

Haight Elementary School

Site Committee Meeting #3

June 5, 2017

Please Sign In

ALAMEDA UNIFIED SCHOOL DISTRICT

Agenda

1. Introductions, Roles and Responsibilities
2. Goals and expected outcomes for today's meeting
3. Review of Last Meeting Comments and Concerns
4. Review 3 Site Plan Options
5. Review Proposed Kindergarten Plan
6. Review Proposed Administration Plans
7. Proposed Scope of project
8. Next Steps

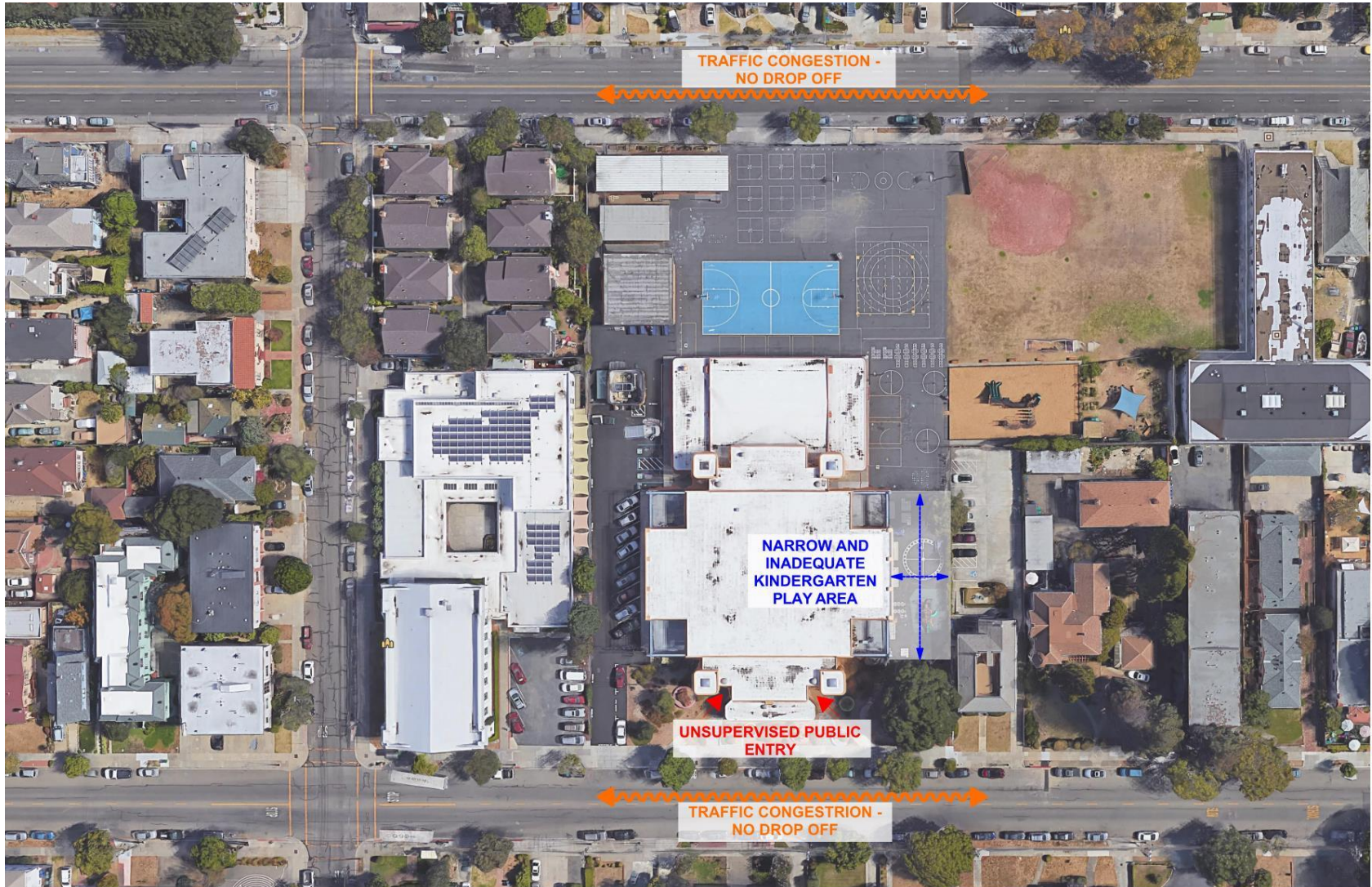
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Existing Conditions and Review of Last Meeting Comments and Concerns



Existing Area Totals: Blacktop Play Area = 32,414 SF | Fields & Garden Area 38,114 SF | Kindergarten Play Area 5,188 SF

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Site Plan Option 1



Proposed Area Totals: Blacktop Play Area = 32,414 SF | Fields & Garden Area 29,167 SF | Kindergarten Play Area 10,415 SF

Site Plan Option 1



Proposed Area Totals: Blacktop Play Area = 32,414 SF | Fields & Garden Area 29,167 SF | Kindergarten Play Area 10,415 SF

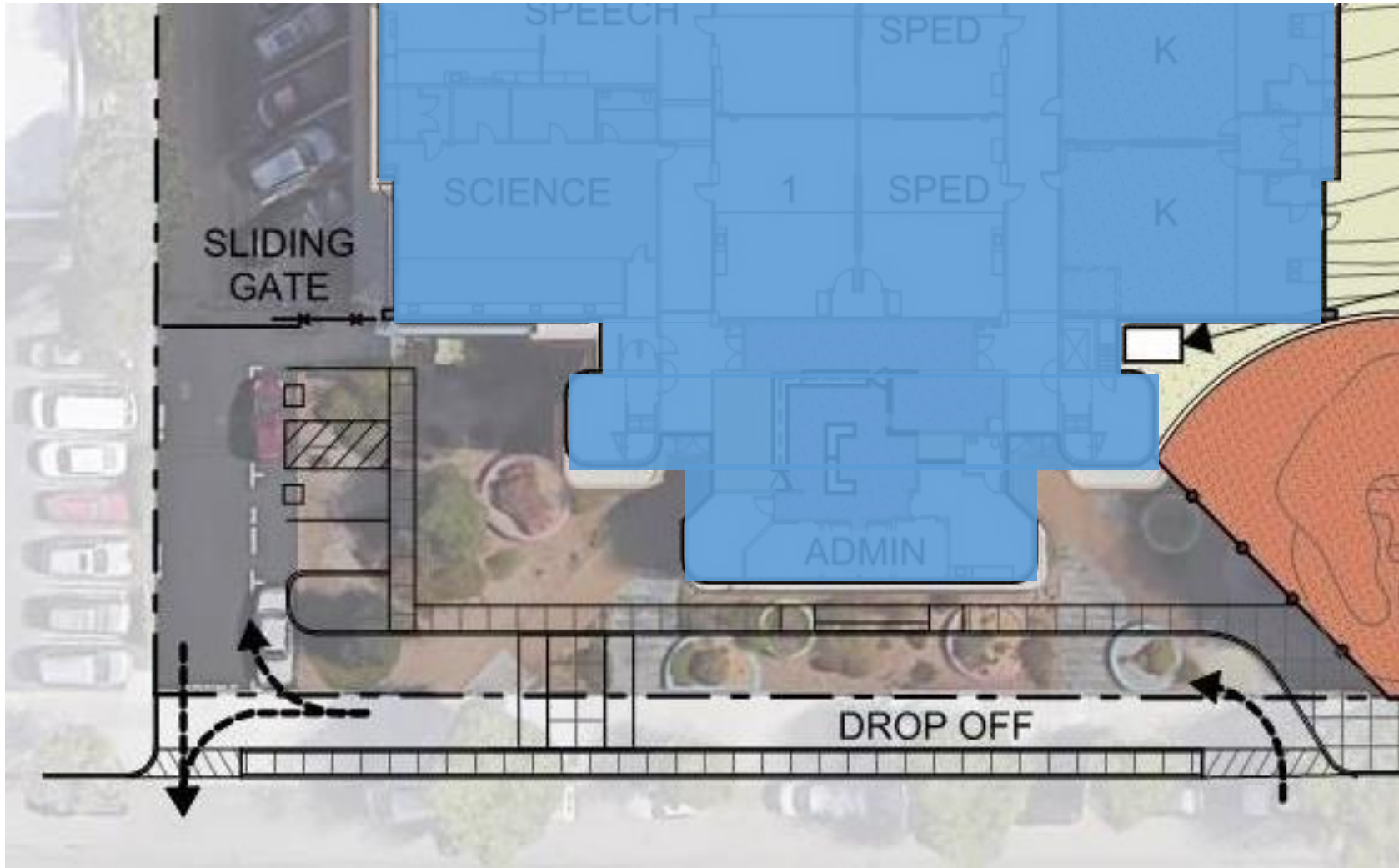
Site Plan Option 2



Civil Engineer's Comment:
Better option but may have accessibility issues due to sidewalk proximity to building

Proposed Area Totals: Blacktop Play Area = 32,414 SF SF | Fields & Garden Area 29,167 SF | Kindergarten Play Area 10,415 SF

Site Plan Option 2



Proposed Area Totals: Blacktop Play Area = 32,414 SF SF | Fields & Garden Area 29,167 SF | Kindergarten Play Area 10,415 SF

Site Plan Option 3



Proposed Area Totals: Blacktop Play Area = 32,414 SF | Fields & Garden SF 24,505 SF | Kindergarten Play Area 10,415 SF

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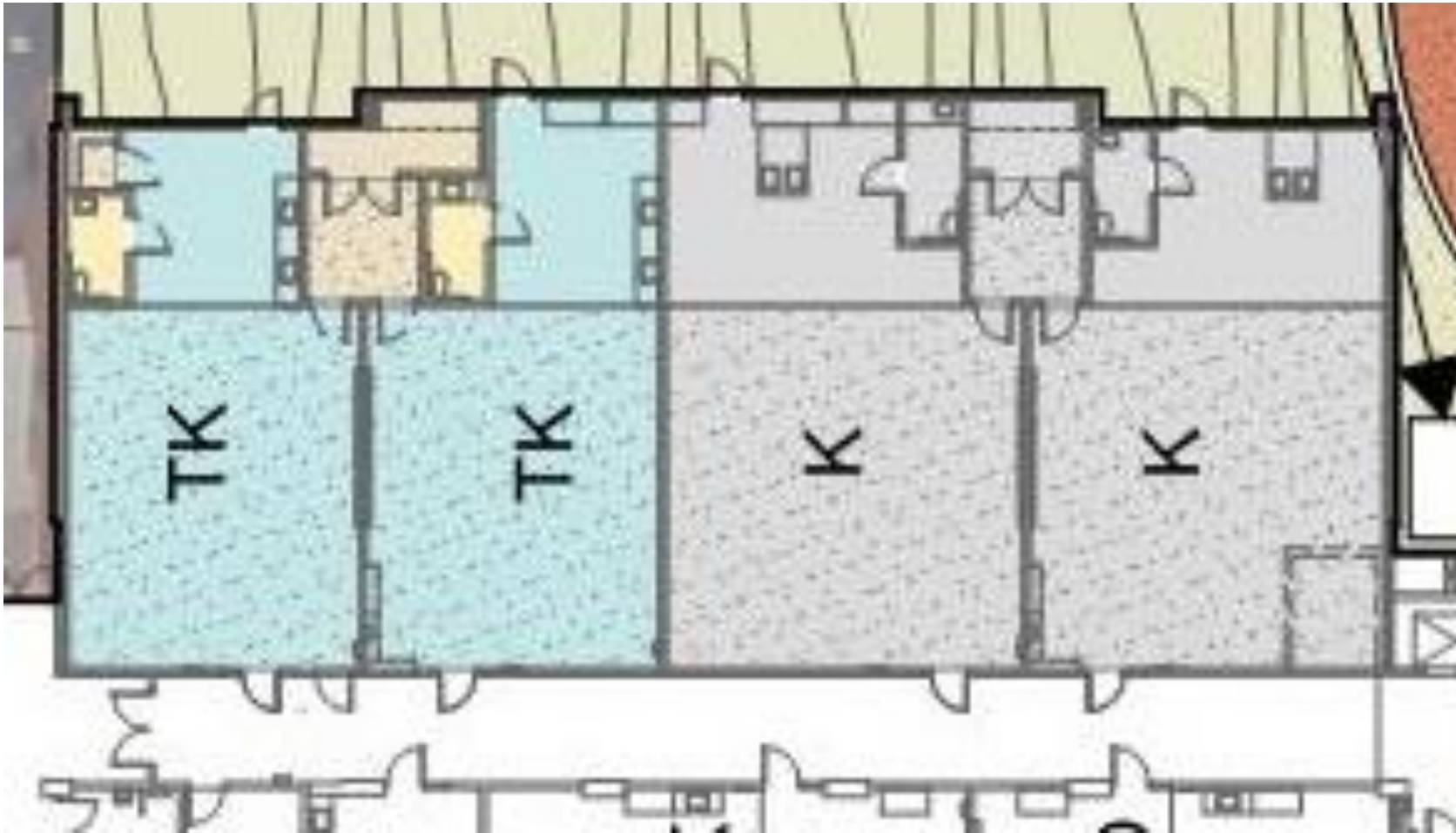
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PROPOSED KINDERGARTEN PLAN



K1 1,427 SF - EXISTING | K2 1,494 SF - EXISTING | K3 1,1175 SF - PROPOSED | K4 1,1175SF - PROPOSED*
 *Includes Classroom, Storage and Dedicated Toilet Rm

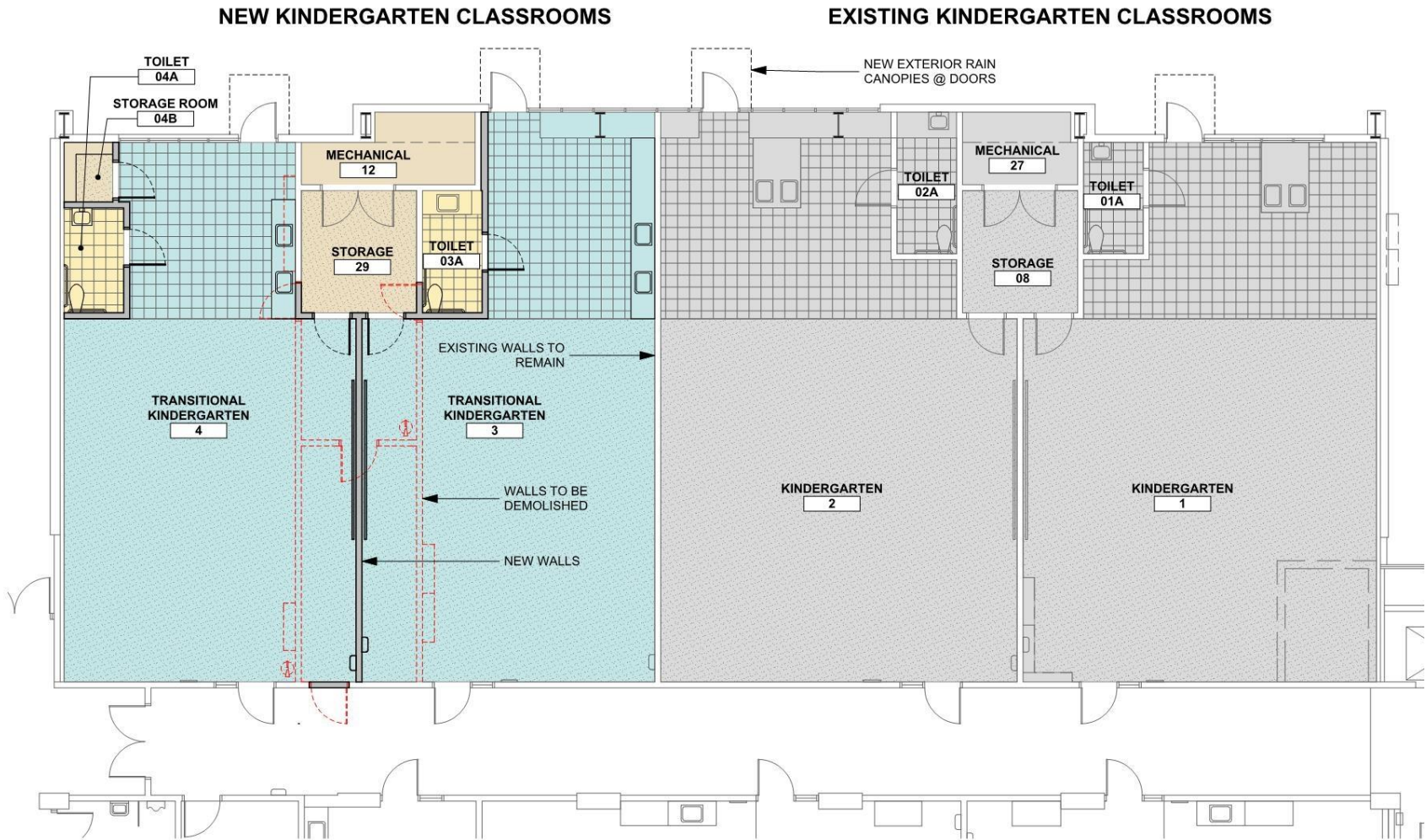
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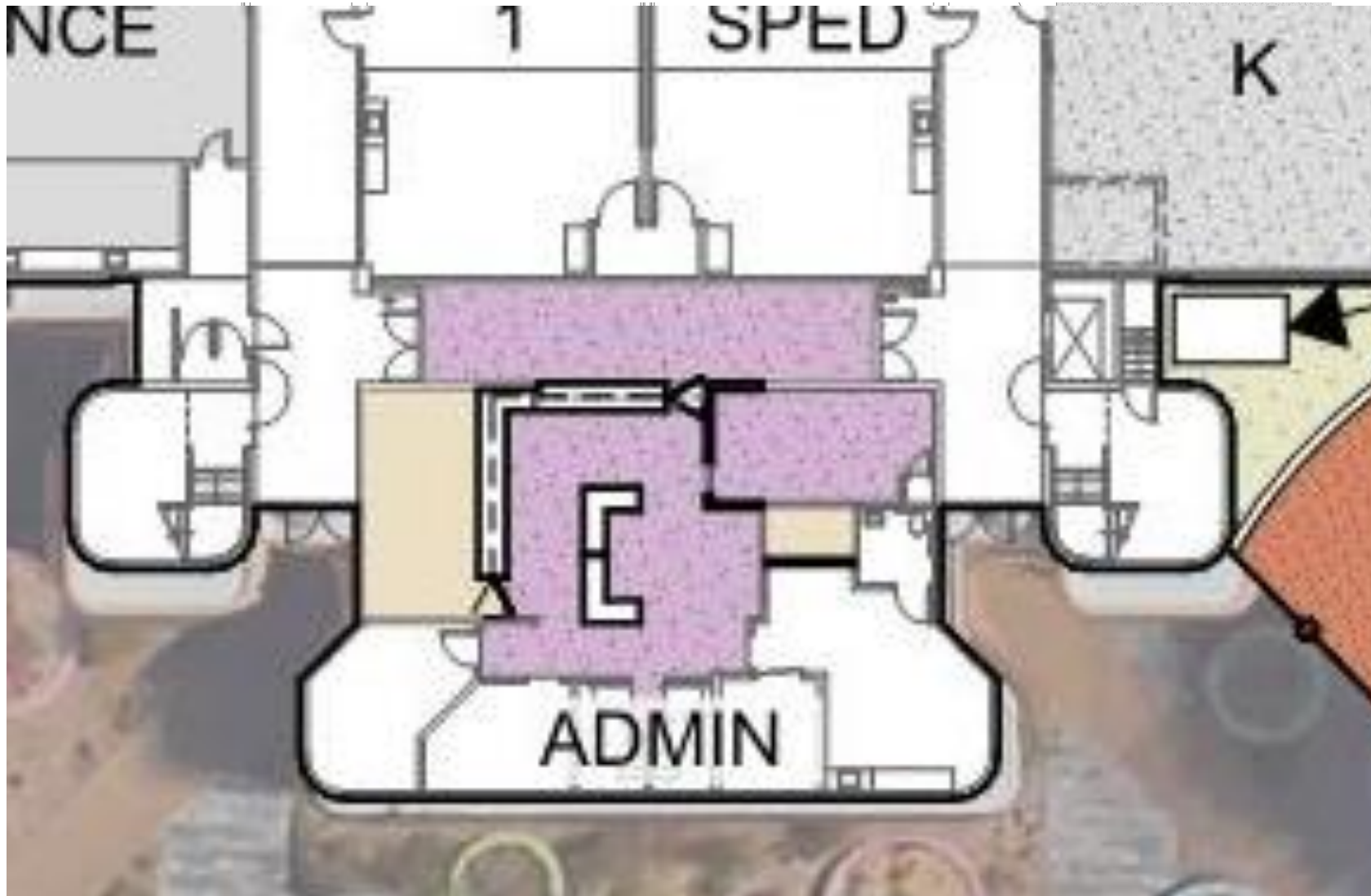
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PROPOSED ADMINISTRATION OPTIONS

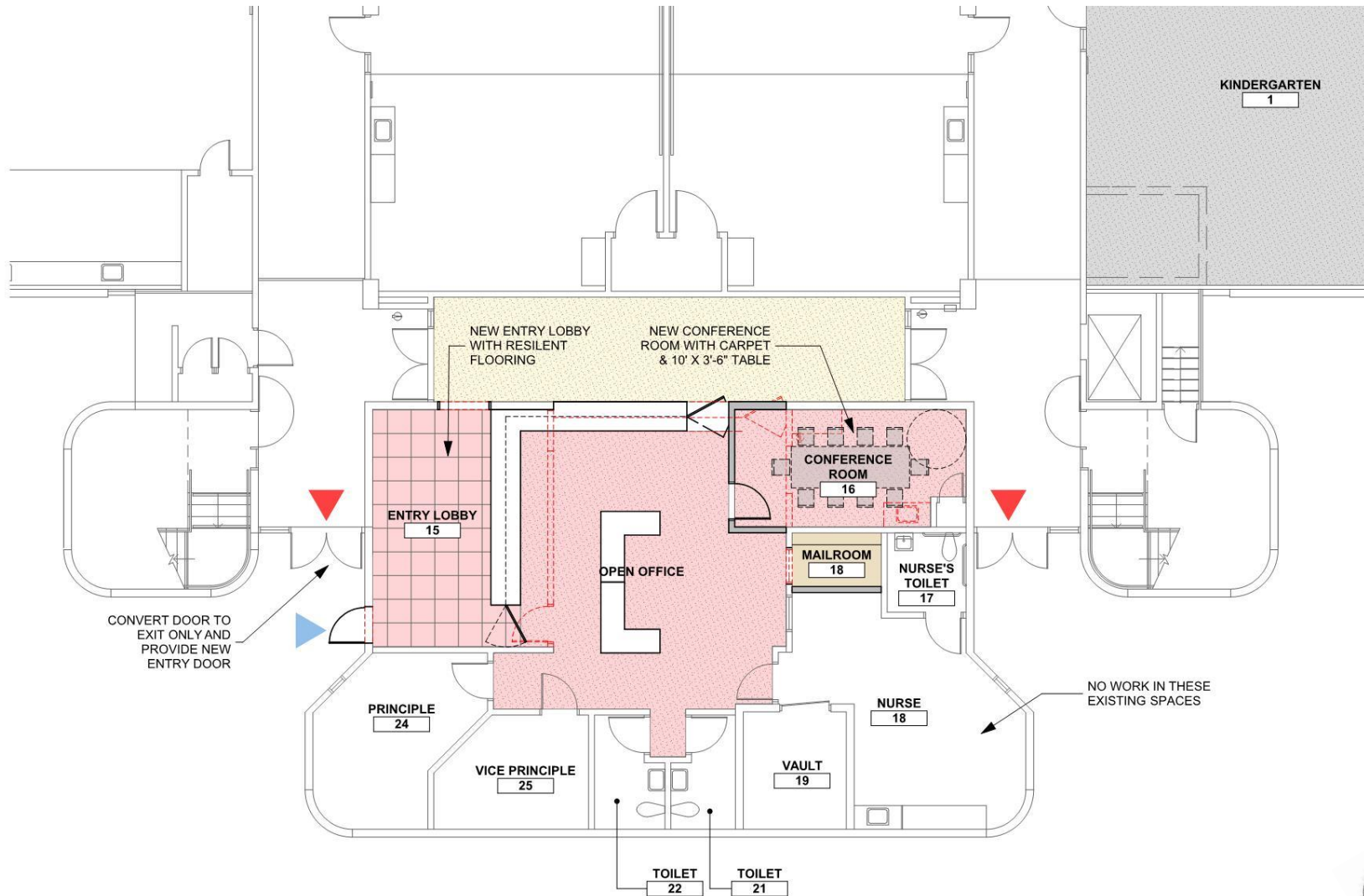


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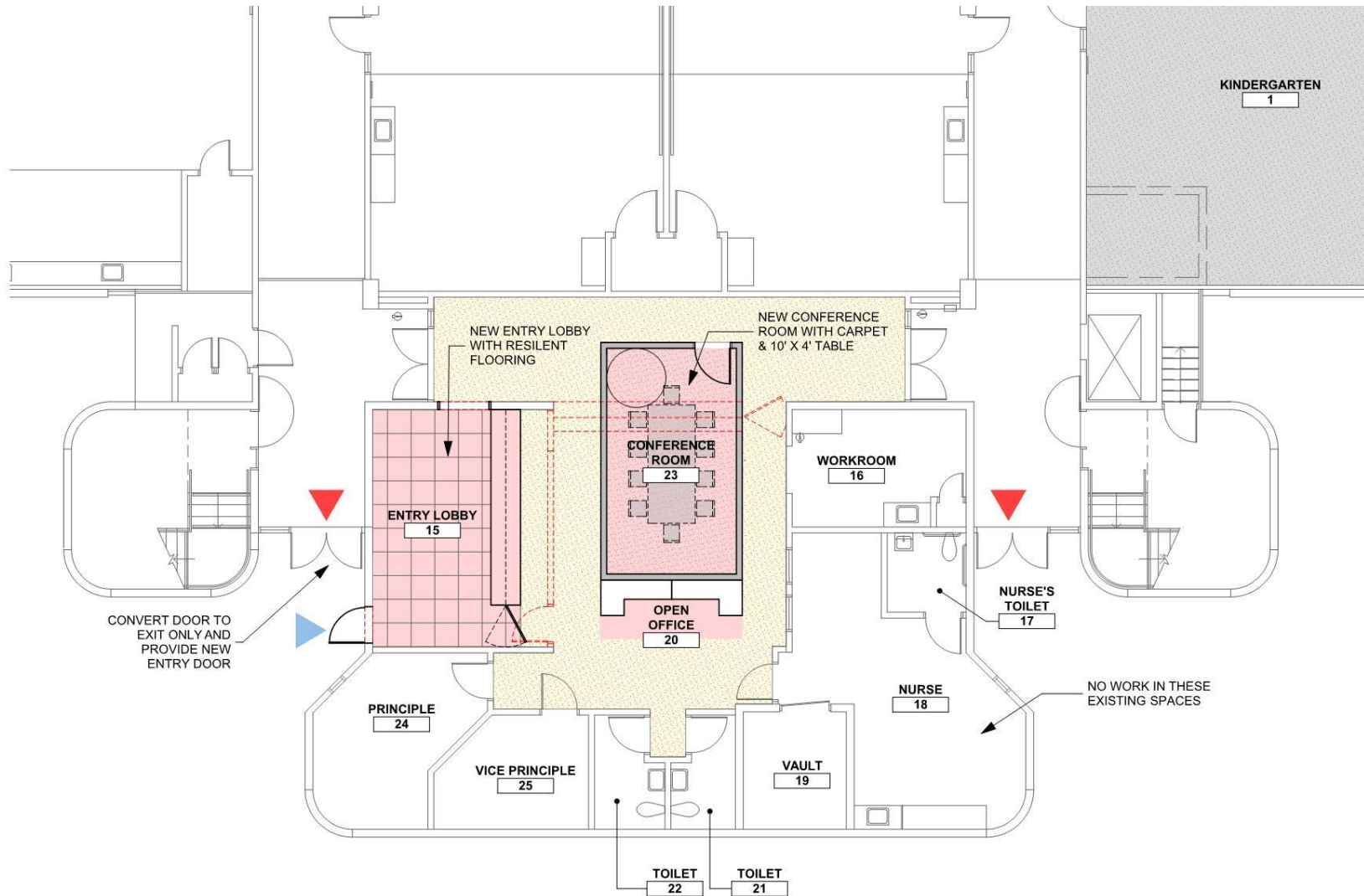
Proposed Administration Plan – Option 1

Administration Alterations Dependent on Budget Availability



Proposed Administration Plan – Option 2

Administration Alterations Dependent on Budget Availability



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7. Schedule, Budget, and Scope
8. Future Projects

Project Schedule

Measure I Bond Program Project Schedule - BOE Approved June 28, 2016
(Shaded Bar Reflects Estimated Time for Board Approvals - Design - DSA - Construction)

	2017			2018			2019			Spring	
	Spring	Summer	Fall	Spring	Summer	Fall	Spring	Summer	Fall		
Haight	Reconfigure east wing to 1 new science classroom, 4 new K classrooms.					Build 2 new classrooms.		Mechanical/electrical.			

The estimated timelines are subject to change based on the design process, District staff and Board approvals, the Division of the State Architect (DSA) approval process, actual construction periods, and possible changes to the entire Project Schedule.

New Classroom are not in the schedule for this current project.

Budget and Scope History

Implementation Plan As approved by the School Board in June 2014

School Site Specific Improvements

ELEMENTARY SCHOOLS

Haight Elem School Growth: 51 Net Clsrm Chg: 2 \$4.3 M

- Reconfigure east wing into one new science classroom and four kindergarten classrooms
- Build two new classrooms
- Technology, communication & safety/security
- Critical mechanical, electrical and accessibility improvements

Board Approved Budget and Scopes of work (from Board Approved Implementation Plan B)

A. Reconfigure East Wing (4 Kinder. and 1 Science)	\$497,807
B. Build two New Classrooms	\$1,041,814
C. Tech/Communication, Safety and Security Allowance	\$394,606
<ul style="list-style-type: none">○ Replace existing phone system with district standard VOIP.○ Replace existing clock/bell/speaker systems with new.○ Install new classroom A/V systems (Allowance for)○ Improve exterior and emergency lighting○ Replace fire alarm panel with District preferred Fire-lite panel○ Door hardware replacement○ New Perimeter Fencing	
D. Critical MEP & Accessibility Upgrades	\$182,669
<ul style="list-style-type: none">○ Improve non-compliant exterior door landings, typical around perimeter of building○ Install an accessible lift at the stage in the MPR○ Improve accessibility at administration/staff toilets Repair or replace HVAC system components○ Replace lighting in classrooms, offices, hallways, and multi-purpose room with energy efficient fixtures.○ Provide code complaint occupancy sensors in classrooms and offices as required.○ Repair/replace toilets as required	
E. General Modernization Allowance, including roofing (from Board Approved Implementation Budget)	\$500,495
<ul style="list-style-type: none">○ Replaced dilapidated exterior doors○ Replace exterior windows that leak and are inefficient○ Replace failing second floor outdoor terrace decking○ Repair leaks in CMU walls at stairwells○ Repair roofing as required○ Replace Multi-purpose room floor○ Reconfigure one second-story classroom into the teachers work room and lounge○ Install Epoxy Flooring with Cove Base and FRP wall panels in Kitchen Area	
F. PLA (figured at 15%)	\$392,609
Construction Budget ("The Line")	\$3,010,000

“Below the Line” - Modifications to Board Approved Budget and Scopes of work
Via this committee and also due to critical facility needs identified since Master Planning)

Scope of Work Added:

G. Reconfigured Admin and Entry Area	\$TBD
H. New student drop off driveway(s)	\$TBD
I. Renovated Teacher’s Lounge (in lieu of new lounge upstairs as there are no available classrooms for the new lounge)	\$TBD
J. Renovated Music Room	\$TBD
K. Renovated Modular Classrooms	\$TBD
L. Enlarged/Enhanced Kindergarten Play Area	\$TBD
i. General Play Surface – Rubberized or AC Paving	
ii. New Play Structure	
iii. Under Oak Area – Artificial Turf or Mulch	

Scope of Work Removed:

M. Build 2 New Classrooms	\$1,041,814
N. Reconfigure second floor Classroom to New Teacher’s Work Area	\$TBD

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Potential Future Projects



Discuss and prioritize

- Build 2 New Classrooms
- Plus items from the prioritized list created today that do not fit within the current budget (to be determined at the end of cost estimating)

*Priorities established at prior Committee Meetings

Haight Elementary School

QUESTIONS?

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