

# PVSD FACILITIES MASTER PLAN: BOARD STUDY SESSION

PORTOLA VALLEY SCHOOL DISTRICT

JUNE 29, 2017

**CAW**  
ARCHITECTS



# SUMMARY

## GRADE LEVEL CONFIGURATION DISCUSSION:

- **DEMOGRAPHIC PROJECTIONS SHOW DECLINING ENROLLMENT (PARTICULARLY FOR CMS)**
- **PRELIMINARY COMMUNITY INPUT: IMPORTANT TO EVALUATE, MIXED PREFERENCE ON IDEAL CONFIGURATION**
- **BOARD IS INTERESTED IN ONE K-8 CAMPUS (IN FUTURE); MASTER PLAN SHOULD TAKE THIS INTO CONSIDERATION**
- **RESEARCH: IMPORTANT TO LIMIT TRANSITIONS FOR CHILDREN**
- **WHAT ARE THE ISSUES WITH THE CURRENT CONFIGURATION / TRANSITIONS? WHAT ARE THE BENEFITS OF THE CURRENT GRADE LEVEL CONFIGURATION?**
- **CONSIDER COMMUNITY (TAX PAYERS) PERCEPTION: 4/5TH GRADE MOVED TO CMS IN 2000 (2000 FACILITIES BOND WILL BE PAID OFF IN: 2029)**
- **CONSIDER OVERCROWDING AT ORMONDALE AND "GHOSTOWN" AT CMS (TRANSPORTATION, PLAY YARD SPACE, CLASSROOM SPACE, ETC.)**



# DIRECTION

**BOARD TO PROVIDE DIRECTION ON GRADE LEVEL CONFIGURATION DISCUSSION BEFORE MASTER PLAN CAN PROCEED:**

- **SHOULD 4TH AND/OR 5TH GRADERS STAY AT ORMONDALE FOR ANOTHER 1-2 YEARS BEFORE TRANSITIONING TO CMS?**
- **DOES THE BENEFIT OF THIS EXTRA TIME AT ORMONDALE OUTWEIGH THE FACILITY AND FINANCIAL IMPACTS TO RELOCATE GRADES 4 AND 5?**



# FACILITY ANALYSIS

- **PROVIDING PRELIMINARY FACILITIES MASTER PLAN PROJECT COSTS AS ADDITIONAL DATA FOR CONSIDERATION IN THE BROADER GRADE LEVEL CONFIGURATION DISCUSSION**
- **PRELIMINARY PROJECT SCOPES ARE BASED ON IDEAS GENERATED IN THE FACILITY MASTER PLAN PROCESS - PROJECT SCOPES TO BE REVIEWED, REFINED AND PRIORITIZED**
- **APPROXIMATE PROJECT COST NUMBERS BASED ON PRELIMINARY PROJECT SCOPE OPTIONS - NUMBERS CAN FLUCTUATION +/- 10% - 20% EITHER WAY**
- **THE CURRENT LOWER TIER BOND CAPACITY IS APPROX. \$75 MILLION AND THE HIGHER TIER BOND CAPACITY IS APPROX. \$175 MILLION**



# ORMONDALE CAMPUS : ADD 4TH & 5TH GRADE CLASSROOM WING

**NEW 2-STORY 4/5TH  
GRADE CLASSROOM WING  
\$ 10.1M**

**RENOVATE EXISTING BLDGS.  
\$ 12.7M**

**PLAYGROUND, LANDSCAPE  
& FIELD IMPROVEMENTS  
\$ .96M**

**NEW SCIENCE /  
MAKER SPACE BLDG.  
\$ 4.3M**

**NEW CLASSROOM WINGS  
\$ 8.7M**

**NEW PARKING  
LOT / DROP-OFF  
\$ 2.7M**

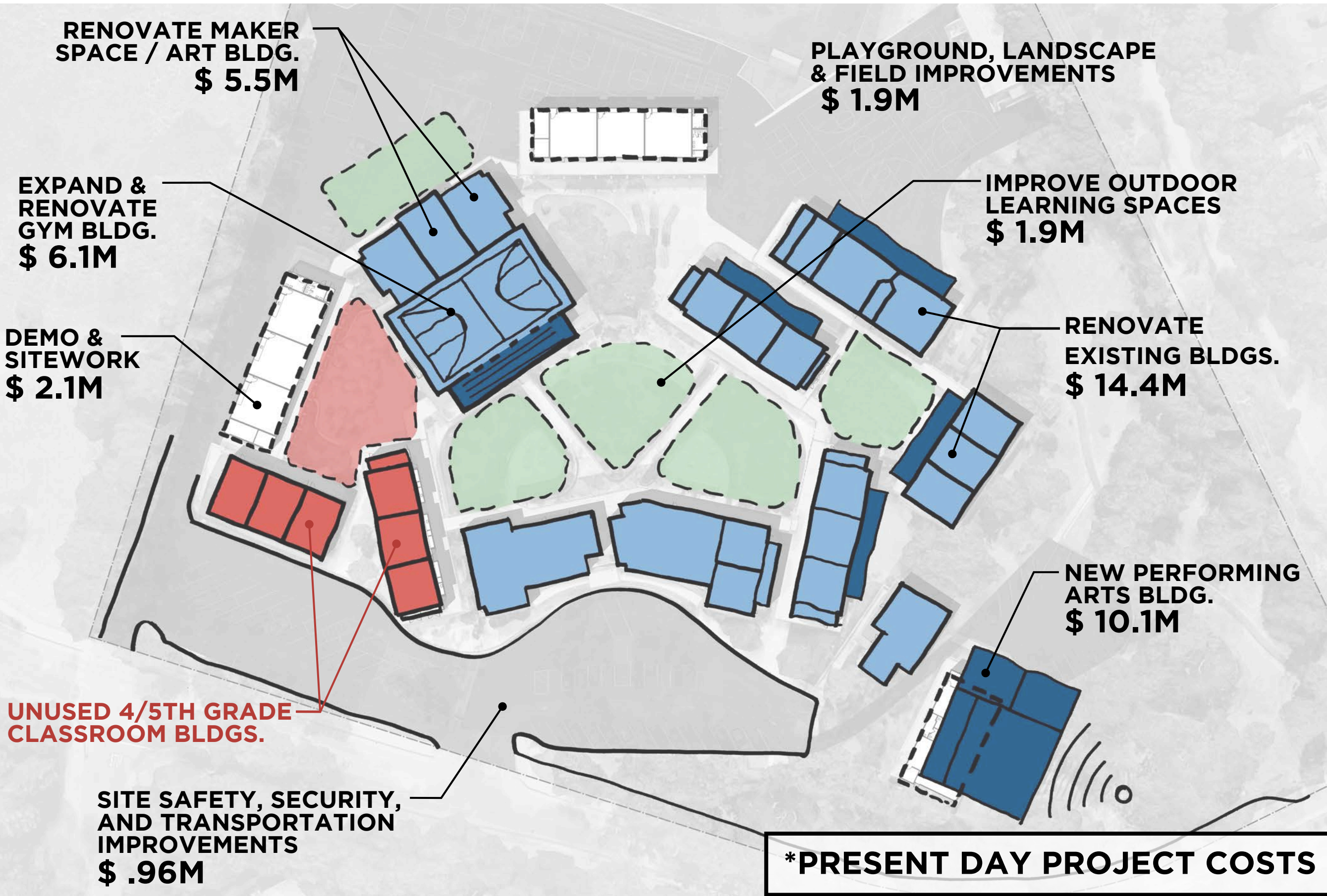
**IMPROVE OUTDOOR  
LEARNING SPACES  
\$ 1.6M**

**SITE SAFETY &  
SECURITY  
\$ .96M**

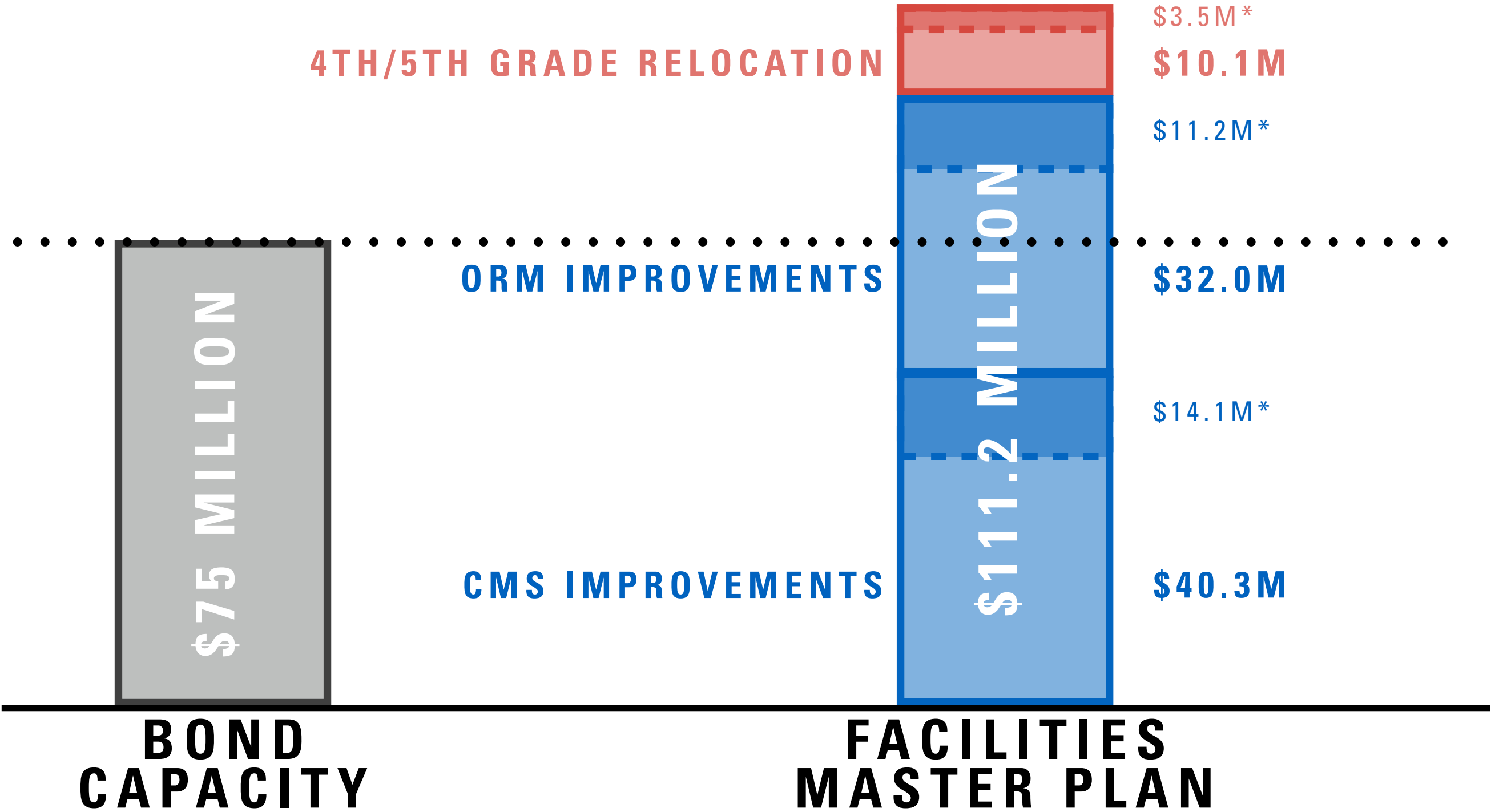
**\*PRESENT DAY PROJECT COSTS**



# CORTE MADERA CAMPUS : 6TH-8TH GRADES ONLY



# PRELIMINARY FACILITIES MASTER PLAN PRICING



\* 35% MASTER PLAN CONTINGENCY  
ESCALATION, CONTINGENCIES, FEES



# ORMONDALE CAMPUS : ADD 4TH & 5TH GRADE CLASSROOM WING

**NEW 2-STORY 4/5TH GRADE CLASSROOM WING & OUTDOOR SPACE**

**\$10.1M (PRESENT DAY)  
+ 35% PLANNING CONTINGENCY**

**\$13.6M**

**RENOVATE & EXPAND EXISTING BLDGS.**

**PLAYGROUND, LANDSCAPE & FIELD IMPROVEMENTS**

**NEW SCIENCE /  
MAKER SPACE BLDG.**

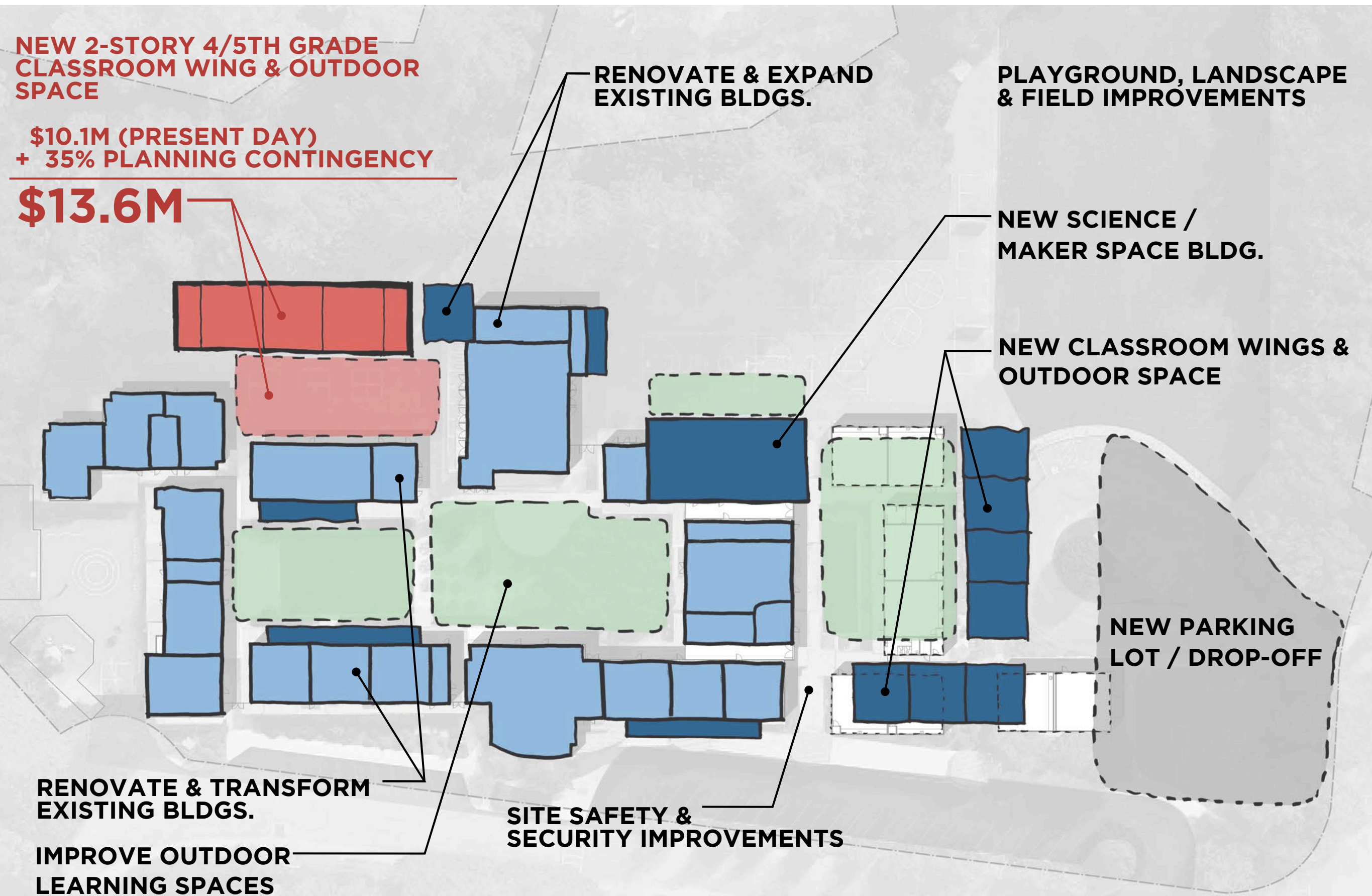
**NEW CLASSROOM WINGS &  
OUTDOOR SPACE**

**NEW PARKING  
LOT / DROP-OFF**

**RENOVATE & TRANSFORM  
EXISTING BLDGS.**

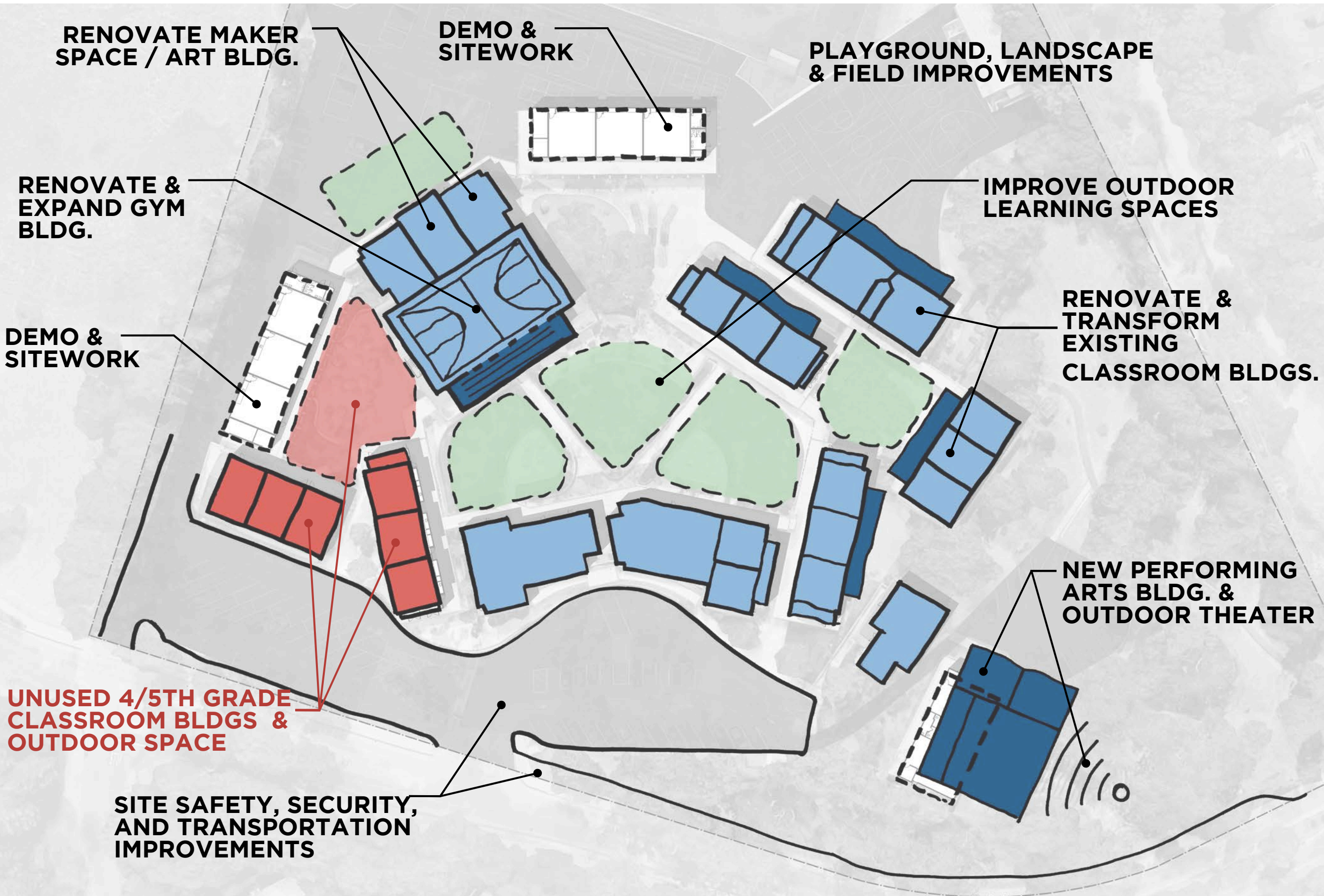
**IMPROVE OUTDOOR  
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**SITE SAFETY &  
SECURITY IMPROVEMENTS**



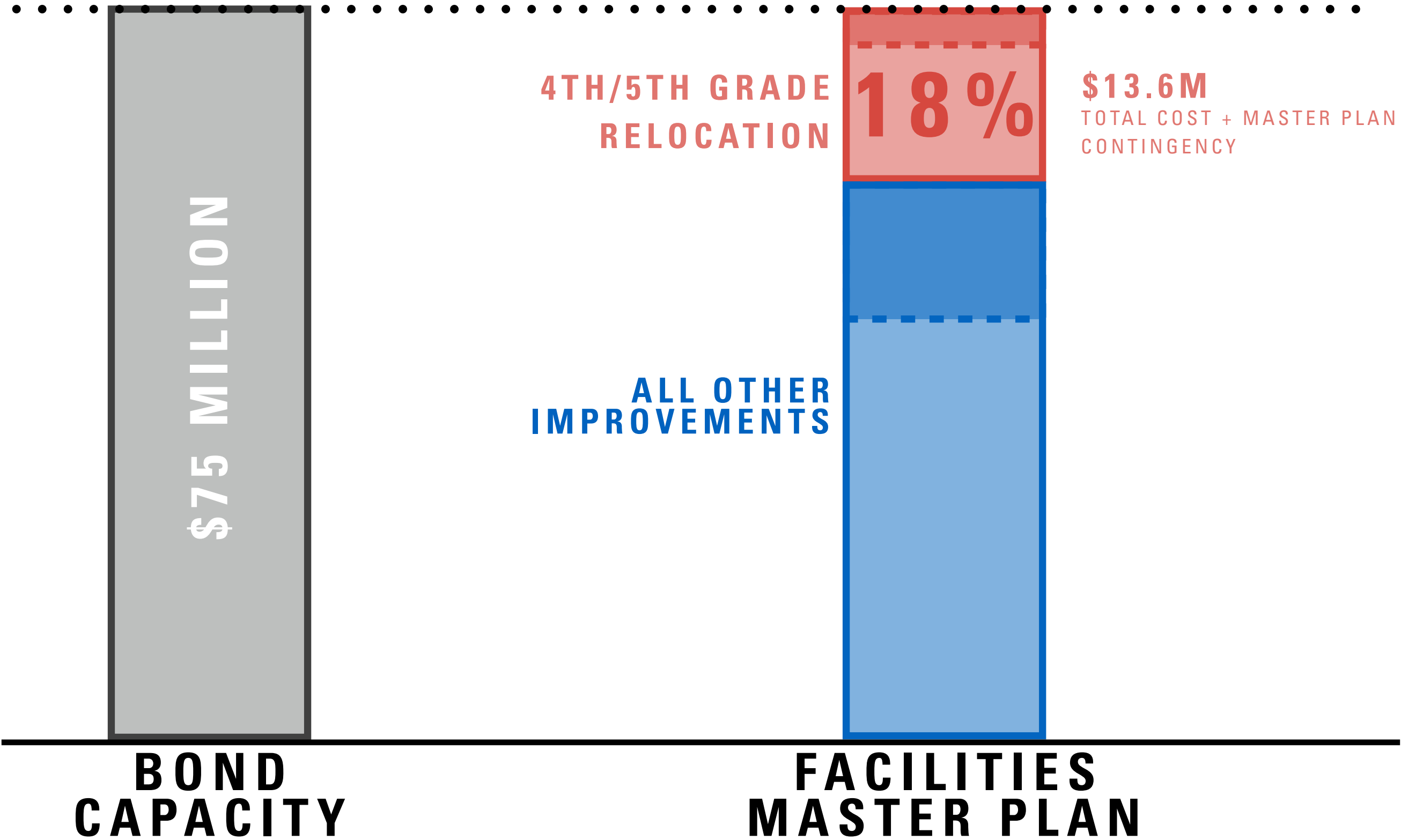


# CORTE MADERA CAMPUS : 6TH-8TH GRADES ONLY





# PRELIMINARY FACILITIES MASTER PLAN PRICING





# FACILITY OPTIONS

- **CREATE A DISTINCT IDENTITY - ONE CAMPUS, TWO SCHOOLS CONCEPT - FOR 4TH/5TH GRADERS AND 6TH/8TH GRADERS AT CMS**



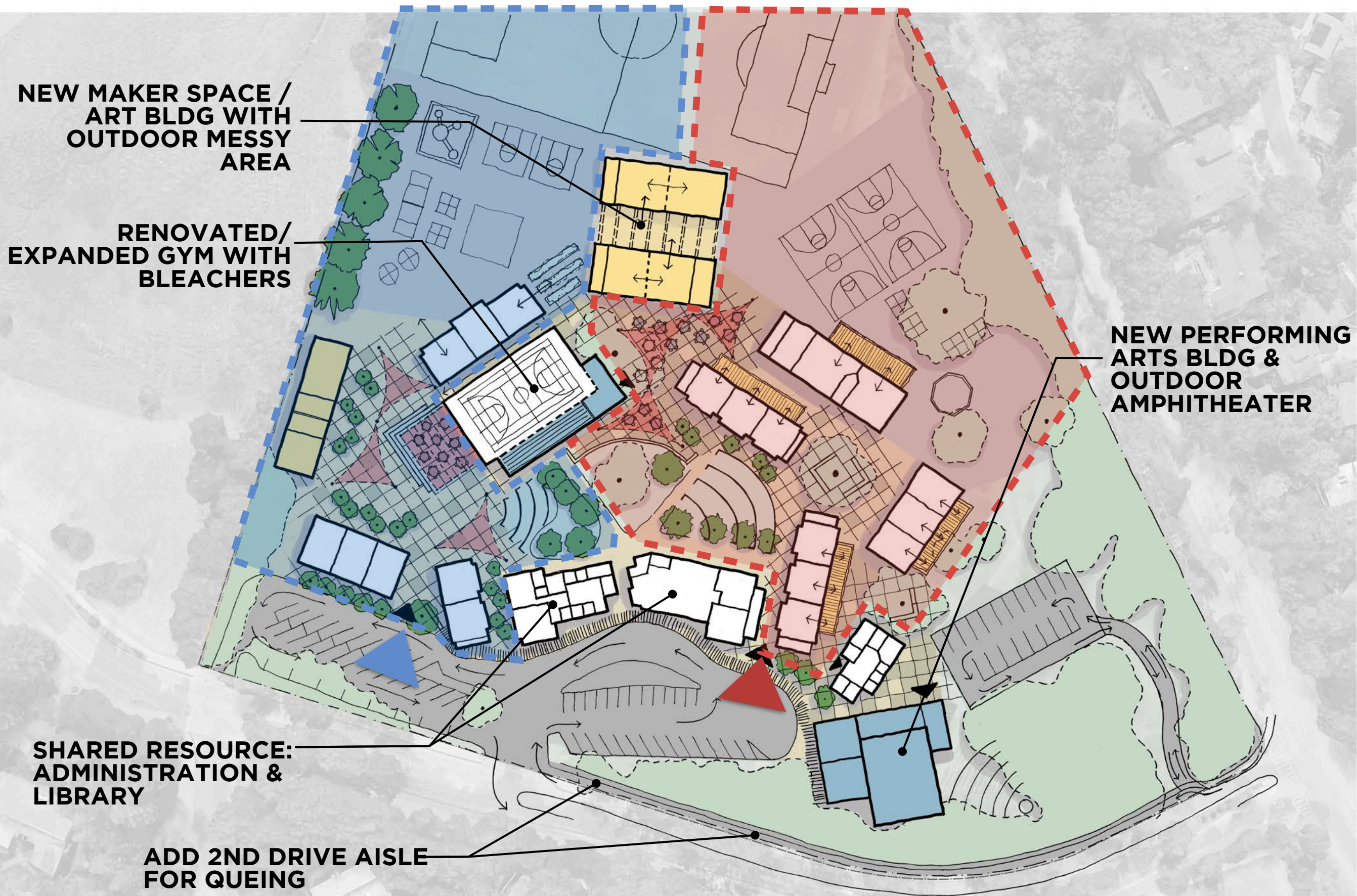


# CORTE MADERA CAMPUS : TWO SCHOOLS





# CORTE MADERA CAMPUS : SHARED RESOURCES





# CORTE MADERA CAMPUS : 4TH - 5TH GRADE SCHOOL





# CORTE MADERA CAMPUS : 6TH - 8TH GRADE SCHOOL





# CORTE MADERA CAMPUS : TWO SCHOOLS

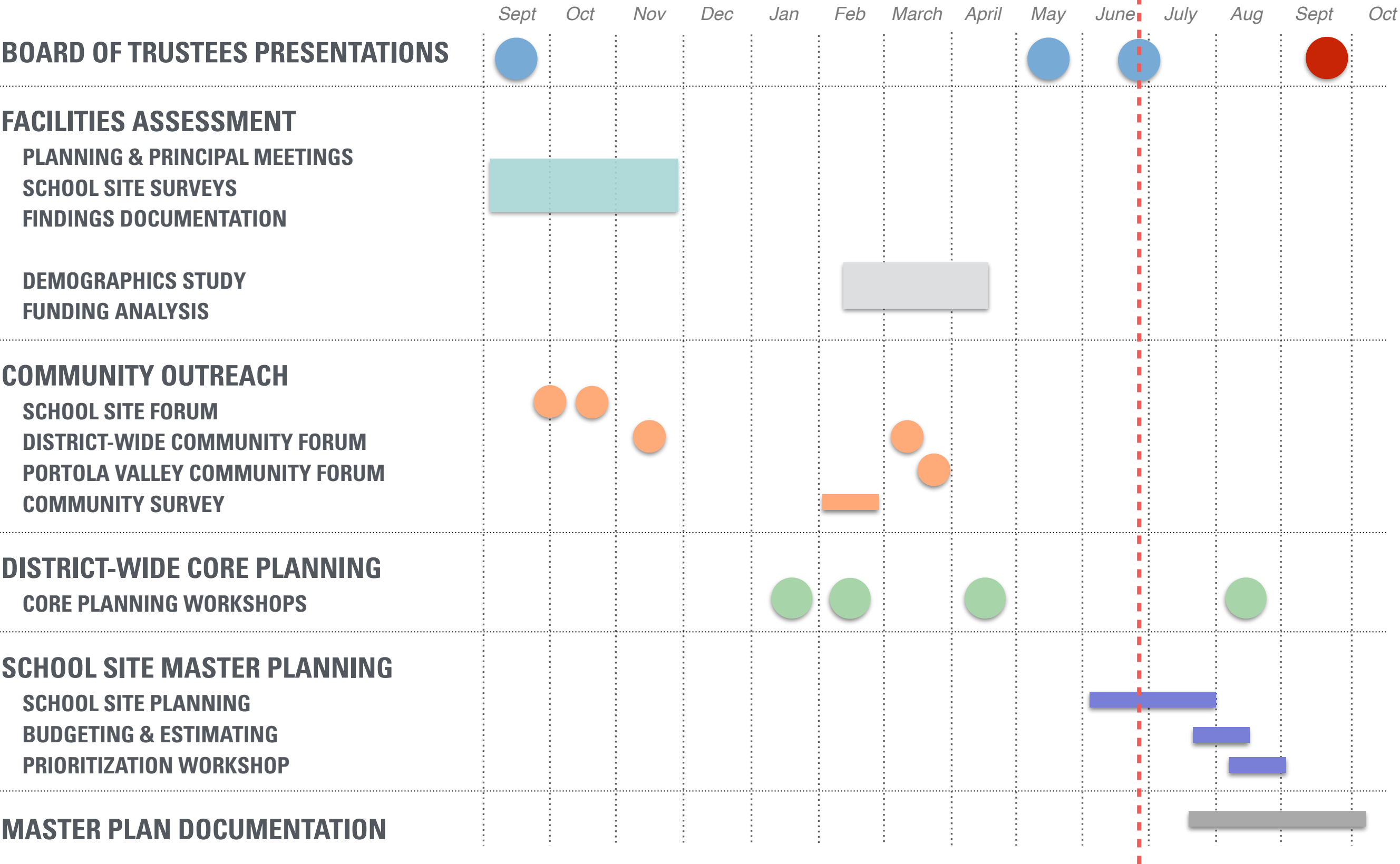






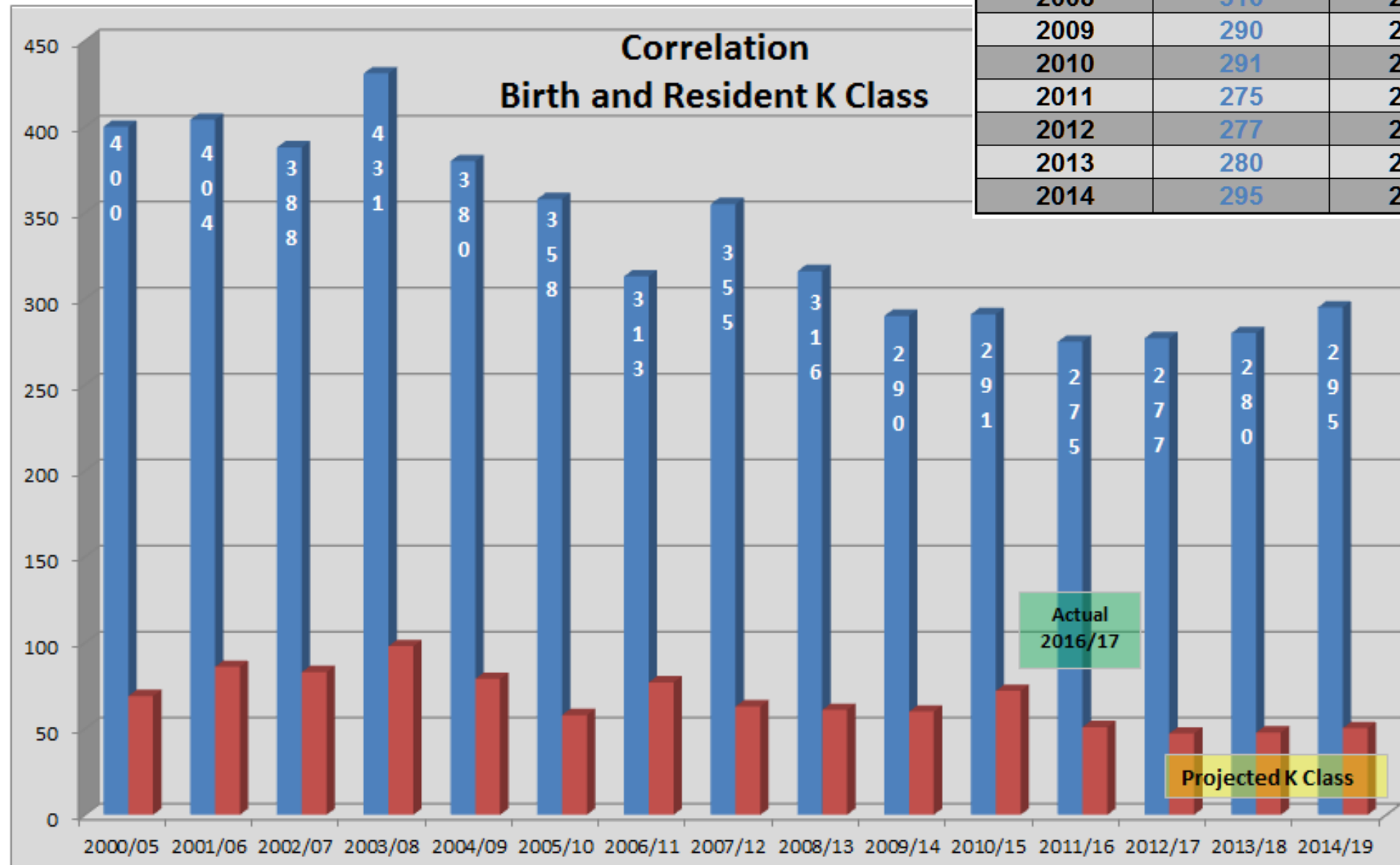


# FACILITIES MASTER PLAN PROCESS & SCHEDULE





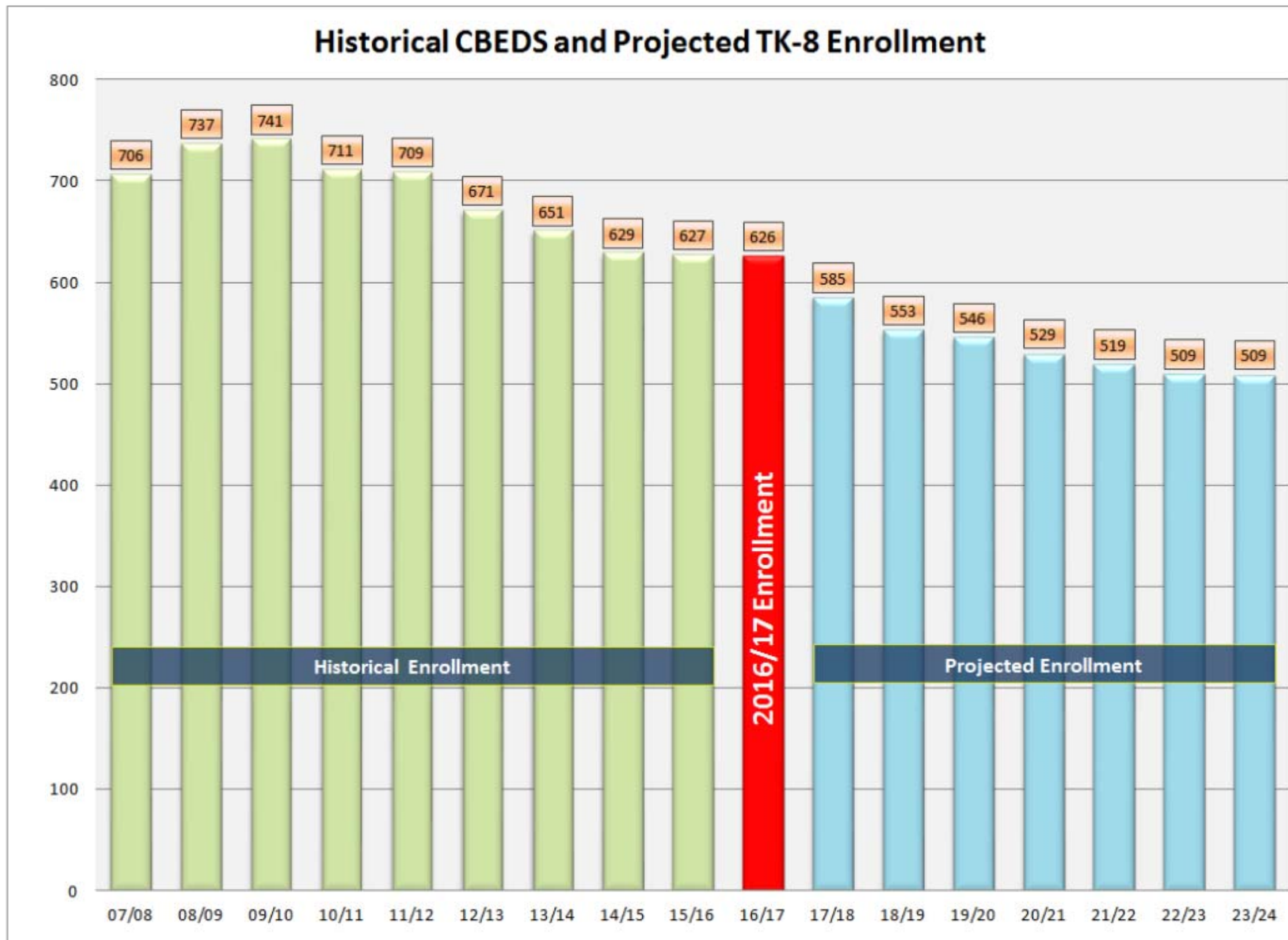
# DEMOGRAPHIC STUDY: BIRTH TO KINDERGARTEN CLASS



ALL KINDERGARTENERS				
Birth Year	Births <sup>3</sup>	K Year	K Class <sup>4</sup>	% of Births
2000	400	2005	69	17%
2001	404	2006	86	21%
2002	388	2007	83	21%
2003	431	2008	98	23%
2004	380	2009	79	21%
2005	358	2010	58	16%
2006	313	2011	77	25%
2007	355	2012	63	18%
2008	316	2013	61	19%
2009	290	2014	60	21%
2010	291	2015	72	25%
2011	275	2016	51	19%
2012	277	2017	47	17%
2013	280	2018	48	17%
2014	295	2019	50	17%

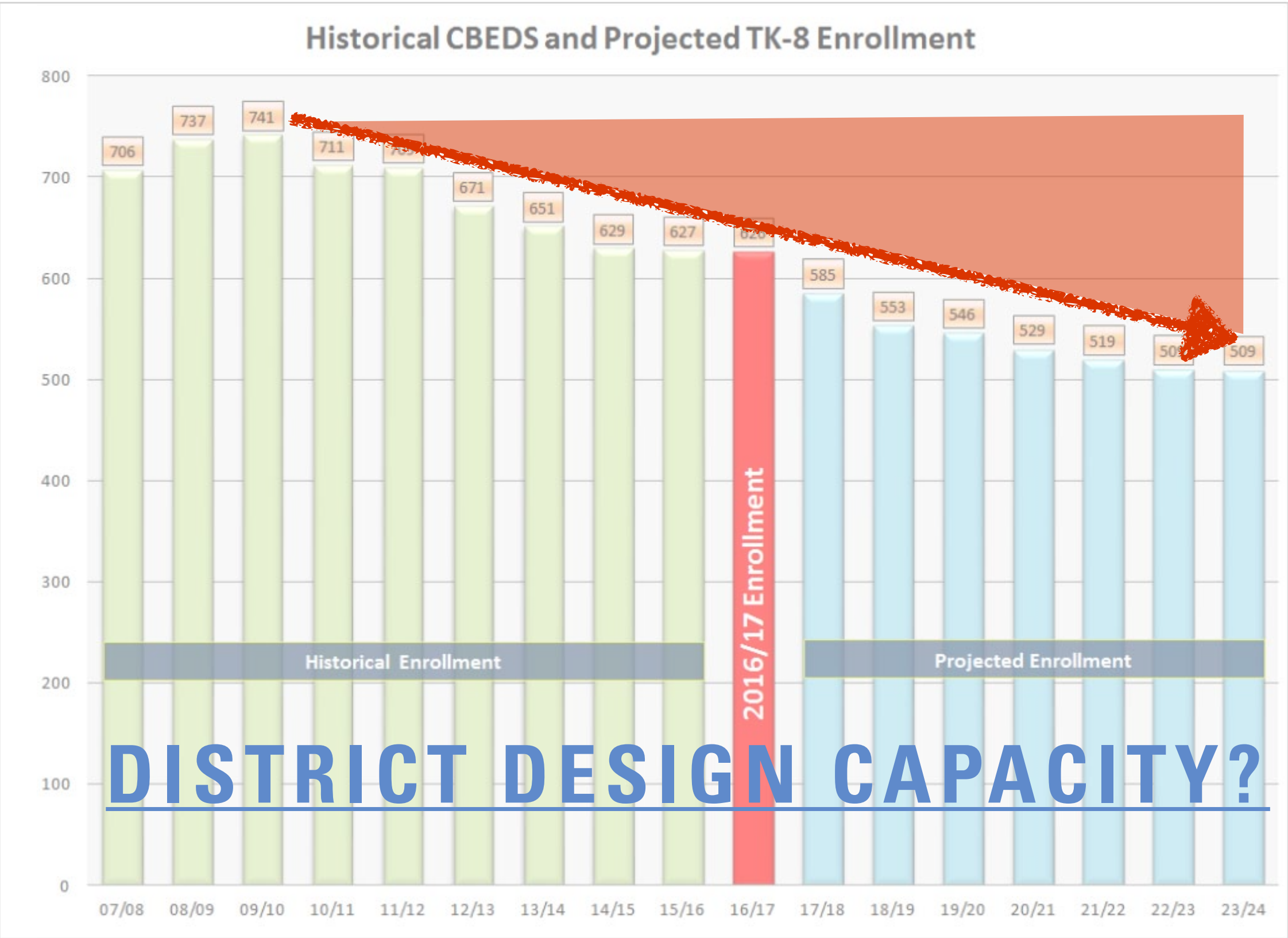


# DEMOGRAPHIC STUDY: PROJECTED TK-8 ENROLLMENT





# DEMOGRAPHIC STUDY: PROJECTED TK-8 ENROLLMENT



**232**  
**STUDENTS**  
**(25/GRADE)**



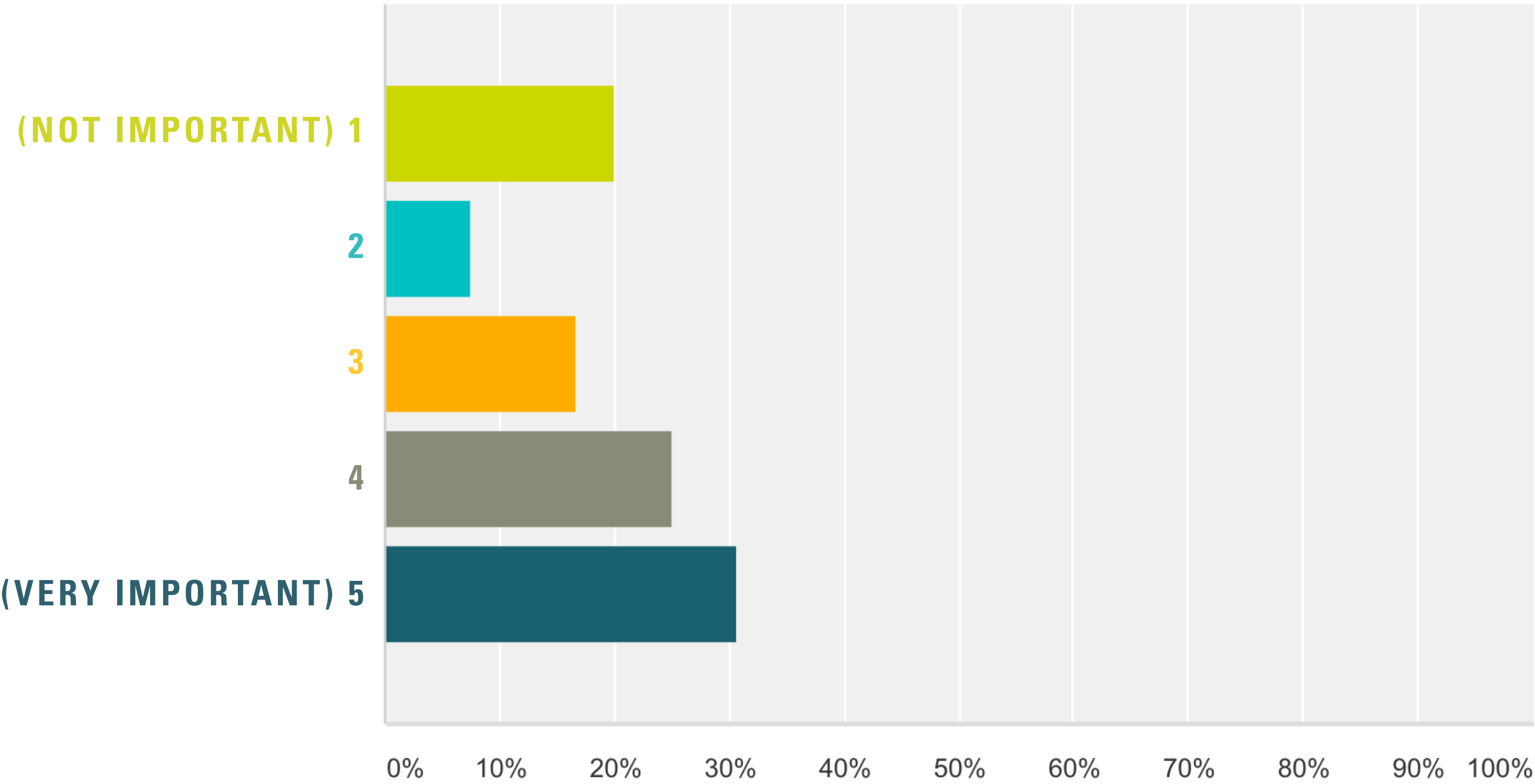
# DEMOGRAPHIC STUDY: DISTRICT FORECAST SUMMARY

District Forecast Summary								
	Base File	Projected Resident Students						
	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24
TK	9	9.1	9.2	9.7	9.7	9.7	9.7	9.7
K	47	47.3	47.8	50.4	50.4	50.4	50.4	50.4
1	57	46.5	46.9	47.4	49.9	49.9	49.9	49.9
2	55	61.2	49.9	50.3	50.8	53.6	53.6	53.6
3	65	55.2	61.4	50.1	50.5	51.0	53.8	53.8
4	60	60.9	51.7	57.5	47.0	47.3	47.8	50.4
5	66	59.7	60.6	51.5	57.2	46.7	47.1	47.6
6	51	59.7	54.0	54.8	46.6	51.8	42.3	42.6
7	69	50.3	58.9	53.3	54.1	45.9	51.1	41.7
8	78	70.7	51.5	60.4	54.6	55.4	47.1	52.4
Subtotal - Resident Students								
TK-3	233	219.3	215.2	207.9	211.3	214.6	217.4	217.4
4-8	324	301.3	276.7	277.5	259.5	247.1	235.4	234.7
TK-8	557	520.6	491.9	485.4	470.8	461.7	452.8	452.1
Out of District Students								
TK-3	32	30.1	29.5	28.5	29.0	29.5	29.9	29.9
4-8	37	34.4	31.6	31.7	29.6	28.2	26.9	26.8
TK-8	69	64.5	61.1	60.2	58.6	57.7	56.7	56.7
District Total Enrollment								
TK-3	265	249.4	244.7	236.4	240.3	244.0	247.2	247.2
4-8	361	335.7	308.3	309.2	289.1	275.3	262.3	261.5
TK-8	626	585.1	553.0	545.6	529.4	519.3	509.5	508.7
Change in Enrollment								
TK-8	-	-40.9	-32.1	-7.4	-16.2	-10.1	-9.9	-0.8
%	-	-6.5%	-5.5%	-1.3%	-3.0%	-1.9%	-1.9%	-0.2%



# GRADE LEVEL CONFIGURATION: COMMUNITY SURVEY INPUT

AN ASPECT OF THE FACILITIES MASTER PLANNING PROCESS INVOLVES EVALUATING THE CURRENT GRADE LEVEL CONFIGURATION BETWEEN THE TWO SCHOOLS: ORMONDALE (K-3RD GRADES) AND CORTE MADERA (4TH–8TH GRADES). ON A SCALE OF 1 (NOT IMPORTANT) TO 5 (VERY IMPORTANT) PLEASE RATE THE LEVEL OF IMPORTANCE FOR EVALUATING THE CURRENT GRADE LEVEL CONFIGURATION.





# GRADE LEVEL CONFIGURATION: COMMUNITY SURVEY INPUT

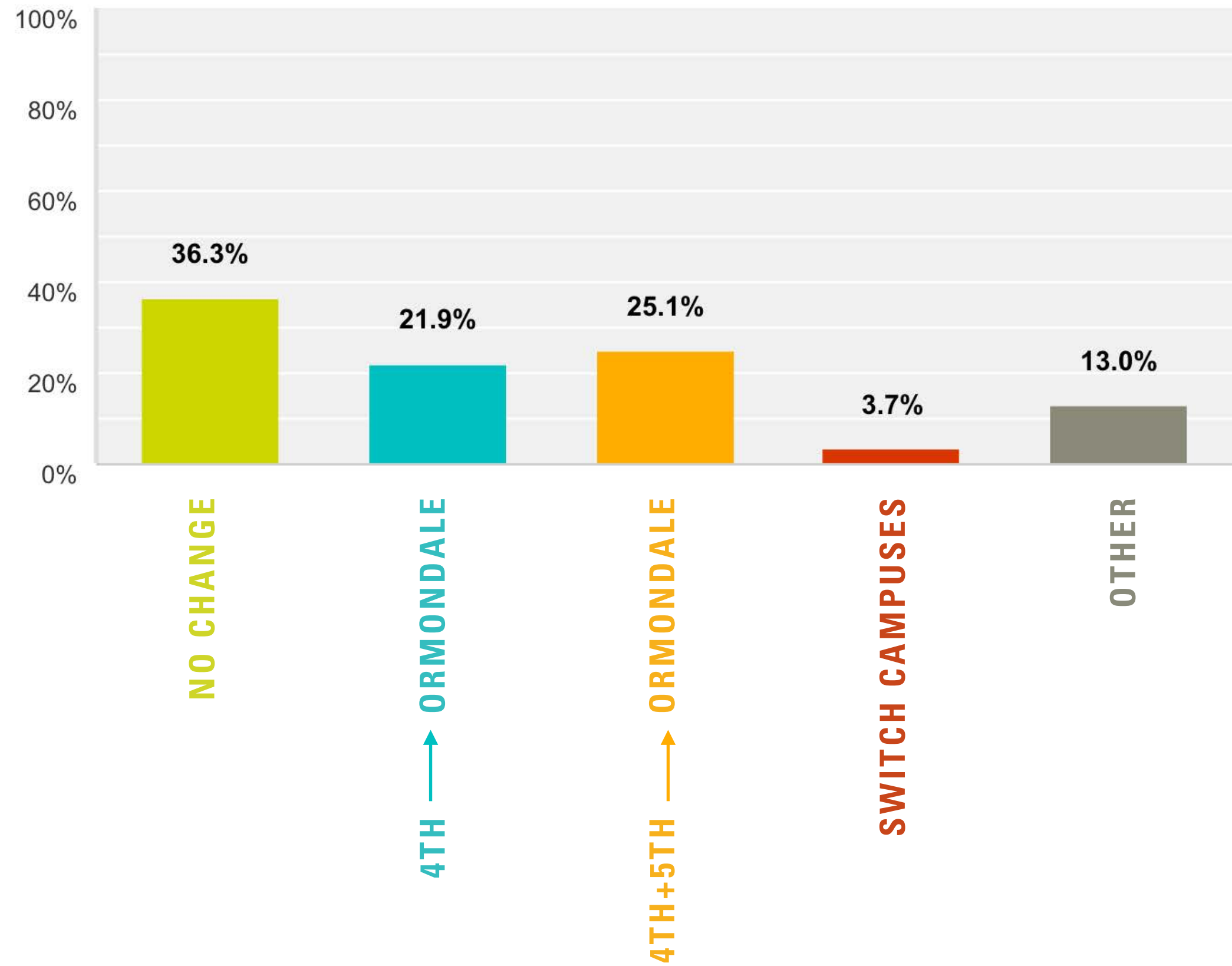
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Grade Configuration Responses (Question 15)						
	1 (Not Important)	2	3	4	5 (Very Important)	Total
Parents at Ormondale (K-3)	7	6	11	19	33	76
Parents at Corte Madera (4-5)	2	4	9	17	17	49
Parents at Corte Madera (6-8)	11	2	11	15	24	63
Teachers at Ormondale	3	0	1	2	3	9
Teachers at Corte Madera	5	3	0	2	1	11
Community Member	13	4	7	10	6	40
Admin & Staff	3	0	6	2	0	11
Total	44	19	45	67	84	259



# GRADE LEVEL CONFIGURATION: COMMUNITY SURVEY INPUT

PLEASE IDENTIFY THE IDEAL GRADE CONFIGURATION FOR THE TWO SCHOOLS:





# GRADE LEVEL CONFIGURATION: COMMUNITY SURVEY INPUT

PLEASE IDENTIFY THE IDEAL GRADE CONFIGURATION FOR THE TWO SCHOOLS:

Grade Configuration Responses (Question 16)						
	No Change	Move 4th to ORM	Move 4th+5th to ORM	Switch Campuses	Don't Know	Total
Parents at Ormondale (K-3)	22	21	25	5	3	76
Parents at Corte Madera (4-5)	15	20	11	2	1	49
Parents at Corte Madera (6-8)	23	13	21	1	5	63
Teachers at Ormondale	4	4	1	0	0	9
Teachers at Corte Madera	9	1	0	1	0	11
Community Member	21	4	10	0	7	42
Admin & Staff	5	1	1	1	1	9
Total	99	64	69	10	17	259



# GRADE LEVEL CONFIGURATION: PVSD RESEARCH

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## A LIST OF NINE FACTORS THAT SCHOOL DISTRICTS MIGHT WANT TO CONSIDER WHEN MAKING DECISIONS ABOUT GRADE CONFIGURATIONS OF INDIVIDUAL SCHOOLS:

- THE COST AND LENGTH OF STUDENT TRAVEL, PARTICULARLY IN A SCHOOL DISTRICT THAT COVERS A LARGE AREA
- A POSSIBLE INCREASE OR DECREASE IN PARENT INVOLVEMENT, POSSIBLY AFFECTED BY THE DISTANCE TO THE SCHOOL AND THE NUMBER OF SCHOOLS A FAMILY'S CHILDREN ATTEND
- THE NUMBER OF STUDENTS AT EACH GRADE LEVEL, WHICH MAY AFFECT CLASS GROUPINGS AND COURSES OFFERED
- THE EFFECT OF SCHOOL SETTING ON ACHIEVEMENT, PARTICULARLY FOR GRADES 6-9
- EFFECT ON WHETHER THE NEIGHBORHOOD SCHOOLS CLOSE OR REMAIN OPEN
- THE NUMBER OF SCHOOL TRANSITIONS FOR STUDENTS
- THE OPPORTUNITIES FOR INTERACTION BETWEEN AGE GROUPS
- THE INFLUENCE OF OLDER STUDENTS ON YOUNGER STUDENTS
- THE BUILDING DESIGN-IS IT SUITABLE FOR ONLY A FEW OR FOR SEVERAL GRADE LEVELS?