

PLEASANT VALLEY SCHOOL DISTRICT CAPITAL IMPROVEMENTS PLAN



JANUARY 10, 2023 - UPDATE
Report on Findings and Recommendations



D'HUY Engineering, Inc.



2020 Capital Improvement Process Recap



D'HUY Engineering, Inc.

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Committee Members (2020):

Dr. Lee Lesisko
Donna Yozwiak
Daniel Wunder
Randy Smale
Chuck Tomori
Tom Toth
Arif Fazil

William Gasper
Todd Kresge
Matthew Triolo
Beverly Hendricks
Holly Tuers
Tammy Smale
Kim LaBrake

- Meetings Held From October 14, 2020, to January 5, 2021
- Walkthroughs completed with multiple professionals
- Research completed on Drawings, Previous Studies, and Enrollment
- Education Specifications prepared by District
- Program needs for Kitchen, Technology, and Maintenance prepared by District
- Analysis completed on Costs and Schedules
- Input from Committee members



2022 Capital Improvement Process Recap



D'HUY Engineering, Inc.

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Committee Members (2022):

James Konrad	William Gasper	Jonathan Ayre
Rae Lin Howard	Diane Serfass	Brian Boylan
Michael Simonetta	Todd Kresge	Arif Fazil
Tammy Smale	Norm Burger	Kim LaBrake

- April 2022 Meeting - DEI and PVSD reviewed and updated CIP.
 - 2022 update sent in June to include PVSD's top priorities 1-5.
- Committee reformed in September 2022.
 - DEI and PVSD met to review steps for re-engaging PVSD committee members.
- 10/17/22 Meeting - PVSD Committee members reviewed CIP draft update with DEI.
- 10/26/22 Meeting - PVSD HS Administrators and DEI met to review curriculum and current space utilization of the HS.
- 10/27/22 Meeting - PVSD Committee members met with DEI to review additional updated information regarding future capital improvement process.
- 11/07/22 Meeting - PVSD Committee members met with DEI to review draft PowerPoint for November 14th Board update.



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Tab 3	Educational Specifications.
Tab 4	Pennsylvania Department of Education enrollment projections.
Tab 5	Summary of building information and plans, existing building systems, and observations for each of the District's schools including general features, Boiler and Chiller Profiles, Lighting, Communication, Electric Service and Security and Fire alarm System Profiles and Domestic Hot Water profiles. <ul style="list-style-type: none">A. Pleasant Valley High SchoolB. Pleasant Valley Middle SchoolC. Pleasant Valley Intermediate SchoolD. Pleasant Valley Elementary SchoolE. Polk Administrative BuildingF. Chestnuthill Elementary buildingG. District Parking ProfilesH. District Roof ProfilesI. District Mechanical Systems by SchoolJ. District Electrical Systems by SchoolK. District Plumbing Systems by School
Tab 6	Logic Matrix, priority index factors affecting priority ratings and a list of categories of work. This information was used in establishing the project priorities.
Tab 7	Recommendations itemized by priority for each facility (It should be noted that even though each item of work could be addressed individually, it would be more cost-effective and practical to combine items of work; e.g., ceiling tile/grid replacement, lighting replacement, HVAC replacement, etc.). - Updated April 2022
Tab 8	Summary of Educational Facilities Project Cost Comparisons by facility. - Updated April 2022
Tab 9	Recommendations itemized by cost, with all the facilities grouped together and prioritized. The items of work are for the existing conditions only and do not include costs for new additions or renovations based on program and space needs. - Updated April 2022
Tab 10	Proposed Capital Projects for the next five years. Project selection, scope, and budget must be confirmed with PVSD.
Tab 11	Barry Isett & Associates Asbestos Three-Year Re-Inspection report dated March 3, 2017.
Tab 12	Resumes for D'Huy Engineering, Inc.'s review team.

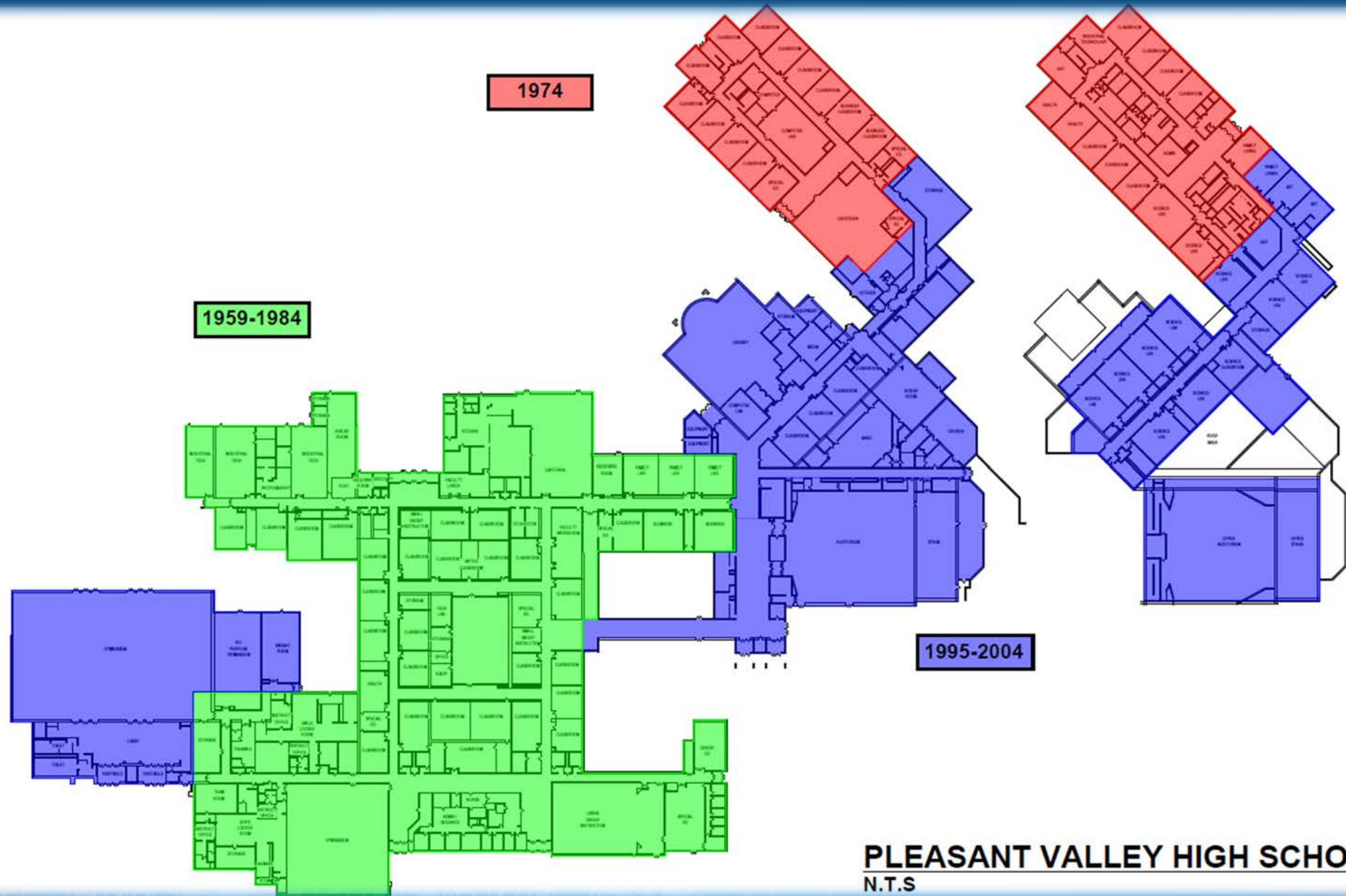


HS Floor Plan – Year of Construction



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PLEASANT VALLEY HIGH SCHOOL
N.T.S

Tab 5: HS Main Building Scorecard



Pleasant Valley High School

1671 Route 209
Broadheadsville, PA 18322



Built year

1959

Renovation year

2005

Addition year

1984, 1995,
2000, 2005

Building Area

325,500 sq. ft.

Grades

9-12

2019-2020 Enrollment

1,499 students

PLEASANT VALLEY SD - HS MAIN BUILDING

Address:	1671 Route 209 Broadheadsville, PA 18322	Originally Built:	1959-1984
Grades:	9th Grade - 12th Grade	Main Building Sq. Ft:	123,100
Total No. of Students:	(as of 2019-20) 1,499	Total Building Sq. Ft:	325,500
		Renovations/Additions:	1984, 1995, 2000 & 2004

CATEGORY	CONDITIONS GRADE	COMMENTS
Educational Program	D+	departments spread between Main Building and JC Mills Wing
Educational Support	D+	Upgrade technology, eliminate duplicate administrative positions
Accessibility Compliance	C	
Roof	D	Roof Warranty expires 2036
Building Envelope	C-	
Structure	B	
Interior Finishes	C-	
Electrical System	D	
Energy Efficiency	C	
Technology	D+	
Food Service Equipment	B	
Hazardous Materials	C+	
HVAC System	D+	
Plumbing System	B-	
Fire Protection System	N/A	
On Site Sanitary System	B	
Site	C	
Fields & Stadium	B	



PLEASANT VALLEY SD - HS 1995-2004 WINGS

Address:	1671 Route 209 Broadheadsville, PA 18322	Originally Built:	1995-2004
Grades:	9th Grade - 12th Grade	1995-2004 Wing Sq. Ft:	146,700
Total No. of Students:	(as of 2019-20) 1,499	Renovations/Additions:	N/A

CATEGORY	CONDITIONS GRADE	COMMENTS
Educational Program	A-	
Educational Support	A-	
Accessibility Compliance	B	
Roof	C	
Building Envelope	B	
Structure	B	
Interior Finishes	B	
Electrical System	B	
Energy Efficiency	B-	
Technology	C	
Food Service Equipment	N/A	
Hazardous Materials	A	
HVAC System	C+	
Plumbing System	C+	
Fire Protection System	N/A	
On Site Sanitary System	B	
Site	N/A	
Fields & Stadium	N/A	

Tab 5: 1995-2004 Wing Scorecard



PLEASANT VALLEY SD - HS JC MILLS WING

Address:	1671 Route 209 Broadheadsville, PA 18322	Originally Built:	1974
Grades:	9th Grade - 12th Grade	JC Mills Wing Sq. Ft:	55,700
Total No. of Students:	(as of 2019-20) 1,499	Renovations/Additions:	1995

CATEGORY	CONDITIONS GRADE	COMMENTS
Educational Program	D	duplication of classrooms, small classrooms
Educational Support	D+	duplicate administrator positions, JCM office to HS office is approx. 1/4 mile
Accessibility Compliance	D	
Roof	C	Roof Warranty expires 2036
Building Envelope	D	
Structure	B	
Interior Finishes	C	
Electrical System	D	
Energy Efficiency	C	
Technology	D+	
Food Service Equipment	N/A	
Hazardous Materials	D-	
HVAC System	D+	
Plumbing System	C-	
Fire Protection System	N/A	
On Site Sanitary System	B	
Site	N/A	
Fields & Stadium	N/A	

Tab 5: J.C. Mills Wing Scorecard



Tab 6: Logic Matrix



Pleasant Valley School District Logic Matrix for Assigning Priorities

RATING	PARAMETERS						
	SAFETY	EDUCATIONAL IMPACT	PHYSICAL CONDITIONS	DOMINO EFFECT	LIFECYCLE ECONOMIC IMPACT	AGE	LIFE EXPECTANCY
5	UNSAFE NEEDS IMMEDIATE ATTENTION	CRITICAL WILL CAUSE SCHOOL TO BE CLOSED	CRITICAL NEEDS IMMEDIATE ATTENTION	GREATLY IMPACTS OTHER ELEMENTS	IMMEDIATE ACTION SAVES MUCH LATER	OVER 20 YEARS	LESS THAN 5 YEARS
4	NOT UNSAFE BUT NEEDS IMMEDIATE ATTENTION	SERIOUS DISRUPTION	VERY POOR ADDRESS PROMPTLY	MODERATE IMPACT TO OTHER ELEMENTS	PROMPT ACTION SAVES MUCH LATER	10 - 20 YEARS	5 - 10 YEARS
3	NEEDS PROMPT ATTENTION	MODERATE DISRUPTION	POOR SHOULD BE BUDGETED		PROMPT ACTION SAVES MODERATELY	5 - 10 YEARS	10 - 15 YEARS
2	SAFE BUT SHOULD BE BUDGETED	SLIGHT DISRUPTION	ACCEPTABLE COULD BE IMPROVED	SLIGHT IMPACT TO OTHER ELEMENTS	ACTION IN 3 YEARS SAVES MUCH	3 - 5 YEARS	15 - 20 YEARS
1	SAFE BUT WILL NEED WORK IN FUTURE	MINOR DISRUPTION TO SMALL GROUP	GOOD - WILL NEED WORK IN FUTURE		LITTLE SAVINGS	1 - 3 YEARS	20 - 30 YEARS
0	NO SAFETY HAZARD	NO DISRUPTION	EXCELLENT	NO IMPACT ON OTHER ELEMENTS	NO SIGNIFICANT IMPACT	LESS THAN 1 YEAR	OVER 30 YEARS
IMPORTANCE FACTORS	5	5	3	3	2	1	

$$\text{PRIORITY} = ((\text{SAX}5) + (\text{Elx}5) + (\text{PCx}3) + (\text{DEx}3) + (\text{Elx}2) + \text{AG} + \text{LE})/10$$

MODIFIED DIVISOR IS 8
(FOR PRIORITY ADJUSTMENT)



Tab 7: Recommendations by PVSD Priority (Sample)



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Location	Item	SA	EI	PC	DE	LE	AG	LE	Year of Planned Work	PVSD Priority
Athletic Fields	Stadium Lighting - Structural cracks noted in concrete pier stadium light pole mount behind 1st base side dugout. Structural Assessment should be performed on stadium light pole structure.	5	4	5	5	5	5	5	2023	1
Athletic Fields	Stadium Visitors Bleachers - 10 rows x 175' (Est. 1080 seats). Poor Condition. Rusted. No ADA seating. Code issues: Open Rails, No Middle Aisle Rail, steep stairs. Bleachers set on wood sleepers, no Footings. Consider new 1000 seat Coed Compliant Bleachers w/ADA Seating.	5	4	5	4	4	5	5	2023	1
Chestnuthill Elementary School	Install New Roof - Warranty # 142472 expired on September 9, 2021	4	4	5	4	4	5	5	2022	1
High School Main Building	Milling and Paving or remaining areas with several 1-way roads								2022	1
Polk Elementary School	Fix boiler chimney								2023	1
PV Elementary School	Replace boilers (coal and oil)	2	3	3	4	4	4	4	2023	1
PV Elementary School	Replace existing asphalt shingle well house roof with standing seam roof	4	3	4	5	5	4	5	2023	1
PV Elementary School	Replace existing asphalt shingle roofs on sewer plant buildings 1 & 2 with standing seam roofs	4	3	4	5	5	4	5	2023	1
PV Intermediate School	Replace concrete pads outside doors								2023	1
PV Intermediate School	Regrade around perimeter of building to provide positive slope around building and to uncover brick veneer weeps & UV louvers	5	4	4	2	4	5	5	2023	1
PV Intermediate School	Bleacher drive wheels need replacing								2023	1
PV Middle School	Replace propane hot water heater with high efficiency heater	2	2	2	2	2	4	4	2023	1
PV Middle School	Replace coal and propane/oil boilers	2	3	3	4	4	4	4	2023	1
PV Middle School	Replace Admin. PTACS mechanical units	0	0	0	0	0	0	0	2023	1
PV Middle School	Monitor Single Ply Roof Area, Warranty expires on Summer, 2029 (Partial Warranty for Admin Office)	2	1	2	2	4	3	3	2029	1
High School Main Building	Remove wood elevated floor in band room & infill with concrete. Install new VCT in band room	4	3	4	2	0	5	5	2023	1
High School Main Building	Widen driveway access between loop road and Bus parking area (Road Project issues)	4	4	2	4	0	5	2	2023	1
High School Main Building	Replace existing distribution equipment in Electrical Rm A114	4	4	4	4	0	5	5	2023	2
High School Main Building	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid	4	4	3	5	0	5	5	2023	2
High School Main Building	Replace bleacher seating in Main gymnasium, parts are no longer available	3	3	1	0	0	5	5	2023	2
High School Main Building	Seal Coating Parking Lot and Access Roads	2	2	2	0	2	5	5	2023	2
High School Main Building	Replace existing 3000 amp outdoor electric service	4	5	4	5	0	5	5	2023	2
High School Main Building	Provide new power distribution panels, conduit, and wiring throughout	4	4	4	4	0	5	5	2023	2
High School Main Building	Remove and replace all corridor ceilings with acoustical ceiling tile and grid to allow for new MEP systems install	4	4	3	5	0	5	5	2023	2
HS 1995-2004 Sections	Replace Gym wood floor	3	3	2	2	0	5	4	2023	2
HS 1995-2004 Sections	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid to support technology infrastructure upgrades	4	4	3	5	0	5	5	2023	2
HS 1995-2004 Sections	Repair/replace bleacher mechanical system	3	3	2	2	0	5	4	2023	2
HS 1995-2004 Sections	Remove and replace all corridor ceilings with acoustical ceiling tile and grid to allow for new MEP systems install	4	4	3	5	0	5	5	2023	2
John C Mills Wing	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid to support technology infrastructure upgrades	4	4	3	5	0	5	5	2023	2
John C Mills Wing	Upgrade doors/glazing to maintain stair tower fire rating	5	3	4	4	0	5	2	2023	2
John C Mills Wing	Remove and replace all corridor ceilings with acoustical ceiling tile and grid to allow for new MEP systems install	4	4	3	5	0	5	5	2023	2
John C Mills Wing	Replace wooden accessible ramp into building	5	3	5	2	0	4	5	2023	2



PVSD Priorities 1-3 Examples – H.S.

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Location	Item	PVSD Priority	2023 Estimated Cost Including 20% Indirect Costs
Athletic Fields	Stadium Lighting - Structural cracks noted in concrete pier stadium light pole mount behind 1st base side dugout. Structural Assessment should be performed on stadium light pole structure.	1	\$ 17,463.60
Athletic Fields	Stadium Visitors Bleachers - 10 rows x 175' (Est. 1080 seats). Poor Condition. Rusted. No ADA seating. Code issues: Open Rails, No Middle Aisle Rail, steep stairs. Bleachers set on wood sleepers, no Footings. Consider new 1000 seat Coed Compliant Bleachers w/ADA Seating.	1	\$ 509,355.00
Athletic Fields	Provide upgraded Stadium Lighting with Emergency backup	3	\$ 945,945.00
Athletic Fields	Stadium Press box upgrade	3	\$ 75,600.00
High School Main Building	Milling and Paving or remaining areas with several 1-way roads	1	\$ 2,142,000.00
High School Main Building	Remove wood elevated floor in band room & infill with concrete. Install new VCT in band room	1	\$ 116,424.00
High School Main Building	Replace existing distribution equipment in Electrical Rm A114	2	\$ 582,120.00
High School Main Building	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid	2	\$ 627,525.36
High School Main Building	Replace bleacher seating in Main gymnasium, parts are no longer available	2	\$ 727,650.00
High School Main Building	Replace existing 3000 amp outdoor electric service	2	\$ 1,263,276.00
High School Main Building	Provide new power distribution panels, conduit, and wiring throughout	2	\$ 2,687,211.45
High School Main Building	Replace Camera System with IP-based system	3	\$ 358,294.86
High School Main Building	Replace all exterior windows with energy efficient window systems	3	\$ 2,687,211.45
High School Main Building	Fire suppression system for Server Room.	3	\$ 29,106.00
HS 1995-2004 Sections	Replace Gym wood floor	2	\$ 580,664.70
HS 1995-2004 Sections	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid to support technology infrastructure upgrades	2	\$ 747,733.14
HS 1995-2004 Sections	Repair/replace bleacher mechanical system	2	\$ 1,309,770.00
HS 1995-2004 Sections	Remove and replace all corridor ceilings with acoustical ceiling tile and grid to allow for new MEP systems install	2	\$ 299,500.74
John C Mills Wing	Remove and Replace all classroom ceilings with new acoustic ceiling tile and grid to support technology infrastructure upgrades	2	\$ 425,820.78
John C Mills Wing	Upgrade doors/glazing to maintain stair tower fire rating	2	\$ 87,318.00
John C Mills Wing	Remove and replace all corridor ceilings with acoustical ceiling tile and grid to allow for new MEP systems install	2	\$ 141,600.69
John C Mills Wing	Replace wooden accessible ramp into building	2	\$ 145,530.00
John C Mills Wing	Replace all exterior windows with energy efficient window systems	3	\$ 1,215,903.15
John C Mills Wing	Replace all exterior perimeter soffits and fascia materials	3	\$ 261,954.00



PVSD Priorities 1-3 Examples – Other PVSD Facilities

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Location	Item	PVSD Priority	2023 Estimated Cost Including 20% Indirect Costs
PV Elementary School	Replace boilers <i>(coal and oil)</i>	1	\$ 654,885.00
PV Elementary School	Replace oil fired domestic hot water heaters	2	\$ 363,825.00
PV Elementary School	Maintenance Building wall and floor repair	2	\$ 145,530.00
PV Elementary School	Investigate treatment system for nitrate removal requirement – possible anoxic zone required (Water and Sanitary)	2	\$ 218,295.00
PV Elementary School	Provide dedicated outdoor air and dehumidification system to supplement existing unit ventilators.	2	\$ 6,217,041.60
PV Elementary School	Replace chillers	3	\$ 800,415.00
PV Elementary School	Provide adequate cooling systems in MDF/IDF rooms	3	\$ 109,147.50
PV Elementary School	Upgrade emergency generator to ensure Boilers, well, sewer plant, phone, fire and security are all covered.	3	\$ 882,000.00
PV Elementary School	Replace gym floor	3	\$ 289,800.00
PV Intermediate School	Regrade around perimeter of building to provide positive slope around building and to uncover brick veneer weeps & UV louvers	1	\$ 819,000.00
PV Intermediate School	Replace exterior hollow metal doors, repair existing frames. <i>(All doors 2023)</i>	2	\$ 378,000.00
PV Intermediate School	Replace all Glazed wall systems in atrium	2	\$ 104,781.60
PV Intermediate School	Replace chillers	2	\$ 1,091,475.00
PV Intermediate School	Remove abandoned modular trailer building at storage tank location (Water and Sanitary) <i>(Construct new Maintenance Building)</i>	2	\$ 1,197,000.00
PV Intermediate School	Provide adequate cooling systems in MDF/IDF rooms	2	\$ 130,977.00
PV Intermediate School	Replace all punched window openings, reflash and seal	2	\$ 4,387,729.50
PV Intermediate School	Provide dedicated outdoor air and dehumidification system to supplement existing unit ventilators.	2	\$ 7,020,367.20
PV Intermediate School	Revise Roofs pitch to drain away from building	2	\$ 252,000.00
PV Intermediate School	Remove gym flooring, resolve slab moisture issues and replace with new flooring	2	\$ 283,783.50
PV Intermediate School	Replace roof top Trane Intellipak HVAC units and exterior ductwork	2	\$ 291,060.00
PV Middle School	Replace propane hot water heater with high efficiency heater	1	\$ 436,590.00
PV Middle School	Replace coal and propane/oil boilers	1	\$ 582,120.00
PV Middle School	Replace Admin. PTACS mechanical units	1	\$ 264,600.00
PV Middle School	Monitor Single Ply Roof Area, Warranty expires on Summer, 2029 (Partial Warranty for Admin Office)	1	\$ 2,728,687.50
PV Middle School	Replace vintage distribution panels and switchgear in Elec room 142	2	\$ 582,120.00
PV Middle School	Replace entire fire alarm system	2	\$ 756,756.00
PV Middle School	Add secure entrance at District Administration Building entrance.	2	\$ 873,180.00
PV Middle School	Provide adequate cooling systems in MDF/IDF rooms	3	\$ 109,147.50
PV Middle School	Replace H&V unit ventilators in old building with roof top VAV system	3	\$ 11,512,200.00



Tab 8: Comparison of Renovation to Improvements 2022

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(1) SCHOOL	(2) FLOOR AREA SQ.FT.	(3) RENOVATION \$240/SQ.FT.* (w/ fees & cont 20%)	(4) RECOMMENDED IMPROVEMENTS (w/ fees & cont 20%)	(5) IMPROVEMENTS AS % OF RENOVATION	(6) ASBESTOS ABATEMENT (w/ fees & cont 20%)	(7) RENOVATION + ASBESTOS	(8) IMPROVEMENTS + ASBESTOS	(9) TOTAL ESTIMATED IMPROVEMENTS w/ fees & cont 20%	(10) SITEWORK	(11) TOTAL ESTIMATED IMPROVEMENTS W/ SITEWORK
<u>Elementary Schools</u>										
Chestnuthill Elementary School	24,000	\$6,912,000	\$4,416,982	64%	\$ 6,985	\$6,918,985	\$4,423,967	\$6,918,985	\$11,460	\$6,930,446
Pleasant Valley Elementary School	178,000	\$51,264,000	\$24,578,523	48%	\$ -	\$51,264,000	\$24,578,523	\$24,578,523	\$465,187	\$25,043,709
Polk Elementary School	48,000	\$13,824,000	\$6,450,173	47%	\$ -	\$13,824,000	\$6,450,173	\$6,450,173	\$72,631	\$6,522,804
<u>Intermediate/Middle Schools</u>										
Pleasant Valley Intermediate School	201,000	\$57,888,000	\$30,856,443	53%	\$ -	\$57,888,000	\$30,856,443	\$30,856,443	\$1,752,692	\$32,609,135
Pleasant Valley Middle School	160,000	\$46,080,000	\$23,425,640	51%	\$ -	\$46,080,000	\$23,425,640	\$23,425,640	\$500,671	\$23,926,311
<u>High School</u>										
Main Building	123,100	\$35,452,800	\$39,246,655	111%	\$ 286,403	\$35,739,203	\$39,533,058	\$35,739,203	\$2,802,904	\$38,542,107
1995-2004 Wings	146,700	\$42,249,600	\$24,832,366	59%	\$ -	\$42,249,600	\$24,832,366	\$24,832,366	\$0	\$24,832,366
JC Mills Wing	55,700	\$16,041,600	\$14,216,345	89%	\$ 648,482	\$16,690,082	\$14,864,827	\$16,690,082	\$548,113	\$17,238,195
Athletic Fields			\$2,576,854			\$0	\$2,576,854	\$2,576,854	\$2,576,854	\$2,576,854
District Wide			\$1,577,611			\$0	\$1,577,611	\$1,577,611	\$743,400	\$1,577,611
TOTAL =	936,500	\$269,712,000	\$172,177,591		\$ 941,870	\$270,653,870	\$173,119,461	\$173,645,879	\$9,473,912	\$179,799,538



Tab 8: PVSD Priority 1-5 Totals



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	High School Only Totals	All Other PVSD Facilities
PVSD Priority No. 1	\$2,403,954.00	\$6,430,019.24
PVSD Priority No. 2	\$9,979,847.74	\$25,164,161.84
PVSD Priority No. 3	\$5,900,550.23	\$16,356,886.96
PVSD Priority No. 4	\$5,457,343.69	\$2,122,885.91
PVSD Priority No. 5	\$17,669,743.25	\$732,015.90
TOTAL:	\$41,411,438.91	\$50,805,969.84



Focus: Best Value by Reusing Existing Infrastructure



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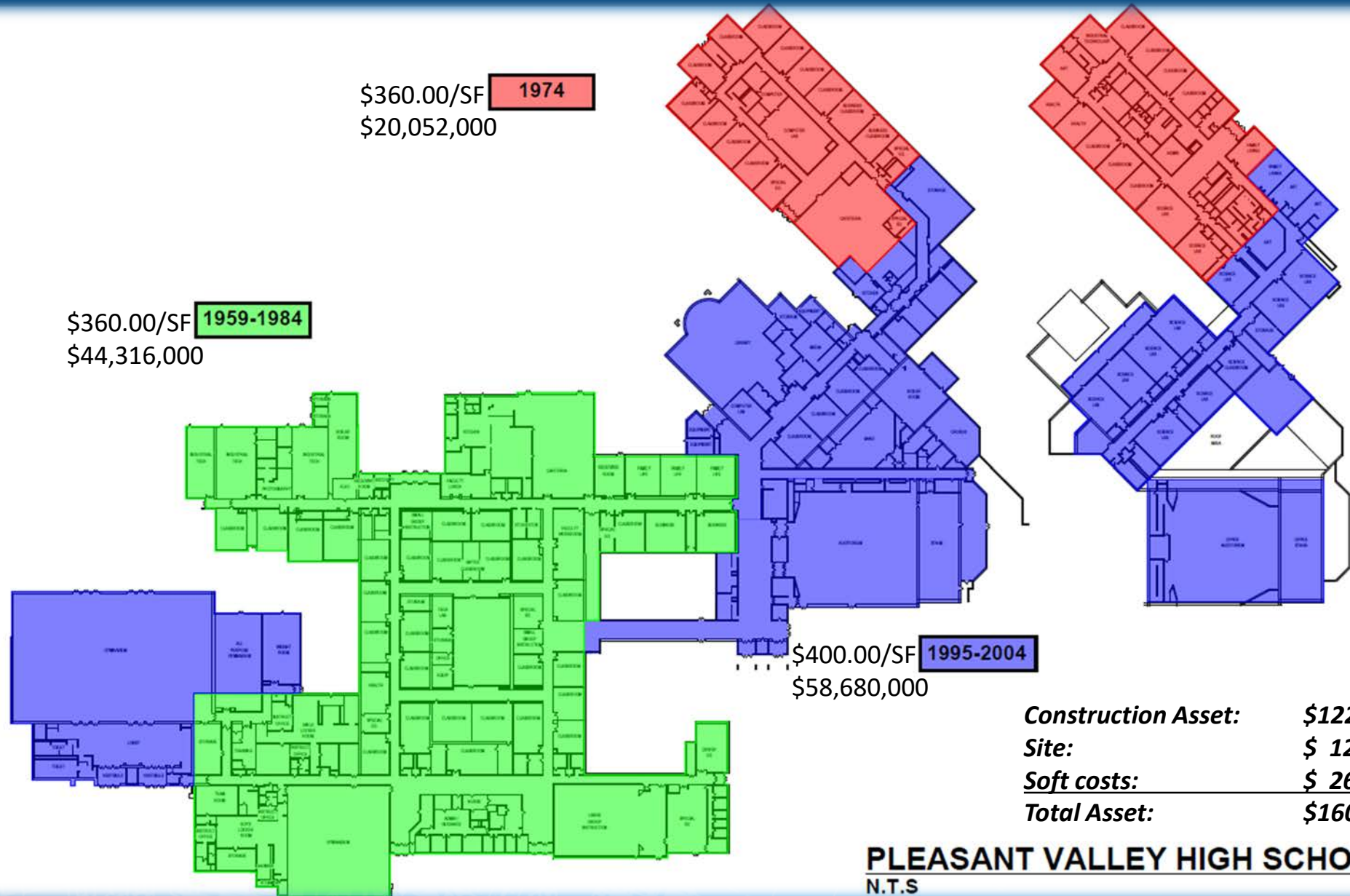
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Savings

- ✓ Site Improvements and re-using current water, sewer, roads, fields, etc.
- ✓ Building purposely identified by 3 wings with separate age, conditions and education needs.
- ✓ Provide Integrated Solutions for MEP systems, etc. for efficiency.
- ✓ Proper fit of Programs to limit Scope of renovation and improve efficiency.
- ✓ The HS buildings do not warrant replacement, as a whole (good spaces and infrastructure).
- ✓ The 1995-2004 Wing does not warrant renovation, Capital Improvements only.
- ✓ Incorporating priority HS CIP work into HS renovation solution reduces costs.



High School Floor Plan – New Construction Costs





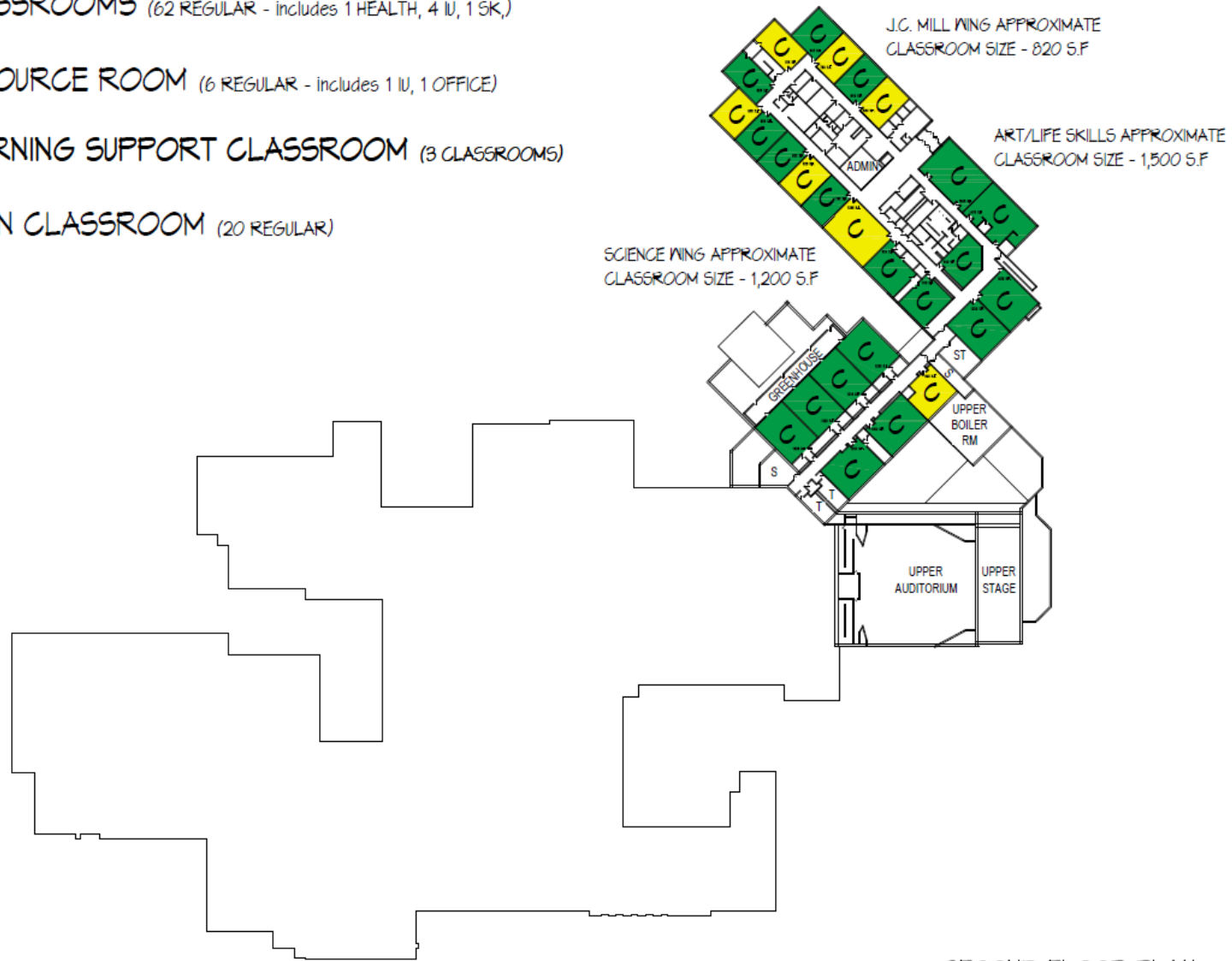
Existing Second Floor Classroom Plan

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- C** CLASSROOMS (62 REGULAR - includes 1 HEALTH, 4 IV, 1 SK.)
- R** RESOURCE ROOM (6 REGULAR - includes 1 IV, 1 OFFICE)
- LS** LEARNING SUPPORT CLASSROOM (3 CLASSROOMS)
- C** OPEN CLASSROOM (20 REGULAR)



SECOND FLOOR PLAN

D'HUY
Engineering,
Inc.

CONSULTING ENGINEERS:
Project Management
Facilities Engineering
Structural Design & Analysis
Forensic Engineering



One East Broad Street
Suite 310
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www.dhuy.com

PLEASANT VALLEY SCHOOL DISTRICT

PLEASANT VALLEY HIGH SCHOOL
1671 ROUTE 209

BRODIEADSVILLE, PA 18322

SECOND FLOOR PLAN

Rev #	Rev Date
Date	11/2/2022
Scale	NOTED
Job No.	PROJECT NO
Drawn: EHL	Appd.: XXXX

Sheet Title:

EXISTING SECOND
FLOOR PLAN

Sheet No.

HS-FL02



Possible Efficiencies for H.S.



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	STUDENT CAPACITY	CLASSROOM COUNT	SQUARE FEET
EXISTING 2021 ENROLLMENT	1418		
EXISTING BUILDING CAPACITY (25 STUDENTS PER CLASS)	2125		
EXCESS CAPACITY:	707		
EXISTING CLASSROOMS @ 800+ SQ FT		77	
EXISTING CLASSROOMS @ 660+ SQ FT		8	
TOTAL CLASSROOMS:		85	
EXISTING BUILDING SQUARE FOOTAGE			325,500
EXISTING SQUARE FOOTAGE PER STUDENT			230
TYPICAL H.S. SQUARE FOOTAGE PER STUDENT			200
EXISTING UNUSED CLASSROOMS	500	20	24,000
EFFICIENCY OF OTHER SPACES (Technology, Storage, Cafeteria, Mechanical, Admin, etc. – Reduces SQ FT needs.)			10,000
TOTAL H.S. REDUCTION:			34,000
ASSUMED FUTURE STUDENT CAPACITY	1625		
CURRENT EXISTING BUILDING CAPACITY	2125		
DIFFERENCE IN CAPACITY:	500		
REVIEW OPTIONS TO REDUCE SQUARE FOOTAGE AND RELOCATE SPACES MORE EFFICIENTLY.			



Why focus on the High School?



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- Largest building with high-priority infrastructure needs.
- To improve the space layout for more efficient delivery for curriculum.
- The multiple additions and building systems are not efficient.
- Improve safety and efficiency and modernize the building to support education.
- Ability to use existing shell and core spaces, site layout and infrastructure.
- Strategic focus on improvements only where needed by utilizing the existing asset.
- Many of the spaces including core spaces are adequately sized, focus on improving space inefficiencies.

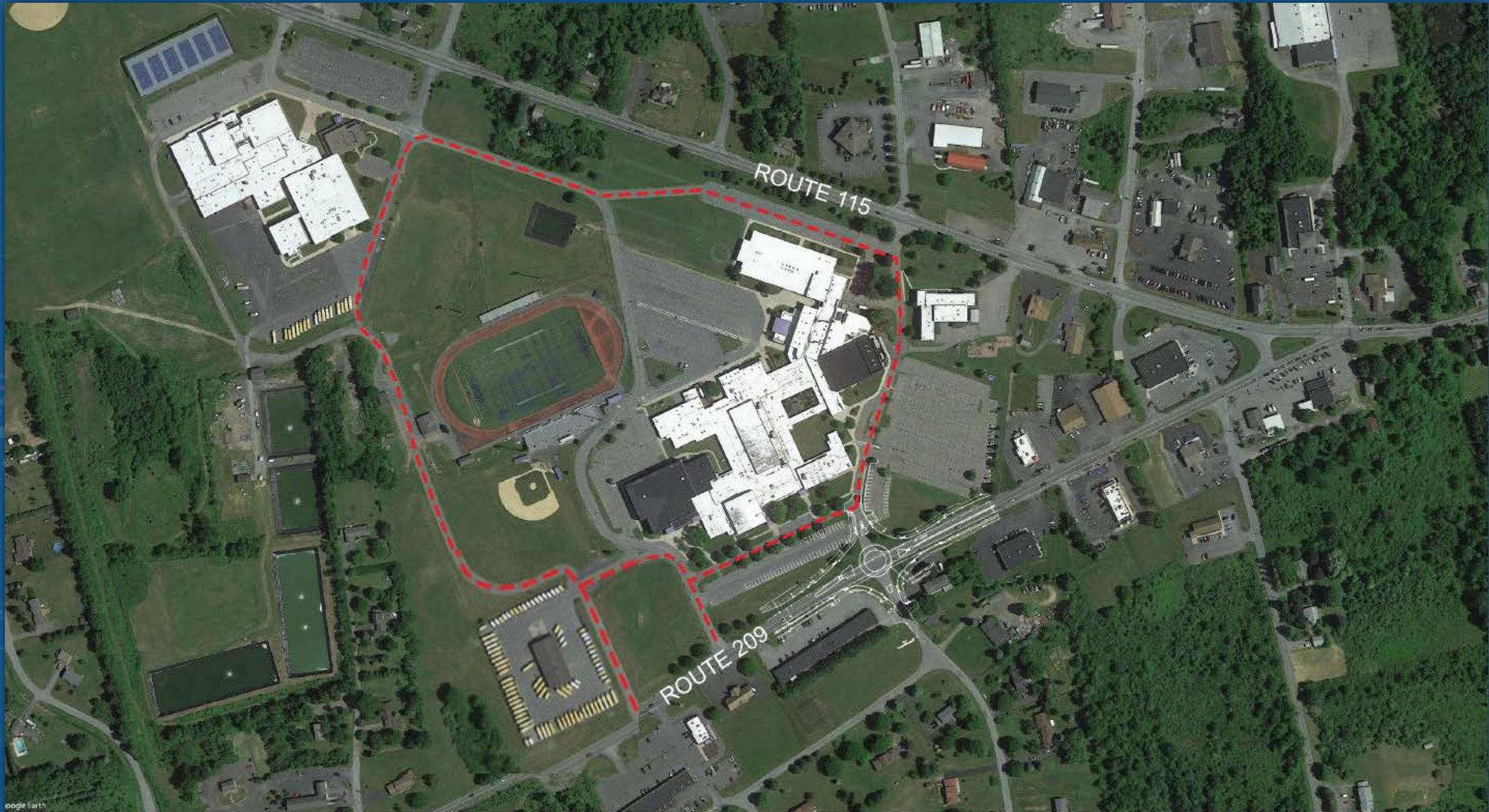


Existing Site Plan



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PLEASANT VALLEY SCHOOL DISTRICT - CAMPUS LOOP ROAD

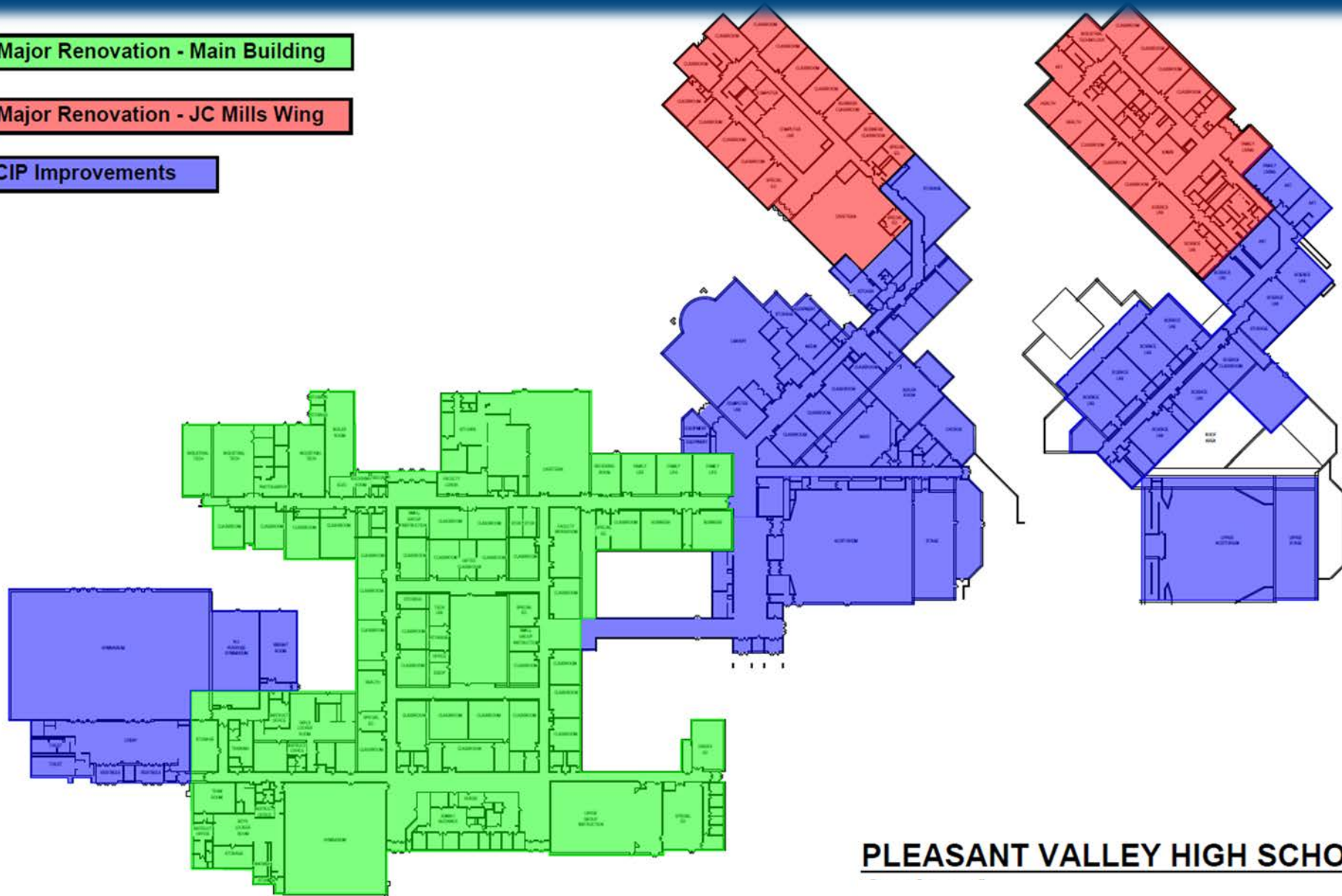


Tab 10: Floor Plan

Major Renovation - Main Building

Major Renovation - JC Mills Wing

CIP Improvements



PLEASANT VALLEY HIGH SCHOOL

N.T.S



Next Steps



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- ☐ Present update of CIP and potential HS layout efficiency improvements to Board November 14, 2022
- ☐ Establish committee to review HS planning November 14, 2022
- ☐ Establish committee meeting dates to review planning and space usage at HS November 2022-December 2022
- ☐ Meet to discuss HS Plan of Action at District Planning Committee Meeting December 1, 2022 Meeting
- ☐ Meet to discuss HS Plan of Action at District Planning Committee Meeting January 2023
- ☐ Continue to revisit monthly updates for CIP (HS and Priorities at other facilities) January 5, 2023 Meeting
- ☐ at District Planning Comm Meeting February 2023-May 2023
- ☐ Discuss District financing of CIP (HS and Priorities at other facilities) February 2023-March 2023
- ☐ at District Planning Comm Meeting March 2023-April 2023
- ☐ Present CIP (HS and Priorities at other facilities) at District Board Meeting April 2023-May 2023
- ☐ Finalize CIP (HS and Priorities at other facilities) June 2023
- ☐ at District Planning Comm Meeting to present to Board July 2023-September 2024
- ☐ Board direction to proceed with Design of HS Option TBD October 2024-Nov 2024
- ☐ Selection of Design Team and Design Phase January 2025-July 2027
- ☐ Bidding
- ☐ Preliminary Construction Timeline



Committee Meetings - December 1, 2022 & January 5, 2023



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**PLEASANT VALLEY SCHOOL DISTRICT
CAPITAL IMPROVEMENTS PLANNING COMMITTEE MEETING
DEI PROJECT NO. 290000
DECEMBER 1, 2022 & JANUARY 5, 2023**

1. Capital Plan Process
 - a. Team Meeting Schedule – Bi-weekly, dates TBD
 - b. Preliminary Timeline
 - c. Task List Review (Attachment 1)
 - d. DEI to keep notes of Action Items and Decisions
2. Discussion of Potential Priority Projects
 - a. Review Presentation with Committee (Attachment 2)
 - b. High School Priority
 - i. Review Priority Items 1 through 5 (Attachment 3)
 - c. All Other Buildings for Capital Project Schedule
 - i. Review Priority Items 1 through 5 (Attachment 4)
3. Review High School Projected Capacity
 - a. Review PDE Enrollment Projections (Attachment 5)
 - b. Establish Capacity for Planning
4. Establish High School Priority Project
 - a. Develop Options
5. Establish Districtwide Priority 1 & 2 Projects for Implementation in the next 5 years



Committee Meetings - December 1, 2022 & January 5, 2023



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- ☐ The planning Committee recommends the following:
 - ☐ The high school renovation should be a top priority of all the District's facility needs.
 - ☐ Implement Capital Improvement priorities 1 and 2 at the other District facilities as funding is available.
 - ☐ Improve the educational efficiency of the high school classrooms and core space for a capacity of 1,500 students and integrate 5 new STEAM rooms to provide a capacity of 1,625 total students. The building will have additional capacity, the above capacity shall be based on 25 students per room.
 - ☐ Improve site infrastructure at the high school and stadium and perform repairs necessary.
 - ☐ Request the Board authorize the committee to develop conceptual options and cost budgets for the High School Project.



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***“We shape our buildings;
Thereafter, they shape us.”***

-Sir Winston Churchill

Thank You!