



**TOWN OF CONCORD**  
**COMMUNITY PRESERVATION COMMITTEE**  
 141 KEYES ROAD, CONCORD, MA 01742  
 TEL. (978) 318-3290 FAX (978) 318-3291

**Application for CPC Funding**

**Due no later than 12:00 noon on Friday, September 8, 2023**

Applicant\*: Concord Public Schools

Federal Tax Id. No.\*: 046-001-121

Co-Applicant (if applicable): \_\_\_\_\_

Project Name\*: Athletic Fields - Concord Middle School

Project Location/Address (if applicable): 835 Old Marlboro Road, Concord, MA

Purpose\*: (Select all that apply)

- Open Space     Community Housing     Historic Preservation     Recreation

Project Budget\*:

Amount of CPC Funds Requested:	\$ <u>250,000</u>
Amount from Other Funding Sources:	\$ <u>1,443,371</u>
Total Project Budget:	\$ <u>1,693,371</u>

(If multi-year project, note current phase only)

Please check which of the following is included with this Application:

- |                                                                                 |                                                                                                        |
|---------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------|
| <input checked="" type="checkbox"/> One Paragraph Project Summary *             | <input checked="" type="checkbox"/> Architectural plans, site plans, photographs (if appropriate)      |
| <input checked="" type="checkbox"/> Map (if applicable)                         |                                                                                                        |
| <input checked="" type="checkbox"/> Narrative *                                 | <u>N/A</u> Copy of IRS determination letter (Non-profit Organizations only)*                           |
| <input checked="" type="checkbox"/> Selection Criteria and Needs Assessment     | <u>N/A</u> Copy of Audit or most recent Financial Information ( <u>Non-profit Organizations</u> only)* |
| <input checked="" type="checkbox"/> Detailed Project Budget *                   | _____ Letters of Support (if any)                                                                      |
| <input checked="" type="checkbox"/> Feasibility Assessment                      |                                                                                                        |
| <input checked="" type="checkbox"/> Statement of Sustainability (if applicable) |                                                                                                        |
| <input checked="" type="checkbox"/> Timeline *                                  |                                                                                                        |

Project Contact Person\*: Laurie Hunter

Project Contact Address\*: 120 Meriam Road, Concord, MA

Project Contact Phone\*: 978-318-1500 Email\*: lhunter@concordps.org

Authorized Signature of Applicant\*: *Laurie Hunter*

Authorized Signature of Property Owner\* (if different): *Kerry J. Pyle*  
 \* Required

**For Historic Preservation Projects Only** – please check the box below left and acknowledge:

- I/We have read the U.S. Secretary of the Interior's Standards for the Treatment of Historic Properties and understand that planning for and execution of this project must meet these standards.



# CONCORD PUBLIC SCHOOLS

## Application for Community Preservation Committee [CPC] Funding

### I. CPC Cover Sheet

See Cover Page.

### II. Summary of Project Request

Concord Public Schools is requesting funding to support the replacement of Concord Middle School athletic fields in connection with the ongoing building project. Any monies that are awarded will offset the need to borrow that amount approved at Concord Town Meeting to fund the project in full.

**Category:** Recreation

**Funding Requested:** \$250,000

**Project Goal:** Replace soccer/field hockey, baseball, and softball fields that support both the middle school programs and community use.

**Project Budget:** It is estimated that the entire project will cost approximately \$1,693,371; the \$250,000 requested would support 15% of the total budget with matching funds of the remaining 85% coming from the Concord Middle School Project Budget.

### III. Map

Enclosed as Attachment A is a map of the current Concord Middle School [Sanborn Middle School] depicting the existing fields.

Enclosed as Attachment B is a map showing a rendering of the new school and replacement athletic fields that will be constructed on the location where the existing building is sited.

The field construction will remain within the existing limits of the parcel.

Fields will be constructed after the existing building is razed. Initial construction is scheduled for completion from February 2025 to September 2025. Plans call for allocating two growing seasons before use and so first use is scheduled for September 2026.

#### **IV. Narrative & Statement of Need**

Concord Middle School has a long tradition of offering a robust physical education program, and intramural and interscholastic athletic team opportunities for all of its students. The current enrollment is 650 students with the new school building being designed for an enrollment of up to 700 students.

Specifically, the Concord Middle School philosophy and practice with regard to its athletics curriculum states:

##### PHILOSOPHY OF ATHLETICS

*Athletics provide opportunities that will help students develop physically, mentally and emotionally. We view the competition of athletics as a healthy educational and psychological activity because it challenges each student to excel, helps each student discover his or her physical limits, and requires students to work cooperatively as members of a team. While winning is a natural goal in the pursuit of excellence, the principles of good sportsmanship and enjoyment of competition take precedence at all times and enhance the educational value of contests. At Concord Middle School we offer both intramural and interscholastic programs.*

***Intramural Sports:*** *Students of all grade levels may participate in intramural sports, and they do not need to try out for a team. They compete against their classmates in a less competitive environment than interscholastic sports. The goal of the intramural program is to introduce students to the sport, teach basic skills, and instill an enjoyment of play. Intramural sports take place two times each week from 2:30-4:30.*

***Interscholastic Sports:*** *Students in seventh and eighth grade\* may try out for a spot on interscholastic teams. Tryout sessions precede the season and require all students and parents to read and sign a try-out expectations form. (You can download the form through the link at the bottom of the page.) Students that make the team practice four times each week from 2:30-4:30 and compete against other schools. All students must have a current physical on file in order to participate in interscholastic sports.*

##### **Current after school activities utilizing outdoor fields include:**

Interscholastic: Field Hockey, Cross Country [B/G], Soccer [B/G], Baseball, Softball

Intramural: Ultimate Frisbee, Flag Football, Field Hockey

##### **Physical Education**

During the school day, all students participate in the physical education program and the curriculum makes full use of its outdoor field space to introduce a wide variety of team sports, team-building activities, and lifetime fitness exercises.

**V. Meeting CPC Selection Criteria**

The project to replace the Concord Middle School athletic fields certainly meets the CPC selection criteria under the “Recreation” category.

As noted earlier the fields will get use by 100% of the student body during the school year and extended use by a significant portion of students who participate in after school athletic programs.

Further, when fields are not being used by the school they would be available for either scheduled community use or simply passive recreation of town residents.

**VI. Budget**

The following line items from the CMS Building Project’s Schedule of Values are costs related to the athletic fields construction and installation.

Earthworks Line Items		
Line Item	Description	Cost
132-133	Athletic Field: Cut and Fills	\$ 523,288
134-135	Athletic Field: 12" crushed stone layer for drainage - material & labor	\$ 604,552
136	Athletic Field: Asphalt walkways	\$ 36,506
137-138	Athletic Field: Base Prep and Infield Mix - material & labor	\$ 191,654
139	Athletic Field: Laser grade field	\$ 73,011
140	Spread Loam	\$ 23,957
141	Restore area along Marlboro Road	\$ 28,292
142	Erosion control removal	\$ 5,000
143	Demobilize	\$ 14,000
<b>Subtotal - Earthworks Line Items</b>		<b>\$ 1,500,260</b>
Exterior Improvements Line Items		
Line Item	Description	Cost
1-3	Fencing: Labor, Materials, Black PVC	\$ 70,444
4	Dugouts	\$ 24,250
5	Backstops	\$ 26,417
10	Fine Grade & Seed - Reinforced Turf	\$ 5,000
11	Fine Grade & Seed - Athletic Fields	\$ 67,000
<b>Subtotal - Exterior Improvements Line Items</b>		<b>\$ 193,111</b>
<b>Total Projects Costs related to Athletics Fields Installation</b>		<b>\$ 1,693,371</b>

## **VII. Feasibility**

The building project and construction of the replacement fields was designed and is being managed by a team of professionals who are experienced in school construction projects.

SMMA is the architectural firm designing the building and athletic fields, CTA Construction Managers is the general contractor, and Hill International is the project management firm. Hill International will ensure that all local permits required will be secured.

Links to feasibility documents can be obtained on the web page below.

<https://www.cmsbuildingproject.org/project-materials>

## **VIII. Statement of Sustainability**

The athletic fields are a component of a larger building project to construct a Net-Zero ready Concord Middle School. Net-Zero buildings are models for sustainability, and achieve a balance between the amount of carbon emitted into the atmosphere and the amount of carbon removed from it.

Natural grass fields are a component of this sustainable school and contribute to sustainability goals in several ways. Grasses absorb carbon dioxide from the atmosphere through photosynthesis which helps mitigate climate change by reducing greenhouse gas levels. Natural grass fields also act as natural filters, absorbing and filtering rainwater. This helps prevent soil erosion and reduces the risk of flooding by allowing water to infiltrate the ground. Natural grass fields offer recreational spaces for physical activities, promoting a healthier lifestyle which enhances the well-being of citizens, and fosters community engagement.

## **IX. Outreach Strategy**

The overall project including replacement of the fields has received strong and positive community support. Replacement of the fields is an integral element in this project to support school day curriculum and after school athletic programs.

## **X. Timeline**

As noted earlier, field construction is expected to be completed between February 2025 to September 2025. The plan then calls for fields to be dormant for two growing seasons to allow full rooting and growth before first use in connection with the opening of the 2026-2027 school year in August 2026.

## **XI. Site Plan**

Attachments A and B are a rendering depicting construction of the new replacement fields along with a *Googlemap* picture showing the existing fields. Attachment C is the detailed site plan document from SMMA.



A



Imagery ©2023 Airbus, MassGIS, Commonwealth of Massachusetts EOE, Maxar Technologies, Map data ©2023 50 ft



B

- 1. VEHICULAR CIRCULATION
- 2. BUS DROP OFF | PICK UP
- 3. LOADING DOCK AREA
- 4. ATHLETIC FIELDS
- 5. OUTDOOR LEARNING







