

CABOT SCHOOL BUILDING COMMITTEE (CSBC) + DESIGN REVIEW COMMITTEE (DRC)					MEETING MINUTES		
Cabot School, Newton							
October 22, 2015							
5:30 PM							
ATTENDEES:							
NAME	ASSOC.	VOTING	PRESENT	NAME	ASSOC.	VOTING	PRESENT
Margaret Albright	CSBC	✓	Y	Peter Barrer	DRC	✓	Y
Susan Albright	CSBC	✓	Y	Arthur Cohen	DRC	✓	N
Mary Lou DiBella	CSBC	✓	Y	William Eldredge	DRC	✓	N
Diana Fisher Gomberg	CSBC	✓	Y	Robert A. Franchi	DRC	✓	N
David Fleishman	CSBC	⊘	N	Tom Gloria	DRC	✓	Y
Ruthanne Fuller	CSBC	✓	Y	James Freas	DRC	⊘	N
Sandra Guryan	CSBC	✓	Y	Jonathan Kantar	DRC	✓	Y
Matt Hills	CSBC	⊘	N	Andrea Kelley	DRC	✓	N
Maureen Lemieux	CSBC	✓	N	Ellen S. Light	DRC	✓	Y
Joshua Morse	CSBC	✓	Y	Marc Resnick	DRC	✓	N
Emily Norton	CSBC	✓	Y	Scott Ross	DRC	✓	Y
Cynthia Paris Jeffries	CSBC	⊘	N	Steven Siegel	DRC	⊘	Y
Angela Pitter-Wright	CSBC	✓	Y	Eve Tapper	DRC	✓	N
Nicholas Read	CSBC	⊘	N	Deb Crossley	DRC	⊘	N
Andrea Steenstrup	CSBC	✓	Y	Carol Chaftez	NPS	⊘	N
Setti Warren	CSBC	⊘	N	Julie Kirrane	NPS	⊘	Y
Karen Wasserman	CSBC	✓	Y	Jeffery Luxenberg	JLA	⊘	Y
Dori Zaleznik	CSBC	✓	Y	Tom Murphy	JLA	⊘	Y
Alex Valcarce	NPB	⊘	Y	Donna DiNisco	DDP	⊘	Y
Michael Cronin	NPS	⊘	N	Leno Filippi	DDP	⊘	Y
Ouida Young	ACS	⊘	Y	Jeff Oxilida	DDP	⊘	N
Bill Paille	NTD	⊘	Y	Craig DiCarlo	DDP	⊘	Y
				Michael Santos	HSH	⊘	Y
				Bill Brown	BSA	⊘	Y

The meeting was called to order at 5:30PM.

1. Approval of Meeting Minutes

Motion: S. Albright moved to approve the meeting minutes from the September 1, 2015 Cabot SBC meeting as submitted. M. DiBella seconded. The vote was unanimous if favor (12-0-0)

2. Project Update: Traffic

The design team gave a brief overview of the existing traffic conditions indicating that the existing traffic counts show approximately 1/3 of the trips from the east and 2/3 from the west. They also presented the current proposed design, showing traffic circulation and blue zones in two locations on the site based on the traffic counts noted.

After their summary Bill Paille, Newton Transportation Department presented an overview of his and his department's review of the proposal. He noted that the traffic group had been involved in the project from the beginning and they had met with the design team a number of times during the design process. His staff knows the project history and they had also met with a number of non-city entities and had received numerous comments from residents. He distributed a memo to Josh Morse, Commissioner of Public Buildings, which summarized the Transportation Department's preliminary review.

B. Paille indicated that the site presents numerous challenges but he believed the proposed design offered sufficient flexibility to make adjustments as the review process evolves. He highlighted several areas of focus.

- The intersection at Cabot/Blake/Bridges needs to address the vehicular and pedestrian traffic, control the traffic flow and improve sight distances. These issues can be addressed through the introduction or modification of several design elements.
- Traffic flow on Bridges should be developed to provide relief for traffic on Cabot. Traffic direction, control at the Cabot intersection, and controlling parent drop-off along Bridges should receive continued study.
- The impact that the changes in the abutting streets have on streets outside of the immediate site should be studied
- Providing or controlling parking on neighboring streets, including Bridges, Norwood and East Side Parkway will need to be studied

CSBC+DRC Questions/Comments

- a. Several Committee members noted that the process should include public input from neighbors and parents
- b. In response to a question regarding eliminating the Cul-de-sac on Parkview Street B. Paille noted that such a change would need to be reviewed as there could be multiple options. The design team noted that the traffic would need to be relieved from Parkview and the cul-de-sac provided the best option. In response to questions regarding the massing of the building, specifically the gym and the potential for traffic to flow through Parkview to Cabot in the manner it currently does the project team noted that the current building design had been approved and submitted to the MSBA. Some members noted that the building can remain as shown but the traffic should be further studied. The final solution has not been determined but as in the case of other City school projects many of the traffic and parking issues are not worked out completely until later in the design process. The current schedule proposes City 5-58 review in April 2016.
- c. A suggestion to test some of the proposed design solutions on an interim basis was discussed but some members thought without testing all of the design elements simultaneously a true indication of the efficacy would not be possible. The possibility of computer modeling was briefly discussed.

- d. A suggestion of establishing a third drop-off point on East Side Parkway was offered and many thought such a solution may be viable.
- e. Several Committee members believed that walking should be encouraged. Data concerning current student/parent walking habits has been collected by Alicia Bowman and could be shared with the design team.
- f. Some Committee members reported that comments they had heard from neighbors was that the proposed traffic circulation would cause greater traffic problems. The need for further review of the data was discussed. The project team noted that although the engineering data was not a part of this presentation it had been collected and presented in documents submitted by the design team to the City Transportation team. An independent peer review of that data was also conducted.

Traffic Design Next Steps

The project team proposed to schedule further meetings with the design team and the transportation department and to develop a more complete presentation for an upcoming SBC meeting. In the interim the traffic studies, proposals and City and peer review documents will be posted for Committee members to view. Following those steps a process for design review and approval will be developed.

3. Project Update: Site Design/Landscaping

The design team presented the preliminary proposed design showing landscaping and site design of some of the hardscape and softscape areas surrounding the school. The site design elements as they relate to the building design, code and safety requirements, and the associated elements of Cabot Park were reviewed.

CSBC+DRC Questions/Comments

- a. The effect of shadows on the landscape and site design should be shown on images presented, specifically at the Kindergarten playground at the north end of the site.
- b. A separate bike storage area for parents and students should be considered
- c. Planting design should keep safety concerns in mind
- d. The new proposed location of the play area (in Cabot Park) should be reviewed further for compliance with the requirements of the Parks and Recreation Commission approval and for safety concerns relative to vehicular traffic.

4. Public Comment

- a. Erin Edwards, PTO president expressed her disappointment in the Parks and Recreation Commission decision and felt that a better strategy should have been developed in alignment with the City's overall plans for Cabot Park. The current drop-off condition is not safe. Long term and short term parking is a problem and parking on streets should be maximized.
- b. Marian Burke, Bridges Ave noted that there is a need for more community input in the process.
- c. Tom Moreau noted that he was disappointed that the City elected to increase the size of Cabot school without purchasing additional property for the expansion. He also noted that he believed the Parkview two way "pass-back" traffic proposal will become a traffic problem.

- d. Susan Bottino, a Cabot parent stated that there is currently a parking problem for staff, teachers and parents and that this is a chance to improve parking and traffic flow and the design should include added parking.

6. Meeting Adjournment

Respectfully submitted,

Tom Murphy
Joslin, Lesser + Associates, Inc.

[End of 10/22/15 Meeting Minutes]