



Crabtree, Rohrbaugh & Associates

**PEQUEA VALLEY
SCHOOL DISTRICT
BOARD MEETING**

March 1st, 2022

- **MEETING UPDATES**
- **SCHEDULE UPDATES**
- **INTERMEDIATE SCHOOL REPLACEMENT OPTION**

AGENDA

MEETING UPDATES

- SINCE LAST BOARD COMMITTEE MEETING:

- 2/22/2022 – Leacock Zoning Hearing Board – Attended by CRA and D&E
 - Approval of 6 modifications – mostly technical
 - Approval of 1 deferral - road improvements
- 2/23/2022 – Door Hardware Coordination Meeting
- 2/23/2022 – Intermediate School Replacement – Program Review Meeting

- UPCOMING MEETINGS:

- 2/23/2022 – DOOR HARDWARE COORDINATION MEETING
- CONTINUING CONSULTANT COORDINATION MEETINGS
- MARCH 2022 – ROUND 3 EDUCATOR MEETINGS BEGIN

- ACT 34:

- MARCH 2022 – Booklet to Board and PDE
- APRIL 2022 – Public Hearing
- MAY 2022 – Board Vote & PDE Submission



February 2022 (revised)

Land Development SCHEDULE

Zoning and Sketch Plan Review

Sketch Plan meeting with Township Planning Comm.	June 22, 2021	completed
Zoning Variance (building height) Application to Twp	July 30, 2021	completed
Zoning Hearing Board Meeting	September 21, 2021	completed

Land Development

Submit Plans to PPL R.O.W. Department	completed
Submit Land Development Plans– County/Twp.	September 21, 2021 completed
County Conservation District NPDES Submission	November 5, 2021 completed

Planning Commission Meeting February 22, 2022

Land Development Conditional Approval April 5, 2022

****Conservation District Approval June 2022**

Plan Recordation August / September 2022

Out to Bid **TBD** (confirm with CRA)

Start Project Construction **TBD**

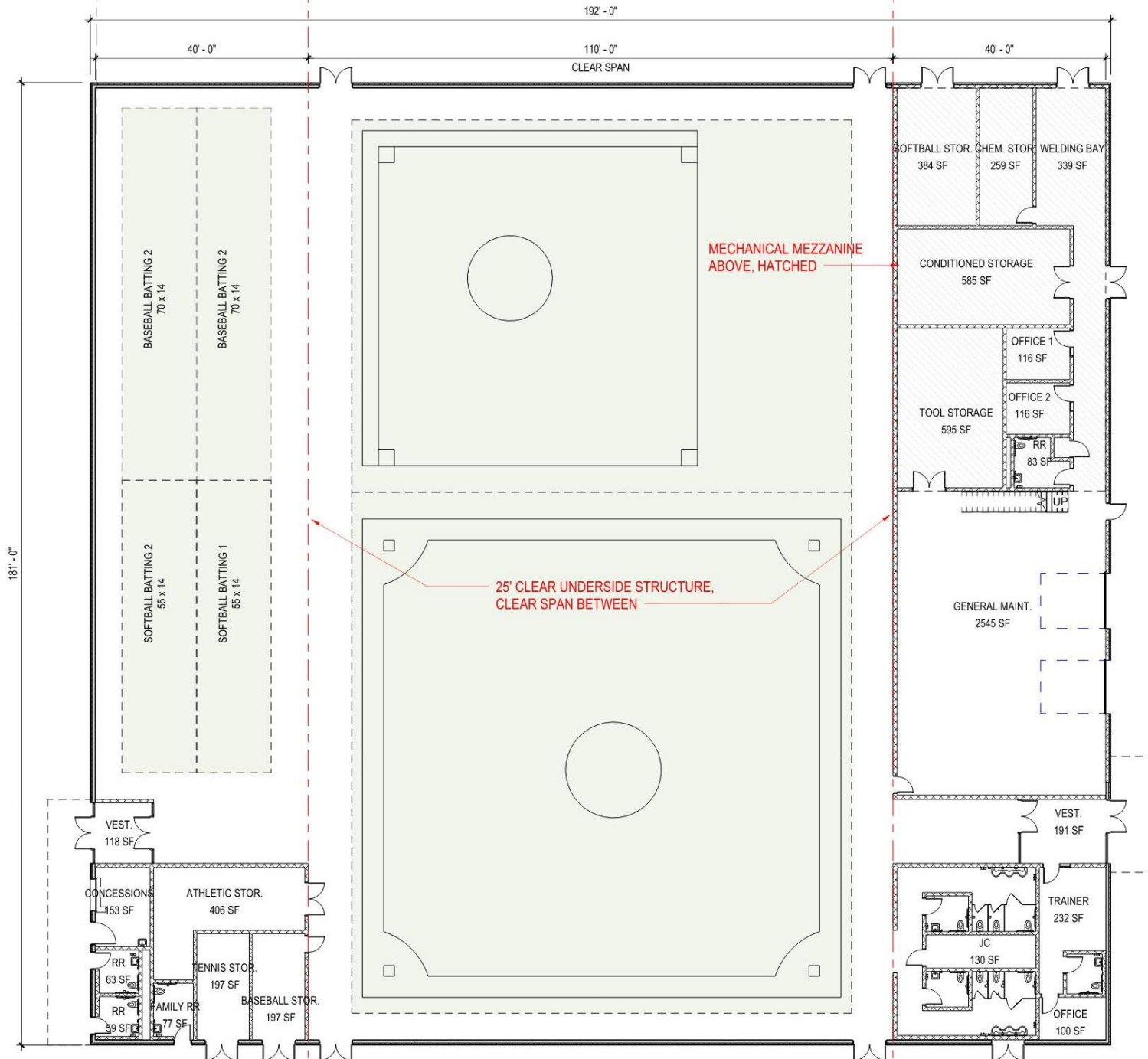
**** NPDES reviews are delayed at Lancaster County Conservation District**

- Permit plans and application were filed on November 8th
- February 4, Lancaster County Conservation District (LCCD) advised us that the application was considered “Administratively Incomplete” and that the water/sewer project within Newport Road, SR 772, and the District’s project for a new school building, must be joined as a “common plan of development” in respect to NPDES permitting.
- It is understood this will require a revised application of the NPDES General permit originally filed November 8, and re-filing of plan documents, to now include the off-site sewer/water line work.
- We further understand that while we revise the application, LCCD will continue with the technical review of the current plans already filed with LCCD. Will keep you posted on any updates.
- We sent a plan with revised NPDES Permit boundary line to LCCD on Wednesday of this week, for confirmation that it reflects their directive.
- We are also requesting their estimated date for when we should expect their technical review, so as not to delay any further.

PROPOSED I.S. REPLACEMENT

PROGRAM

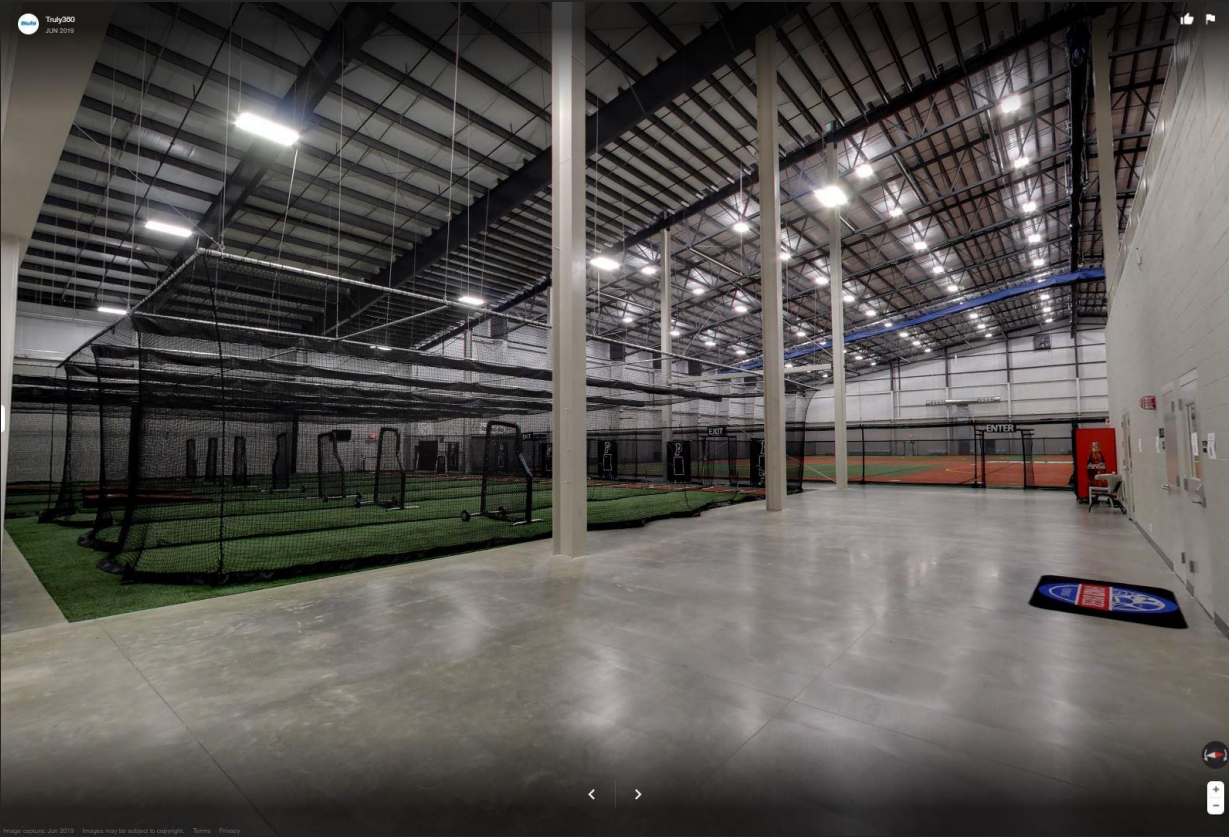
- CONCESSIONS
- PUBLIC RESTROOMS
- FIELD SUPPORT STORAGE
 - BASEBALL
 - TENNIS
 - SOFTBALL
- GENERAL STORAGE & RESTROOMS
- (2) BASEBALL BATTING
- (2) SOFTBALL BATTING
- BASEBALL INFIELD
- SOFTBALL INFIELD
- **GOLF NETTING**
- TRAINER ROOM
- +/- 5,000 SF MAINTENANCE



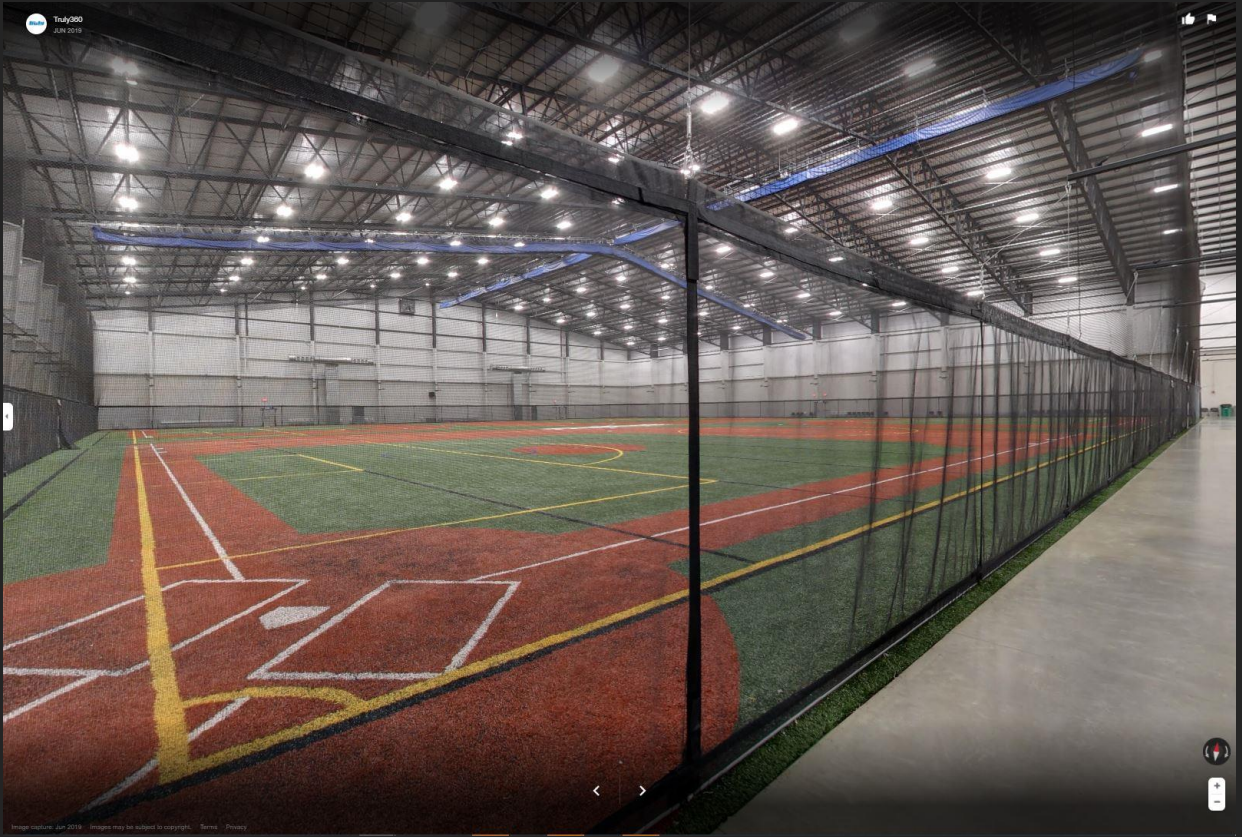
PROPOSED SITE PLAN & RENDERED VIEWS



EXAMPLE OF BATTING



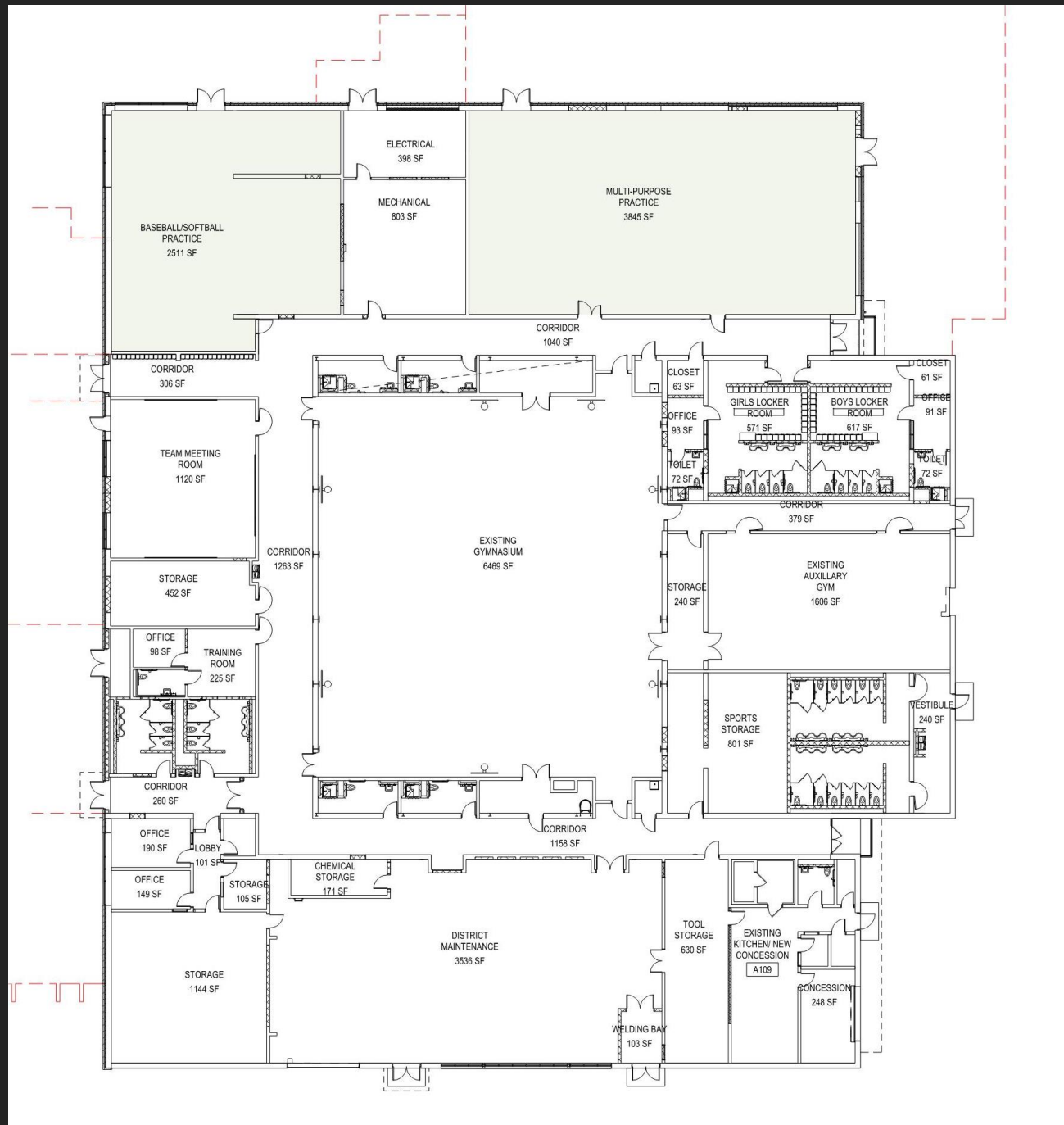
EXAMPLE OF INFIELD



PROPOSED I.S. RENOVATION

PROGRAM

- EXISTING GYMNASIUM
- EXISTING AUXILIARY GYM
- (3) 45' BATTING
- MULTI-PURPOSE PRACTICE
- TEAM MEETING ROOM
- FIELD SUPPORT STORAGE
 - BASEBALL
 - TENNIS
 - SOFTBALL
- CONCESSIONS
- TRAINER ROOM
- PUBLIC RESTROOMS
- GENERAL STORAGE & RESTROOMS
- +/- 5,000 SF MAINTENANCE



Intermediate School Renovation VS. Replacement

	1/2022	1/2022 Updated	Replacement
Building Area (Of Work) – S.F.	37,800	37,800	34,800
DEMOLITION	\$ 597,100	\$ 597,100	\$ 790,536
GEN. CONSTRUCTION Cost / SF	\$ 57	\$ 57	\$ 52
PRE ENGINEERED BUILDING / SF	N/A	N/A	\$ 36
MEP Cost / SF	\$ 73	\$ 73	\$ 45
ATHLETIC NETTING	ALTERNATE	\$ 33,000	\$ 89,250
ATHLETIC TURF	ALTERNATE	\$ 71,000	\$ 198,900
Associated Soft Costs (Fee & Inspections)	+ % Of Construction	UPDATED PER ABACUS	UPDATED PER ABACUS
Total Project Costs	\$7,741,935	\$8,081,560	\$7,478,265

MODIFICATIONS SINCE JANUARY PRESENTATION:

- Turf and Netting has been added to the Renovation budget
- Owner's Representative updated per Abacus proposal

RECOMMEND HOLDING:

- Bermudian Springs Middle School Pre-K and Stadium Support Renovations are due March 3rd
- Similar in scope and scale. Renovation budget will be updated based on the bid results
- Revisit at the March 10th Board Meeting



Pequea Valley School District

Where Each Learner Counts



Crabtree, Rohrbaugh & Associates

www.cra-architects.com