucci	RFortucci@LynnMA.gov	O: 781-586-6904 C: 781-910-5407
10 <i>Charles White</i>	Charles White	Cwhite@LynnMA.gov	O: 781-586-6924 C: 781-346-2971

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Sign-In List

Location: Staff Development Room, Lynn Voc-Tech Annex, 90 Commercial St.

9:00 AM

Signature	Name	E-Mail Address	Contact Info / Phone #
11	Darren Cyr	tyoung@lynnma.gov	O: 781-760-7246 C:
12	Patrick Santerre	santerre2@gmail.com	P: 781-405-0457
13	 Gene Raymond	graymond@rda-design.com	O: 781-421-3480 C: 781-561-5270
14	Alex Liouzas	aliouzas@rda-design.com	O: 781-421-3480 C: 617-947-8576
15	Jeff Luxenberg	JLuxenberg@joslinlesser.com	O: 617-744-3118 C: 617-293-6106
16	 Lynn Stapleton	lstapleton@joslinlesser.com	O: 617-744-3128 C: 508-269-0457
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