Environmental Justice Screening Form

Project Name	Lexington High School
Anticipated Date of MEPA Filing	August 15, 2025
Proponent Name	Town of Lexington – School Building Committee
Contact Information (e.g., consultant)	Will Park, PE SMMA 1000 Massachusetts Ave Cambridge, MA 02138
Public website for project or other physical location where project materials can be obtained (if available)	https://www.lhsproject.lexingtonma.org/
Municipality and Zip Code for Project (if known)	Lexington (02421)
Project Type* (list all that apply)	Institutional - Educational
Is the project site within a mapped 100-year FEMA flood plain? Y/N/ unknown	No, Panel 25017C0403E, eff. 6/4/2010
Estimated GHG emissions of conditioned spaces (click **here** for GHG Estimation tool)	1,850 tons CO_2/square feet-year (sf-yr)

Project Description

1. Provide a brief project description, including overall size of the project site and square footage of proposed buildings and structures if known.

The proposed Lexington High School Project (referred to as the Proposed Project or the Proposed School) would involve demolition of the existing school building and its associated infrastructure to address aging facilities, expand shared spaces, enhance safety, and improve resiliency. The new school's footprint would be 506,766 sf across three L-shaped buildings, which is 154,766 sf greater than the existing school's footprint. The increase in size is to accommodate more modern, less congested, and improved learning spaces, not to support a substantial change in the number of students. The three building wings, to be constructed where the existing athletic fields are located, converge on a central courtyard, which adds 88,000 sf of new program space. This "Bloom Configuration" allows students to move outside between classes in a secure environment. The Proposed Project would add approximately 1 acre of impervious area to the existing 20 acres, and 31 parking spaces to the existing 537 parking spaces. A geothermal wellfield is also being installed as part of the GSHP (Ground Source Heat Pump) heating and cooling system. The sports facilities will be rebuilt, along with some other recreational amenities. The project will be submitting a request under Article 97 to address the change in use for a portion of the school property related to the geothermal wellfield.

The Proposed Project was designed with extensive community involvement, and seeks to provide the most construction efficiency and least disruption to students. The Proposed Project will also comply with the Lexington Integrated Building Design and Construction Policy (IDP) and will be Net Zero Energy for the building facility. The project will pursue LEED certification in compliance with the MSBA Green School Policy.

2. List anticipated MEPA review thresholds (301 CMR 11.03) (if known)

ENF Review Thresholds

- 301 CMR 11.03(1)(b)(3): Disposition or change in use of land or an interest in land subject to Article 97 of the Amendments to the Constitution of the Commonwealth, unless the Secretary waives or modifies the replacement land requirement pursuant to M.G.L. c. 3, § 5A and its implementing regulations.

- 301 CMR 11.03(3)(b)(a)(f) Wetlands, Waterways, and Tidelands: Alteration of ½ or more acres of any other wetlands.

3. List all anticipated state, local and federal permits needed for the project (if known)

- U.S. Army Corps of Engineers (USACE) – Section 404 Dredge and Fill Permit, to be confirmed
- MA Department of Environmental Protection (MassDEP)Section 401 Water Quality Certification, to be confirmed
- Conservation Commission in Lexington – Order of Conditions under the Massachusetts Wetlands Protection Act
- U.S. Environmental Protection Agency (USEPA) - NPDES Stormwater Construction General Permit
- MA Department of Environmental Protection (MassDEP) – Underground Injection Control registration

4. Identify EJ populations and characteristics (Minority, Income, English Isolation) within 5 miles of project site (can attach map identifying 5-mile radius from EJ Maps Viewer in lieu of narrative)

There are 13 EJ block groups within the Project's 1-mile Designated Geographic Area ("DGA"), and a total of 108 EJ block groups within 5 miles of the Project (see **Figure 1** for a visual representation of all EJ Block groups within 5 miles of the Project). The 13 EJ block groups within the DGA meet the Minority EJ Criterion and are listed below by block group (BG) and census tract (CT):

- BG 2, CT 3583
- BG 3, CT 3583
- BG 3, CT 3584
- BG 4, CT 3584
- BG 1, CT 3585
- BG 2, CT 3585
- BG 1, CT 3586
- BG 2, CT 3586
- BG 3, CT 3586
- BG 4, CT 3586
- BG 5, CT 3586
- BG 6, CT 3586
- BG 2, CT 3587

5. Identify any municipality or census tract meeting the definition of "vulnerable health EJ criteria" in the DPH EJ Tool located in whole or in part within a 1 mile radius of the project site

The Town of Lexington does not meet a community-level Vulnerable Health EJ Criterion definition. Two of the census tracts within the 1-mile radius meet the census tract-level low birth weight Vulnerable Health EJ Criterion definition (CT 3583 and CT 3585). No other census tracts in the DGA meet a Vulnerable Health EJ Criterion definition.

6. Identify potential short-term and long-term environmental and public health impacts that may affect EJ Populations and any anticipated mitigation

The Proposed Project would be heavily influenced by the Integrated Building Design & Construction Policy (IDP), which sets high-performance standards for health, energy, and resilience in Town building projects. The Town of Lexington is a Stretch Code Community that has adopted the Specialized Opt-In Stretch Energy Code. the project will pursue LEED certification in compliance with the MSBA Green School Policy.

Construction activities and post-construction operation are not anticipated to adversely impact EJ populations nor public health. Potential impacts include the following:

- Construction-period equipment and activities may result in a temporary increase in airborne dust. Best management practices ("BMPs") and minimization measures will be used during construction to control dust and its potential impacts.
- Noise impacts associated with construction-period activities are temporary in nature and are expected to be minimal. Noise-generating activities will be conducted in accordance with local and state requirements. Noise mitigation measures can be considered if required.
- Traffic impacts during the construction will be minimized to the extent feasible. The Proposed Project was designed to improve traffic flows post-construction.
- Wetland impacts will include Bordering Vegetated Wetlands and Isolated Land Subject to Flooding, which will be mitigated as required by permitting authorities.

- Construction period stormwater will be managed through a plan approved by the permitting authorities.

7. Identify project benefits, including "Environmental Benefits" as defined in 301 CMR 11.02, that may improve environmental conditions or public health of the EJ population

- The Project will provide the town of Lexington a new 21st century educational facility which will address the shortfalls of the existing school building.
- The Proposed School would be an all-electric building (other than fossil fuel-fired emergency generators), which would improve long-term air quality and limit climate change impacts.
- The project will install a Solar Photovoltaic system on-site to offset 100% of the annual energy usage from the power grid, and a battery storage system that will further contribute in reducing peak demand, resulting in a positive GHG emission impact on the local power grid.
- The project will include sustainable sites practices, such as urban island heat reduction, light pollution reduction, and a no-idling policy.
- The project will include the installation of Electric Vehicles (EV) charging stations for 4% of the parking spaces.
- Roadway design will improve vehicular movements on the school property which can reduce vehicular air pollution emissions.
- Improved athletic and recreational facilities and the boardwalk will provide health benefits to those that use them.

8. Describe how the community can request a meeting to discuss the project, and how the community can request oral language interpretation services at the meeting . Specify how to request other accommodations, including meetings after business hours and at locations near public transportation.

Communities and members of the public can access information related to the project in the following ways:

- Visit the Project website: https://www.lhsproject.lexingtonma.org/;
- Attend one of the public meetings posted on the website, including the MEPA and EJ-specific community meeting hosted on Thursday, July 31, 2025. There will be daytime and evening meetings held along with hybrid/remote options and translator services provided, if needed; or
  - Recipients of this EJ Screening Form will receive information related to the community meeting via email.
  - Notification of this virtual meeting will be published in the local newspaper serving Lexington prior to the meeting.
- Request hard copies of Project materials.

Requests for additional information and translated Project materials can be made to Will Park at (617) 520-9210 or at wpark@smma.com.

Recipients of this EJ Screening Form include organizations on the EJ Reference List provided by MEPA per the MEPA Public Involvement Protocol for Environmental Justice Populations as well as additional organizations that have been identified within the Town by the project development team.

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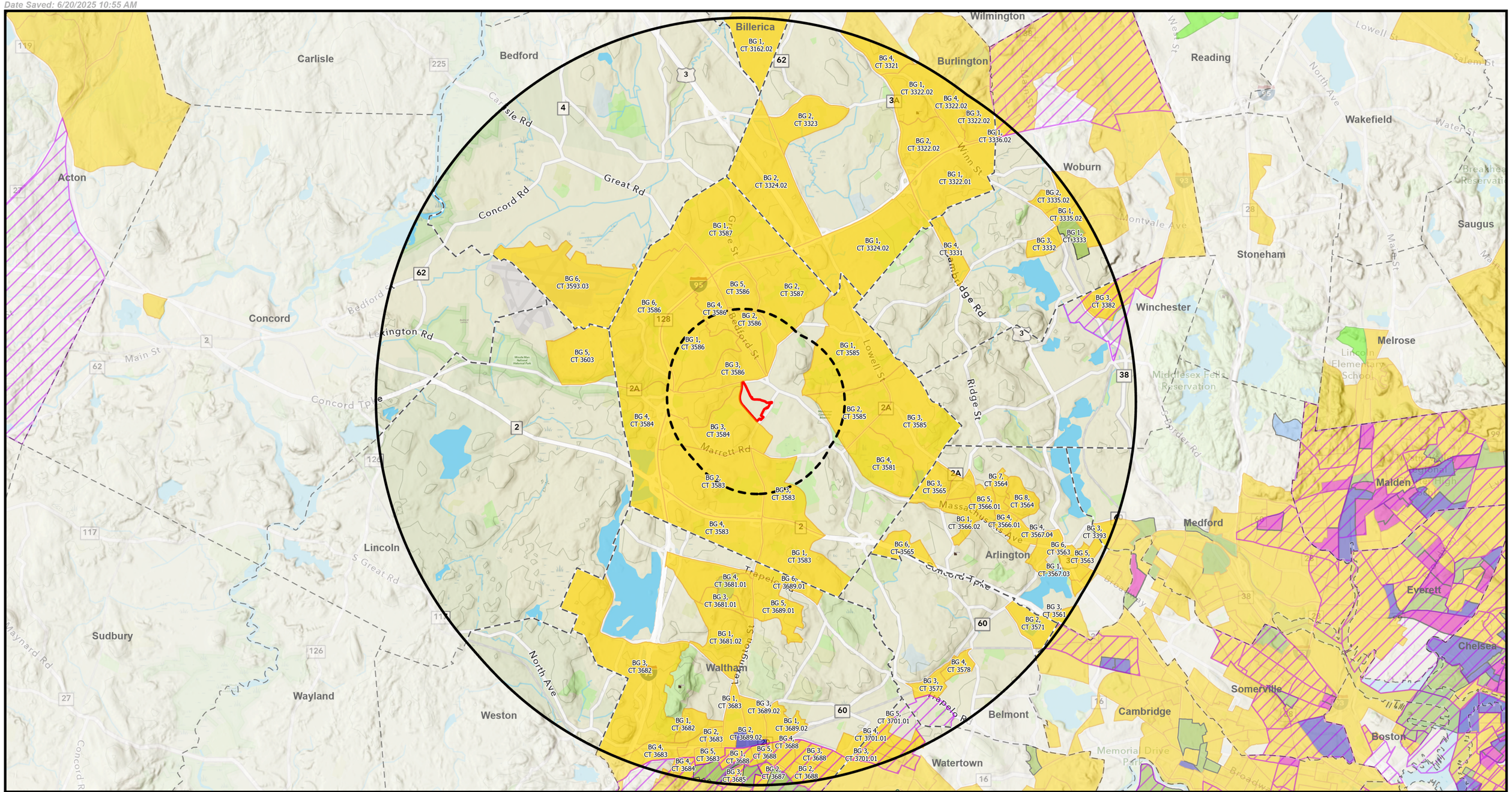

Legend

- Site Location
- Town Boundary
- 1 Mile Site Buffer
- 5 Mile Site Buffer

Environmental Justice Block Groups

- Minority
- Income
- Language Isolation
- Minority and Income
- Minority and English Isolation
- Income and English Isolation
- Minority, Income and English Isolation
- Languages spoken by at least 5 percent of a census tract's population who do not speak English very well

BG # Census Block Group Number
CT # Census Tract Number

Source: MA EEA GIS: 2020 Environmental Justice Populations and Languages Spoken by Tract.

ENVIRONMENTAL JUSTICE POPULATIONS WITHIN 1 AND 5 MILES OF THE PROJECT AREA

Lexington High School

Lexington, MA

Created by: BSC GROUP

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Miles

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