



**Building and Grounds Subcommittee Joint Meeting with City Council's Finance Subcommittee
Remote
January 26, 2021 @ 7:15 p.m.
Open Meeting Minutes**

PRESENT: Scott Wadland (Chair), Adam Freudberg, Jessica Barnhill

ABSENT: None

OTHERS PRESENT: Executive Director of Finance and Operations Lincoln Lynch, Director of Building and Grounds Matthew Torti, City Councilors Adam Steiner, Michael Cannon, George King, Janet Leombruno, and Cesar Stewart-Morales, Parks and Recreation Deputy Director Thomas Begin, Parks and Recreation Director James Snyder, School Building Committee Chair David Miles

Call to Order

The Chair called the meeting to order at 7:17 p.m. He said this meeting was being broadcast live on Facebook and being recorded. He read those in attendance, and how to participate in public comment.

Public Comment

Gerry Bloomfield spoke about the Plymouth Church lease project and said that he hopes that it was looked into to make sure it is environmentally safe and sound for children and employees, as well as having a hold harmless clause in the contract. He said that the School Department is 60 percent of the City's Budget and needs to be a part in the resolution of the City's financial problems.

Joint Project with the City Parks and Recreation Department, recommended by the Buildings & Grounds Subcommittee: Turf Fields at the New Fuller Middle School

Mr. Wadland said that this is an independent request from the School Department's Capital Budget requests and is a joint request from the School Department and Parks and Recreation Department for two artificial turf fields at the new Fuller Middle School. He spoke about it being a great opportunity for the whole community as well as being able to generate revenue to offset operating and building costs.

City Councilor Stewart-Morales asked about the environmental impacts of installing turf fields including removal and disposal, and why the request is for turf fields over grass fields. Deputy Director of Parks and Recreation Thomas Begin said that they would be looking into a vendor who uses chemical free products. Director of Building and Grounds Matt Torti spoke to the advantages of a turf field over grass including not having to wait two growing seasons before use, wear and tear of grass fields, only being able to use grass fields a few months due to weather, and the disadvantages of having less field time for students. He said that the new

school is a perfect opportunity for installing turf fields over having to replace grass fields in the future. City Councilors discussed the competitive disadvantage for students with not having turf fields and how Framingham is further behind on turf fields over other communities. Mr. Freudberg spoke about how this has been a total team effort with the Parks and Recreation Department and was voted on unanimously by the School Building Committee, as well as the amount of the request may be less due to infrastructure and grass fields already being part of the Fuller School Building Project budget. School Building Committee Chair David Miles spoke to concerns about the timeline in order to start planning for these fields as soon as possible. Discussion on if there will be contingency funds from the School Building Committee available to use for this proposed project, but that it is unknown at this time.

Projects Recommended by the Buildings & Grounds Subcommittee and Approved by the Framingham School Committee: MSBA Feasibility Study for a Future Elementary School, Exterior Envelope at the Walsh School, and Roof Repairs at the Farley Building

Mr. Wadland spoke to the projects that were approved by the School Committee including \$600,000 for a MSBA feasibility study for a future elementary school, which is important as it could take years to partner with MSBA again for a project, \$2.1 million which was reduced in the Mayor's proposal to \$1.1 million for exterior envelope work that needs to be done every year, and critical roof repairs that are needed at the Farley Building and were not part of the Mayor's proposal. Mr. Freudberg spoke to the roof spreadsheet and the cost escalation for deferring these projects, as well as to think about the tax impacts of continued deferrance. Discussion on how many roofs have an expiration date listed at the same time due to extending warranties on roofs three years ago, as well as how MSBA has increased the age of roofs for eligible projects to 27 years which makes the roofs not eligible for those projects and reimbursements. Discussion on how there should be one roof a year being replaced due to the conditions and backlog. Discussion on how there has been continued conversations with the Mayor and CFO on these requests, as well as that the City Council can also approve additional Capital Budget projects not in the Mayor's proposal as they have done in the past. Mr. Wadland spoke to the CFO's targeted investment for the School Department on Capital Budget requests and how that is easily used quickly with just roofs, exterior envelope work and ADA improvements without any others, and how there should be future conversations on this problem on how to fill the hole in Capital Budget investments, as well as being something to consider when looking at the projects for FY22.

Approval of Minutes and Adjournment

Motion: To approve the September 17, 2020 minutes and adjourn.

Moved: Mr. Freudberg **Seconded:** Ms. Barnhill **Roll Call Vote:** Unanimous (3-0-0)
(Yes: Wadland, Freudberg, Barnhill)

Meeting adjourned at 8:04 p.m.

Meeting Materials

Agenda

FY22 Capital Budget Request to the City Council

Draft September 17, 2020 Minutes

These minutes were approved by the Building and Grounds Subcommittee in Open Session on August 31, 2021.

These minutes were sent to the City of Framingham for posting on September 1, 2021.