




CABOT SCHOOL BUILDING COMMITTEE (CSBC) + DESIGN REVIEW COMMITTEE (DRC)				MEETING MINUTES	
Newton Ed Center Room 210			<b>DRAFT</b>		
January 19, 2017					
6:00PM					
<b>ATTENDEES:</b>					
NAME	ASSOC.	PRESENT	NAME	ASSOC.	PRESENT
Margaret Albright	CSBC	Y	Peter Barrer	DRC	---
Susan Albright	CSBC	Y	Arthur Cohen	DRC	---
Eva Thompson	CSBC	---	William Eldredge	DRC	---
Diana Fisher Gomberg	CSBC	Y	Robert A. Franchi	DRC	---
David Fleishman	CSBC	---	Tom Gloria	DRC	---
Ruthanne Fuller	CSBC	---	James Freas	DRC	---
Liam Hurley	CSBC	---	Jonathan Kantar	DRC	Y
Matt Hills	CSBC	---	Ellen S. Light	DRC	---
Maureen Lemieux	CSBC	---	Marc Resnick	DRC	---
Joshua Morse	CSBC	---	Scott Ross	DRC	---
Emily Norton	CSBC	---	Steven Siegel	DRC	Y
Cynthia Paris Jeffries	CSBC	Y	Eve Tapper	DRC	---
Angela Pitter-Wright	CSBC	Y	Deb Crossley	DRC	---
Nicholas Read	CSBC	---	Katy Max Holmes	City Planning	---
Andrea Steenstrup	CSBC	Y			
Setti Warren	CSBC	---	Tom Murphy	NV5	Y
Karen Wasserman	CSBC	---	Melissa Gagnon	NV5	Y
Dori Zaleznik	CSBC	---	Donna DiNisco	DDP	Y
Michael Cronin	NPS	Y	Leno Filippi	DDP	Y
Julie Kirrane	NPS	Y	Craig DiCarlo	DDP	Y
Ouida Young	CITY	---	Jeff Oxalida	DDP	---
Alex Valcarce	NPB	Y	Anthony Luioni	WTR	Y

NV5 called the meeting to order at 6:08PM.

## 1. Design Update

### Exterior Design

L. Filippi presented an updated rendered building elevations and 3D models. It was explained that at the last meeting on 12/22/16, gray tones and brown tones were presented, with the idea that the base (1<sup>st</sup> floor level) would be darker and the shades would gradually get lighter as you go up the building. As a result of meeting with the DRC, there was a consensus to proceed in the direction with gray tones which were more in contrast with the red brick on the existing building

whereas the brown tones were perceived as being heavy, in contrast to the existing building. The DRC also feels that the gray tones would be perceived as “softer” given the mass of the gymnasium walls. The design intent is to let the existing building read through as much as possible.

- A few SBC members commented that the gray tones appeared industrial, although agreed that it is important to visually lighten the massing.
- DFG noted that although the lighter tones are preferred, it would be helpful to see the a few options that are lighter and warmer.
- The City agreed that the designer will present additional brick options that are in the lighter/warmer side as well as the lighter/cooler side.

DDP will eventually have sample panels created and fine tune the exterior palette as well as take photographs of the sample brick panels outside. Some additional options (lighter and warmer) will be presented to the SBC for review.

The City noted that masonry work will be performed by a filed subcontractor which means that (3) equal products will be required when bidding and the architect will make the judgement as to the final selection in terms of what is the closest to the design intent.

- There was a consensus by the SBC to proceed in the direction of the lighter brick tones.

Three (3) variations of gymnasium elevation design were presented, all with vertical elements. All concepts were presented with an irregular banding at the base of the gym. It was a consensus at the classroom addition and library that the buttresses would be removed. The library would be designed with an irregular vertical score in the masonry veneer.

1. Gym Option #1: Vertical applied metal buttress elements in a regular rhythm on the gymnasium (upper level). The vertical elements are intended to break up the massing and connect to the rhythm of the existing building. The vertical language divides the building to make the mass feel lighter. The DRC referred to this rhythm as the “outie” option.
2. Gym Option #2: Vertical buttress elements on the upper portion of the gymnasium were removed and replaced with irregular scores in the masonry along with the vertical panel reveals in the masonry of matching brick color, at irregular intervals.
3. Gym Option #3: Buttresses are removed and replaced with vertical panel joints in the brick at consistent/regular intervals on the upper portion of the gymnasium. The brick reveals are set back from the face of the brick veneer with matching brick color. The DRC referred to this rhythm as “innie” option.
  - S. Siegel noted that there is a feeling that the irregular expression connects to the existing building while not mimicking it.
  - An SBC member noted the regular pattern replicates the existing vocabulary.
  - A. Steenstrup noted that the regular pattern makes the existing building appear more as a centerpiece.
  - There was consensus for irregularity at the base/lower level and regularity at the upper levels. The irregular rhythm breaks down the scale more than the regular rhythm so this works well at the base level.

### Interior Design

L. Filippi presented interior design options with two (2) basic themes:

- a. Treat the historic building and the addition similarly
- b. Streamline the aesthetics for a more contemporary feel

Areas of interest and excitement are being designed to break up the long corridor:

- a. Raising the ceiling height as well as adding wood wainscoting at corridors/node points.
- b. Main doorway entrances are encased with wood trim, at the lower floor only.
- c. At the lobby/nodes, there is an opportunity to accent the floor area.
- d. Display cases at either side of the ramp connecting to the new building.
- e. The intent is that the cafetorium serving doors would be open to access the kitchen serving line, and be treated as vertical accents to continue the exterior window expression to the interior.
- f. At the 2<sup>nd</sup> and 3<sup>rd</sup> floors, lockers are at either side of the corridor at the classroom bays in the existing portion of the building and in the project areas in the addition. For kindergarten, lockers are located inside each of the (4) classrooms.
- g. At the narrowest point in the existing building, it was noted that the corridor is 8'-0".

The location of the elevator was discussed. It was noted that the elevator is centrally located which is important for after hour use of the building.

The issue was discussed, from a security perspective, whether the main stair should be open or closed. Doors to the 2<sup>nd</sup> and 3<sup>rd</sup> floor corridors, from the stairway, will be locked after hours plus, there are motion detectors. Therefore, there was a consensus that in terms of visual perspective as well as from the perspective of school day to day operations, it makes the most sense for the stair to be open.

The flooring materials are the same as Angier with linoleum throughout, except in the media center which is carpeted. It is to be determined whether sheet or linoleum tile will be used. Although the sheet material has fewer seams, replacing sections may require more maintenance than the tile. Alternatively, there may be more opportunities for craftsmanship issues with tiles.

## **2. Meeting Adjournment**

**Motion:** At 7:04PM, A. Pitter-Wright moved to adjourn the meeting; C. Paris-Jeffries seconded. The vote was unanimous in favor of adjourning the meeting.

Respectfully submitted,

Melissa Gagnon  
NV5

[End of 12/22/16 Meeting Minutes]