

;  
;  
; 07/31/17 2:12 AM  
;  
;;;Boston City Council 170731

IS THE SCHOOL ACE R PLACEMENT.  
K EYE 8.  
WINDOW REPLACEMENT.  
AND THE RUSSELL SCHOOL K-5, ROOF  
REPLACEMENT.  
THIS INCLUDES ALL COST RELATED  
THERETO FORWARD TO THE CITY OF  
BOSTON MAY BE ELIGIBLE FOR A  
GRANT FROM THE MASSACHUSETTS  
SCHOOL BUILDING AUTHORITY, SET  
AMOUNT TO BE EXPENDED UNDER THE  
DIRECTION OF THE PUBLIC  
FACILITIES DEPARTMENT ON BEHALF  
OF THE BPDA BPS I'D LIKE TO  
REMINF FOLKS THAT THIS HEARING  
IS BEING BROADCAST AND RECORDED  
ON COMCAST CHANNEL 8, RCN  
CHANNEL 2 AS WELL AS VERIZON  
FIOS.  
WE ENCOURAGE PUBLIC TESTIMONY,  
WE APPRECIATE IT IF YOU WOULD  
SIGN IN AND CHECK OFF THE BOX TO  
TESTIFY.  
WE ALSO ENCOURAGE WRITTEN  
TESTIMONY VIA E-MAIL OR MAIL.  
AND FINALLY WE ASK THAT EVERYONE  
PLEASE SILENCE ANY ELECTRONIC  
DEVICES.  
AND WITH THAT WE ARE HERE WITH  
BRIAN McLAUGHLIN, WELCOME,  
BRIAN TO, GIVE US AN OVERVIEW OF  
THIS PROJECT.  
>> THANK YOU, COUNCILOR.  
THE MASSACHUSETTS SCHOOL  
BUILDING AUTHORITY THAT OVERSEES  
THE FUNDING OF PUBLIC SCHOOL  
CONSTRUCTION PROJECTS WITHIN THE  
COMMONWEALTH.  
THE REIMBURSEMENT AGENCY IT  
WORKS WITH LOCAL COMMUNITIES TO  
FIGURE OUT THE MOST FISCALLY  
RESPONSIBLE, FOR VARIOUS ISSUES,  
THAT MAY BE IN THEIR FACILITIES.  
THE AUTHORITY IS FUNDED THROUGH  
ONE PENNY OF EACH -- OF THE

SALES TAX IN MASSACHUSETTS.  
MAYOR WALSH HAS MADE IT A POINT  
TO TRY TO UTILIZE THIS AGENCY  
MORE SO THAN PAST YEARS WITHIN  
THE CITY OF BOSTON.  
HAS SUCCESSFULLY DONE SO OVER  
THE PAST TWO YEARS SPECIFICALLY  
WITH THE ACCELERATOR PROGRAM.  
THE FIRST STEP OF THE MSB PROS  
IS SUBMIT A STATEMENT OF  
INTEREST TO THE MSBA.  
THIS ALLOWS DISTRICTS TO NOTIFY  
THE SCHOOL BUILDING AUTHORITY  
THAT THERE ARE CERTAIN ISSUES  
WITHIN A FACILITY.  
THAT THE MSB WILL REVIEW THOSE  
AND FIGURE OUT WHAT THE SOLUTION  
WOULD BE FOR A SPECIFIC PROBLEM.  
MSBA HAS TWO PROGRAMS, THEY HAVE  
THE CORE PROGRAM WHICH IS FOR  
MAJOR RENOVATION, REPAIRS,  
CONSTRUCTION.  
THEN THERE'S THE ACCELERATOR  
REPAIR PROGRAM.  
THAT'S STRICTLY FOR ROOFS,  
WINDOWS AND BOILERS AND  
OTHERWISE STRUCTURALLY SOUND  
FACILITIES.  
AGAIN, THE ARP IS LIMITED TO  
ROOF, WINDOWS AND BOILERS.  
THESE REPAIR PROJECTS USED TO  
EXTEND THE LIFE OF A BUILDING  
THAT OTHERWISE CAN PROVIDE THE  
PROGRAM THAT IS DESIRED BY THE  
PARTICULAR SCHOOL IN THE SCHOOL  
DISTRICT.  
THE CITY OF BOSTON, BOSTON  
PUBLIC SCHOOLS FACILITIES TEAM  
IN GATHERING INFORMATION FROM  
THE MASTER PLAN, CITY SUBMITTED  
11 STATEMENTS OF INTERESTS TO  
THE MSBA FOR THE ACCELERATOR OF  
THEIR PROGRAM WHICH ARE LISTED  
PREVIOUSLY.  
THEY WERE BOILERS AT EAST BOSTON  
HIGH SCHOOL, O'DONNELL, SUMNER,  
TIM I WILL TEE AND TO BE IN.  
WE ALSO SUBMITTED ROOFS FOR THE  
CURLY, WINDOWS FOR THE KILNAM IN  
THE PERRY SCHOOL.  
THROUGH THEIR REVIEW PROCESS,  
THEY MOVED FORWARD SEVEN SCHOOLS  
AT THEIR MOST RECENT BOARD  
MEETING IN JUNE.

THOSE WERE BOILER REPLACEMENTS  
AT THE SUMNER SCHOOL, EAST  
BOSTON HIGH SCHOOL, O'DONNELL,  
TIMILTY AND MARSHAL ACADEMY.  
BOILER TOBIN AND ROOF AT THE  
RUSSELL.

WHAT WE'RE HERE TODAY IS TO  
REQUEST \$600,000 FOR THE  
FEASIBILITY STUDY THROUGH DESIGN  
OF THESE SEVEN SCHOOLS.

THAT OBVIOUS THIS MONEY IS  
APPROPRIATE FROM THE CITY  
COUNCIL WHICH WOULD REQUIRE TWO  
VOTES.

THE MSBA WILL THEN ASSIGN AN OPM  
IN DESIGN TO THE CITY OF BOSTON  
TO WORK IN COLLABORATION WITH  
THE BOSTON PUBLIC FACILITIES  
DEPARTMENT, BOSTON PUBLIC  
SCHOOLS TO FIGURE OUT WHAT THE  
BEST SOLUTION IS FOR THESE SEVEN  
FACILITIES.

THE SCHOOLS THAT WERE NOT MOVED  
FORWARD WERE A RESULT OF THE  
REVIEW OF THE STATEMENT OF  
INTEREST WHICH IS MORE LIKE THE  
MSB APPLICATION AND VISIT OUT TO  
THOSE SCHOOLS, AFTER TALKING TO  
THEM THEY HAD TO DO THINGS A  
LITTLE DIFFERENTLY BECAUSE THEY  
RECEIVED SO MANY STATEMENT OF  
INTERESTS.

THE WAY THEY REVIEWED THESE WAS  
CHANGED A LITTLE BIT.

IN THE PAST THE BUILDING SYSTEMS  
HAD TO BE AT LEAST 20 YEARS OLD  
BUT THIS YEAR THEY BUMPED UP TO  
30.

SOME OF THE FOUR SCHOOLS THAT  
WERE PASSED ON THIS TIME, WE  
WILL HAVE THE ABILITY TO  
RESUBMIT IN FUTURE YEARS.

THE SCHEDULE GOING FORWARD IF  
YOU WANT ME TO RUN THROUGH IT  
REAL QUICK FOR THESE SCHOOLS.  
OBVIOUSLY, FIRST VOTE, HOPEFULLY  
ON WEDNESDAY.

I BELIEVE THE NEXT CITY COUNCIL  
MEETING IS AUGUST 28th.

SO THAT WILL BE THE SEC VOTE.  
WE'D HAVE THE MONEY IN HAND 20  
DAYS LATER, MSB WOULD DESIGN OPM  
AND SOME TIME IN FEBRUARY.  
WORK WITH THEM THROUGH THE

BEGINNING OF NEXT YEAR,  
HOPEFULLY GET DOCUMENTS IN THE  
SPRING AND THESE PROJECTS WOULD  
HOPEFULLY BE IN CONSTRUCTION  
NEXT SUMMER.

THE ONE SUBJECT THAT MIGHT BE  
DELAYED IS WINDOWS, LEAD TIME  
ASSOCIATED WITH WINDOW PROJECT  
IS SO LONG THAT TIMES THEY GET  
BUMPED OUT A FULL SCHOOL YEAR.  
CURRENTLY, OVER THE PAST TWO  
YEARS THE COUNCIL HAS APPROVED  
MONEY FOR 12 ACCELERATOR REPAIR  
PROGRAM PROJECTS THAT ARE  
CURRENTLY BEING CONSTRUCTED  
THROUGHOUT THE CITY.

THE 2015 SUBMISSION, WE HAVE  
TOTAL PROJECT BUDGET OF ABOUT  
\$29 MILLION WE'RE GETTING 16.4  
MILLION REIMBURSED THROUGH THE  
STATE.

THE 2016 ROUND OF STATEMENTS OF  
MSBA ACCELERATOR REPAIR PROJECTS  
WE'RE GETTING OVER \$6 MILLION ON  
\$MILLION IN CONSTRUCTION.

IT'S NINE TOTAL.

THEY ARE GETTING SIX OF THE NINE  
IN 2015 IT'S ABOUT \$28 MILLION,  
GETTING A LITTLE OVER 16.

>> THAT IS THE USUAL  
REIMBURSEMENT OF ALMOST 65%.

>> OUR REIMBURSEMENT RATE IS  
65.7% ON ELIGIBLE COSTS WE'LL  
GET 65%.

PROBABLY SOMEWHERE IN THE  
VICINITY OF 370,000 BACK EVEN ON  
THE FEASIBILITY.

>> YES.

THAT'S FOR REIMBURSEMENT.

>> LET ME ACKNOWLEDGE THAT I'VE  
BEEN JOINED BY MY FRIEND FROM  
DOOR CHEST E.R., COUNCILMEMBER  
FRANK BAKER.

>> HI, BRAIN.

GOOD AFTERNOON.

COUPLE OF THINGS, THIS  
FEASIBILITY WILL THIS BASICALLY  
MAP OUT HOW THE WORK -- WHAT IS  
THE FEASIBILITY, WHAT IS THE  
DOCUMENT GOING TO LOOK LIKE?

>> WE GET THE OPM COMES OUT  
FIRST.

PROJECT MANAGER, THAT'S  
REQUIREMENT THROUGH MSPA

ACCELERATOR.

>> THEY APPOINT THEM?

YES.

IT'S RANDOMLY SELECTED THEY COME ON BOARD THEY HELP US NEGOTIATE THE FEE FOR THE DESIGNER. DESIGNER COMES ON BOARD, WE HAVE PROJECT MANAGERS IN HOUSE THAT WORK WITH THEM ALONG WITH BPS FACILITIES, VISIT THESE BUILDINGS TO FIGURE OUT WHAT THE BEST SYSTEM MAY BE, WHAT THE BEST TYPE OF WINDOWS AND BOILER SYSTEM WILL BE TO MAKE SURE THAT THEY INTERACT WELL WITH THE OTHER BUILDING SYSTEMS THAT ARE CURRENTLY IN PLACE.

>> THE FEASIBILITY STUDY -- WE KNOW THAT'S WHAT WE'RE GETTING?

>> RIGHT.

THESE UP-FRONT DOLLARS WILL BRING US TO A POINT WHERE WE'LL HAVE A GOOD UNDERSTANDING OF SCOPE, COST AND SCHEDULE MOVING FORWARD LIKELY BY, I DON'T KNOW, LATE WINTER, EARLY SPRING OF NEXT YEAR, 2018.

>> YOU HAD MENTIONED FOUR PROJECTS THAT DIDN'T MAKE THE CUT, WHAT WERE THOSE FOUR, WHAT WERE YOU GOING TO DO WITH THEM?

>> THEY WERE KILMER --

WHAT DID CHITTICK --

INDOWS KILMER WINDOWS, CURLY ROOF.

JUST AGAIN MSPA RECEIVED SO MANY REQUEST THEY HAD TO LOOK AT A DIFFERENT ANGLE.

WILL BE ELIGIBLE TO REAPPLY, RESUBMIT IN FUTURE YEARS.

MAYBE EVEN THIS YEAR WE CAN DO IT AGAIN DEPENDING HOW MANY -- THEY HAVE TO CHANGE HOW THEY LOOK AT THINGS BECAUSE THEY HAVE A BUDGET THEY HAVE TO ADHERE TO AS WELL.

>> TO THAT POINT, THOSE FOUR WILL BE RESUBMITTED, WERE THEY LOOKED AT AS POSSIBLY NOT AS IN DIRE NEED AS -- THAT HOW THEY PRIORITIZE THEM?

>> THAT'S DEFINITELY -- THEY LOOK AT SEVERAL THINGS.

AGE OF SYSTEMS, THE COST OF THE

PROJECT HAS TO BE OVER \$250,000.  
NEED IS A HUGE FACTOR WHICH  
PROJECT THEY MOVE FORWARD.

>> TYPICALLY THESE PROJECTS ARE  
ALL COMPLETED DURING THE  
SUMMERTIME SO THAT BY THE TIME  
SCHOOL STARTS IT'S ALL  
COMPLETED.

>> SURE.

WE HAVE 12 UNDERWAY RIGHT NOW.  
SEVEN WINDOWS, THREE BOILERS AND  
TWO ROOFS.

THE BOILERS AND ROOFS ARE MORE  
EASILY MANAGEABLE BECAUSE  
THEY -- THERE IS LESS IMPACT  
DIRECTLY TO THE STUDENTS WITH  
THESE PROJECTS BECAUSE IT KIND  
OF -- WE CAN GET THEM DONE  
SOONER.

SO, THE WINDOWS WILL BE WITH BPS  
THEY WORKED OVER THE PAST  
SEVERAL MONTHS WITH THE SCHOOL  
LEADERS, HEAD MASTERS,  
PRINCIPALS, KNOWING THAT THERE  
IS GOING TO BE SOME WORK  
REMAINING LIKELY IN TO  
SEPTEMBER.

BUT WE'RE TRYING TO MINIMIZE THE  
IMPACT ON THE EDUCATIONAL  
SPACES.

SO WE'RE FOCUSING ON GETTING ALL  
OF THE CLASSROOMS DONE THIS  
SUMMER AND MAYBE SOME OF THE  
NONEDUCATIONAL SPACES MAY LINGER  
INTO SEPTEMBER.

BUT ALL THE WORK WILL BE DONE  
ONCE SCHOOL STARTS AFTER SCHOOL  
HOURS.

>> NOT TO GET INTO  
ADMINISTRATION BUT WE KNOW THEY  
DIDN'T TAKE ANY OF THE STATE  
MONEY, I HAVE TO HAND IT TO YOU  
GUYS FOR NOTICING THERE WAS A  
HOLE THERE AND TAKING -- THANK  
YOU THANK YOU.

THE MAYOR MADE IT PRIORITY WITH  
YOUR ASSISTANCE YOU GUYS HAVE  
MOVED EVERYTHING FORWARD WITH  
YOU.

>> I ECHO THE COMMENTS OF MY  
GOOD FRIEND, FRANK, HERE.  
WITH THAT I WILL ADVANCING  
DOCKET 1001 FOR ITS FIRST  
FORWARD ON WEDNESDAY.

THANK YOU, BRIAN.  
>> THANK YOU.  
MEETING IS ADJOURNED.