



BERKSHIRE HILLS REGIONAL SCHOOL DISTRICT

GREAT BARRINGTON · STOCKBRIDGE · WEST STOCKBRIDGE

50 Main Street · P.O. Box 617 · Stockbridge, MA 01262 · 413-298-4017

MEMO

DATE: September 23, 2013
RE: Proposed Monument Mountain High School Renovation Project

History:

1. Original Statement of Interest (SOI) filed November 2008.
2. Updated SOI filed November 2009.
3. Representative Smitty Pignatelli and Massachusetts School Building Authority (MSBA) Executive Director Katherine Craven tour MMRHS, spring/summer 2010.
4. BHRSD invited to begin the initial steps for MSBA approval of a Feasibility and Schematic Design Project, September 2010.
5. March 2011, MSBA completes its Enrollment Projection study, with the conclusion that the District projected enrollment, for project purposes is 570.
6. October 2011, BHRSD School Committee approves use of \$300,000 from Excess & Deficiency (E&D) to undertake the Feasibility study portion of the project. Member towns are notified of the vote and have 45 days to hold a special town meeting to take a no vote action on the use of these funds. No towns took action, therefore the District was allowed to expend these funds.
7. Summer 2011 BHRSD begins formal Request for Services (RFS) process to hire an Owners Project Manager (OPM).
8. Strategic Building Solutions (SBS) hired as OPM November 2011.
9. OPM works with BHRSD to develop RFS for designer services and Symmes Maini & McKee Associates (SMMA) is hired May 2012.
10. Per MSBA requirements, the Project committee, OPM and SMMA explored several options for upgrading of the high school, with the final three consisting of:
 - a. Structural, systems, code and accessibility upgrades. – approx. \$41 million
 - b. **Addition/renovation.** – final proposed project cost \$55.7 million, with \$30.5 the District's/member towns' responsibility.
 - c. New school. – approx. \$65 - \$70 million (once the building committee and SC decided that option b. would be the option proposed to MSBA no further cost studies were done on this option).
11. Preliminary Design Proposal submitted to MSBA July 2012, with the proposed addition/renovation project as the preferred option.

12. School Committee includes \$450,000 in FY 13 budget to complete the second phase of Feasibility and Schematic Design project, namely the Schematic Design phase.
13. Committee, OPM and architect work to flesh out preferred option, with associated cost analysis, value engineering, public meetings, school committee meeting discussions, and MSBA input.
14. Schematic Design submitted to MSBA June 2013, in anticipation of an MSBA board vote July 31, 2013.
15. MSBA approved the District's submission at board meeting on the 31st.
16. Tax impact analysis undertaken during this process.
17. School Committee formally approves borrowing for the project, subject to member town approval.

Next Steps:

1. Continued informational meetings.
2. Ongoing communication with member towns regarding tax impact.
3. NOVEMBER 5 VOTE
 - a. Two votes –
 - i. Project vote
 - ii. Debt exclusion vote
4. Actions subsequent to vote will be determined by outcome of the vote.
 - a. If successful the District will enter into contracts with OPM and designer to begin design process.
 - b. Phased construction would begin as soon as possible, per attached phasing plan.
 - c. If not successful the District would need to determine annual phasing of major and/or necessary projects.