



**DOVER SCHOOL
DISTRICT**

JOINT BUILDING COMMITTEE DOVER HIGH ATHLETIC COMPLEX MINUTES

Meeting Type:	Regular Meeting
Meeting Location:	McConnell Center, Room 305, 61 Locust Street
Meeting Date:	Wednesday, May 22, 2024
Meeting Time:	4:00 p.m.

I. CALL TO ORDER at 4:08PM.

II. ROLL CALL ATTENDANCE

- a. Members Present: Ernie Clark, Ronan O'Doherty, Fergus Cullen, Linnea Nemeth, Craig Flynn, Michelle Clancy
- b. Staff: Rick Conway, Peter Driscoll, Morgan Lyon
- c. Consultants: Brad Prescott, Neil Hansen and Joe Persechino

III. PUBLIC FORUM

- a. Gary Dickerman, Sandra's Run - Requested visibility for information on acronyms, number of student athletes, number of current fields, and to update current scope of project to reflect conversations on baseball field.
- b. Yulia Rothenburg - Requested committee to consider long term effects of installing artificial turf.
- c. Jeff Sanborn, 30 Silver Street - Track coach and track athlete, shared his experience with track surfaces and the many turf surfaces he has seen on college campuses.
- d. Greg Kageleiry, 58 Constitution Way - Expressed the importance of athletics in education and the need for this project, especially the field and track.
- e. Robert Carrier, 22 Hill Street - Spoke as the Chair of High School JBC. Reminded the group of JBC history that a turf field had been blessed as part of this project, but **withheld** due to needing more funds for track and decided to wait to do them both together.
- f. Nick Piatti, 13 Elmview Circle - Track coach at high school, spoke of the need for repairs to the field and track.

IV. APPROVAL OF MEETING MINUTES - Motion to approve made by Craig, seconded by Ronan. Approved.

A. May 15, 2024 regular meeting

V. FINANCIAL REPORT - No update on report as contract and funds have not yet been spent.

VI. OLD BUSINESS

- A. Formalizing contract with Tighe & Bond - Update provided by Tighe & Bond. Contract should be reviewed in the next 1-2 days for final approvals.

VII. NEW BUSINESS

- A. **T&B performed** a Facility Walk on 5/22 Feedback - Outbuildings have grown organically over time. Looking forward to a more deliberate layout.



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B. Setting Guidance for Draft Scope of Work & Initial Design Concept Options.

Discussion with Joe Persechino and Neil Hansen, Tighe & Bond

Brad Prescott, Banwell Architects

- a. Dunaway Field - Consensus on the need to reconstruct and consider it as a “green field” to help with orientation.
- b. The Baseball Field
 - i. T&B feedback that bringing the baseball field on the table allows for more flexibility in the total project.
 - ii. Mayor Carrier confirmed, in his opinion, the charge was to consider the entire athletic complex.
 - iii. Baseball outfield is used in the fall for middle school field hockey, overlapping on dirt infield. If a new baseball field is constructed, consensus to design a multi-sport field into the outfield.
 - iv. Field construction on softball fields: took over a full year / two growing seasons for the grass to grow there (seeded spring, playable fall of the following year). Composition being highly clay based.
- c. The Track
 - i. Location: around Dunaway Field, consensus that relocating to Bellamy would open up larger scope and potential issues. Discussion on pros and cons and trade-offs for track moving across the street. Consensus being **there should be no net loss of playing fields.**
 - ii. Shape: Guidance for wider oval to support interior soccer field
 - iii. Lanes: Guidance for 6 lanes around and an 8 lane straight, with an option for 8 lanes all around
 - iv. LJ, TJ, HJ, PV in D ends: Consensus on this being the best place.
 - v. Shot put: Needs dedicated space.
 - vi. Javelin and Discus area - Bellamy or grass
- d. Lighting
 - i. Dunaway is a must have, with some flexibility on exact timing.
 - ii. Baseball would be an option to install conduit & infrastructure, price tower installation separately.
- e. Grandstand(s)
 - i. Current capacity is roughly 5,000 with 3,000 on home and 2,000 away. Would strongly encourage keeping separate visitor bleachers, and could see the reduction up to 20%.
 - ii. Home size (can price options): Would prefer to keep the current capacity.



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- iii. Away size (can price options): Could reduce up to 50%, but need to be separate.
- iv. Coaches / Press / Announcers box: Yes, the group would want to have electricity and internet connections.
- f. Scoreboards: Price separately as potential opportunities for private funding.
- g. Sound system: Include
- h. Existing buildings
 - i. Keeping the existing maintenance building will come down to the master plan. Overall bones are okay, but the shell would need some work. This building is about 2,600 sq feet and about 860 sq ft in “sheds”. 700 sq feet for athletic storage.
 - ii. Consensus on needing to improve storage to better maintain the equipment and to condense and potentially move in order to visually clean up the site.
 - iii. Grounds and maintenance operations do need to be considered and not interrupted. They use this location to work for all the schools.
- i. Building Elements
 - i. Real bathrooms for athletes & spectators - Consensus that these should be considered.
 - ii. Concession space (one space vs two) - Group would like to maintain one better space.
 - iii. Locker rooms for teams - Will build an option for this if the field and bleachers move further away towards Bellamy Road.
 - iv. Changing room for referees? Not priority; use coaches room at DHS now.
- j. Parking / Road elements - Yes, we will need them but it is going to depend on the capacity.
- k. Utility infrastructure - Will need these, but don’t need to get into details yet.
- l. Items that can be moved
 - i. Dunaway Stone and Lights memorial dedication
 - ii. Discussion to be finished another time on whether bleacher plaques will be saved for another project and/or done again.

VIII. IDENTIFY NEXT MEETING DATES/TIMES

- A. Add a JBC Regular Meeting on 6/4 at 7pm room 305
- B. Community Listening Session – pre-design : June 11th at 6pm (Tentatively at McConnell Cafeteria)
- C. Workshop: Deep dive on natural grass & synthetic: June 18th or June 20th as backup at 6pm (Room 306)



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D. Community Listening Session – with concept designs: TBD

IX. ADJOURNMENT - Michelle made a motion to adjourn, Craig seconded. Meeting adjourned at 6:44pm.