



<https://www.stoughtonschools.org>

# April 10, 2024

- Why We're Here
- How We Got Here
- District & Town Need
- Townwide Elementary School Improvements
- New Elementary School Design Progress
- Site Improvements
- Impact to Stoughton – How Does This Affect Me?
- What does a 'NO' Vote Mean?
- Questions

# The New Elementary School | [stoughton.ma](https://stoughton.ma)

## Abutter's Meeting

The New Elementary  
School Building  
Committee



Stoughton Public Schools  
Home of the Black Knights • Stoughton, MA



Massachusetts School Building Authority  
*Funding Affordable, Sustainable, and Efficient Schools in Partnership with Local Communities*

**VERTEX**<sup>®</sup>

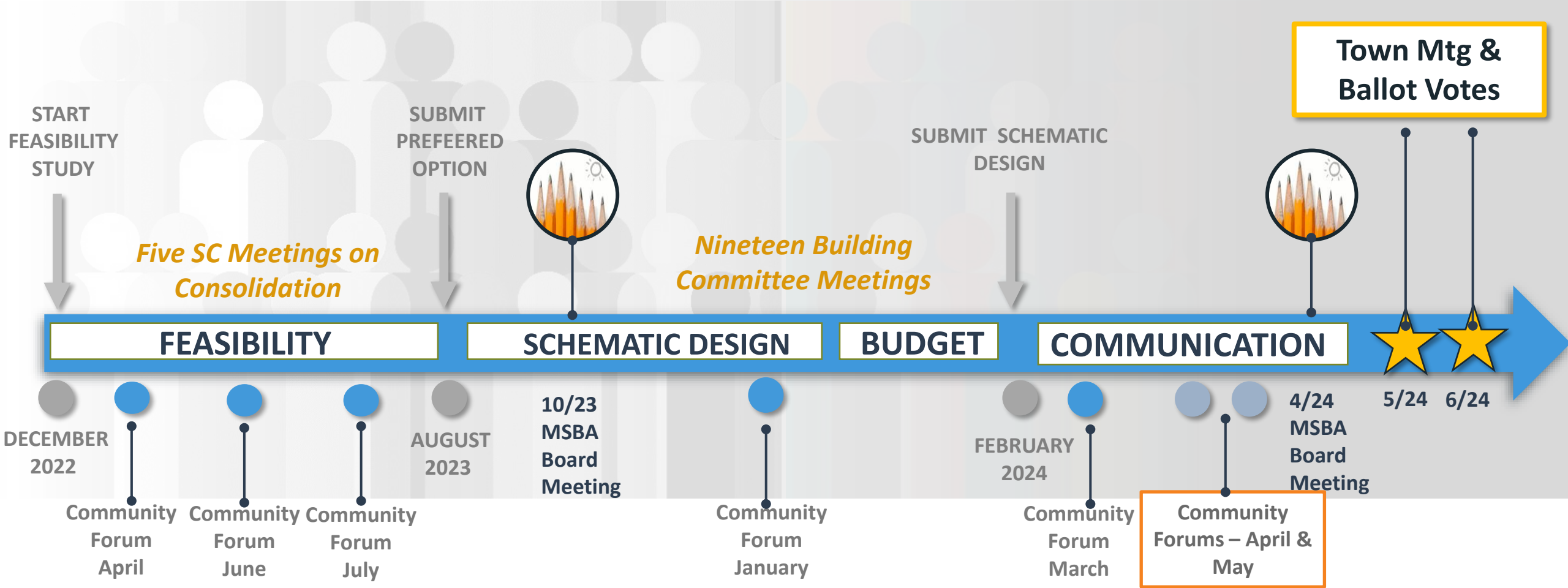


Planning  
Architecture  
Interior Design

# how we got here | project timeline



# project timeline | public communication



## The New Stoughton Elementary School Project



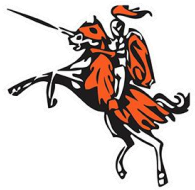


# south elementary school | deficiencies

- Building Envelope and Structure is not Energy Efficient/ Leaking
- Cafetorium Size
- Insufficient Parking & Event Space
- Administrative/Nursing & Student Rights/Privacy Issues
- Not meeting the physical needs of all students and staffs, including SPED (Accessibility Issues)
- Lacking Space Supportive of 21<sup>st</sup> Century Educational Needs
- No dedicated Kindergarten areas
- Building Safety
- Building Systems are Beyond Life Expectancy



JB





# district-wide improvements

## 4 Hansen Elementary School: 1962-66



- New Playground
- Security Improvements

## 2 Dawe Elementary School: 1969



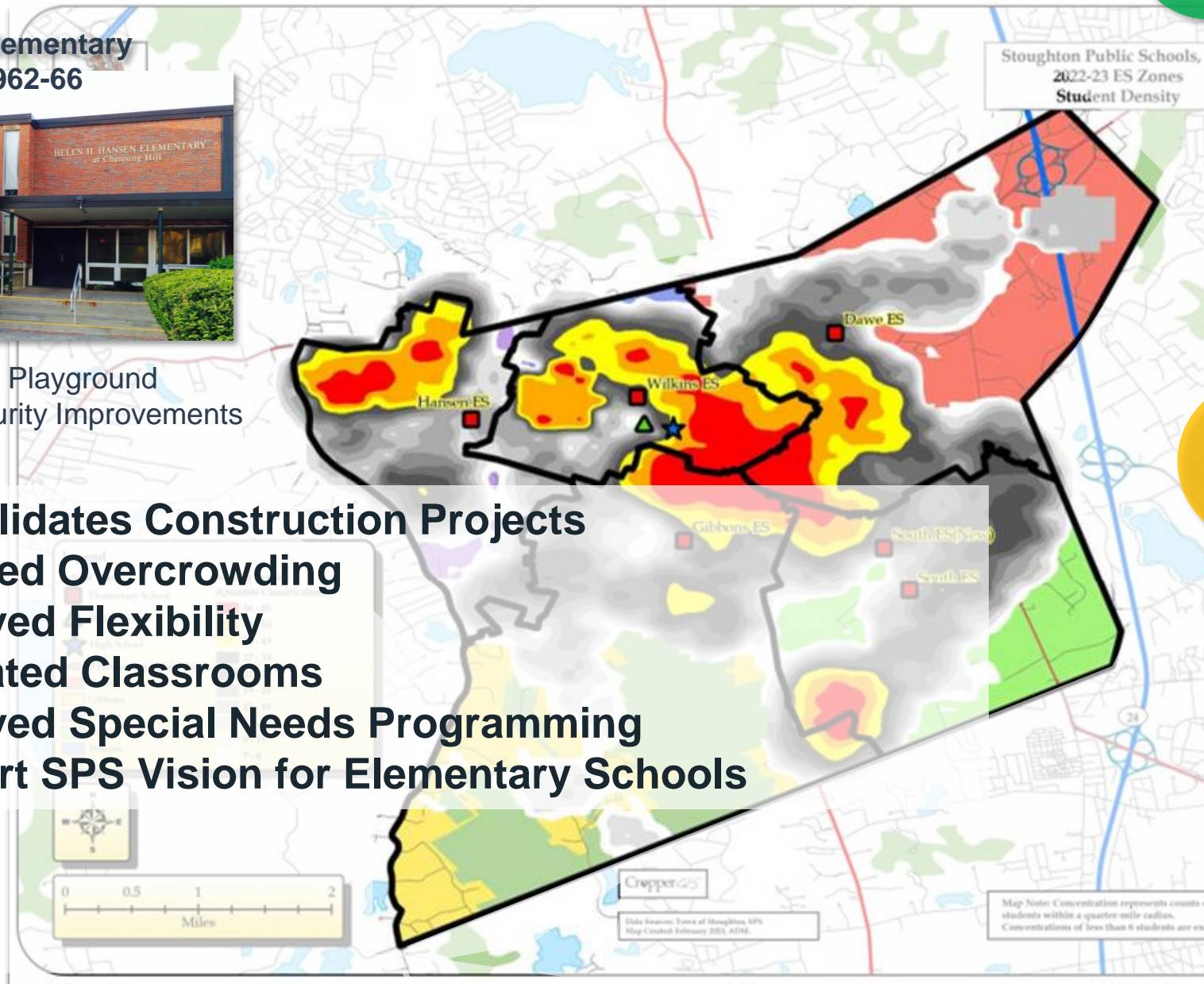
- Vestibule – Lobby Improvements
- Ventilation Improvements
- Security Improvements

## 3 Gibbons Elementary School: 1971



- Vestibule – Lobby Improvements
- Ventilation Improvements
- Security Improvements

- Consolidates Construction Projects
- Reduced Overcrowding
- Improved Flexibility
- Dedicated Classrooms
- Improved Special Needs Programming
- Support SPS Vision for Elementary Schools



# stoughton educational plan | design pattern highlights

Upper and lower school with  
distinct grade level neighborhoods

Use of outdoor spaces & utilization of  
building as teacher

Focus on building **community areas**  
secured separately from classroom areas  
(assembly spaces such as cafe, gym, etc.)

Abundance of **authentic collaboration**  
and **meeting spaces**

Focus on **centralized learning commons**  
with **STEM** spaces above

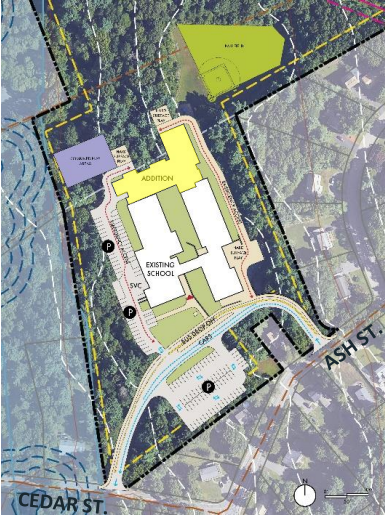




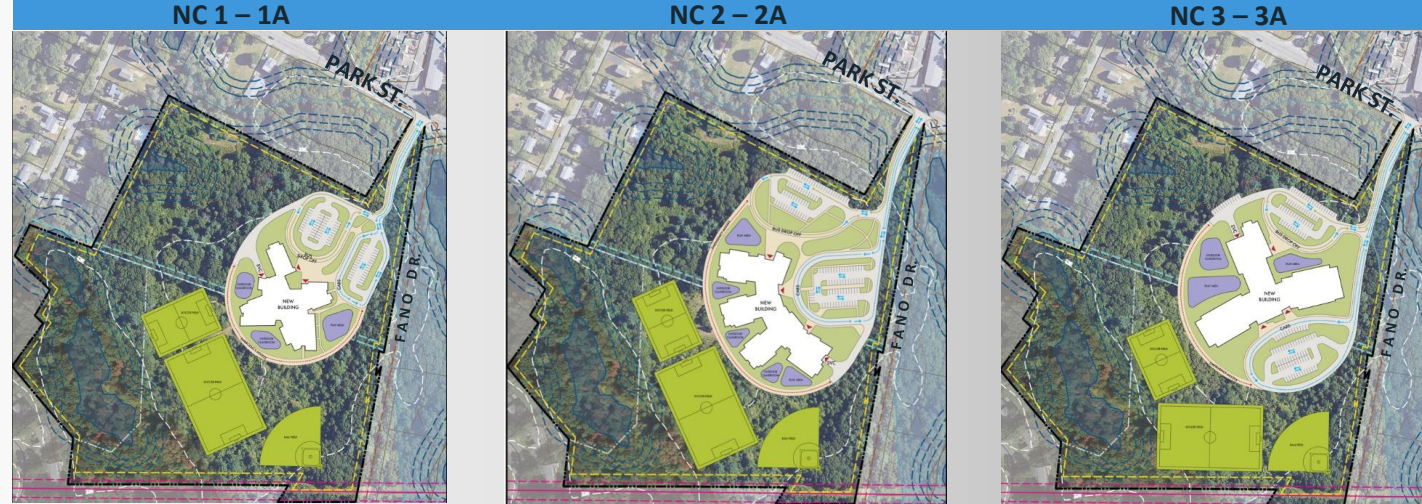
# the new elementary school project

site plans

**REPLACEMENT**  
Project Area:  
12 acres



**REPLACEMENT & CONSOLIDATION** (both enrollments)  
Project Area: 27 acres



'the pinwheel'

'the arc'

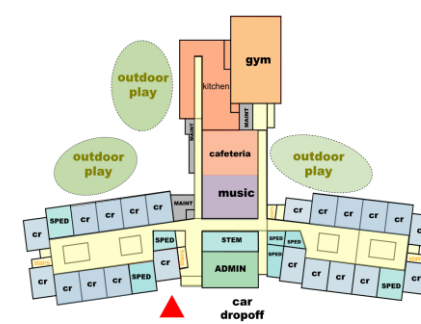
'the tee'

floor plans

Addition - Renovation



New Construction: Line Lumber Site



**program key**

- LIBRARY / MEDIA
- GYMNASIUM
- CLASSROOMS
- SPECIAL EDUCATION
- BREAKOUT
- SPECIALS (Art/Music/STEM)
- ADMIN/TEACHER SUPPORT
- CAFETERIA & KITCHEN
- CUST / IT / MAINT
- OUTDOOR LEARNING





# site plan update | site circulation

Where is it?

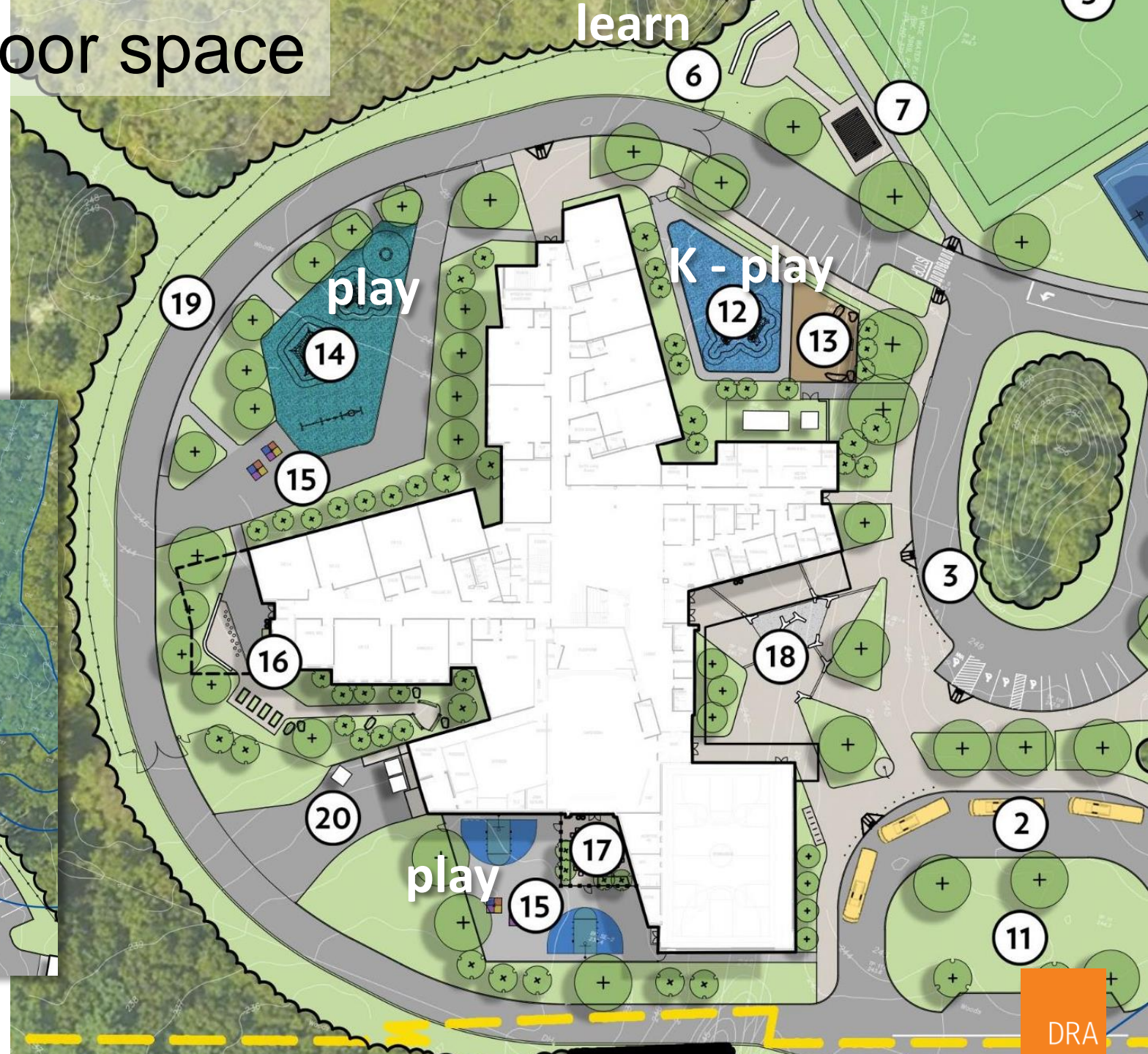
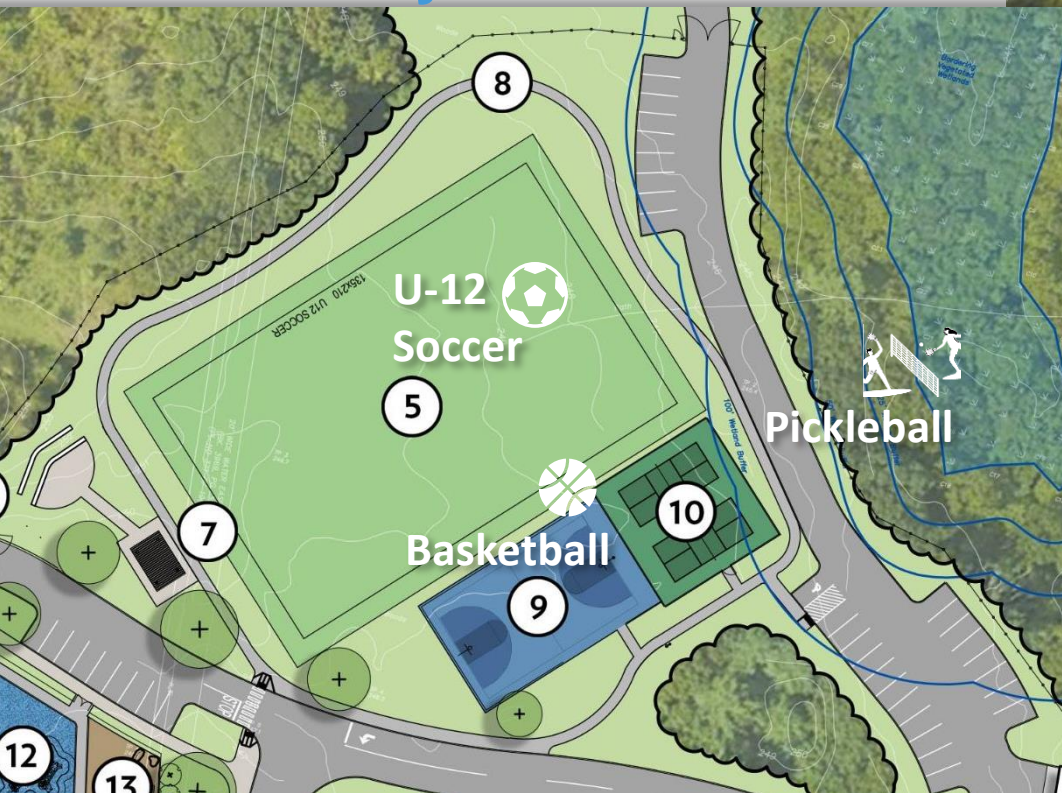




# site plan update | outdoor space

outdoor spaces  
& utilization of  
building as teacher

community resources





# project goals | sustainable solutions



- Target 4% reimbursement as noted in MSBA Project Advisory 81
- LEED Silver (v4)
- All Electric Building: 'Net Zero Ready'
- PV Ready
- Air & Ground Source Heat Pumps (partial geothermal)
- Air Quality Awareness
- Mindful Material Selection
- A building that educates students, staff and the community about sustainable building strategies
- Maximizing rebates associated with energy efficient buildings



# design patterns | exterior

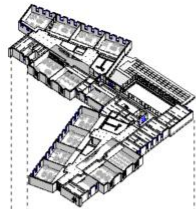
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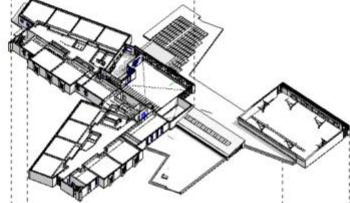


# design patterns | program organization

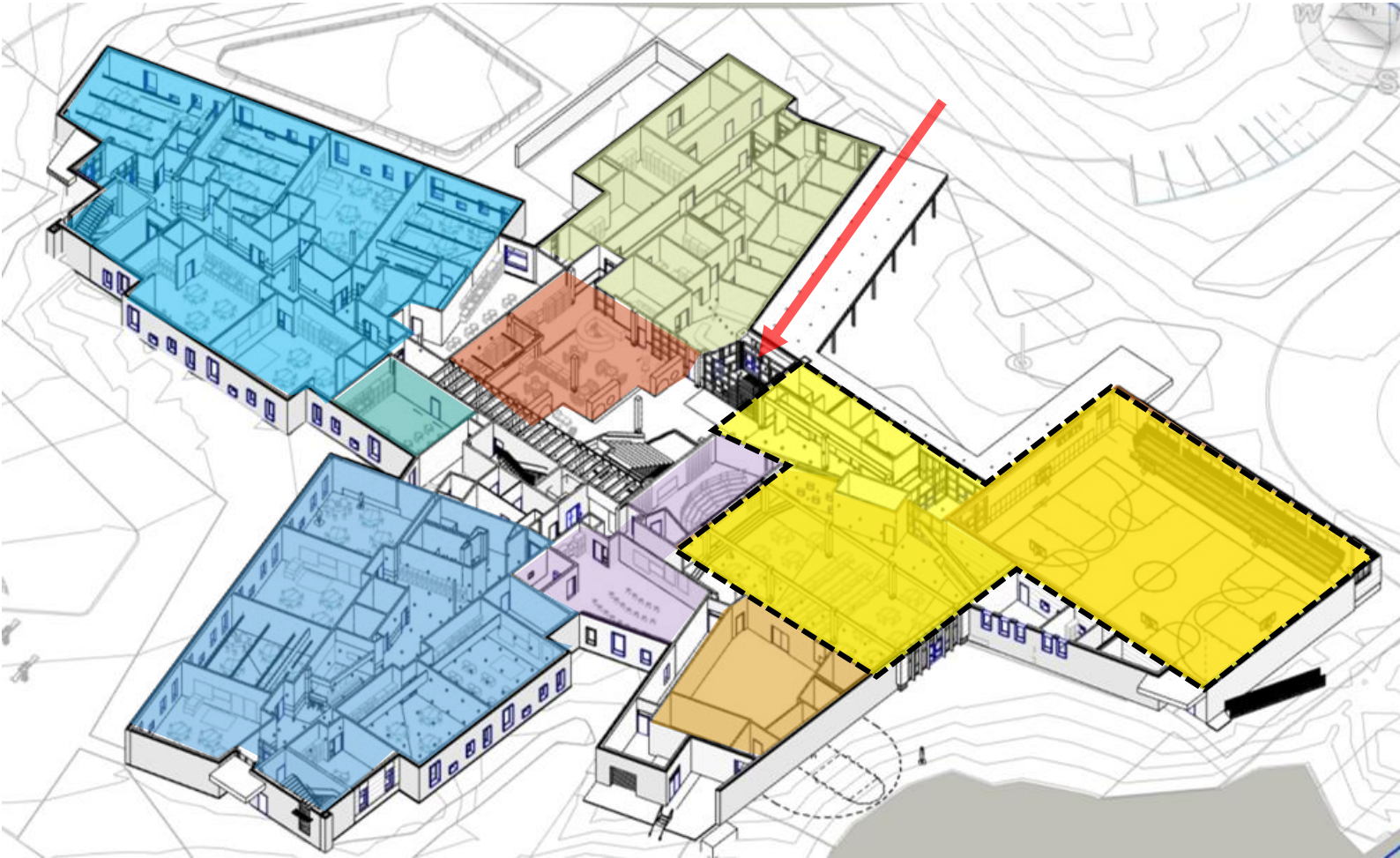
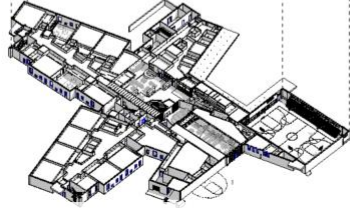
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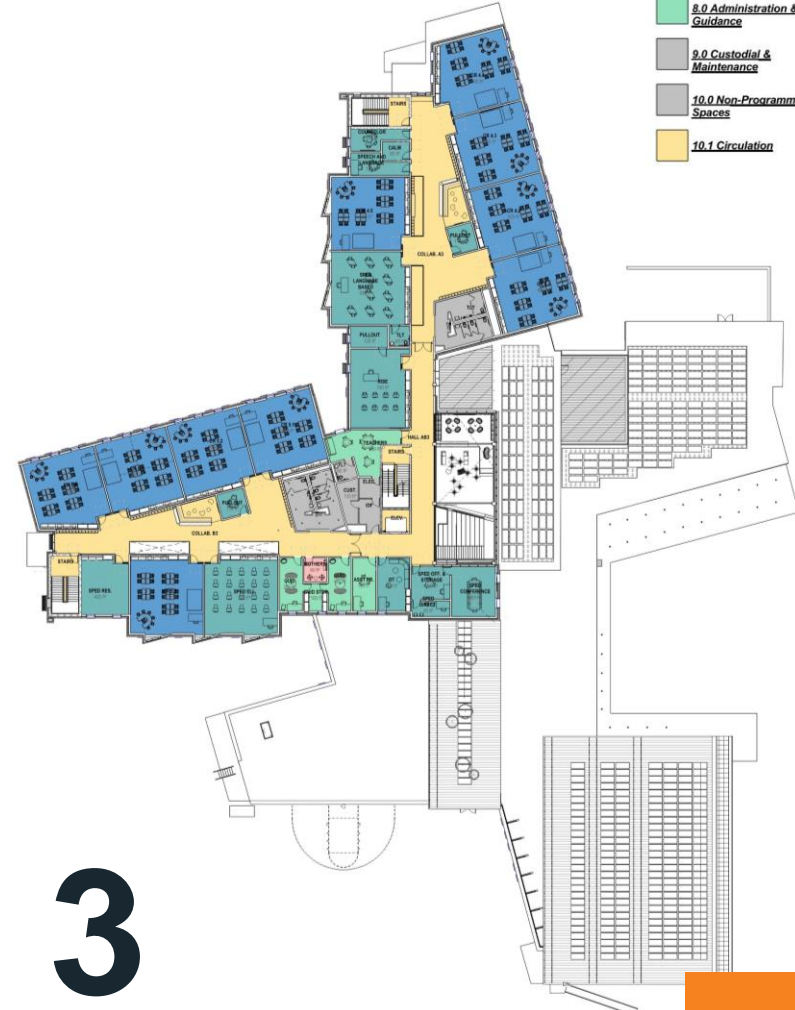
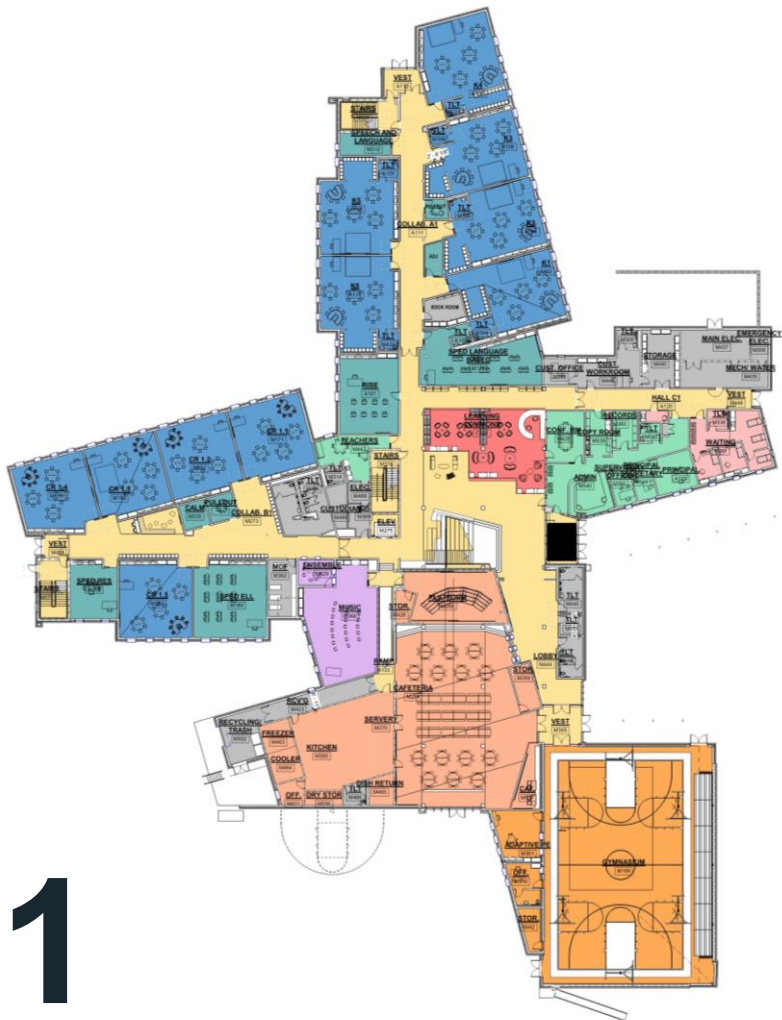
1



- Kindergarten Wing
- First Grade Wing
- RISE Classroom
- Music Program
- Learning Commons
- Gymnasium w/ Seating
- Cafeteria & Kitchen
- Administration

# floor plans | new school

- Department Legend
- 1.0 Core Academic
  - 2.0 Special Education
  - 3.0 Art & Music
  - 4.0 Health & Physical Education
  - 5.0 Media Center
  - 6.0 Dining & Food Service
  - 7.0 Medical
  - 8.0 Administration & Guidance
  - 9.0 Custodial & Maintenance
  - 10.0 Non-Programmed Spaces
  - 10.1 Circulation





# New Stoughton Elementary School



<https://www.stoughtonschools.org>

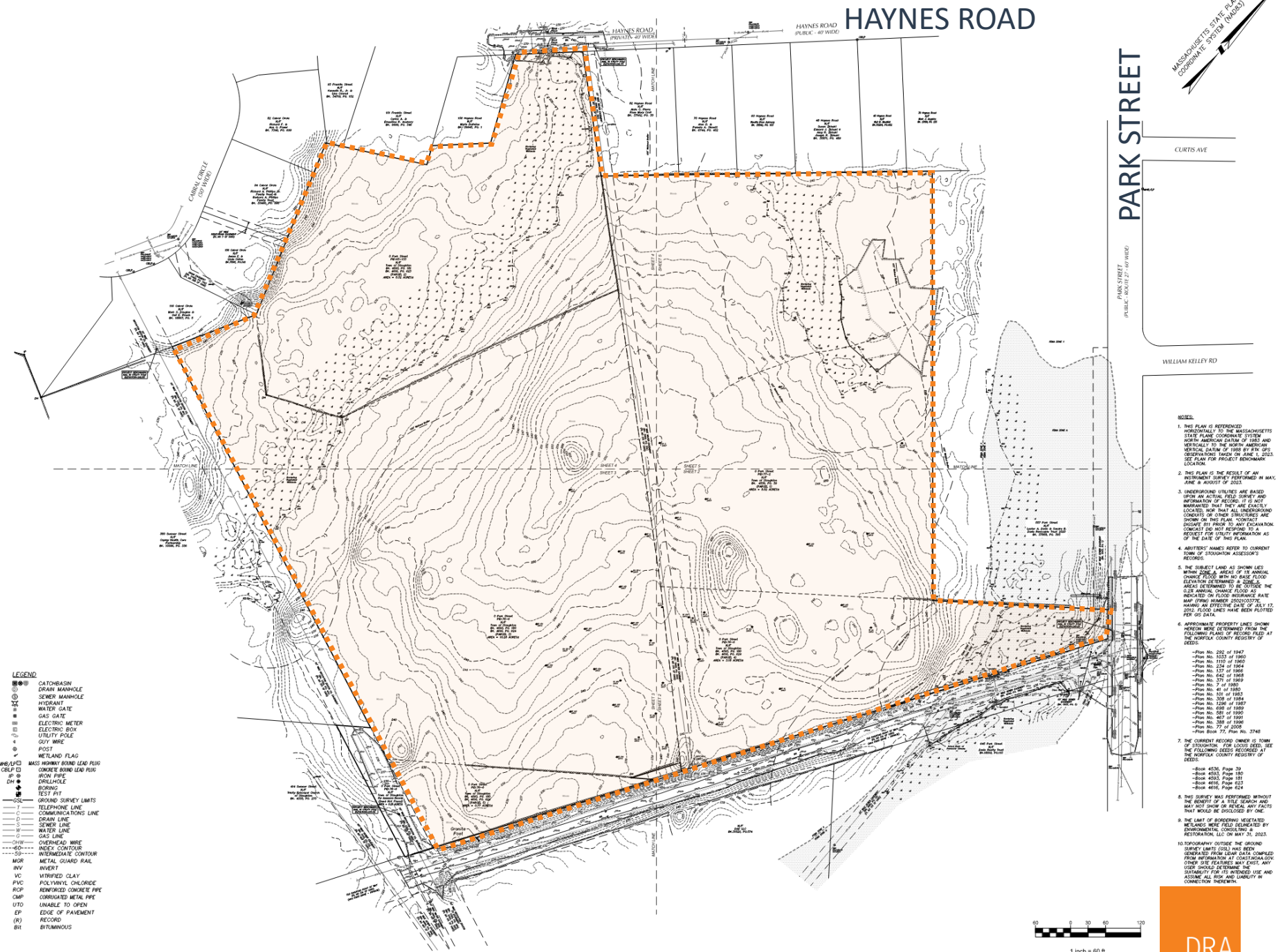


100  
YEARS

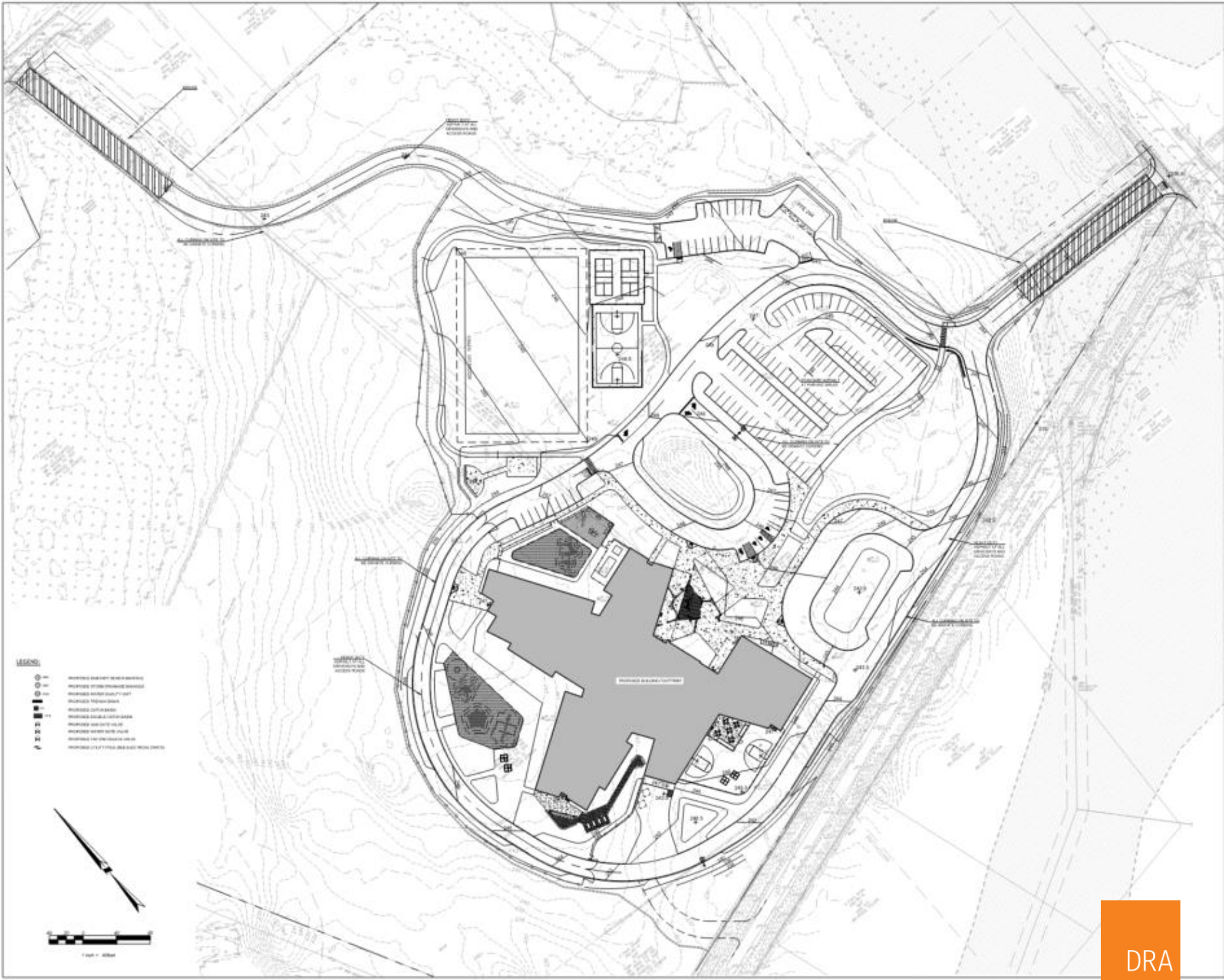
DRA



# site survey



# site layout





NC  
1-1A

LINE LUMBER SITE  
the pinwheel





# site access





# construction phasing



**Phase 1:** Bridge Construction & Site Clearing

**Phase 2:** Building Construction & Adjacent Site Access

**Phase 3:** Play Field, Courts and Haynes Site Access

Construction Access: Park Street Entrance

Fano Drive

PARK STREET



# gate locations



**LEGEND**

1	SITE ACCESS
2	BUS DROP OFF
3	CAR DROP OFF
4	MAINTENANCE SHED
5	MULTI-USE FIELD
6	AMPHITHEATER SEATING
7	PICNIC AREA
8	WALKING LOOP
9	BASKETBALL COURT
10	PICKLEBALL COURTS
11	RAIN GARDEN
12	KINDERGARTEN PLAY AREA
13	NATURE PLAY AREA
14	5-12 PLAY AREA
15	HARD SURFACE PLAY
16	OUTDOOR CLASSROOM
17	OUTDOOR DINING
18	FRONT ENTRANCE
19	EMERGENCY ACCESS DRIVE
20	SERVICE AREA

TOTAL PARKING COUNT : 143




# Total Project Budget Schematic Design submitted to MSBA

Based on Reconciled Construction Cost from two independent cost estimators.

Feasibility Study	\$1,000,000
Administration & OPM	\$3,928,104
A&E	\$8,785,000
Pre-Construction	\$252,000
Construction Cost	\$91,839,487
Utilities, Testing & Alternates	\$840,454
FFE & Technology	\$2,337,306
subtotal	\$108,982,351
Const. Contingency	\$4,591,974
Owner's Contingency	\$918,395
Total Project Budget	\$114,407,888
<b>Anticipated Max. Grant</b>	<b>\$47,274,735</b>
<b>Anticipated Town Share</b>	<b>\$66,523,994</b>

**MSBA grant represents 42% of the Total Project Costs!**

## Tax Impact to Stoughton residents



- FY2023 DOR statistics and assuming a current interest rate - **\$475,000** avg valuation
- Anticipated tax increase on average home due to the project ranges **\$400-420** per household
- 6% increase** to the average homeowner's tax bill

Municipality: **Stoughton**

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Average Single Family Tax Bill: **\$6,430**  
 Average Single Family Value: **\$474,512**  
 Number Single Family Parcels: **6,706**  
 Exemption Type: **N/A**

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Residential Tax Rate: **13.55**

Source: Mass Department of Revenue website

# What happens if Stoughton votes 'NO'?

- **State funding will not be available without Town approval**
- **Existing buildings have significant deferred maintenance still requiring attention**
- **Project will have to get back in the cue with the state for future project funding (time tbd if Town reapplies in the future)**
- **Construction costs will continue to escalate**
- **Fully renovating two k-5 schools would equal the cost of one new construction, consolidated project**
- **District would need to start redistricting sooner & investigate a 'Plan B' to determine how to address increasing enrollment resulting in increased costs for the District**

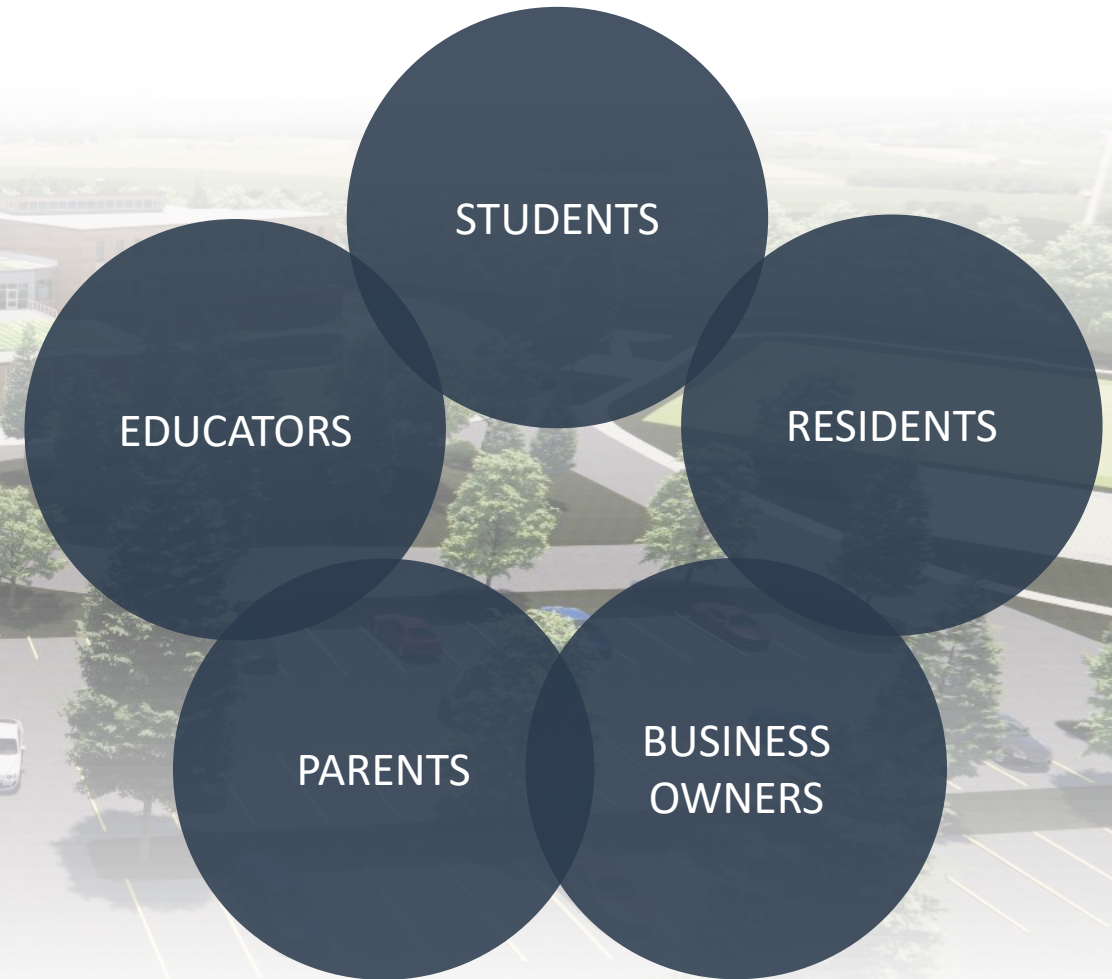
## The New Stoughton Elementary School Project





# community benefits

- Improved Quality of Education
- Site Amenities
- Community Space
- Improved Traffic Patterns
- Long-Term Value for Stoughton
- Pride in Community
- Facilitates Future Growth





# the new stoughton elementary school project

# Town Meeting & Ballot Initiative *questions?*

<https://www.stoughtonschools.org>



**Suggestions?**  
Check out the website!  
Email us at  
[NewElementarySchool@stoughtonschools.org](mailto:NewElementarySchool@stoughtonschools.org)

**Sugestões?**  
Confira o site!  
Envie-nos um e-mail para  
[NewElementarySchool@stoughtonschools.org](mailto:NewElementarySchool@stoughtonschools.org)

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