MEMORANDUM

TO: Board of Directors, Massachusetts School Building Authority
Massachusetts School Building Authority
FROM: James A. MacDonald, First Deputy Treasurer, Interim Chief Executive Officer
John K. McCarthy, Executive Director, Deputy Chief Executive Officer
DATE: June 21, 2017
RE: Recommendation for 2017 Accelerated Repair Program Invitations

Recommendation

That the Executive Director be authorized to invite each of the schools listed in Attachment 1, attached hereto, into the Accelerated Repair Program (the "ARP") to collaborate with the Massachusetts School Building Authority (the "MSBA") to conduct a Feasibility Study, pursuant to M.G.L. c. 70B, 963 CMR 2.00 et seq., and MSBA guidelines. The purpose of each Feasibility Study is to better understand the problems identified by the district in the Statement of Interest submitted to the MSBA and to explore options for repairing said problems.

That the Executive Director be authorized to do all acts, to execute and deliver any and all documents and agreements, and to expend all funds necessary or desirable, in connection with conducting said Feasibility Study for each of the schools listed in the Attachment 1.

Discussion
As presented at the May 12, 2017 Board of Directors ("Board") Meeting, following the receipt of 73 Statements of Interest (the "SOIs") for the 2017 Accelerated Repair Program ARP, the MSBA reviewed the information provided by the districts based upon the non-qualifying conditions noted below and for conformance with the ARP. The initial review resulted in 69 of the 73 schools qualifying for the ARP.

Non-Qualifying Accelerated Repair Program Conditions*

Roof Age	**System is less than 20 years of age**
Window Age	**System is less than 20 years of age**
Boiler Age	**System is less than 20 years of age**
Proposed Project Cost	**Proposed total project cost is projected as less than $250,000**
Outside Scope	**District included scope beyond roof, windows, and/or boilers**
Excess Boiler Scope	**SOI itself identifies boiler construction, excluding heating fuel storage and/or delivery, beyond the physical limits of the existing boiler room(s)**
Future Project	**District plans a future construction project for MSBA participation going beyond roofs, windows, and boilers for the school**
Overcrowding	**District self-identified overcrowding**
Building Usage	**District identified spaces in the building used for non-educational purposes**

Non-Qualifying Accelerated Repair Program Conditions* (Continued)

School SOI History	Facility condition not identified in SOI remains unresolved from previous MSBA review
District-Wide Review	District is reviewing deficiencies to further identify its needs and priorities and/or consider the facility for potential consolidation
* The conditions in bold were described in the 2017 Statement of Interest ("SOI") for Accelerated Repair Program overview.	

Consistent with the communication provided annually regarding the SOI process, the number of invitations that the Board is allowed to authorize each year varies and the MSBA may need to limit the number of invitations due to its annual statutory budget cap. Historically, the MSBA has invited approximately 45 to 50 SOIs for the ARP annually. Compared to the number of qualifying SOIs that received site visits in previous years, the 69 qualifying schools for 2017 represent a significant increase. Furthermore, compared to previously invited schools, a higher percentage of the 69 SOIs include more than one system for replacement.

Given the budget impact from the number of SOIs filed for the ARP program in 2017, at the April 24, 2017 Facilities Assessment Subcommittee Meeting and the May 12, 2017 Board of Directors Meeting, MSBA staff recommended limiting the number of ARP invitations this year. MSBA staff's recommendation that only systems of 30 years or more be considered for invitation to the 2017 ARP was approved at the May 12, 2017 Board of Directors Meeting.

For the 2017 ARP, the MSBA staff's recommendation to invite Districts with systems of 30 years or more in age resulted in the consideration of 36 of the 69 schools for which SOIs were received. Of those 36 schools, the MSBA conducted site visits at 19 schools from March 21, 2017 to March 30, 2017. At the May 12, 2017 Board of Directors Meeting, the 19 schools received invitations to the 2017 ARP program.

The MSBA conducted site visits for the remaining 17 schools from May 2, 2017 to May 4, 2017. Upon collecting and reviewing additional information during and after these site visits, MSBA staff recommends the 17 schools for invitation to the 2017 ARP at the June 28, 2017 Board of Directors Meeting. Staff presented this information at the May 24, 2017 Facilities Assessment Subcommittee Meeting.

Included with this memorandum is Attachment 1:

- The Attachment identifies the schools that are recommended for invitation at the June 28, 2017 Board of Directors Meeting and the recommended project scope for each school.

Attachment 1

Recommendation for Invitation to the 2017 Accelerated Repair Program at the June 28, 2017 Board of Directors Meeting

District	School	Age of Existing Building	Grade	2016/2017 Enrollment	Existing Square Footage	Scope Requested by District	Invited Scope Recommendation	Declined Scope Recommendation	Reasons for Declined Invitation
Athol-Royalston	Athol High	1957	9-12	358	97,500	Roof, Windows / Doors, Boiler	Roof, Windows / Doors, Boiler		
Boston	Charles Sumner	1931	PK-5	558	49,105	Boiler	Boiler		
Boston	East Boston High	1926	9-12	1,496	212,505	Boiler	Boiler		
Boston	Hugh Roe O'Donnell	1926	PK-5	272	24,648	Boiler	Boiler		
Boston	James P Timilty Middle	1937	5-8	371	83,120	Boiler	Boiler		
Boston	John Marshall	1972	K-5	759	141,091	Windows / Doors	Windows / Doors		
Boston	Maurice J Tobin	1959	PK-8	465	64,091	Boiler	Boiler		
Boston	William E Russell	1903	PK-5	385	53,585	Roof	Roof		
East Bridgewater	Central	1951, 1962	PK-2	561	96,000	Boiler	Boiler		
East Longmeadow	Meadow Brook	1969	PK-2	563	74,300	Roof, Windows / Doors	Windows / Doors	Roof (Roof Age < 30)	
Holyoke	Kelly Elem	1975	K-8	544	86,302	Windows / Doors, Boiler	Partial Windows / Doors, Boiler		
Holyoke	Lt Clayre Sullivan Elem	1960, 1969, 1989	K-8	559	111,200	Roof, Windows / Doors	Windows / Doors	Roof (Roof Age < 30)	
Holyoke	Morgan Elem	1963, 1990	PK-8	413	62,397	Windows / Doors	Partial Windows / Doors		
Springfield	South End Middle School	1947	6-8	246	41,250	Windows / Doors	Windows / Doors		
Worcester	Elm Park Community	1971	PK-6	499	66,651	Windows / Doors	Windows / Doors		
Worcester	Lincoln Street	1929	PK-6	285	25,766	Roof, Windows / Doors, Boiler	Partial Roof, Windows / Doors	Boiler (Boiler Age < 30)	

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District	School	Age of Existing Building	Grade	2016/2017 Enrollment	Existing Square Footage	Scope Requested by District	Invited Scope Recommendation	Declined Scope Recommendation	Reasons for Declined Invitation
Worcester	Thorndyke Road	1927, 1955	K-6	376	43,425	Windows / Doors	Partial Windows / Doors		

Recommendation for 2017 Accelerated Repair Program Invitations

District	School	Age of Existing Building	Grade Configuration	2016-2017 Enrollment	Existing Square Footage	Invited Scope Recommendation
Athol-Royalston Regional School District	Athol High School	1957	9-12	358	97,500	Roof; Windows/Doors; Boiler
Boston	Charles Sumner Elementary School	1931	PK-5	558	49,105	Boiler
	East Boston High School	1926	9-12	1,496	212,505	Boiler
	Hugh R. O'Donnell Elementary School	1926	PK-5	272	24,648	Boiler
	James P. Timilty Middle School	1937	5-8	371	83,120	Boiler
	John Marshall Elementary School	1972	K-5	759	141,091	Windows/Doors
	Maurice J. Tobin K-8 School	1959	PK-8	465	64,091	Boiler
	William E. Russell Elementary School	1903	PK-5	385	53,585	Roof
East Bridgewater	Central Elementary School	1951, 1962	PK-2	561	96,000	Boiler
East Longmeadow	Meadow Brook Elementary School	1969	PK-2	563	74,300	Windows/Doors
Holyoke	Dr. Marcella R. Kelly Community School	1975	K-8	544	86,302	Partial Windows/Doors; Boiler
	Lt. Clayre Sullivan School	1960, 1969, 1989	K-8	559	111,200	Windows/Doors
	William G. Morgan Community School	1963, 1990	PK-8	413	62,397	Partial Windows/Doors
Springfield	South End Middle School	1947	6-8	246	41,250	Windows/Doors
Worcester	Elm Park Community School	1971	PK-6	499	66,651	Windows/Doors
	Lincoln Street School	1929	PK-6	285	25,766	Partial Roof; Windows/Doors
	Thorndyke Road School	1927, 1955	K-6	376	43,425	Partial Windows/Doors