



Crabtree, Rohrbaugh & Associates

CONEWAGO VALLEY SCHOOL DISTRICT

Conewago Township ES &
New Oxford ES

Project Update
January 8, 2024

AGENDA

1 Project Update

2 Cost Estimate

3 Schematic Design

4 Next Steps



PROJECT UPDATE

Project Status Report

NEXT STEPS

1. Verification of Educational Program - **completed**
2. Finalize Schematic Design layout - **completed**
3. Site Survey of NOE & CTE - **completed**
4. Civil Engineering due diligence: Traffic study, Geotech, Zoning requirements – **on-going**
5. Code Analysis of proposed design – **on-going**
6. Expand Design Professional Team: MEP & Structural Engineers, Food Service Consultant - **on-going**



COST ESTIMATE

Construction & Total Project Costs

CTE - COST ESTIMATE

Conewago Valley School District		Date: 11/29/2023
Conewago Township Elementary School	SF	COST ESTIMATE
Renovation Construction Costs	91,003 SF	\$ 15,771,779
Additions Construction Costs	37,465 SF	\$ 10,292,745
Site Construction Costs	LS	\$ 750,000
Escalation & Contingency	7.25%	\$ 1,944,053
Subtotal Construction Costs		\$ 28,758,576
Construction Soft Costs	3.5%	\$ 2,300,686
Total Construction Costs		\$ 31,059,263
Project Soft Costs		\$ 3,887,832
TOTAL PROJECT COSTS		\$ 34,947,094

** Costs do not include Fire Protection System except in new Gymnasium*

NOE 1 - COST ESTIMATE

Conewago Valley School District		Date: 11/29/2023
New Oxford Elementary School	SF	COST ESTIMATE
Renovation Construction Costs	87,865 SF	\$ 17,762,073
Additions Construction Costs	24,260 SF	\$ 6,690,180
Site Construction Costs	LS	\$ 875,000
Temporary Modulares	LS	\$ 6,000,000
Escalation & Contingency	7.25%	\$ 1,836,226
Subtotal Construction Costs		\$ 33,163,478
Construction Soft Costs	3.5%	\$ 2,668,078
Total Construction Costs		\$ 35,831,557
Project Soft Costs		\$ 4,493,721
TOTAL PROJECT COSTS		\$ 40,325,277

** Costs do not include Fire Protection System except in new Gymnasium*

***Costs do not include Roof Deck Asbestos Abatement*

NOE 2 - COST ESTIMATE

Conewago Valley School District		Date: 12/19/2023
New Oxford Elementary School	SF	COST ESTIMATE
Renovation Construction Costs	11,265 SF	\$ 3,907,513
Additions Construction Costs	96,950 SF	\$ 27,504,050
Site Construction Costs	LS	\$ 1,250,000
Escalation & Contingency	7.25%	\$ 2,367,963
Subtotal Construction Costs		\$ 35,029,526
Construction Soft Costs	4.5%	\$ 2,817,362
Total Construction Costs		\$ 37,846,888
Project Soft Costs		\$ 4,908,412
TOTAL PROJECT COSTS		\$ 42,755,299

* Costs include Fire Protection System

**Costs do not include Roof Deck Asbestos Abatement

A high-angle, top-down photograph of a group of people's hands and forearms stacked in a circle, creating a human pyramid. The individuals are wearing various casual clothing, including an orange button-down shirt, a blue sweater, and a black t-shirt. The background is a blurred indoor setting. A semi-transparent dark grey horizontal band is overlaid across the middle of the image, containing the title and subtitle text.

SCHEMATIC DESIGN

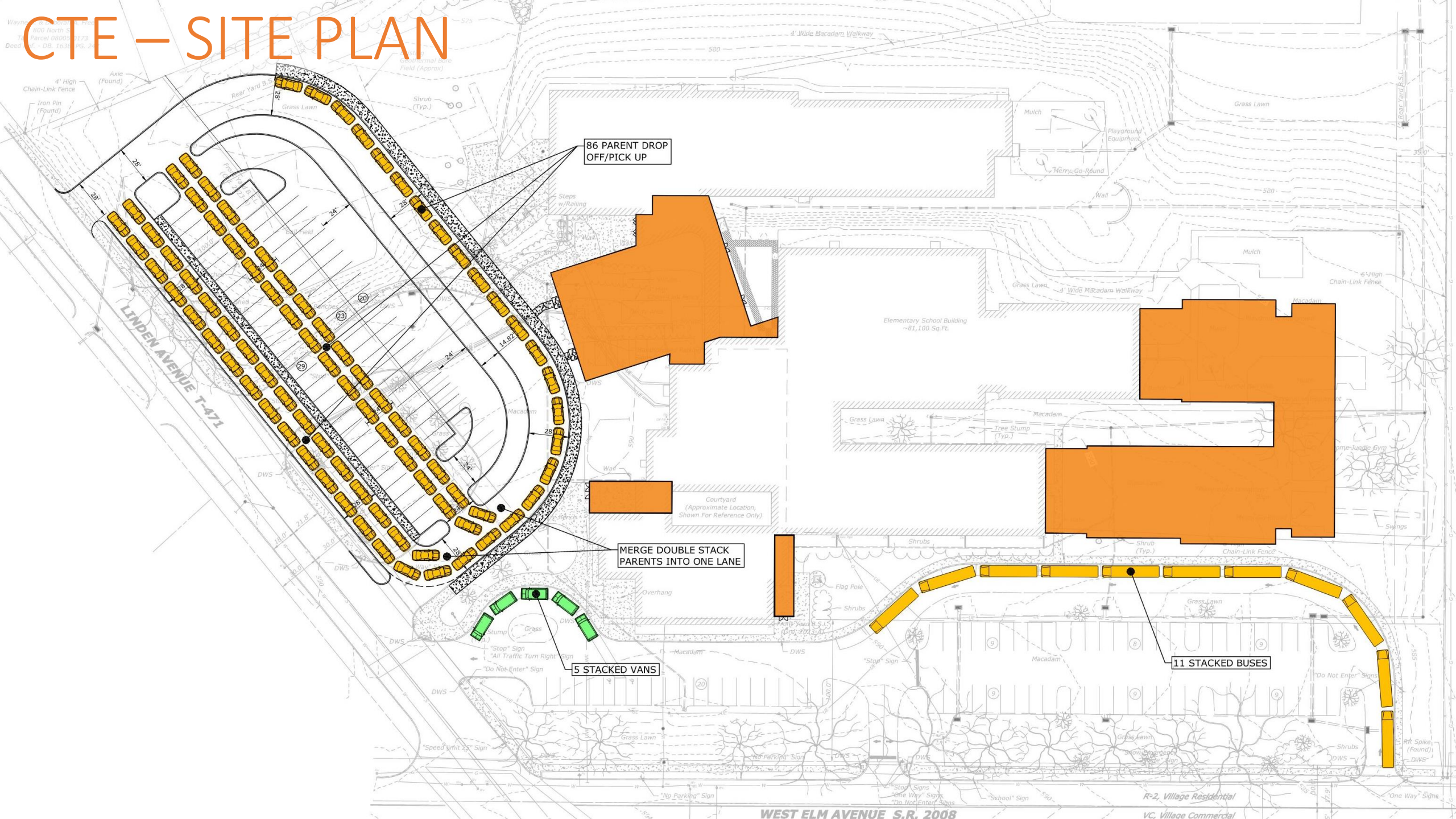
Exploration of design ideas

EDUCATIONAL PROGRAM

Conewago Valley School District									
CTE and NOE Additions and Renovations									
Educational Program of Spaces									
Planned Student Capacity 1275-1350			CTE & NOE		CTE & NOE Add/Reno				
Current Eductional Capacity 1344			EXISTING		Proposed				
Kindergarten			Quantity	Capacity 18	Quantity	Capacity 18	SF	Each	SF Subtotal
NOE	Classroom		8	144	8	144	0		0
CTE	Classroom		7	126	8	144	0		0
SubTotal			15	270	16	288			0
1st Grade			Quantity	Capacity 20	Quantity	Capacity 20	SF	Each	SF Subtotal
NOE	1st Grade Classroom		7	140	8	160	0		0
CTE	1st Grade Classroom		6	120	8	160	0		0
SubTotal			13	260	16	320			0
2nd Grade			Quantity	Capacity 22	Quantity	Capacity 22	SF	Each	SF Subtotal
NOE	2nd Grade Classroom		7	154	8	176	0		0
CTE	2nd Grade Classroom		6	132	8	176	0		0
SubTotal			13	286	16	352			0
3rd Grade			Quantity	Capacity 24	Quantity	Capacity 24	SF	Each	SF Subtotal
NOE	3rd Grade Classroom		7	168	8	192	0		0
CTE	3rd Grade Classroom		6	144	8	192	0		0
SubTotal			13	312	16	384			0
Total			54	1128	64	1344			
Special Education			Quantity	Quantity	Quantity	Quantity	SF	Each	SF Subtotal
			NOE	CTE	NOE	CTE			
	Learning Support		4	2	4	4			
	Intensive Learning Support			1	1	1			
	Autistic Support		2	2	4	4			
	MDS		1		1	0			
	OT/PT			1	1	1			
	ELL			1	1	1			
	Emotional Support				1	1			
	Life Skills		1		1	1			
	Deaf and Hard of Hearing			1	0	1			
	Gifted		1	1	1	1			
Total			9	9	15	15			

Student Services		Quantity	Quantity	Quantity	Quantity	SF	Each	Subtotal	Notes
		NOE	CTE	NOE	CTE				
	Speech			1	1				half size CR pair w/OTPT
	Math Interventionist			1	1				Full Size CR
	Reading Interventionist	1	2	4	4				half size CR
	Pre-Kindergarten			0	1				
	Kindergarten Discovery			1	1				full size
	Collaborative Learning Area	0		3	3				Open Flex Space
Total									
Art		Quantity	Capacity						Notes
	Art Classroom	2		1	1				
Total									
Music		Quantity	Capacity						Notes
	Music Classroom	2		1	1				
Total									
Media Center		Quantity	Capacity						Notes
	Library	2		1	1				
Total									
Physical Education		Quantity	Capacity						Notes
	Gymnasium	2		1	1				400 seating capacity
Total									
Food Service		Quantity							Notes
	Cafeteria	1		1	1				2 grade levels
	Food Court/Kitchen	1		1	1				
Total									
Faculty		Quantity							Notes
	Faculty Room	1		1	1				
	Instructional Planning Center	1		4	4				
Total									
Building Support		Quantity							Notes
Total									
Administration		Quantity							Notes
	Administration Suite			1	1				
Total									
Nurse		Quantity							Notes
	Health Suite			1	1				
Total									
Guidance		Quantity							Notes
	Guidance Suite			1	1				
Total									

CTE – SITE PLAN



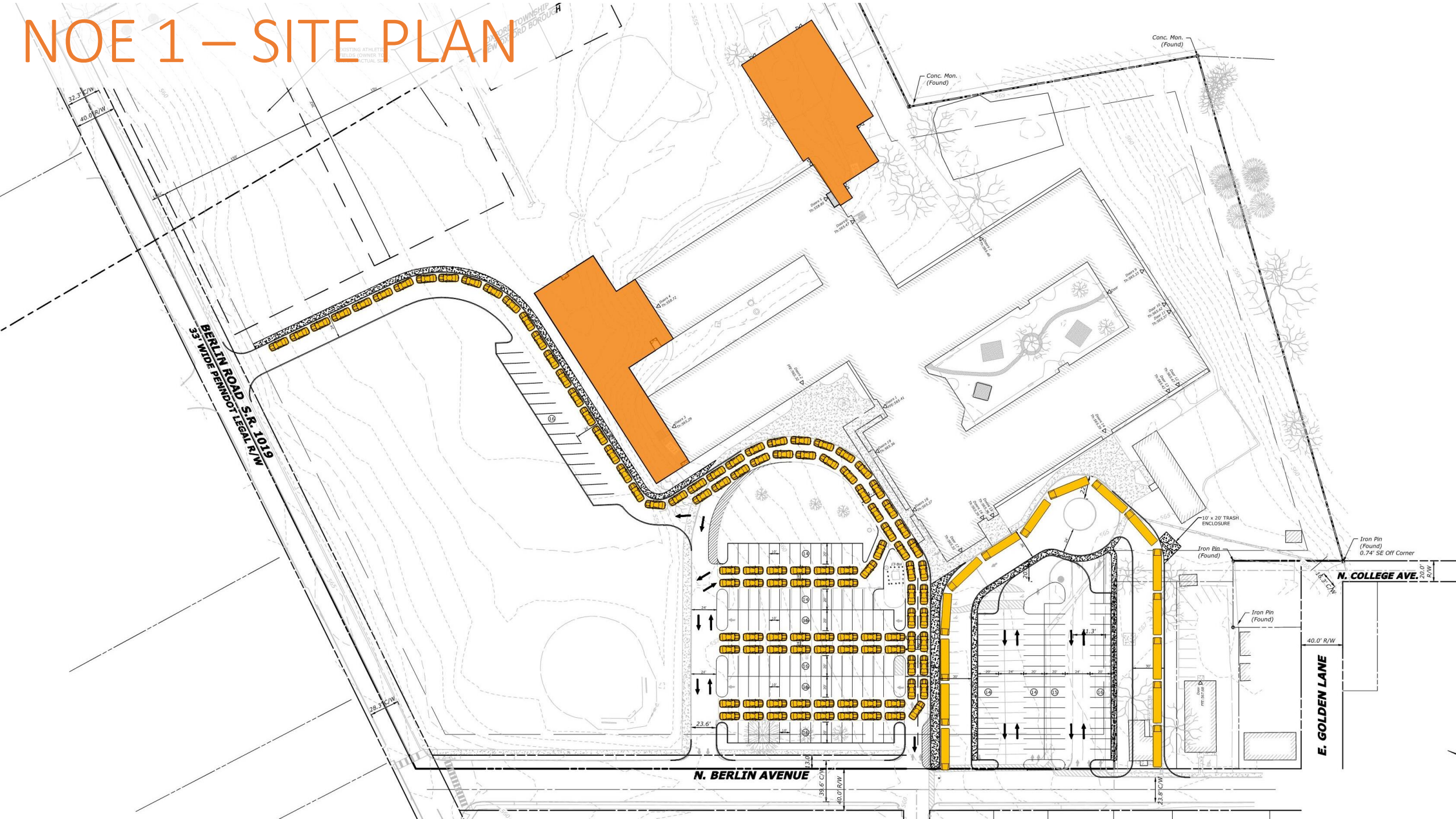
CTE – FLOOR PLAN

Floor Plan

- General Classrooms
- Special Education
- Small Group Instruction
- Music
- Art
- Library/Cafeteria/Gymnasium
- Faculty
- Building Support



NOE 1 – SITE PLAN





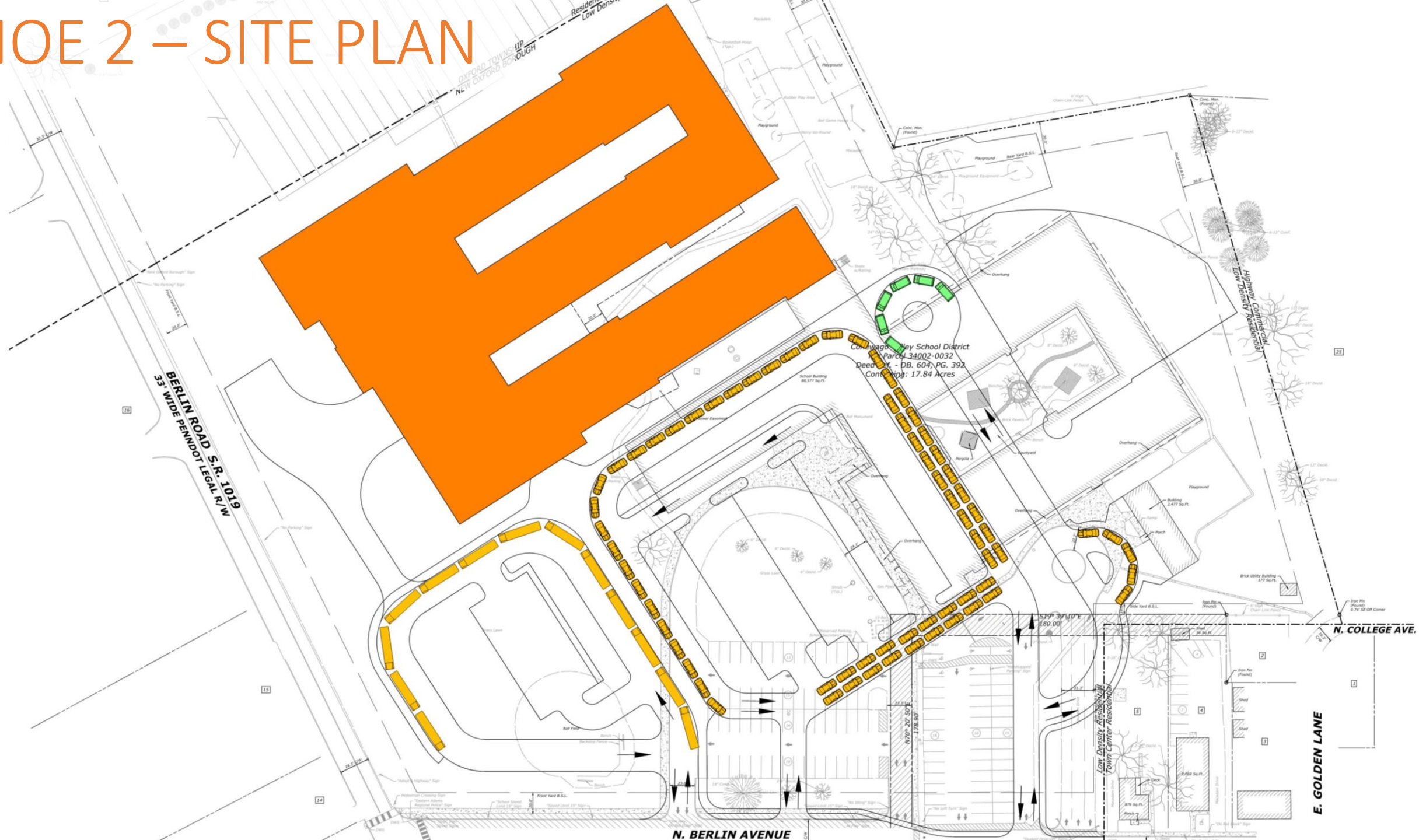
NOE – OPTION 1

Floor Plan

- General Classrooms
- Special Education
- Small Group Instruction
- Music
- Art
- Library/Cafeteria/Gymnasium
- Faculty
- Building Support

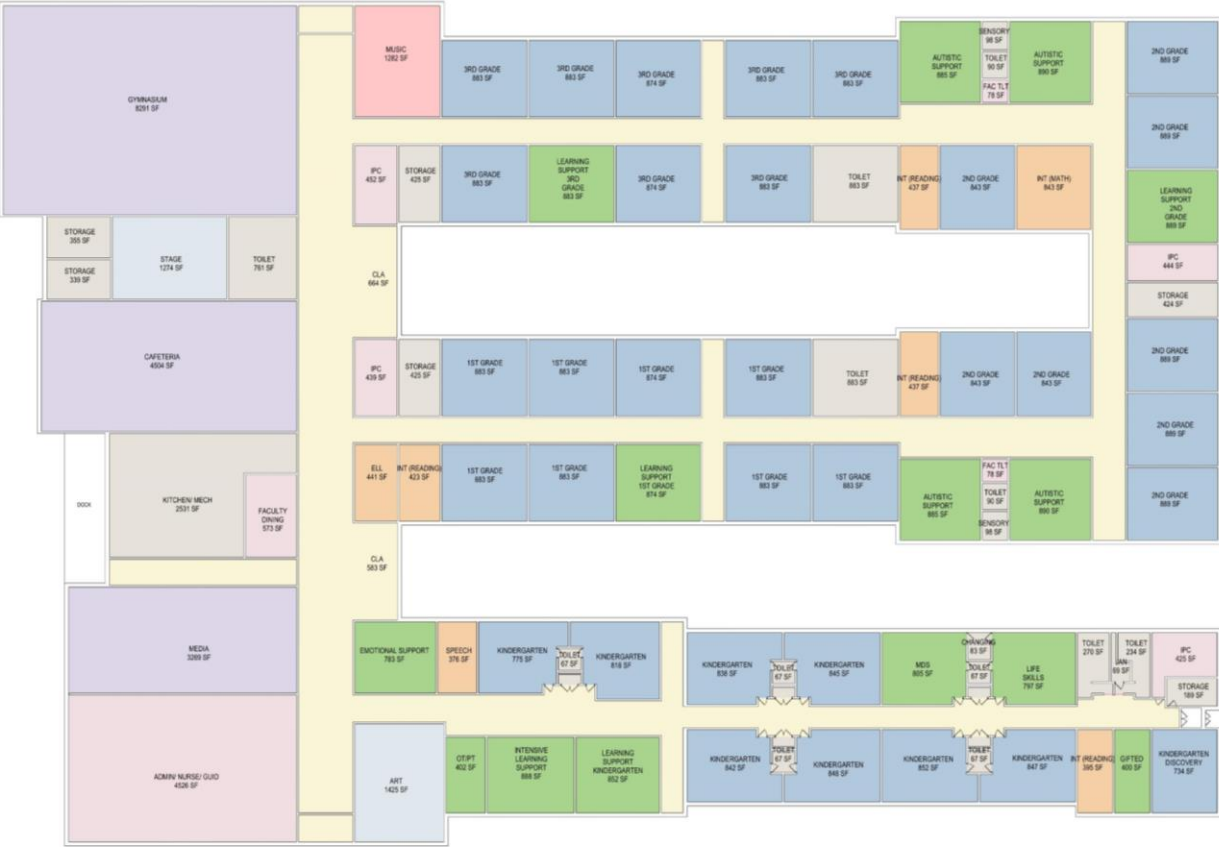
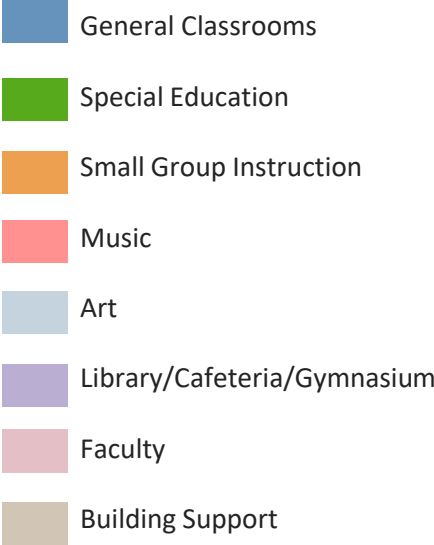


NOE 2 – SITE PLAN



NOE – OPTION 2

Floor Plan



OVERALL BUILDING SF

NEW: 96,950 SF
EXISTING: 11,265 SF
TOTAL: 108,215 SF



NEXT STEPS

Upcoming Tasks

NEXT STEPS

1. Civil Engineering due diligence: Traffic study, Geotech, Zoning requirements – on-going
2. Determine Municipal Approval timeline to determine Project Schedule
3. Expand Design Professional Team: MEP & Structural Engineers, Food Service Consultant - on-going
4. Establish narrative of MEP Systems
5. Building Tours – New Construction and Additions & Renovations

Questions?



Crabtree, Rohrbaugh & Associates
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