



**Town of Wilmington**

Town Hall / School Administration Building Committee  
121 Glen Road Wilmington, 01887

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TOWN OF WILMINGTON, MA

Meeting Minutes  
June 1st, 2022

Chairperson George W. Hooper II, called the meeting to order at 6:05 pm. Members present: Diane M. Allan, Kevin Caira, Jesse Fennelly, Paul Ruggiero; Paul J. Melaragni, Glen Brand and John Doherty. Members absent: John Holloway. Also in attendance Jeffrey M. Hull, Town Manager and Susan L. Inman, Assistant Town Manager, Dan Pallotta, P3, and Phil O'Brien from Johnson Roberts.

Approval of May 4<sup>th</sup> Minutes. Motion by Diane Allan Seconded by Paul Melaragni and Voted Unanimously

Approval of May 18<sup>th</sup> Minutes Motion by John Doherty seconded by Diane Allan and Voted Unanimously

George Hooper introduced a presentation from Phil O'Brien, Johnson Roberts.

The presentation was a review of floor plans and building sizes on Schemes B and F

**Scheme F**

Explored Scheme F, This Scheme has a net gain of 57 parking spaces NOT including the Buzzell parking area. The committee asked questions relating to both schemes on size and height. Phil asked the committee if he could show a 3D movable model of each presentation and the committee accepted. The Committee liked the location of F better but concerned about the size with respect to the neighboring homes. Phil showed through modeling that the meeting space is actually similar in height to the homes across the street. The Committee then went back to Scheme B and had concerns that the neighbor's would lose their views of the Town Green area. Phil inserted the old Swain School to remind the committee what was there not so long ago.

**Scheme B**

The Committee looked at Scheme B as a possible solution keeping the structure away from the Buzzell and School Street. This scheme preserves the Swain green but does encroach on the green by 30 feet. The parking numbers indicate a net loss of 14 spaces NOT including the Buzzell parking area.

The Committee then deliberated on the two schemes. The question of presenting both options to public opinion was debated and it was noted that the committee had the charge to locate, and the committee voted on a motion by Diane and Seconded by Paul Melaragni, Voted Unanimously to select Scheme F. Selectman Caira noted that the opportunity for public participation should have occurred during the site selection process and felt the Project Manager did not represent the Town well.

The Committee then asked for the next steps and Phil indicated that he would be providing the beginnings of Elevations and proportions based on the program that has since been approved.

The OPM indicated an additional newsletter for THSA would be released in the next few days and that it was in editing. The selection of F would be added.

Next Meeting 6/15/22

Motion to adjourn was made by Paul Melaragni and Seconded by Paul Ruggiero. Voted Unanimously