

Article 33 Zoning Amendment: Open Space Stadium District

May 22, 2024



**boston planning &
development agency**

Article 33 - Zoning for Parks & Open Space

A special zoning article that recognizes that parks & open spaces are unique land uses.

The purpose of Article 33 is to:

- **Encourage preservation** of Boston's open space
- **Enhance the appearance of neighborhoods** through the protection of open space
- **Distinguish different types** of open space (i.e. community garden vs. shoreland)
- **Coordinate** between state, regional, and local open space plans
- **Mitigate the effects** of noise and air pollution and **ensure adequate natural light and air**



Franklin Park



Jamaica Pond



Highland Park

Article 33 - Zoning for Parks & Open Space

Currently, there are **9** open space subdistricts in Article 33:

- **Community Garden** (OS-G)
- **Parkland** (OS-P)
- **Recreation** (OS-RC)
- **Urban Wild** (OS-UW)
- **Shoreland** (OS-SL)
- **Waterfront Access Area** (OS-WA)
- **Cemetery** (OS-CM)
- **Urban Plaza** (OS-UP)
- **Air-Right** (OS-A)



Piers Park, East Boston (OS-WA)



Paul Revere Mall, North End (OS-UP)



Gladeside Urban Wild, Mattapan (OS-UW)



Back Bay Fens (OS-P)



Day Blvd, South Boston (OS-SL)



Lawndale Playground, JP (OS-RC)

Proposed New Subdistrict: Stadium Open Space

The Stadium Open Space Subdistrict (OS-S) is a new subdistrict that is proposed to be added to Article 33.

The **Stadium Open Space Subdistrict** would create a new stadium and public amphitheater zoning district, in order to enable greater investment and enable more amenities in the city's open spaces.

The new subdistrict would:

- Apply to land appropriate for and limited to **active or passive recreation**
- Necessitate the administration of a **public entity or nonprofit organization**
- Allow uses to support the stadium/public amphitheater such as: **accessory retail, restaurant serving alcohol, and entertainment uses**

Proposed New Subdistrict: Stadium Open Space

Proposed definition:

*Stadium open space subdistricts shall consist of **land appropriate for and limited to active or passive recreation uses, including stadiums and outdoor amphitheaters when such uses are administered by a public entity delegated to carrying out the land uses allowed in this article** or their designee (except that a private person, entity or conservation trust shall not in any instance administer such uses unless designated by a public entity), or a **nonprofit organization established for the purposes of carrying out the land uses** allowed in this article. **Can include accessory retail, restaurant serving alcohol, and entertainment uses when supporting a stadium or outdoor amphitheater use, excepting any uses as may be prohibited** for publicly-owned land that is permanently protected open space **under Article 97 of the Amendments to the Constitution of the Commonwealth.***

Proposed Areas for Rezoning

The Stadium Open Space subdistrict would be applied to two existing stadiums that meet this definition:



East Boston Memorial Stadium



White Stadium, Franklin Park

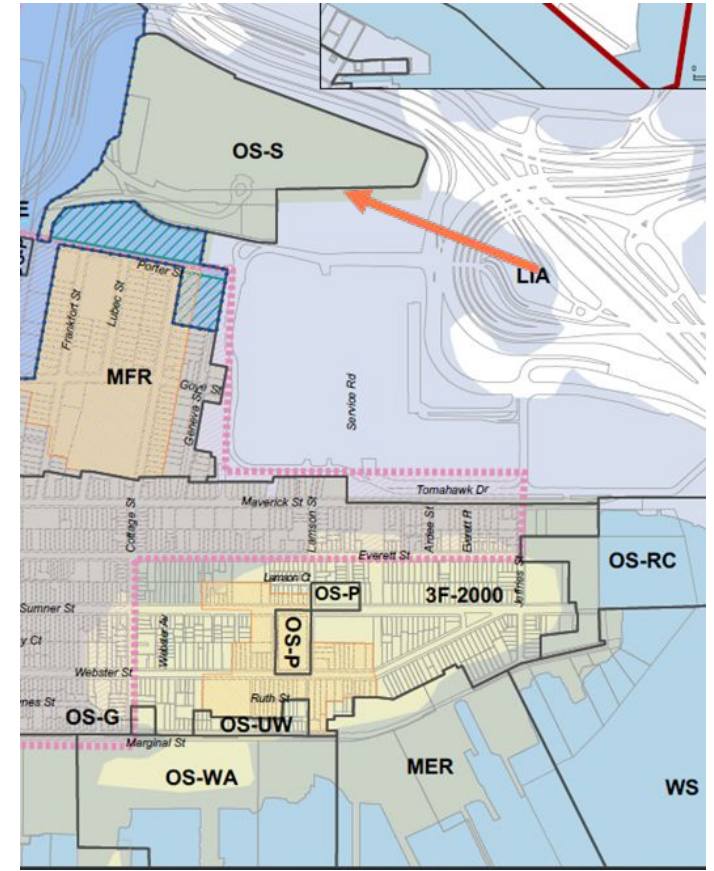
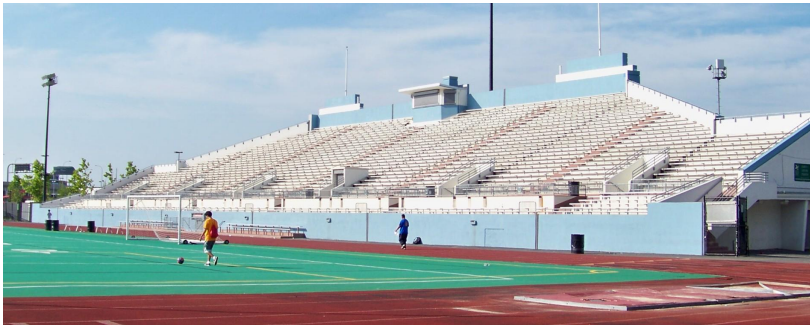
In the future, the Stadium Open Space subdistrict could also be applied to existing or new public stadiums or amphitheatres in order to better support them and allow for more public amenities on the premises.

East Boston Memorial Stadium

The parcel containing East Boston Memorial Stadium in East Boston Memorial Park would be rezoned from an Open Space-Recreation (OS-RC) subdistrict to Open Space Stadium (OS-S).

This rezoning **will not enable any changes** to the function of East Boston Memorial Stadium, but instead will allow the stadium to now have zoning that **more accurately reflects its current use**.

This parcel is permanently protected Open Space under Article 97 of the Constitution of the Commonwealth.



Proposed map amendment,
East Boston Neighborhood Map 3A/3B

White Stadium, Franklin Park

The parcel containing White Stadium in Franklin Park is proposed to be rezoned from an Open Space-Recreation (OS-RC) subdistrict to Open Space Stadium (OS-S).

This rezoning will support White Stadium's function as a major community resource and enable future investment.

It also supports planning recommendations in the Franklin Park Action Plan, which named the Playstead area, including White Stadium, as a "major magnet" with a need for increased public amenities and investment.



Proposed map amendment, Greater Mattapan
Neighborhood Map 8A

Text Amendments to Update Zoning Articles

The following sections of Article 3 and Article 33 were updated with minor text amendments that add reference to & reflect the addition to the Stadium Open Space subdistrict:

- Article 3, Establishment of Zoning Districts
- Article 8, Use Code 27A
- Article 33-1: Preamble
- Article 33-2, Statement of Purpose
- Article 33-5, Establishment of Open Space Subdistrict Categories
- Article 33-6 Land Eligible for Open Space Designation
- Article 33 -19, Parking & Loading Requirements in Open Space Subdistricts

Updating outdated language and clarifying the zoning text:

Out-of-date language referring to organizations that have reformed or been renamed, such as the Boston Natural Area Fund and Metropolitan District Commission, have also been updated.

Language explaining the OS (Open Space) district abbreviation and its indication on zoning maps was added to Section 33-18.

Zoning Amendment Process

The draft legal language for the Zoning Amendment was published on the BPDA website December 12. The first public comment period ends January 8.

- Dec 12: Draft legal language published, public comment period starts
- Dec 19: Public meeting
- Jan 8: End of public comment period
- Jan 18: BPDA Board vote



Proposed Project: White Stadium Revitalization



Article 80 Timeline:

12/18 - PNF Filing

1/3 - IAG Meeting #1

1/11 - Public Meeting

2/1 - End of comment period

4/19 - Request for Supplemental Information Issued

5/7 - BCDC Intro

5/15 - IAG Meeting #2 - Transportation

5/21 - BCDC Sub-committee

6/5 - IAG Meeting #3 - Community Benefits

Article 80 Large Project Review

Article 80 Review provides for a rigorous evaluation of impacts and the mitigation of those impacts, as well as public involvement in the review of development. Components of review include:

- **Transportation:** traffic management, parking, construction, and monitoring
- **Environmental Protection:** wind, shadow, daylight, solar glare, air & water quality, flood hazard, groundwater, geotechnical, solid/hazardous wastes, noise, construction impact, rodent control, wildlife habitat
- **Urban Design**
- **Historic Resources**
- **Infrastructure Systems**
- **Site Plan**
- **Tidelands** (if applicable)
- **Development Impact Project** (linkage) (if applicable)
- **Affirmatively Furthering Fair Housing Assessment** (if applicable)
- **Accessibility**
- **Smart Utilities**
- **Resilience** (if applicable)



May 22, 2024

WHITE STADIUM RENOVATION

CITY of BOSTON



Project Overview

PROJECT OVERVIEW

Renovating White Stadium Has Been Discussed For Decades, Without Any Outcomes.

July 2nd, 2013

1970

White Stadium Cost: \$5 Million

The Boston Redevelopment Authority yesterday proposed conversion of White Stadium as a site for the Patriots after Harvard again rejected the pro football club's request to use Harvard Stadium. Details of the B.R.A. plan are:

PRICE — Knowledgeable people who have inspected the facility say it can be enlarged to 50,000 seats for less than \$5 million.

They point out that in the past two years, Tampa, Fla., and Memphis, Tenn., have constructed football stadiums seating in the vicinity of 50,000 for less than \$4 million. The \$5 million repair job at White Stadium would be the first stadium proposal in this area for less than \$25 million.

FINANCING — The money necessary for the

enlargement could come either through public or private financing. The Boston Redevelopment Authority could float a bond issue covering the cost of rebuilding White Stadium. The B.R.A. would back up the bonds with a long term lease from the Patriots, guaranteeing a certain rental figure per year.

For example, if a bond of \$4 million were floated over 30 years, the Patriots would sign a lease guaranteeing \$150,000 per year. Over 30 years this would run to \$4.5 million. Further revenues could be derived from concessions and other rentals.

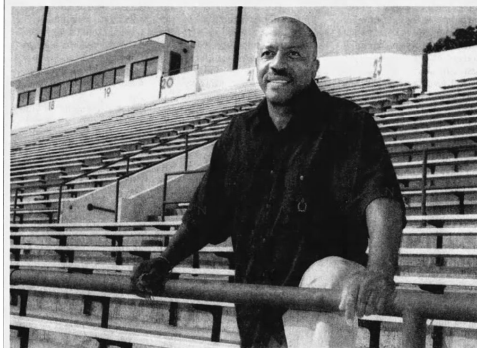
USAGE — Since it was opened in 1967, the 10,515-seat White Stadium has been used for the

schoolboys for football track.

Exponents of a large White Stadium for a plan which would retain the track facility Astro-Turf the field, turf, or some other artificial surface, would the schoolboys, and pros to use it without any fear playing surface ruined.

PROPOSAL, Page

2000



GLOBE STAFF PHOTO/GEORGE RUTER

Kenneth Still, the new athletic director for Boston's public schools, at White Stadium. "I can remember this whole side of the stadium ... cheering on a track team," he says.

JAMAICA PLAIN

Man with a dream: filling those empty seats at White Stadium

1990

Many benches in the stands are broken.

A closeup of one of the broken benches.

FRANKLIN PARK

Young athletes still await stadium's rehab

City's promised \$2m renovation of Hub students' sports facility delayed since 1984

2013

LOCAL NEWS

Proposal to renovate Franklin Park's White Stadium draws favorable reaction

Martin Desmarais

2015

A plan to restore Franklin Park's jewel

► WALKER

Continued from Page B1

Fish said he will kick off the fund-raising campaign with \$5 million out of his pocket, as he did when he began Boston Scholar Athletes. Mayor Thomas M. Menino has endorsed the plan and the city's financial commitment to it. Fish said he believes the business community will be eager to invest in the project as well, that they simply haven't been approached.

The stadium and community center is a small but important investment, Fish said, in Boston's youth.

"It's about our future," he said. "We are the first genera-

Its current condition was summed up by a rusted padlock.

tion to leave the world worse off than we found it. This is a little step in doing something about that. White Stadium will stay the way it is for the next 20 years if we don't do something about it."

Adrian Walker is a Globe columnist. He can be reached at walker@globe.com. Follow him on Twitter @Adrian_Walker.



LAURIE SWOPE FOR THE BOSTON GLOBE/FILE 2003

Fundraising for a \$45 million project to return White Stadium to its former glory is set to kick off on Wednesday.

Past plans have never succeeded at finding the right combination of funding, partnership, and public benefits that prioritizes city residents.



Public Facilities



boston planning & development agency

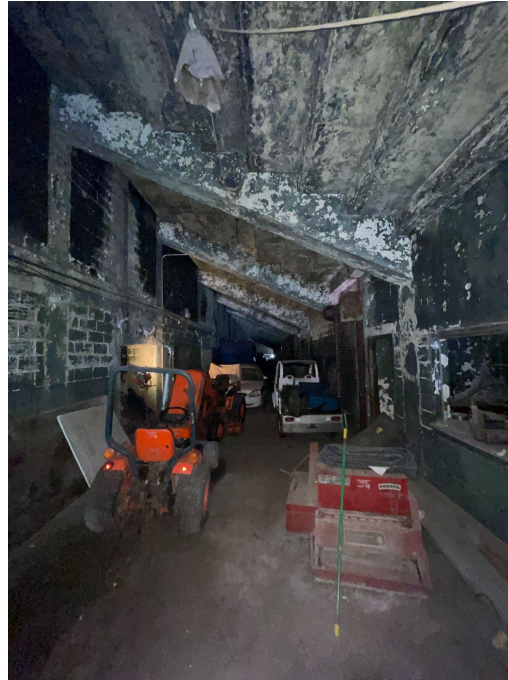
CITY of BOSTON

Mayor Michelle Wu

FACILITIES CONDITIONS

What are the current East Grandstand conditions?

- Damaged by fire (date unknown)
- Used for minimal storage
- Little functional lighting
- Water damage
- Unsafe to occupy interior



FACILITIES CONDITIONS

What are the current West Grandstand conditions?

Locker Rooms (left)

- Not Accessible or up to code

Athletic Equipment Storage (top center)

- On second level, difficult to move equipment

Athletic Offices

- Poor heating & no AC / ventilation

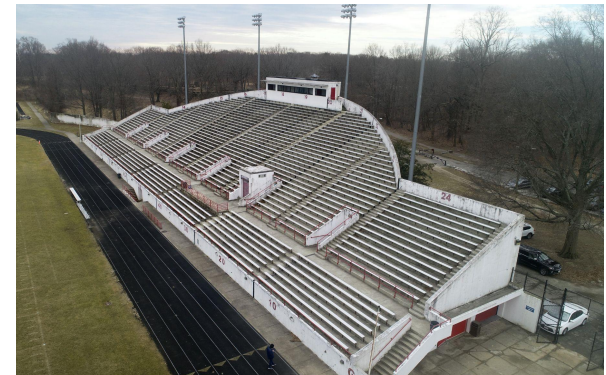
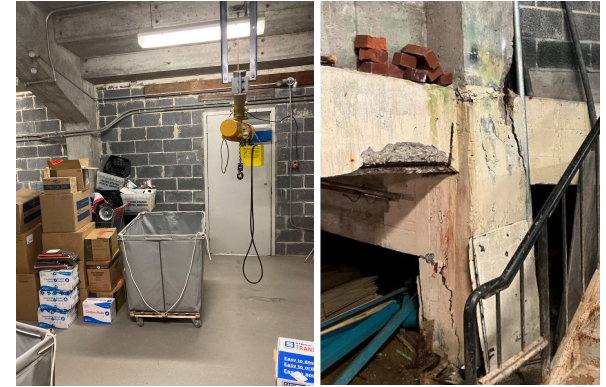
Concessions

- No working kitchen
- No food service or storage

Grandstands (bottom right)

- Limited accessible seating
- No up to current code
- Structural repairs needed from water damage (top right)
- Mechanical, electrical and plumbing code upgrades needed

No Public Restrooms available on site



FACILITIES CONDITIONS

What are the current external site conditions?



BPS GOALS FOR WHITE STADIUM RENOVATION

Renovate & modernize the current BPS athletics department facilities and administrative functions and make these spaces more accessible to park visitors.



Locker Rooms



Athletic
Equipment
Storage



BPS Athletic
Offices



8-lane Track & Field

BPS GOALS FOR WHITE STADIUM RENOVATION

Add programs to serve the regional and community needs

- Why? Participation in sports dropped from 44% in 2019 to 34% in 2021. Increasing sports participation is a major goal for BPS Athletics.
- **Use new and well-maintained facilities to enhance district-wide programs**



Student Lounge / Resource



Strength & Conditioning Center



Sports Medicine Suite



Community Room



PUBLIC-PRIVATE-COMMUNITY PARTNERSHIP

How does a partnership with Boston Unity Soccer help meet our goals?

A transformative opportunity for our community:

- **Revitalize White Stadium** as a hub for sports and community events
- **Introduce Premium Natural Grass** for the best playing experience for student-athletes
- **Construct State-of-the-Art Facilities** to nurture student talent, support community programming needs, and build community wealth
- Be a dedicated **Maintenance partner** to keep White Stadium and its surroundings safe and clean
- Accelerate **Implementation of the Franklin Park Action Plan**



PUBLIC-PRIVATE-COMMUNITY PARTNERSHIP

How does a partnership with Boston Unity Soccer help meet these community goals?

- **Boost Community Pride** and unity through the shared joy of sports
- **Change the Narrative** by setting a new standard of sports facilities for student-athletes in the City of Boston, matching or exceeding amenities more often seen in suburban schools
- **Create New Professional Pathways** for young people through mentorships, internships, and scholarships





B

Design and Program

FUTURE WHITE STADIUM PROGRAMMING

■ Community Events
 ■ BPS Athletics
 ■ Boston Unity
 ■ BPRD Summer Camp

Sample Future Schedule in August

<10% of all available field hours.

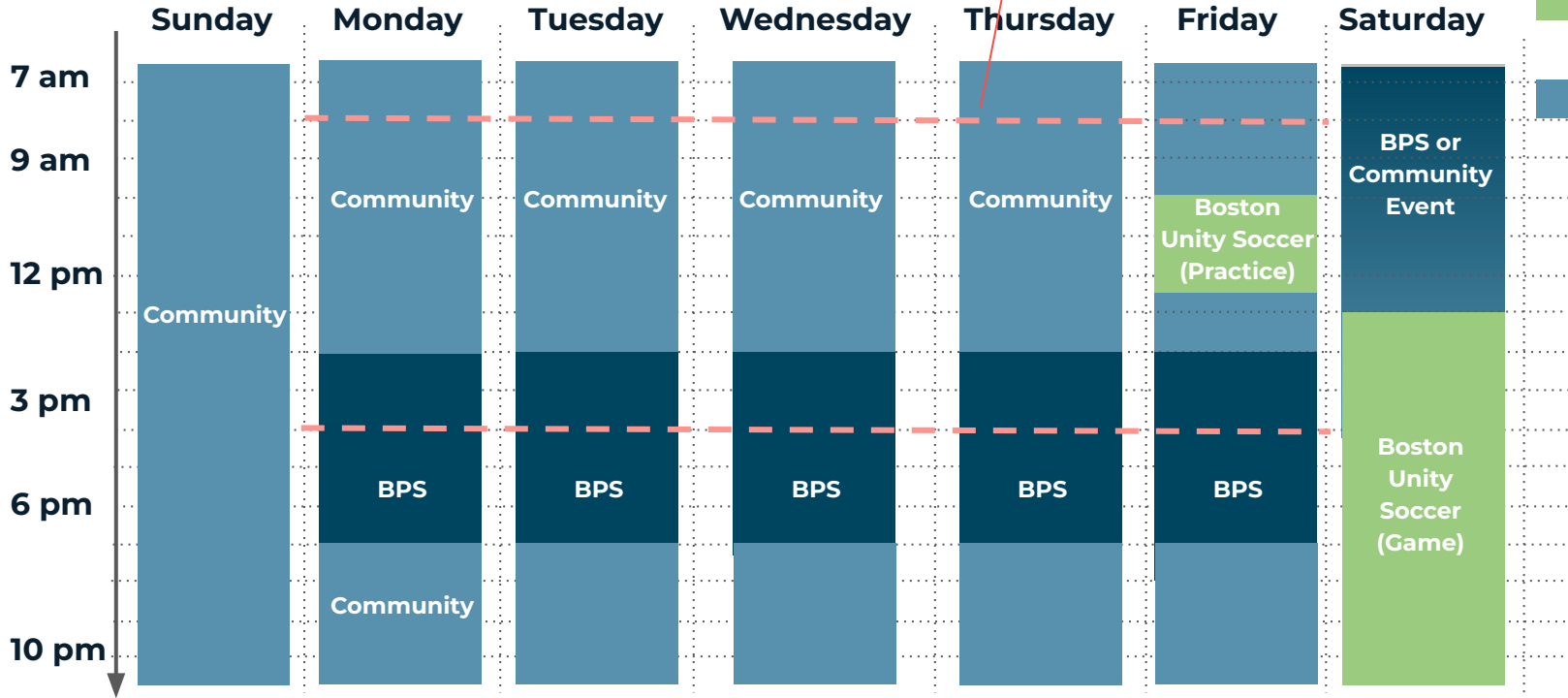
SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
28	29	30	31	1	2	3
Puerto Rican Festival	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	Special Olympics
	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Boston Unity Game
	Track & Field	Track & Field	Track & Field	Track & Field	Boston Unity Practice	
4	5	6	7	8	9	10
	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	
	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	
	Track & Field	Track & Field	Track & Field	Track & Field	Track & Field	
11	12	13	14	15	16	17
	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	NCAA X Country meet
	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Boston Unity Game
	Track & Field	Track & Field	Track & Field	Track & Field	Boston Unity Practice	
18	19	20	21	22	23	24
Caribbean Kiddie Festival	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	BPRD Summer Camp	
	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	Summer Conditioning	
	Track & Field	Track & Field	Track & Field	Track & Field	Track & Field	
25	26	27	28	29	30	31
	Cheerleading Practice	Cheerleading Practice	Cheerleading Practice	Cheerleading Practice	Cross Country Practice	Track & Field practice
	Cross Country Practice	Cross Country Practice	Cross Country Practice	Cross Country Practice	Soccer Practice	Boston Unity Game
	Soccer Game	Soccer Practice	Soccer Practice	Soccer Practice	Boston Unity Practice	

FUTURE SAMPLE WEEKLY SCHEDULE - FALL

Expanded Access & Usage (NWSL game week)

Current Public Access:
Weekdays 8 am - 4 pm

- BPS Sports
- Boston Unity Soccer
- Community Events

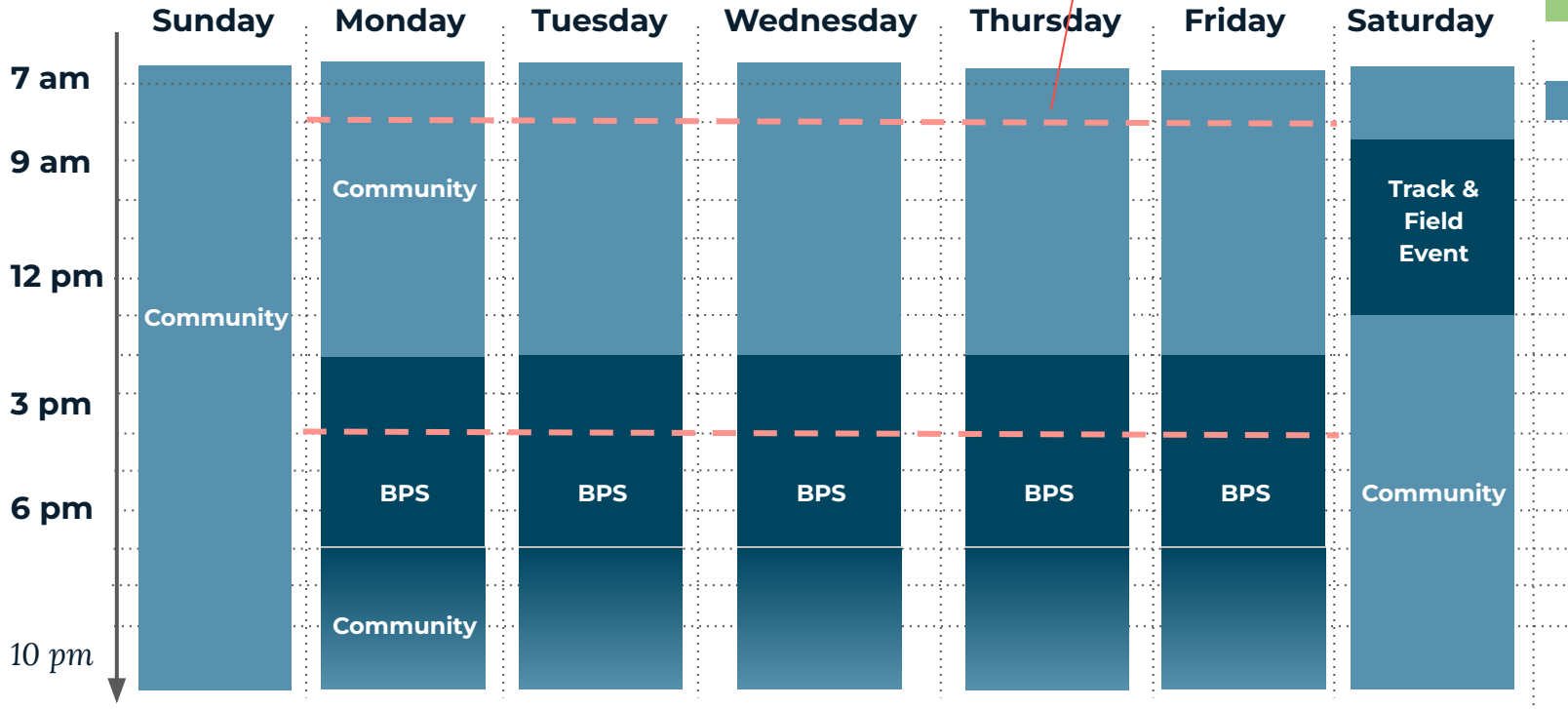


FUTURE SAMPLE WEEKLY SCHEDULE - SPRING

Expanded Access & Usage (non-NWSL game week)

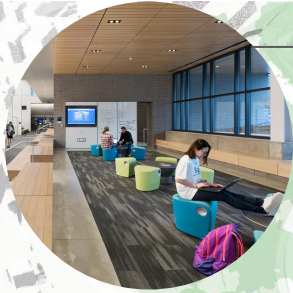
Current Public Access:
Weekdays 8 am - 4 pm

- BPS Sports
- Boston Unity Soccer
- Community Events

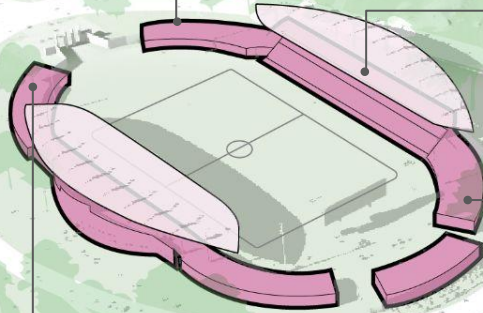


DESIGN PROGRAM

Stadium Architecture - BPS Building Program



**BPS Offices &
Student Resource
8,000 sf**



**Athletic Equipment Storage &
Distribution 4,700 sf**

**Community Room
Overlooking Field
1,500 sf**



**Locker Rooms
Under Grandstand
8,000 sf**



**Strength & Conditioning and Sport
Medicine Suite 7,850 sf**

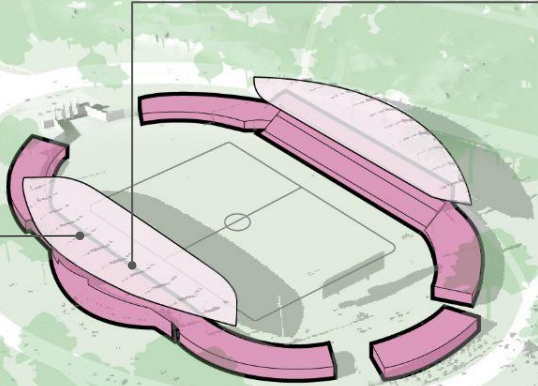


DESIGN PROGRAM

Stadium Architecture - BUSP Building Program



Locker Rooms



Bucket Seats



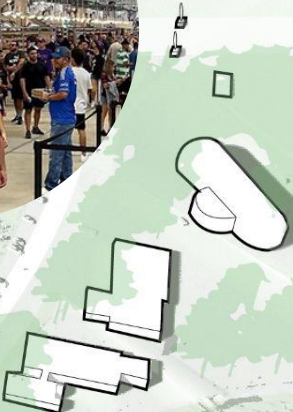
Concessions & Restrooms



Press Box

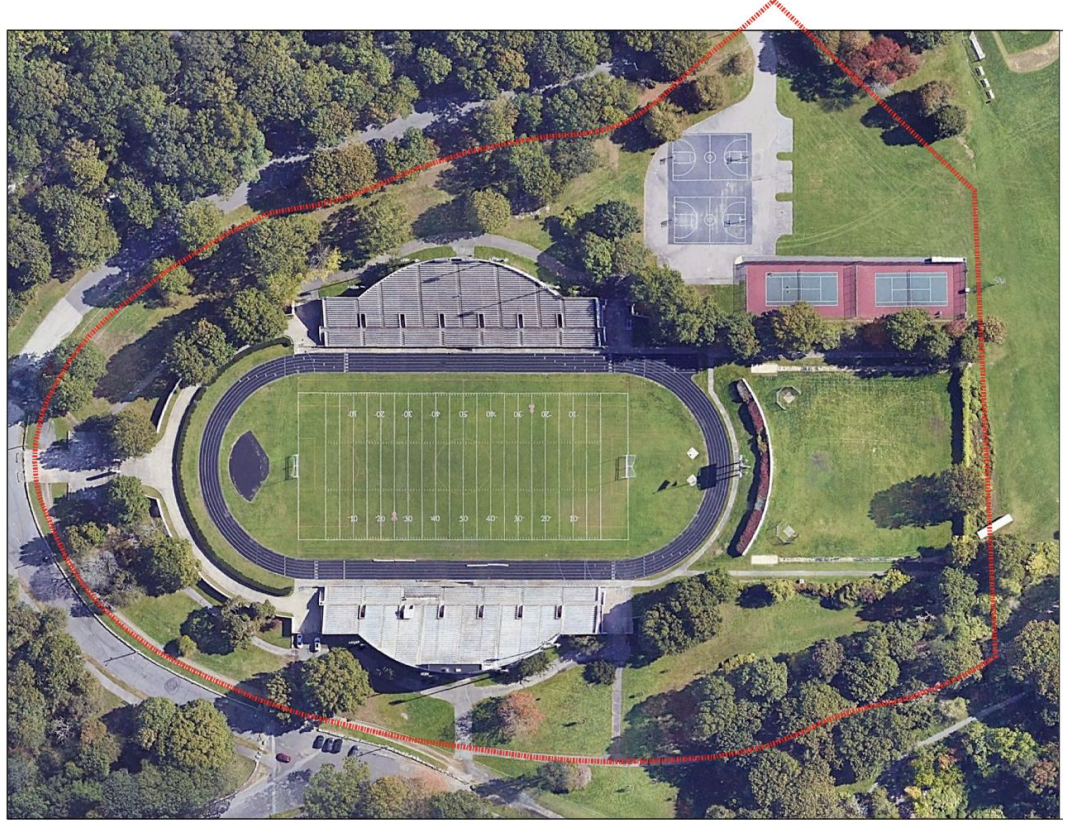


Suites



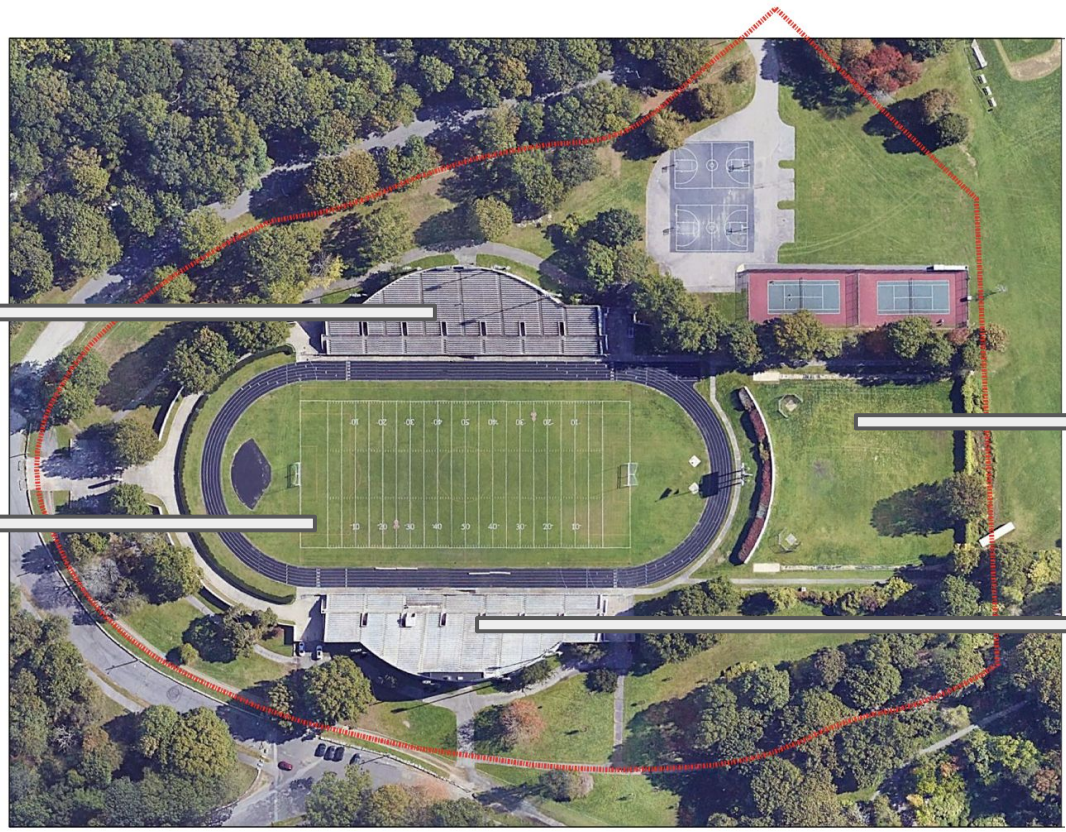
White Stadium Parcel

- Owned by the George Robert White fund, in the care, custody and control of Boston Public Schools
- A separate parcel within Franklin Park, not permanently protected open space or subject to Article 97



Public Private Partnership Structure

 *BPS Property Line*



City of Boston:

Rebuild East Grandstand as BPS athletics complex

Construct professional grass field with eight-lane track

Boston Unity:

Lease and construct the Grove, a multi-purpose activated space

Lease and renovate West Grandstand

INCORPORATED COMMUNITY FEEDBACK INTO DESIGN

1. Reduced the width of the West Grandstand
2. Reduced the size of the field
3. Removed the bean building in The Grove
4. Protected the character defining elements
5. Reduced pavement in The Grove and aligned pathway system with FPAP recommendations
6. Removed vehicles from Playstead Road
7. Consolidated program into wings
8. Moved scoreboard away from The Playstead
9. Replaced permanent fencing around The Grove with temporary fencing infrastructure
10. Embraced holistic design to include cross functional use of East and West Grandstands
11. Maintained and introduced new 8 lane track and created new field sports opportunities





B

Transportation Plan

KEY QUESTION

- How do we best mitigate traffic congestion for NWSL soccer game days to serve both residents and visitors AND improve transportation challenges for existing large events at White Stadium?

OUR APPROACH

- The RFP asked for “a preliminary transportation plan”. Boston Unity Soccer Partners (BUSP) included a multimodal plan in their submission. The City has since collaborated with Boston Unity Soccer to refine this plan using:



OUR APPROACH

We then developed transportation goals for game days at White Stadium:



Improve pedestrian safety, accessibility, and wayfinding at park entrances.



Make it easy for neighborhood residents and park visitors to get around.



Encourage use of sustainable transportation choices.



Ensure efficient traffic management during large events.



Use new and existing tools to protect parking and mobility in the surrounding neighborhoods, especially during big events.

OTHER EVENTS AT WHITE STADIUM AND THE PLAYSTEAD

White Stadium has continued to be the home to many large events **without transportation plans.**

Game Day transportation plans will serve as a **blueprint for other large events.**

15,000 Spectators



1,000 Spectators



1,000 Spectators

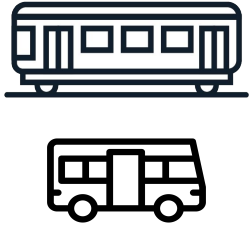


2,200 Spectators



TRANSPORTATION PLAN SUMMARY

Public Transportation



Provide shuttles from orange and red line stops to encourage use of public transit.

Encourage walking from public transit.

Off Site Parking & Shuttle



Provide shuttles from satellite parking.

Restrict parking on residential streets surrounding the stadium.

Rideshare



Rideshare will be directed to pick up/drop off at the Humboldt-Seaver Street Lot.

Traffic management staff will be placed in this area.

Bike



Bike infrastructure improvements to encourage biking and improve safety.

Blue bikes and bike valet at the stadium

Walk

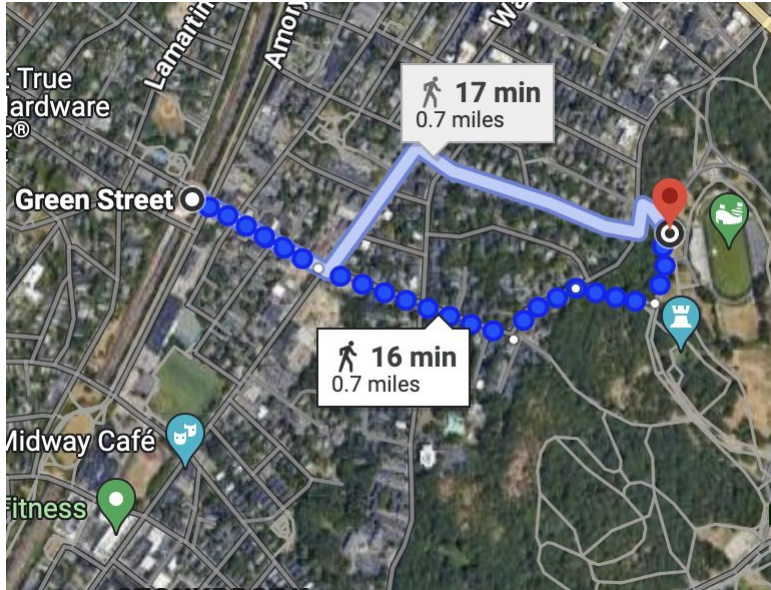


Sidewalk and pedestrian safety improvements to encourage walking.

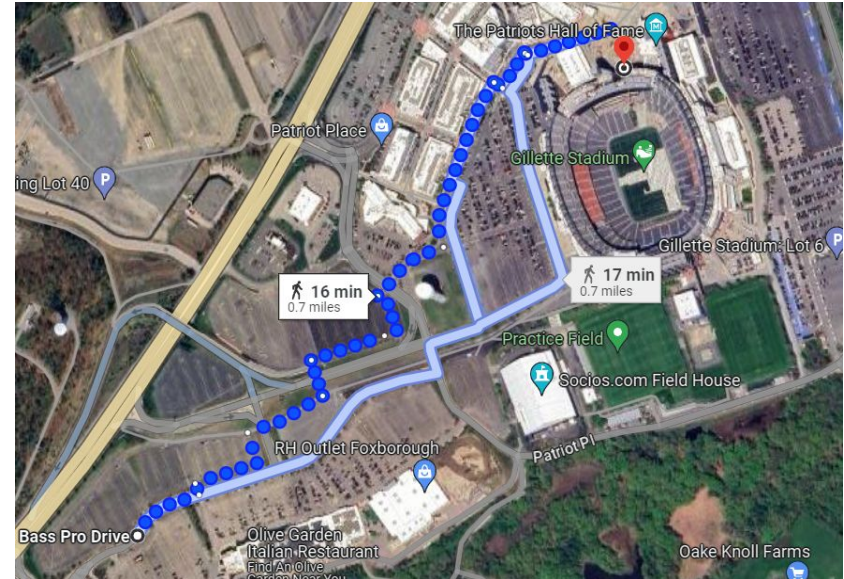
1. ENCOURAGE PUBLIC TRANSPORTATION



Public transit is within a walkable distance.



Green Street Station to White Stadium
- 16 minutes

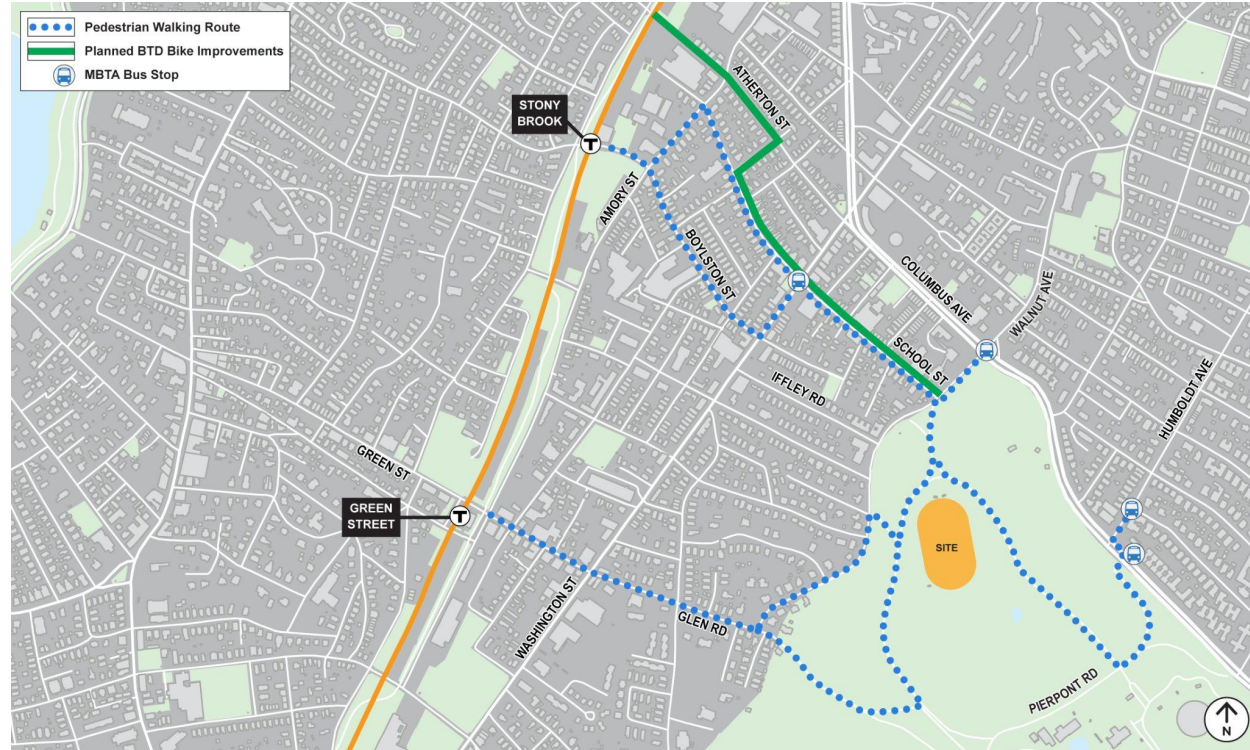


Gillette Stadium Outer Parking Lots
to Entrance - 16 minutes

2. SUPPORT PEDESTRIANS AND CYCLISTS



- We expect many people will walk from Stony Brook and Green Street stations on the Orange Line
- Important pedestrian routes like School St, Boylston St, and Glen Rd will be traffic calmed
- An improved bike connection is planned as part of the Egleston Square Redesign project
- Repaving of School St between Washington and Walnut planned for this year



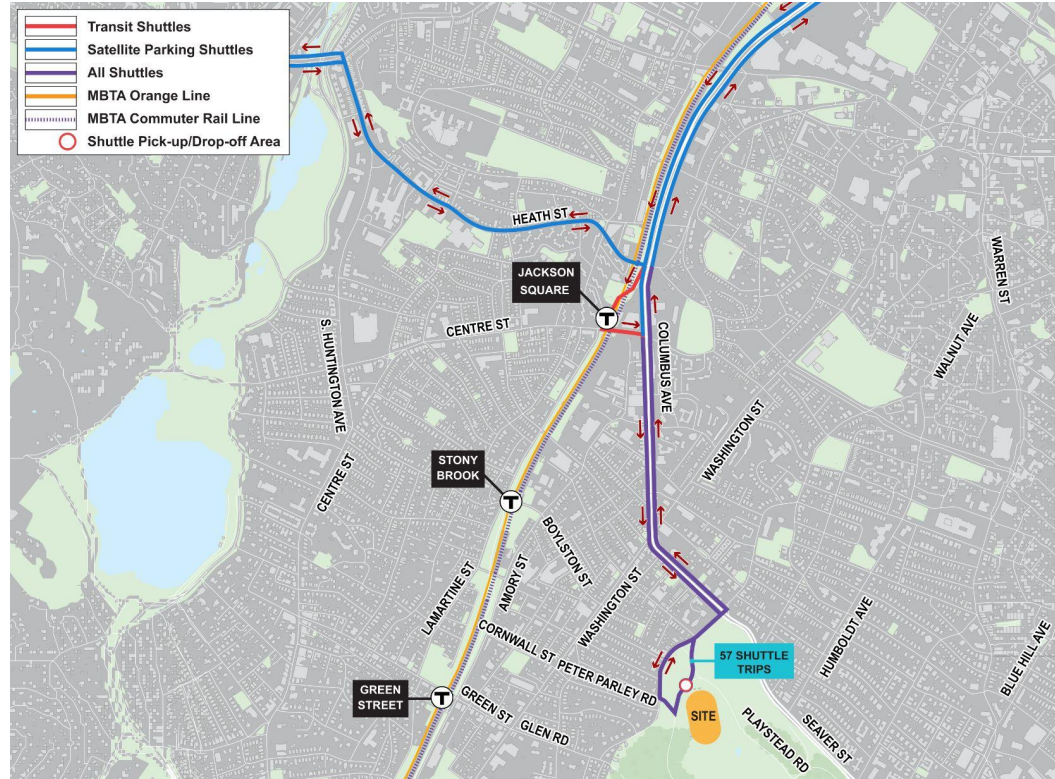
3. PROVIDE SHUTTLES FROM PUBLIC TRANSIT AND SATELLITE PARKING



Northern Shuttle Loops will serve:

- Northwest satellite parking
- Northeast satellite Parking
- Jackson Square MBTA stations

Shuttles will turn around in the Walnut Street entrance



6. PRESERVE NEIGHBORHOOD PARKING AND MOBILITY



- BTD will create a neighborhood-specific **game day** parking program **for residents and their visitors** on streets within the identified White Stadium walk area.
- Plans will be tailored to the needs of each neighborhood.
- The program will allow residents and their guests to park on the streets where parking is prohibited on game days.
 - 1 resident sticker **per vehicle** registered to an address in the Walk Area
 - 1 visitor parking placard **per residential unit**



6. PRESERVE NEIGHBORHOOD PARKING AND MOBILITY



How would this work?



Daniel owns a building with three short-term rental units.

He receives **three visitor parking placards**, which his tenants can use.



Maria and **Julio** have two cars registered to their address.

Each car gets a **resident sticker** allowing them to park on the street. They also receive **one visitor parking placard** for their unit.



Lucy loves to host large barbecues. Parking is always tight in her neighborhood.

She applies for a **Block Party Permit** which allows her to shut down the street.

Keep in mind: Stickers and permits don't create new parking or guarantee parking will be available.

6. PRESERVE NEIGHBORHOOD PARKING AND MOBILITY

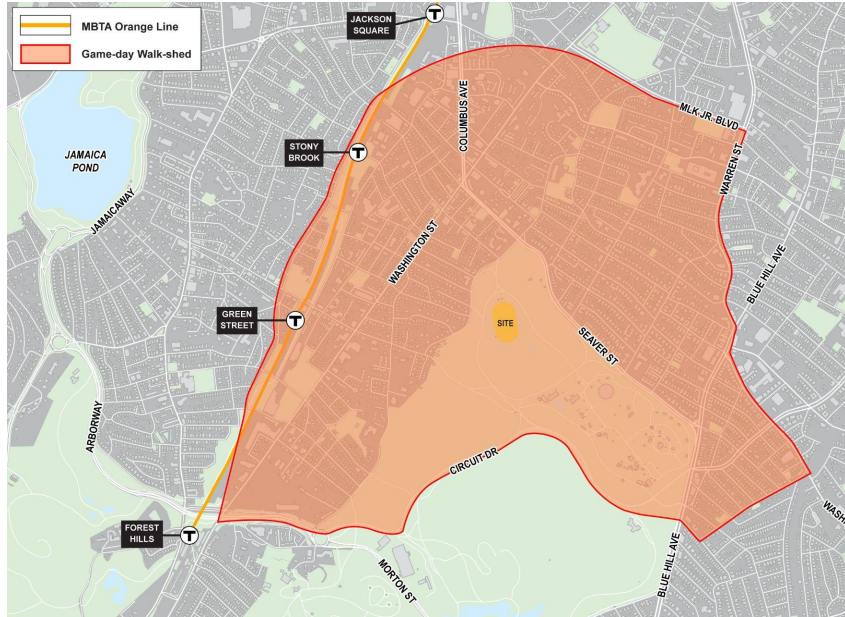


Key coordination and enforcement tools **on game days**

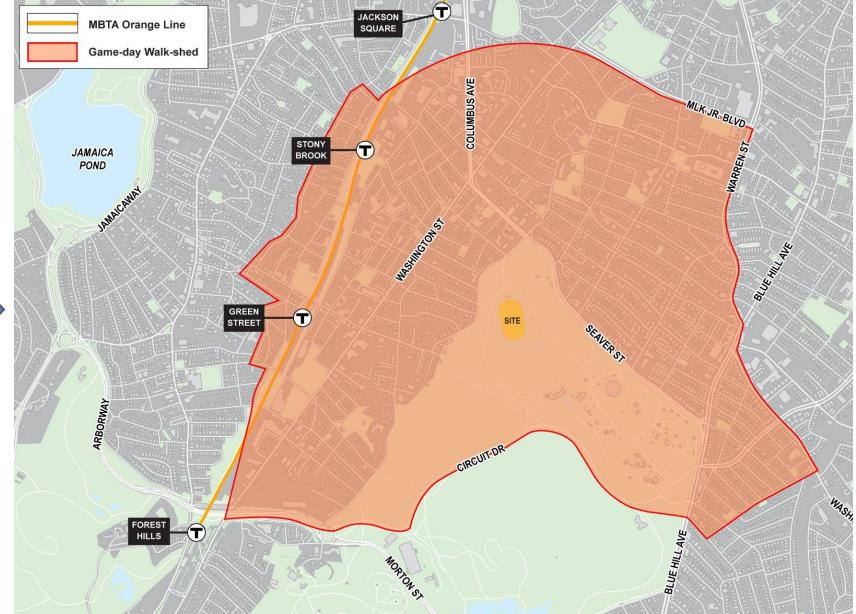
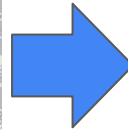
- **Senior Operations Manager:** Boston Unity Soccer will hire an executive leader to engage with community members for feedback and coordination on all operational concerns (traffic, parking, trash/cleanup, etc.)
- **Installation of Tow Zone Signs:** Add "Tow Zone No Stopping" signs **on game days**, exempting residents and their visitors with Jamaica Plain Resident Permit (RPP) stickers.
 - Effective 4 hours before and 1 hour after games
- **Dedicated BTD parking enforcement:** Assign a shift on game days. Towing would be activated to support enforcement
- **New Event Fee Violation:** Introduce a \$100 fine for parking violations **on game days** in designated areas.
 - \$100 matches the Fenway Event Parking violation fine.
 - **\$100 fine + \$150 tow = \$250 plus a big hassle**



5. PRESERVE NEIGHBORHOOD PARKING AND MOBILITY



Proposed area for game day parking restrictions



Revised proposal based on feedback - extends the area farther west





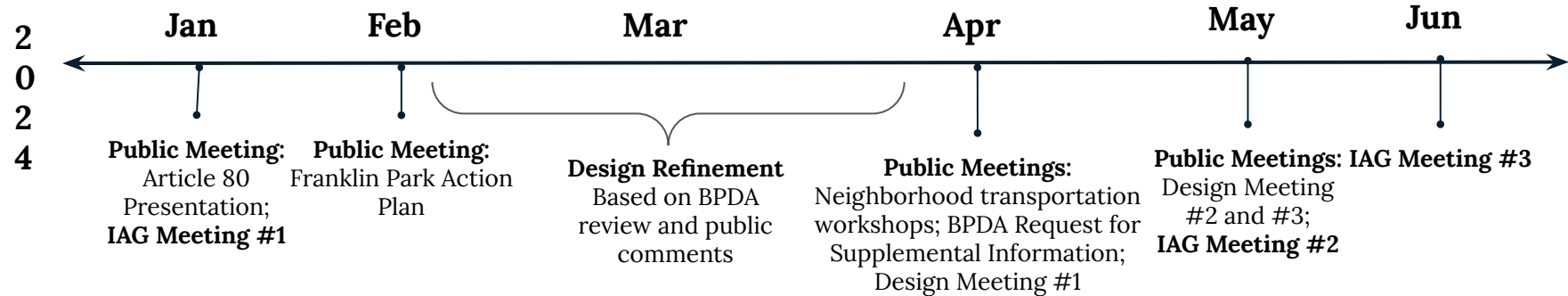
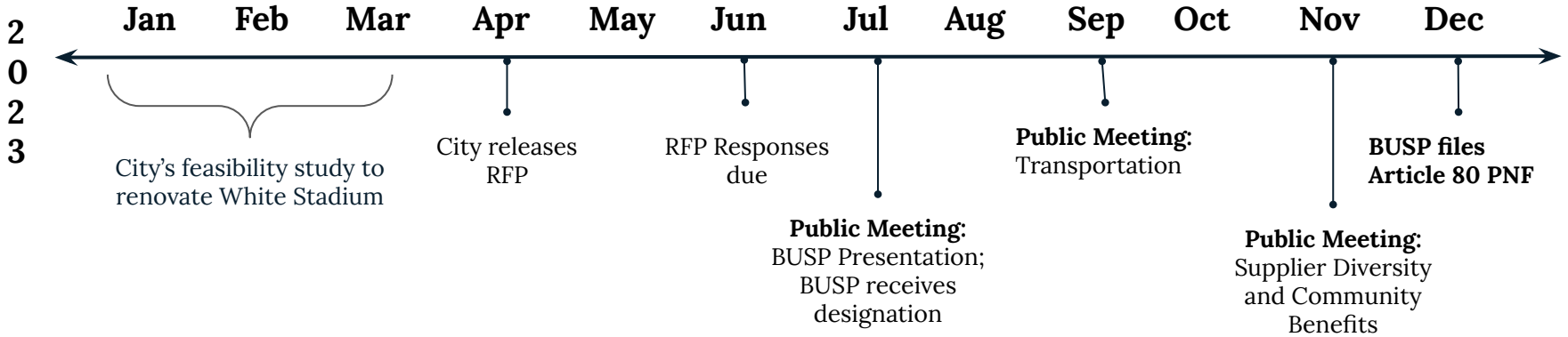
Legal and Regulatory Structure

Key Lease Terms

- 10-year lease with two 10-year options to renew
- Lease, revenue share, and community benefits payments
- Maintenance responsibility for field and leased premises
- Transfers or assignments prohibited
- Reciprocal use license for the field and grandstands
- Scheduling priority:
 - A to-be-determined number of City “major events” held at the Stadium and in the areas surrounding the Stadium;
 - BPS games and two NWSL games per month (capped at 20 NWSL games per year, including preseason and postseason games);
 - BPS practices and other City or community events;
 - One Team soccer practice for each week that the Team has a home game at the Stadium; and
 - Other Team events, but only if and to the extent permitted by the City in its sole discretion.
- The City is entitled to use the shared areas of the Stadium at all times other than those time windows associated with Team games and practices.

WHERE WE'VE BEEN

Summary of Process to Date



Regulatory Process - Boston Unity Soccer

	BPDA - Article 80	Parks Commission	Landmarks Commission	Boston Civic Design Commission
Process to date	<ul style="list-style-type: none"> 12/18 PNF submission BPDA staff review 1/11 Public meeting and comment period 1/17 and 5/15 IAG meetings BUSP responds to BPDA comments BPDA issues request for supplemental information 	<ul style="list-style-type: none"> 1/29 Project presentation and public comment Formal comments from Parks Commission incorporated into updated design 	<ul style="list-style-type: none"> 1/9 Project presentation 1/23 Project presentation and public comment Referred to subcommittee for further review 	<ul style="list-style-type: none"> Introduced at 5/7 meeting
Process to come	<ul style="list-style-type: none"> BUSP submits supplemental information 6/5 IAG meeting 	<ul style="list-style-type: none"> Return to present updated design 	<ul style="list-style-type: none"> Additional subcommittee meetings 	<ul style="list-style-type: none"> 5/21 subcommittee Additional presentations as needed
End result	<ul style="list-style-type: none"> BPDA Board Vote Cooperation Agreement 	<ul style="list-style-type: none"> Commission Vote MOU with the Parks Department 	<ul style="list-style-type: none"> Commission Vote 	<ul style="list-style-type: none"> Commission Vote



City Processes

	Lease Negotiations	City Design and Construction
Process to date	<ul style="list-style-type: none"> • RFP issued April 2023 • Response received June 2023 • Designation July 2023, contingent on approved design and necessary permits • City of Boston and Boston Unity Soccer enter into lease negotiations 	<ul style="list-style-type: none"> • Feasibility study including engagement with BPS students and coaches • Designer procurement • Approvals for Ch 149A Construction Manager at Risk procurement • Release advertisement for Construction Manager
Process to come	<ul style="list-style-type: none"> • Continued lease negotiation as public process continues 	<ul style="list-style-type: none"> • Additional engagement with BPS students and coaches • Public presentations of design • Select Construction Manager • East Grandstand Demolition and Site Enabling • Early Foundation & Structural packages • Construction bid documents for trades
End result	<ul style="list-style-type: none"> • Final lease agreement and Shared Facilities Agreement • Approval by the School Committee and Superintendent 	<ul style="list-style-type: none"> • Substantial completion and final completion

