MVRHS Athletic Fields
DRI 352-M4

LUPC
October 19, 2020
MVRHS Athletic Fields

**Applicant:** MV Public Schools

**Designer:** Huntress Associates Inc.

**OPM:** Daedalus Projects Inc.

**Permits:**
- Oak Bluffs Planning Board
- Oak Bluffs Zoning Board
- Building permit
Project history

• First approved as DRI in 1979
• Addition to school building approved in 1992
• Track and field facilities approved in 1995
• MV Sharks built baseball field in 2006-7 (not reviewed by MVC)
• MV Sharks added lighting in 2013 and bathroom building in 2016 (not reviewed by MVC)
• Athletic fields project began in 2015; MVC public hearing set in 2016 was put on hold while high school worked with Vineyarders for Grass Fields; high school hired Huntress and Daedalus in 2018, and voted to pursue Option B of Huntress’s Athletic Fields Master Plan
Proposal (Phase 1 of Master Plan Option B)

- One multi-purpose synthetic turf field with 400m track and sports lighting (to replace existing game field)
- One renovated multi-purpose natural grass field
- 4,800-square-foot field house (pending wastewater connection)
- 704-seat grandstand with press box and sound system
- Reconfigured parking and pedestrian areas
- Track and field equipment storage shed
• Public record as of Oct. 19, 2020

• Planning concerns and questions
  • Cost
  • Field usage
  • Maintenance practices
  • Health and safety
  • Environment
  • Traffic and parking
Public record: Plans

• Athletic Fields Master Plan
• Updated plan set
• Grading and drainage plan
• Landscape plan
• Tight tank design (no longer applicable)
• Preliminary earthwork
• Entry plaza plans
Public record: Reports

• Revised stormwater report
• Horsley Witten environmental review
  • Huntress response to HW
  • HW response to Huntress
• Horsley Witten case studies
• Material Safety Data Sheets and Typical Property Sheets for synthetic materials
• Information and communication regarding PFAS
• Natural Grass Advisory Group review of documents and design (on behalf of the Field Fund)
Public record: Correspondence

- Coaches, parents, students, concerned citizens, organizations
- Petitions for and against
- Organizations represented (opposed): Felix Neck, Field Fund, Island Grown Initiative, Sheriff’s Meadow Foundation, town energy committees, Vineyard Conservation Society
- Oak Bluffs Planning Board has also received extensive correspondence
- **Issues**: Safety, environmental impacts, disposal, cost, maintenance, student success, alternatives
Public record: Other and unclassified

- Turf product warranty information
- MVC-Huntress Q&As
- Revised field usage numbers (July)
- Link to Oak Bluffs Planning Board webpage
- FAA approval of light poles
- Huntress response to HW environmental review
- Various other communications
Cost

General:
How will this project fit in with overall school building plans?

• How will the replacement of the synthetic field be funded?
• How will future phases be funded?
• Will private funding affect MSBA funding for future projects?

• Maintenance
  • Confirmation of synthetic and natural turf maintenance costs
  • Breakdown of current annual maintenance budget
  • What is the projected cost of non-field maintenance?
Field usage

• Weighted analysis based on intensity of use (PE classes versus lacrosse, for example)
• Potential user fees, schedules, and procedures
• Is size and orientation appropriate for the projected uses (fields are often positioned north-south)?
Maintenance practices

• Confirmation of disinfection procedures during pandemic
• Will proposed natural grass program succeed?
  • Grading, irrigation, soil amendments, planting, nutrient management, etc.
  • Does the program align with current BMPs?
  • Work with organic grass expert to develop/revise program?
Health and safety

• Lab tests for leachable metals, PAHs, and PFAS are pending
• Confirmation of temperature effects of synthetic turf
• Confirmation of no flame retardants in the synthetic products
• Fire safety plan
Environment

• Disposal
  • No recycling facilities currently operating in US
  • Is proposed turf product made from recycled material?

• Carbon footprint
  • Synthetic vs. natural turf (some studies available)

• Potentially harmful chemicals
  • Lab tests for leachable metals, PAHs, and PFAS are pending

• Nitrogen
  • Options for additional N reduction benefits (i.e. parking lot management)
  • Effects of wood infill (mold is also a question)
  • Amount needed for successful grass maintenance program
Traffic and parking

• Effect on school bus parking
• Charging stations for future electric busses?
• Confirmation of total current and future spots