



**ELGIN ISD**  
ONE TOWN • ONE TEAM • ONE FAMILY

*Elgin High School: Auditorium*

*Design Meeting #3*

*April 21, 2022*



S & P

# Talking Points

**Project Overview, Scope & Program**

**Review Refined Site Plan Options**

**Review Refined Floor Plan Options**

**Next Steps**

# *Project Overview and Scope*



ELGIN HIGH SCHOOL IMPROVEMENTS DESIGN & CONSTRUCTION SCHEDULE - REV. 03/04/2022

YEAR	2022												2023												2024											
WORK ITEM	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	
Design Phase (02/2022 - 06/2022)																																				
Schematic Design : February - April 2022																																				
Project Kick-Off Meeting - 02/15/2022																																				
Programming Meeting - 02/24/2022																																				
Design Meeting No. 1 - 03/10/2022																																				
Design Meeting No. 2 - 03/31/2022																																				
Design Meeting No. 3 - 04/21/2022																																				
Design Development : May - June 2022																																				
Department Meeting No. 1 - Week of 05/02/2022																																				
Department Meeting No. 2 - Week of 05/23/2022																																				
50% VE Review - 06/06/2022																																				
Department Meeting No. 3 - Week of 06/20/2022																																				
Construction Documents Phase (07/2022 - 11/2022)																																				
50% Hard copies to the EISD & LAN - 09/12/2022																																				
LAN VE Review - Week of 09/26/2022																																				
75% Hard copies to EISD & LAN - 10/17/2022																																				
75% Page Turn Review with EISD & LAN - TBD																																				
95% Hard copies to EISD & LAN - 11/18/2022																																				
95% Page Turn Review with EISD & LAN - TBD																																				
100% Issue for Proposal/Permit - 11/30/2022																																				
Bidding (12/2022 - 01/2023)																																				
Bid Day - TBD																																				
GMP to Elgin ISD - TBD																																				
GMP Board Approval - TBD																																				
Permit (TBD)																																				
Construction Phase (02/2023 - 10/2024)																																				
Closeout Phase (10/2024 - 11/2024)																																				

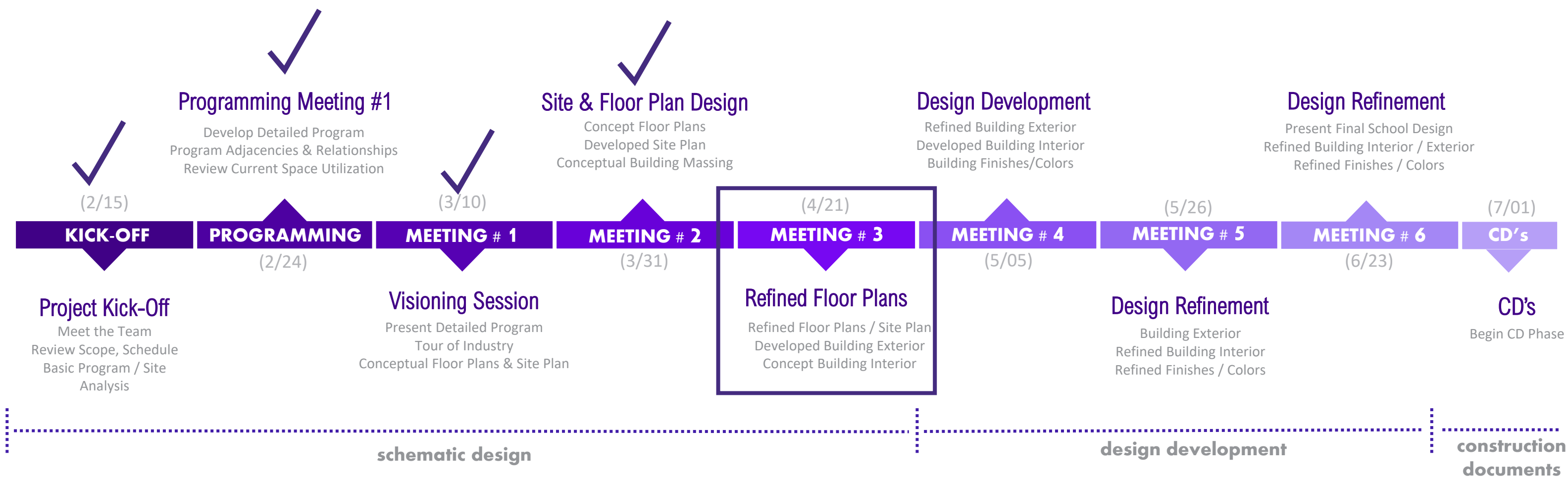






# ELGIN HIGH SCHOOL ADDITIONS AND CTE EXPANSION

DETAILED DESIGN SCHEDULE



ELGIN HIGH SCHOOL: OVERALL EXISTING SITE PLAN



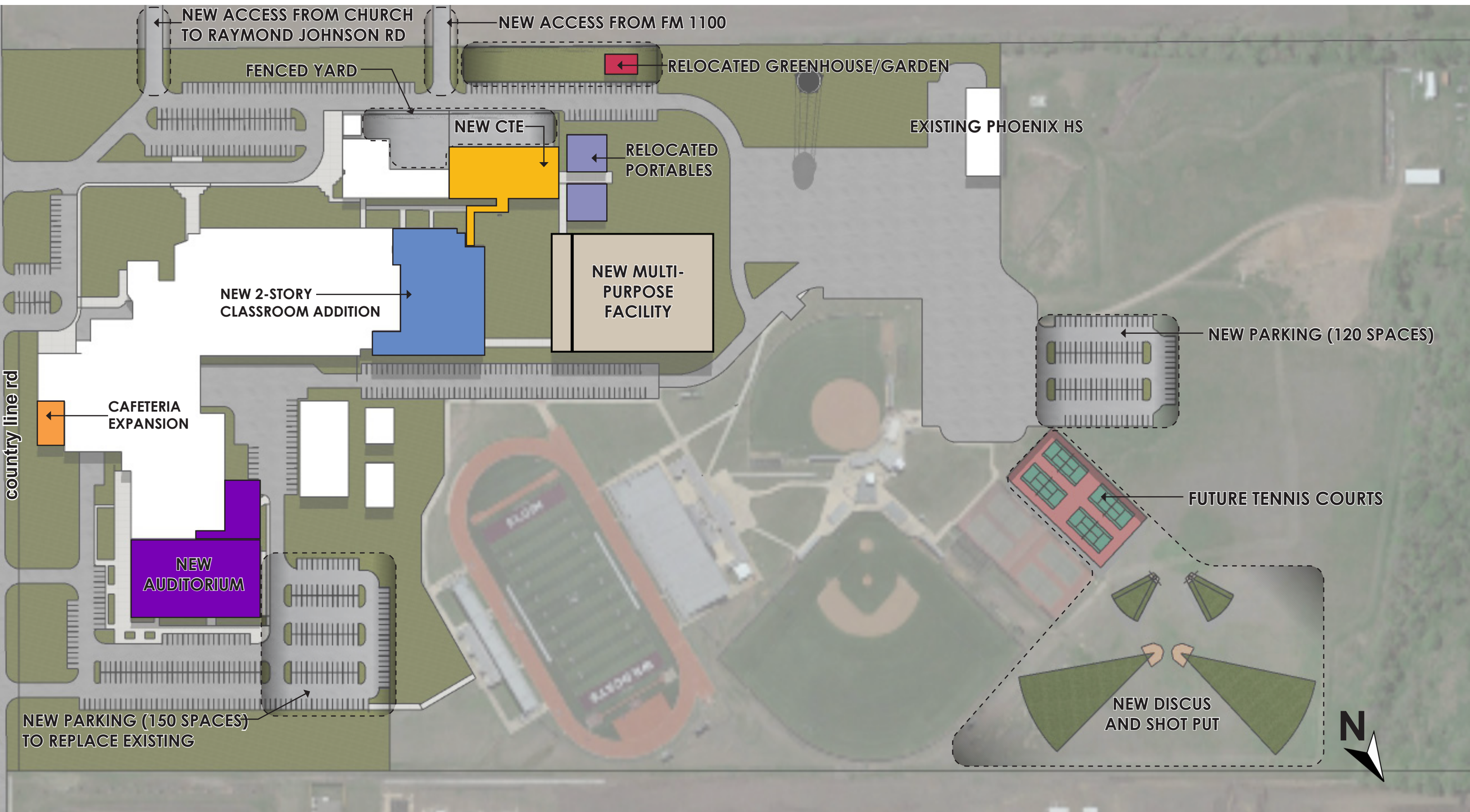
country line rd



# Floor Plan Concepts

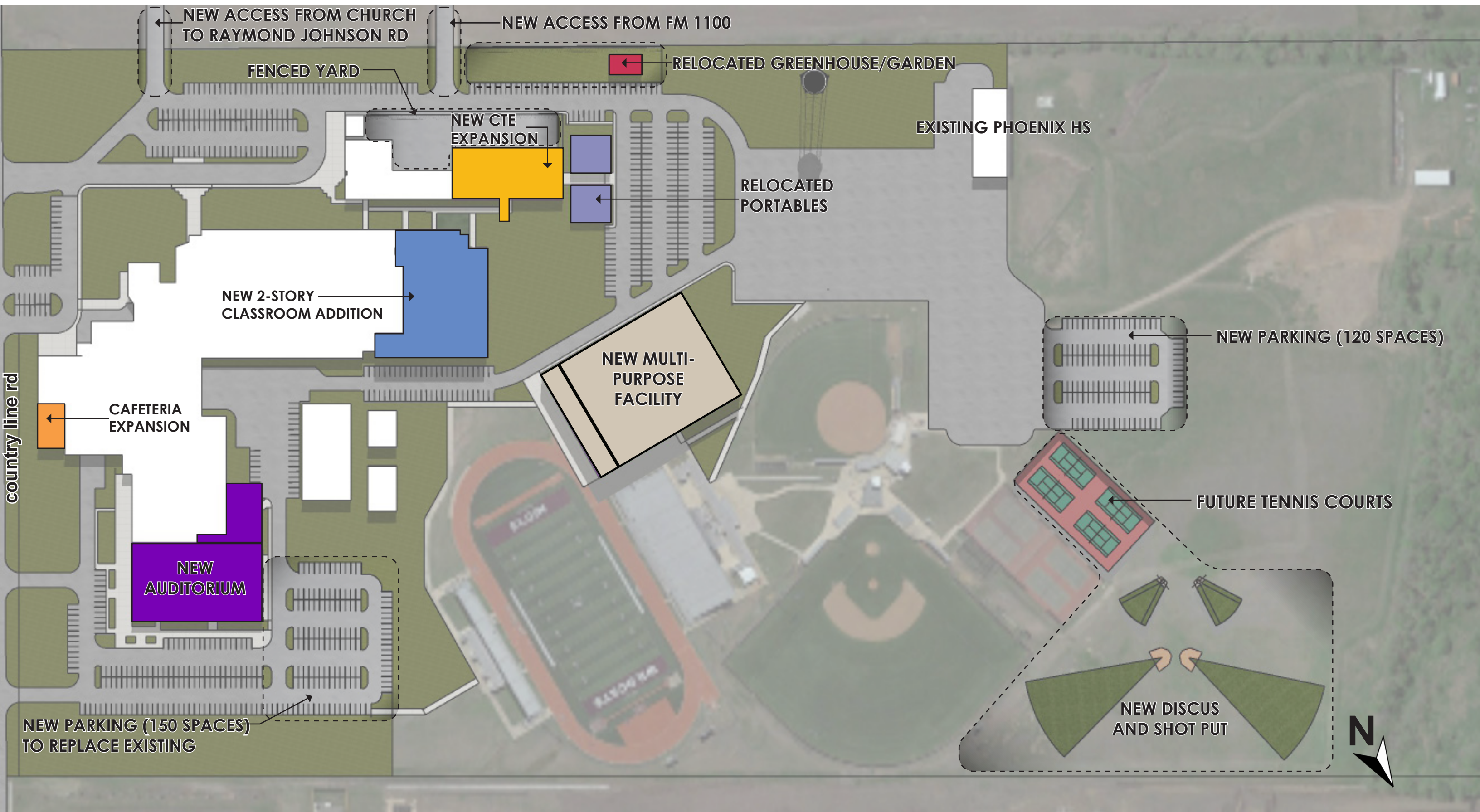


ELGIN HIGH SCHOOL: OVERALL SITE PLAN - CONCEPT 1A





ELGIN HIGH SCHOOL: OVERALL SITE PLAN - CONCEPT 1B



ELGIN HIGH SCHOOL ADDITIONS AND CTE EXPANSION

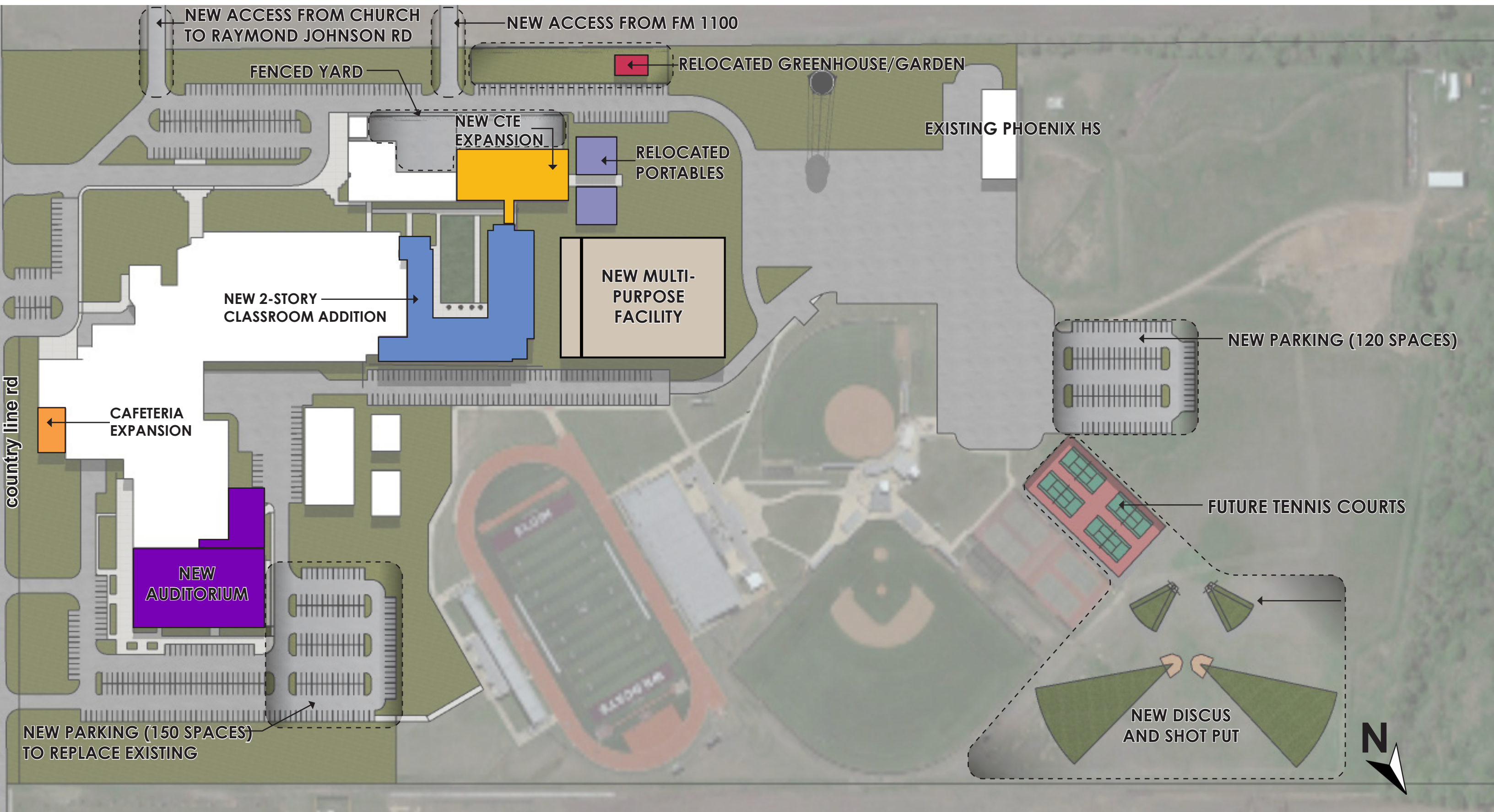
ELGIN INDEPENDENT SCHOOL DISTRICT

April 21, 2022



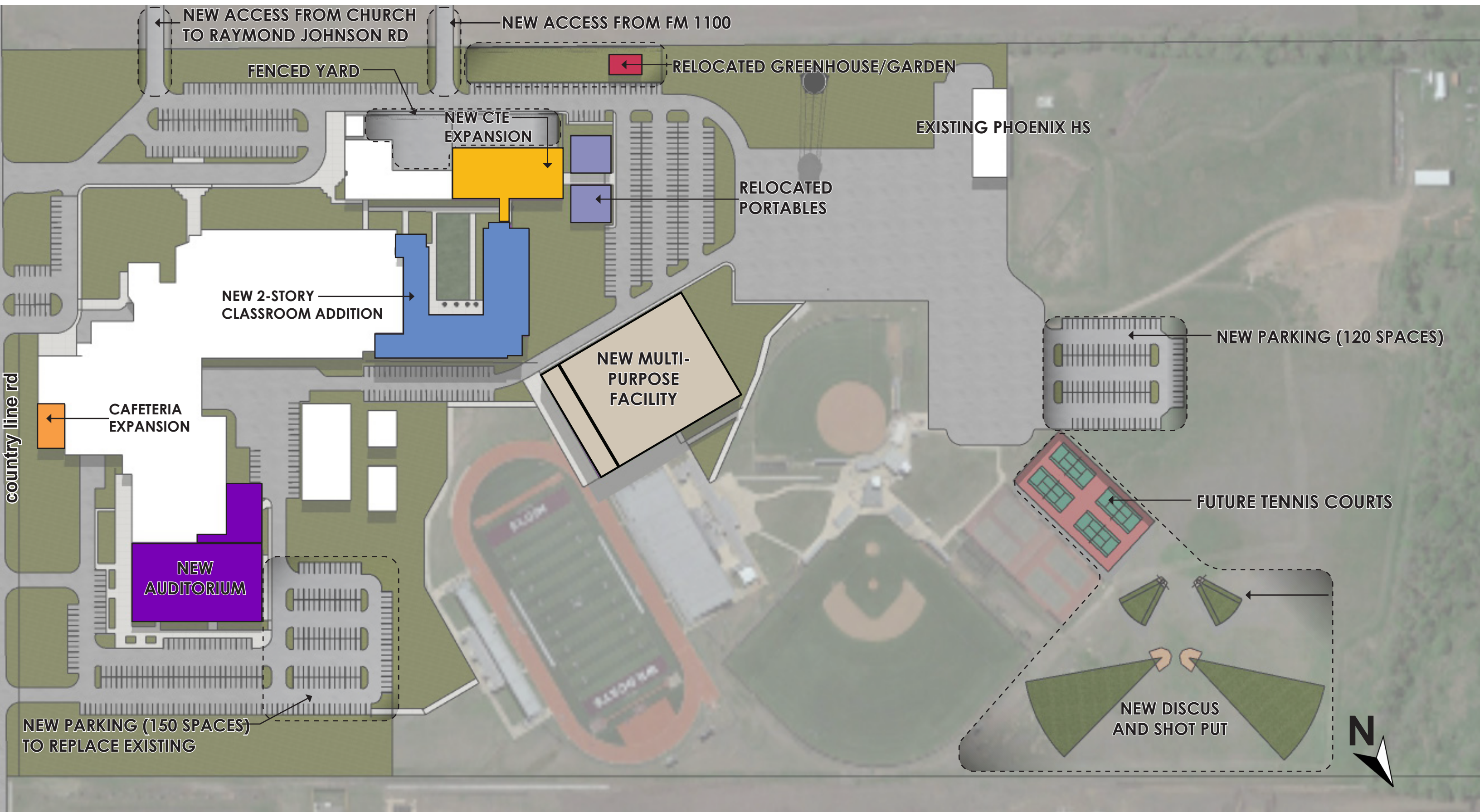


ELGIN HIGH SCHOOL: OVERALL SITE PLAN - CONCEPT 2A





ELGIN HIGH SCHOOL: OVERALL SITE PLAN - CONCEPT 2B



ELGIN HIGH SCHOOL ADDITIONS AND CTE EXPANSION

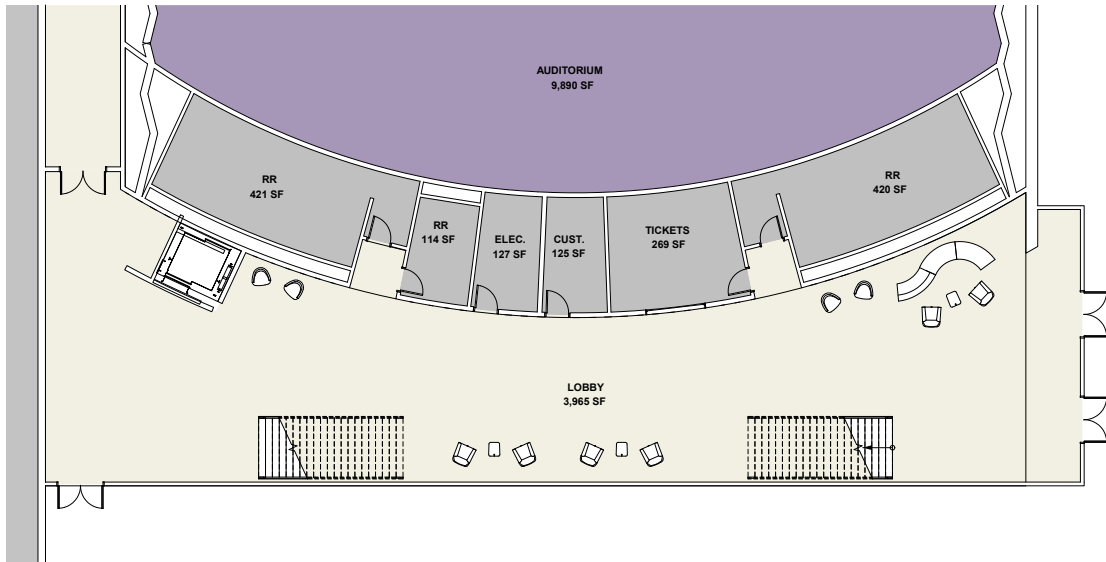
ELGIN INDEPENDENT SCHOOL DISTRICT

April 21, 2022

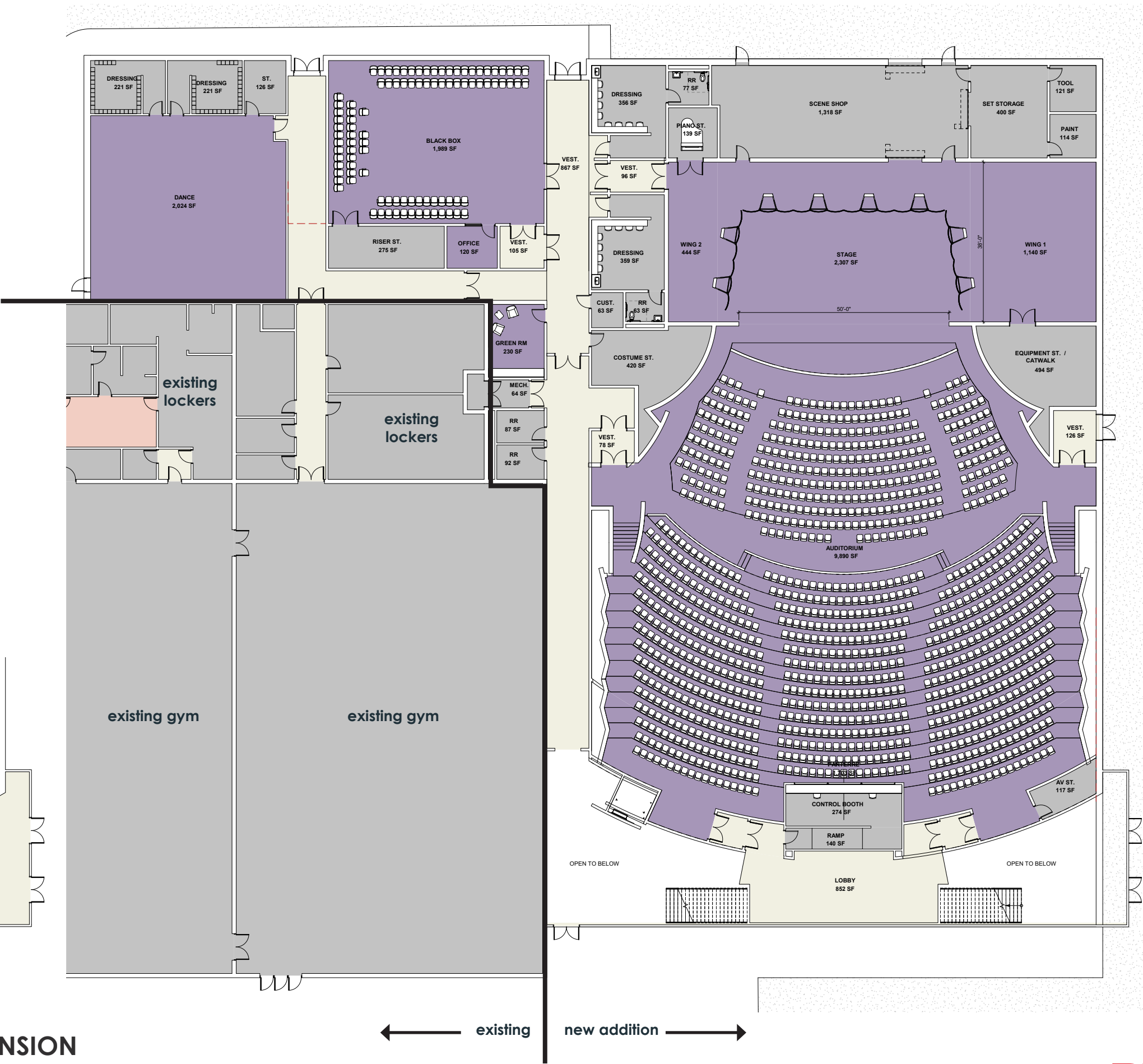




# NEW AUDITORIUM: FLOOR PLAN CONCEPT 1

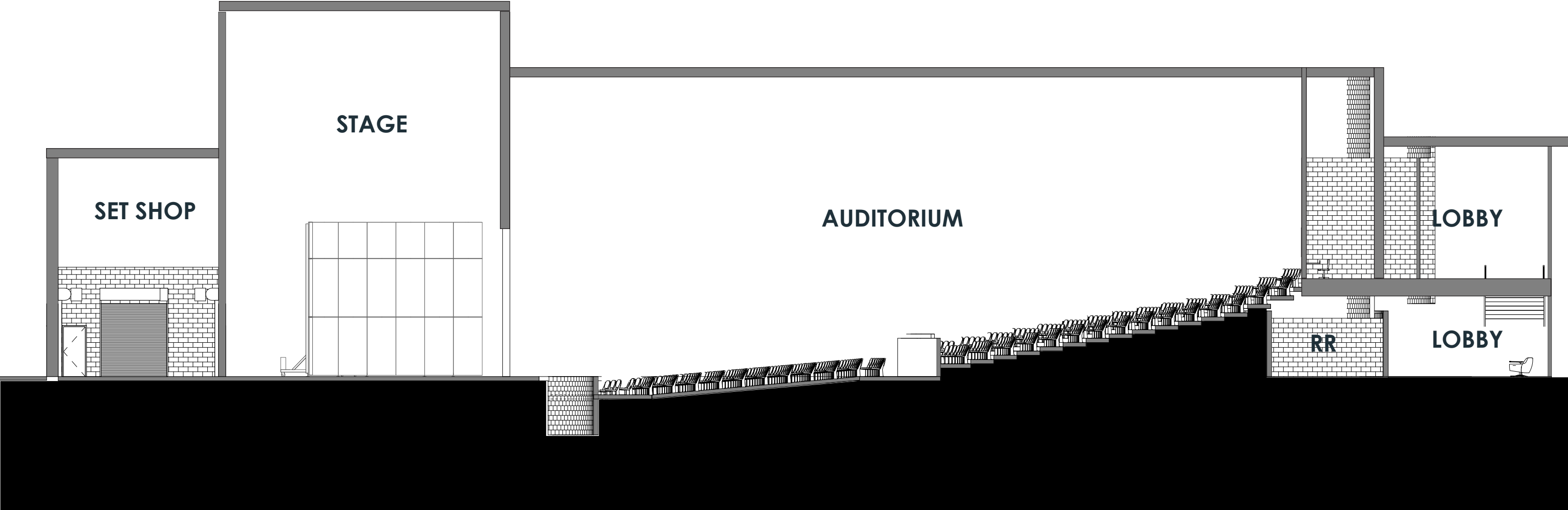


FIRST FLOOR LOBBY FLOOR PLAN





# NEW AUDITORIUM: SECTION CONCEPT 1



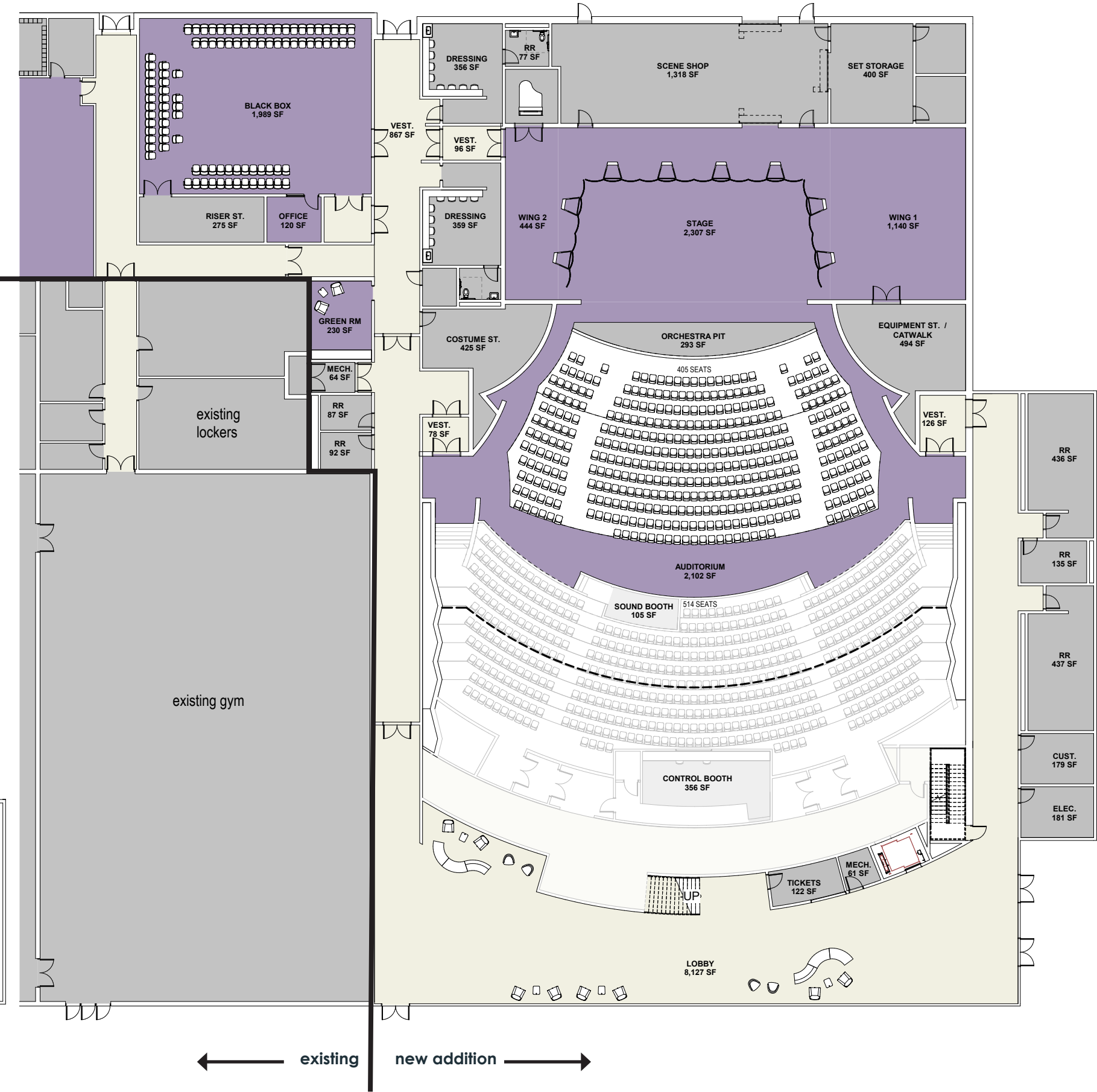
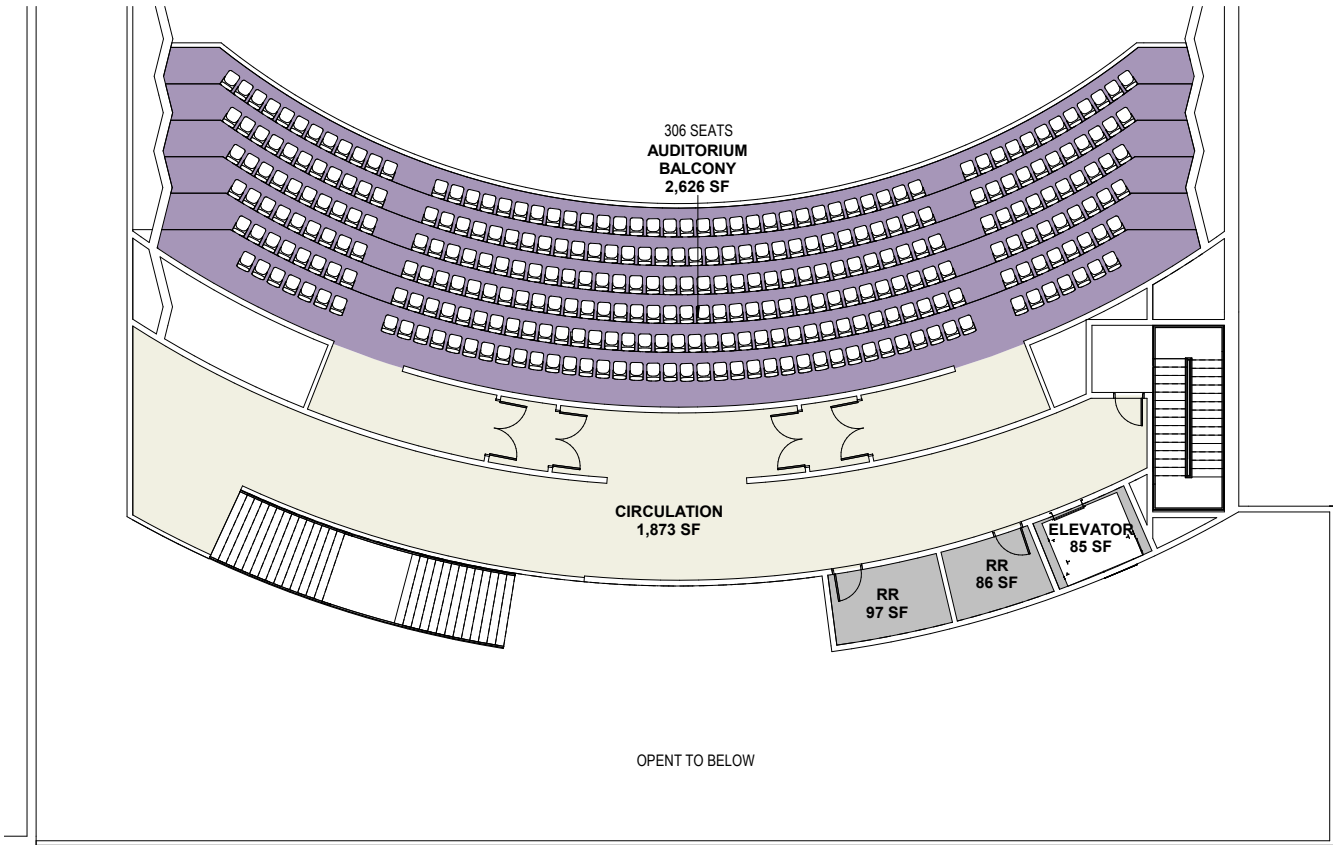
# NEW AUDITORIUM: FLOOR PLAN CONCEPT 2 WITH BALCONY

LOWER LEVEL SEATING: 405

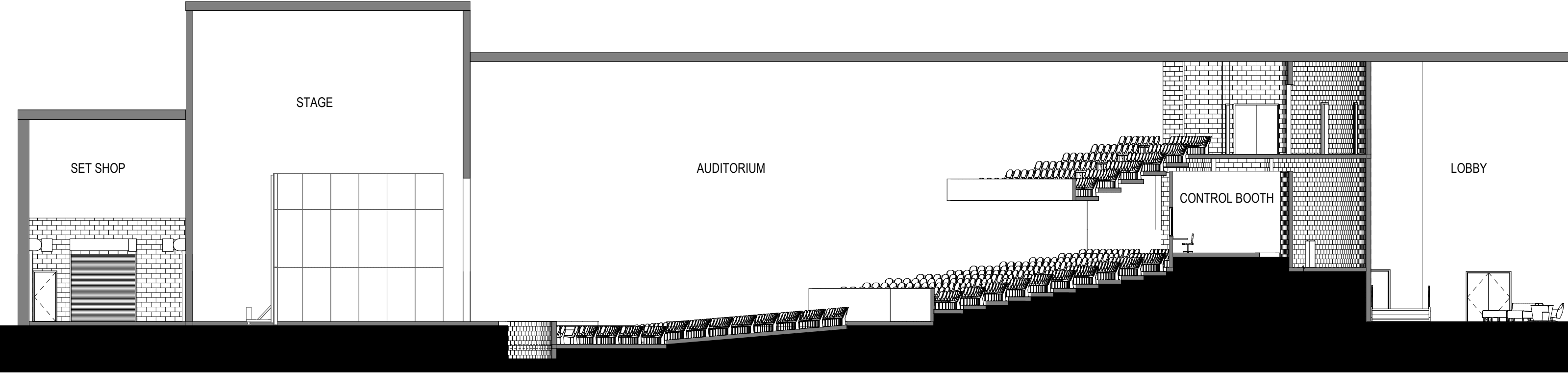
UPPER LEVEL SEATING: 514

BALCONY SEATING: 281

TOTAL SEATING: 1200

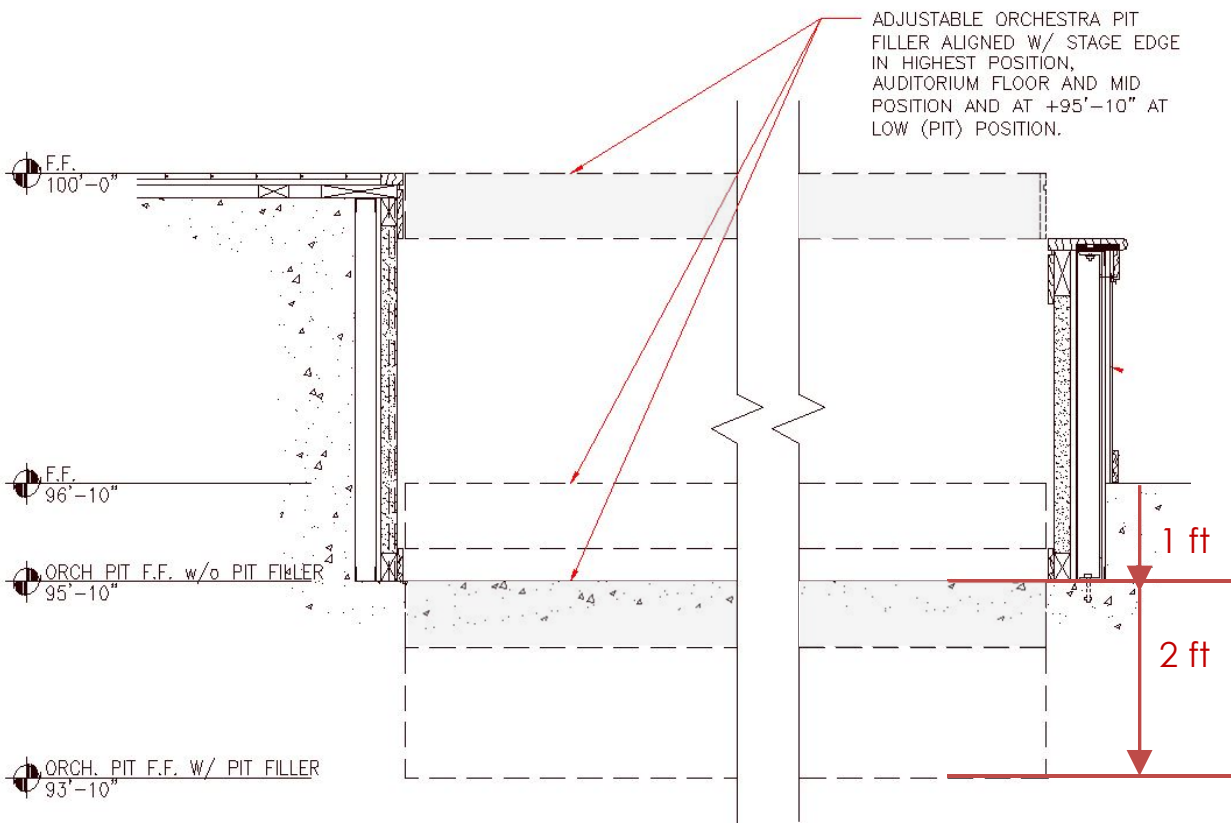
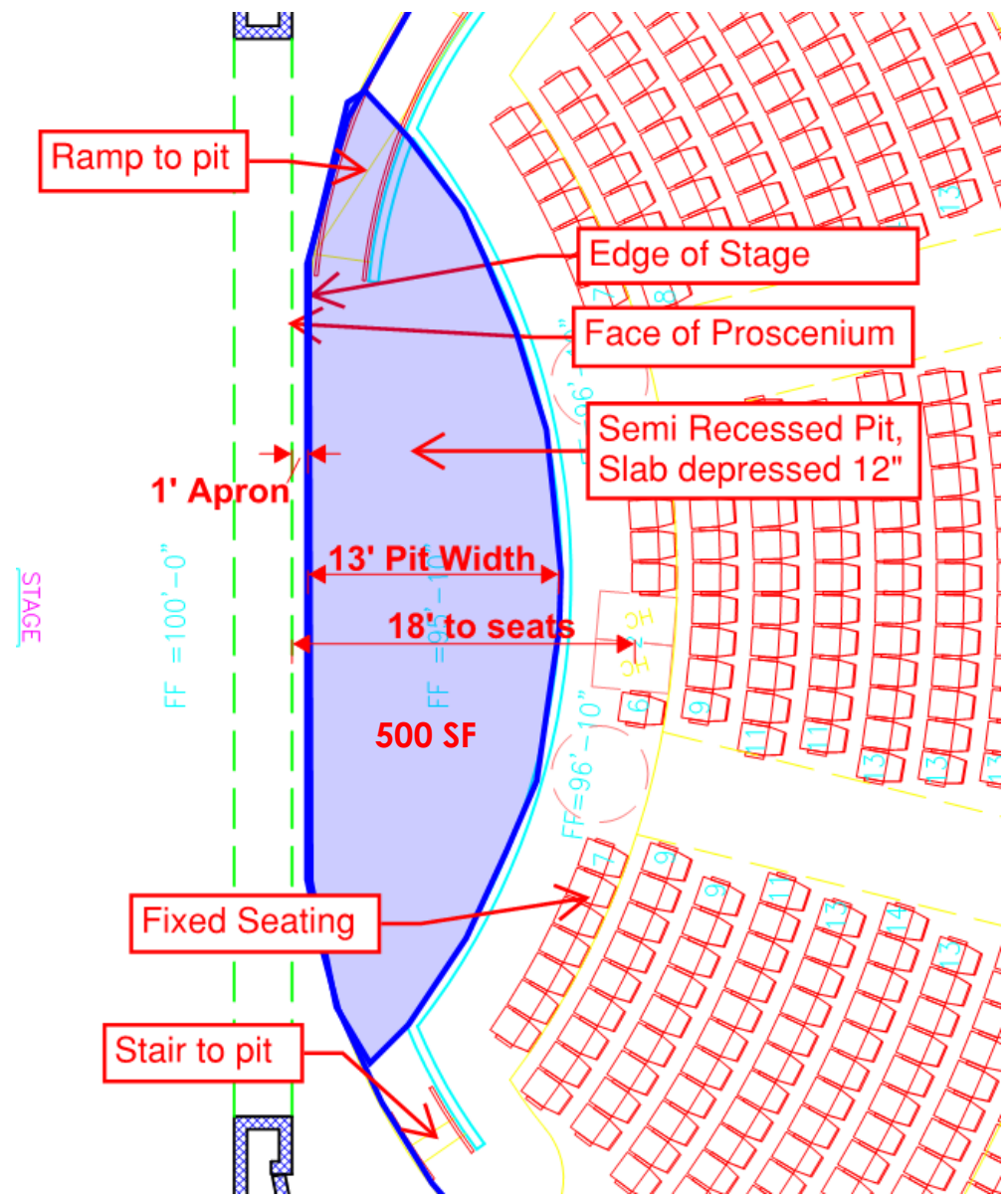


# NEW AUDITORIUM: SECTION CONCEPT 2



# NEW AUDITORIUM: ORCHESTRA PIT

# SEMI RECESSED PIT



- Design:** Pit area is 12" slab depression 500-600 SF of space from Front of House square footage allotment. Pit filler with automatic lift system provides cover/stage extension when pit not in use and requires added 2 ft depression.
- First Row:** 16'-18' from stage Proscenium. Similar impact to Option 1.
- Advantages:** Allows for orchestra pit separated from seating.
- Disadvantages:** Large cost premium, Minimizes Flexibility.  
Awkward sight lines for first few rows when Pit Filler in use.  
Large cost premium. Awkward sight lines for first few rows when Pit Filler in use.  
**Only used primarily during musical theater productions.**  
**500-600 sf of dedicated space** becomes unused space majority of time.  
**Loss of flexibility within front of stage area.**

*Exterior Concept Images*



# NEW AUDITORIUM: EXISTING EXTERIOR





# NEW AUDITORIUM: EXTERIOR CONCEPT 1





# NEW AUDITORIUM: EXTERIOR CONCEPT 1





# NEW AUDITORIUM: EXTERIOR CONCEPT 4





# NEW AUDITORIUM: EXTERIOR CONCEPT 4





# NEW AUDITORIUM: EXTERIOR CONCEPT 5





# NEW AUDITORIUM: EXTERIOR CONCEPT 5





# Next Steps

Refine building exterior, refine building interior, review options for building finishes and color selection.

Design Development Commences

Department Meeting #1 - May 5, 2022



**ELGIN ISD**

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*thank you!*

# *Program Recap*

ELGIN HIGH SCHOOL: AUDITORIUM PROGRAM OF SPACES

Auditorium				
Auditorium Lobby / Foyer	1	3,000	3,000	SF may vary based on actual design/layout
Ticket Office	1	200	200	
Auditorium	1	11,600	11,600	
Stage	1	2,400	2,400	60'x40'
Wing 1, Stage Right	1	900	900	
Wing 2, Stage Left	1	400	400	
Scene Shop	1	1,300	1,300	
Tech / Set Storage	1	400	400	
Tool Storage	1	120	120	adjacent to set shop
Paint Storage	1	100	100	adjacent to set shop
Costume Storage	1	400	400	
Equipment Storage / Catwalk Access	1	500	500	
Piano Storage	1	140	140	direct access to stage
Boys Dressing / Restroom	1	420	420	
Girls Dressing / Restroom	1	420	420	
Control Booth / ramp	1	400	400	
AV Storage	1	150	150	
Total Net Auditorium			22,850	
Building Support				
Restrooms	2	420	840	
Family Restroom	1	100	100	
Vestibules	4	100	400	
Custodial Closets	2	100	200	
Electrical Room	1	120	120	
IDF Room	1	120	120	
Roof Access	1	90	90	
Fire Riser	1	100	100	
Total Net Building Support			1,970	
Building Total NSF			24,820	
				Circulation and walls subject to change depending on configuration
Corridors, Catwalks, Structure, Walls, Mechanical Space			6,701	27.00%
Total Gross Square Feet (GSF)			31,521	
Alternates				
Black Box	1	2,000	2,000	
Black Box Storage	1	275	275	
Black Box Office	1	120	120	
Dance Room	1	2,000	2,000	
Dance Dressing	2	220	440	
Dance Storage	1	120	120	
Circulation Corridor	1	900	900	
Total Net Alternates			5,855	

AUDITORIUM SPATIAL RELATIONSHIPS & ADJACENCIES

