

Approved 06/23/2005.

5.1

**NEWPORT SCHOOL COMMITTEE
FACILITIES PLANNING SUBCOMMITTEE**

Meeting, 3:00 p.m.
Tuesday, May 3rd, 2005

MINUTES

Call to Order. Subcommittee Chair Hugo J. DeAscentis, Jr. called the meeting to order at 3:10 p.m. at Room 104, Lower Level, George H. Triplett Elementary School, 435 Broadway, Newport, Rhode Island. Present were Sub-Committee Members: Newport School Committee members Hugo J. DeAscentis, Jr., Chairperson; Dr. O. William Hilton (left 4:00), Thomas S. Phelan (absent); Newport City Council members Jeanne-Marie Napolitano (absent); Colleen McGrath (left 4:45); City of Newport Director of Planning, Zoning, Development & Inspection Paige Bronk (Carey Parent); Newport Housing Authority Representative Pauline Perkins-Moye (Resigned 4/27/05); Newport School Department members Acting Superintendent of Schools Dr. Robert B. Power, Ed.D. (arrived 4:25); Director of Property Services Paul C. Fagan; Business Manager Bruce N. Alexander; NEA TAN Representative David Koutsogiane (Underwood – 4th Grade) (arrived 3:30) AFSCME Council 94 Local 841 Representative Marcin G. Rembisz (Secretary to Director of Teaching, Learning and Professional Development); Energy Manager Richard Niejadlik (NACTC Technical Assistant); former Property Services Director Ed Brady (RIC Plant Operations) (absent); former Assistant Superintendent Sydney Williams (absent); Parent representatives Becky Bolan (Coggeshall PTO President) (arrived 3:20, left 4:00); Lousia Boatwright (Coggeshall Parent); Raymond Gomes (Carey Parent) (absent); Patrick Kelley (Thompson Parent) (excused absence); and Community members Fern Lima (absent), James Perrier and Mark Colborn (absent). Also present was Newport School Committee Chair Charles P. Shoemaker, M.D., Newport School Committee member Jo Eva Gaines (left 4:15), parent Lindora J. Lopes (arrived 4:10), and Facilitator Drew Carey.

ROLL CALL.

1.0 Welcome and Roll Call

Hugo J. DeAscentis, Jr. Chairman called the subcommittee meeting to order at 3:10 p.m. on Tuesday, May 3rd, 2005 in Room 104, Lower Level of the George H. Triplett Elementary School. Mr. DeAscentis asked Marcin Rembisz to conduct a roll call. Mr. Rembisz reported all members of the subcommittee were in attendance with the following exceptions: arriving after roll call – Becky Bolan, David Koutsogiane and Robert Power, and Lindora Lopes. Absent were Ed Brady, Mark Colborn, Ray Gomes, Jeanne-Marie Napolitano, Thomas Phelan and Sidney Williams.

2.0 Approval of Minutes of 4/12/2005 Subcommittee Meeting

Subcommittee Chair Hugo J. DeAscentis, Jr. asked for a motion to approve the minutes of the April 12th, 2005 meeting as presented in draft form. Dr. O. William Hilton moved to accept the minutes of the April 12th, 2005 meeting as presented. The motion was seconded by Colleen McGrath and the motion carried. (13:0)

Mr. DeAscentis reported that a Special Meeting has been called for next Tuesday, May 10th, 2005 at the request of the Berkshire Advisors. Mary Filardo, a Facilities Construction Consultant will address the subcommittee.

3.0 Feasibility Study Outline

The subcommittee members reviewed the April 4th letter from Laura Wernick, AIA regarding a Feasibility Study Outline. After beginning to examine the bullets listed in the outline, the members of the subcommittee determined that we are not at the stage of developing our feasibility study, but rather at the stage of preparing a report outline to the school committee, perhaps with a recommendation that a request for proposals be advertised for an outside consultant.

It was the consensus of the members that the initial report or plan would limit its scope to the elementary realignment considering all school department property and housing needs (personnel & programs). This would be done in conjunction with determining the housing requirements of all district programs and personnel (a master listing of housing needs, by program, space requirements, etc.). The districts housing policy was discussed, current policy houses K-5 as Elementary; 6-8 as Middle; and 9-12 as High. ***School Department Administrative staff were requested to compile master listing of all personnel, school and ancillary programs, program sponsors, administrative space requirements.***

4.0 Report Outline

The plan, Newport Public Schools Plan for Elementary Housing in the Context of the whole District June 2005, will be the initial component of the long range facilities master plan. The following report outline was drafted:

- I. Introduction
 - a. Problem Statement – how we got here, history, fiscal constraints
 - b. Charge – what are we asked to do
 - c. Data – what we have learned
 - i. Demographics – projected student population
 - ii. Sites/Locations
 - iii. Facilities
 - iv. Needs – programs and personnel

II. Plan

- a. Recommendations - Preferred Alternative (three 400 student schools on three sites: South, Central and North)
 - i. Summary – Ideal School
 - 1. Cost Effectiveness
 - 2. Educational Effectiveness
 - 3. Integration into System
 - ii. Alternatives: No Action, 3 schools, 2 schools, 6 schools
 - iii. Expanded – Needs for Elementary Housing (context of all programs)
 - 1. Criteria
 - a. Cost Effectiveness
 - b. Educational Effectiveness
 - c. Integration into system

III. Execution/Implementation

- a. Feasibility Study – Outside Consultant
- b. Bonding
- c. Community Input

Lousia Boatwright reported that community group reconnaissance has been successful. Speaking to PTO's, neighborhood groups and other groups, people seem to be receptive to new schools. Lindora Lopes reported that the Sheffield PTO group raised some questions, but were generally supportive of new schools – people want a plan.

Paul Fagan prepared a handout of estimated costs to bring all 6 elementary schools and Triplett up to 1995 code. Based on the Brisbane report of 1995, which was an architectural report that contained estimated costs for projects based on 1995 construction costs, Paul escalated the 1995 costs to 2005 costs and then projected them out through 2025. In 1995, the report estimated \$9.7M would be required for renovations. This number escalates to \$23M in 2025.

The following report sections were assigned to subgroup leaders:

- Part I. Introduction - **Ideal School** - Patrick Kelley
- Part II. Plan - **Data Analysis** - Paige Bronk & **Ideal School** - Patrick Kelley
- Part III. Implementation - **Public Relations / Communications** – Louisa Boatwright & **Bonding & Grant Funding** - Colleen McGrath & **Thompson Bond Review** - Colleen McGrath

Items that arose during discussion to be considered: Two vs Three School – what does data support? Where do students go during construction? Ideal model should substantiate recommendation. Playing fields at Sullivan?

Mr. DeAscentis thanked Mr. Carey for facilitating.

5.0 Next Steps

The next meeting of the Newport School Committee Facilities Planning Subcommittee will be at 3:00 p.m. – 5:00 p.m. on Tuesday, May 10th, 2005, in Room 104, Lower Level, George H. Triplett Elementary School, 435 Broadway, Newport, RI. A Facilities Construction Consultant from the Berkshire Advisors will be addressing the subcommittee. Mary Filardo is the founder and executive director of the 21st Century School Fund, a non-profit organization dedicated to building the public will and capacity to modernize school buildings so they support quality education and community revitalization in urban neighborhoods.

She worked for 25 years in the private sector in building and construction management. During this period she also studied philosophy and mathematics at St. John's College in Annapolis, was selected as a Truman Scholar from the District of Columbia, and completed a master's degree in public policy and public finance from the University of Maryland. When her children were school-age and enrolled in the District of Columbia Public Schools she worked as a community activist to improve public education and to secure to safe, modern, educationally appropriate schools facilities for the children of the District of Columbia.

Ms. Filardo founded the 21st Century School Fund in 1994 to provide the District of Columbia and other urban communities with leadership, partnerships, innovative solutions, research, and analysis of school facility issues. She originated and then successfully managed the Oyster public/private partnership that built the first new public elementary school in the District in 20 years. Mary Filardo has written extensively on school facility issues in the District of Columbia, developed software to support long range facilities master planning, and is leading a research, constituency building, and communications collaborative to improve urban school facilities supported by the Ford Foundation.

Adjournment. Hugo J. DeAscentis, Jr. Chairman called the meeting adjourned at 5:00 p.m.



**Hugo J. DeAscentis, Jr.
Chairperson**