Lakewood SD Short/Long Range Capital Facilities Plan

Meeting 4: Safety, Accessibility & Preservation

April 11, 2023

Welcome Back!!

Lakewood Elementary School

A tour with

Principal Kristin Cortés

(and district offices next door)

Today's Agenda

Safety & Accessibility

Preservation of Existing Facilities (or replace?)

What Do We Want to Share with the Community Meeting Next Week?

But First… A Review of Meeting 3

Atmosphere and Fitness for Use

Safety

Sense of Belonging

Equity

Curiosity

Joy

Play

Traffic

Community Use

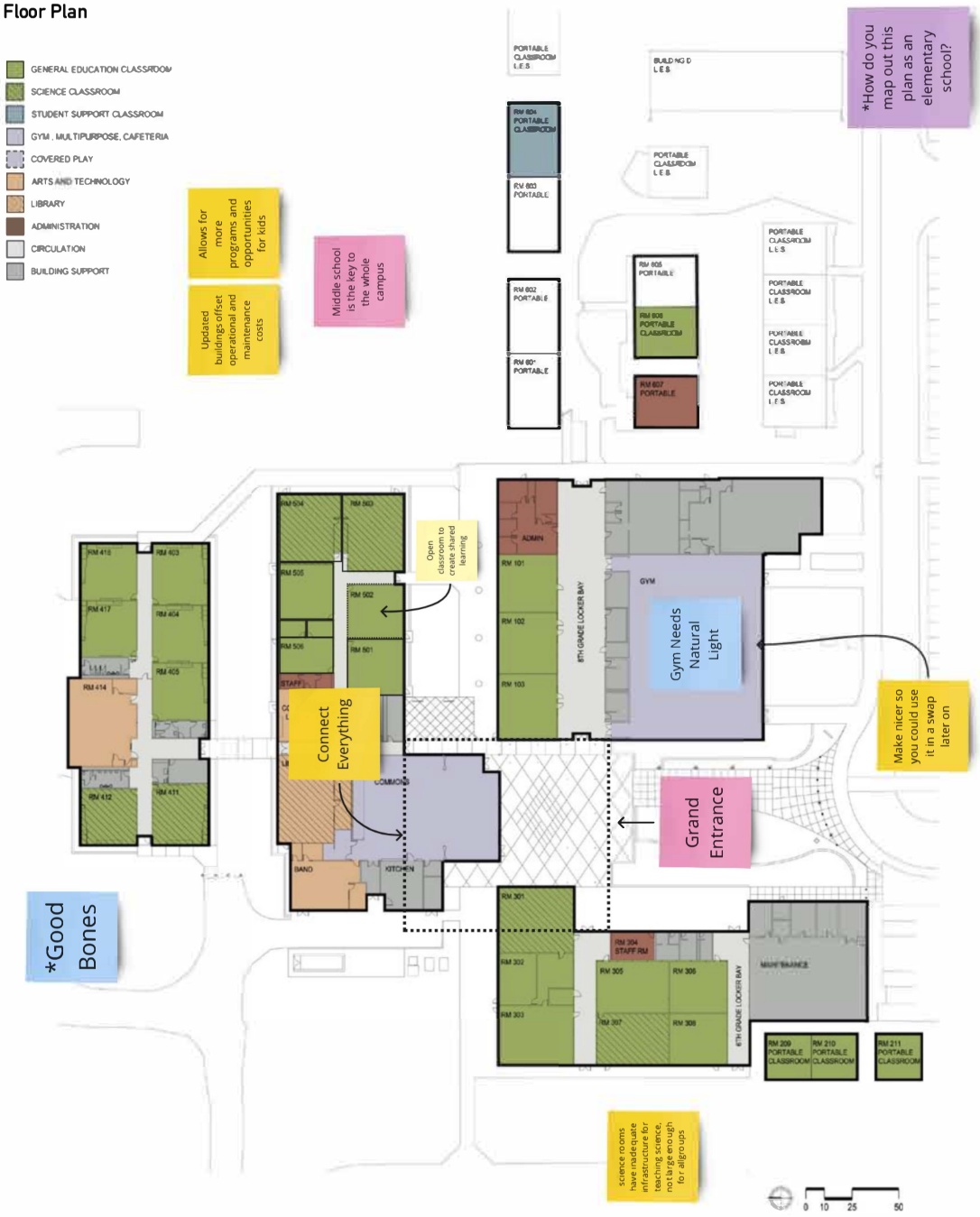
English Crossing Elementary School

Floor Plan



Lakewood Middle School

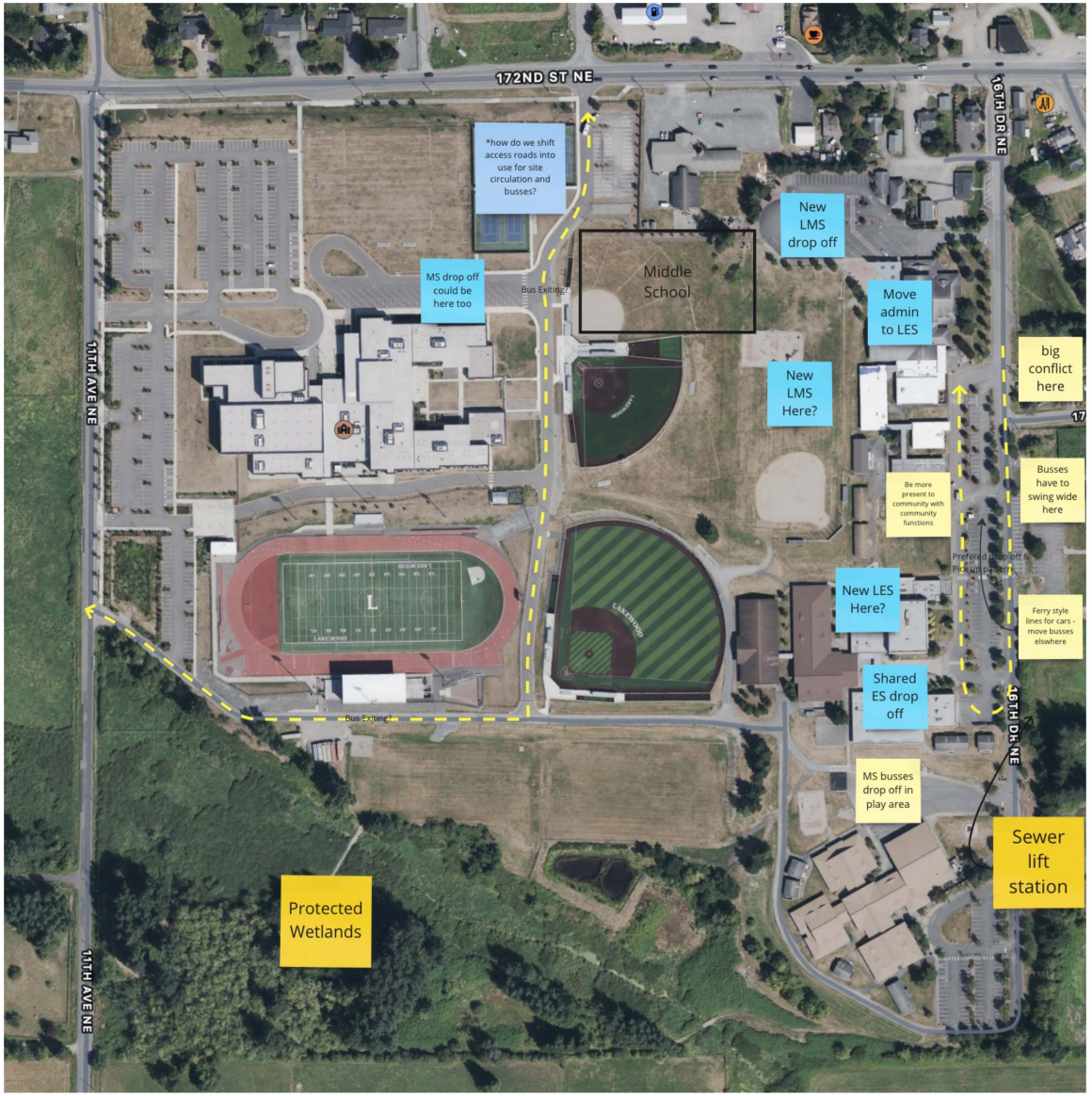
Floor Plan

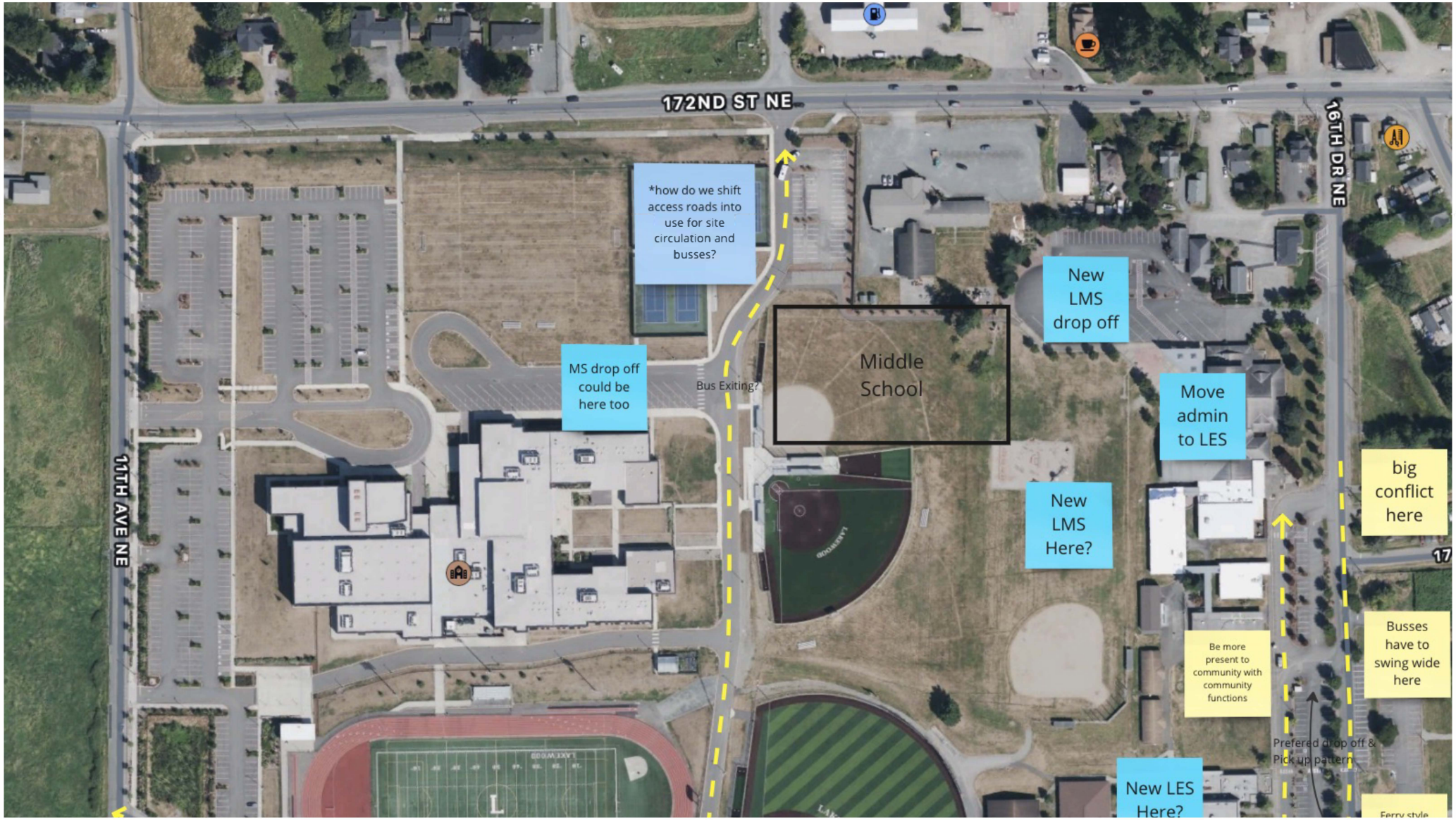


Lakewood Elementary School

Site Plan




172ND ST NE
117TH AVE NE
161ST DR NE
*how do we shift access roads into use for site circulation and busses?
MS drop off could be here too
Bus Exiting?
Middle School
New LMS drop off
Move admin to LES
New LMS Here?
big conflict here
Busses have to swing wide here
Be more present to community with community functions
Preferred drop off & Pick up pattern
New LES Here?
Ferry style lines for cars - move busses elswhere
Shared ES drop off
MS busses drop off in play area
Sewer lift station
Protected Wetlands


172ND ST NE
16TH DR NE
11TH AVE NE
*how do we shift access roads into use for site circulation and busses?
MS drop off could be here too
Bus Exiting?
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Ferry style lines for cars - move busses elswhere
Shared ES drop off
16TH Dr NE
Bus Exiting?
MS busses drop off in play area
Sewer lift station
Protected Wetlands
11TH AVE NE

Preservation – Building Conditions

Building Condition Rating for Each System

Excellent – 95% to 100% | Preventative Maintenance

Good – 85% to 94% | Routine Maintenance

Fair – 62% to 84% | Minor repairs

Poor – 30% to 61% | Major Repairs

Unsatisfactory – 0% to 29% | Replacement

3. A Building Condition Assessment (BCA) and a report detailing the results of that assessment to the School Board of Directors and OSPI. Due April 1st annually.

30 * **62**

*** CERTIFIED assessments are required every 6 years. The score in year 30 is crucial for future state assistance.**

	LHS	LMS				LES					CCES		ECES
	Main Building	Bldg 100 Bldg D, Main Office & Gym	Bldg 300, Bldg B	Bldg 400, Bldg C	Bldg 500, Bldg A	Building A	Building C	Building D	Main Building	Covered Play	Main Building	Pump House	Main Building
	2018	1967, 1970	1970	2002	1994, 2002 add'n	1964	1961	1968	1958, 1997 & 2003	2003	2003	2003	1994
Foundations	100	90	90	100	90	90	90	90	90	90	90	90	90
Slabs on Grade	100	90	90	100	100	90	90	90	90	90	90	90	90
Water and Gas Mitigation	100	90	90	100	100	90	90	90	90		90	90	90
Superstructure	100	90	90	100	100	90	90	90	90	90	90	90	90
Exterior Vertical Enclosures	100	90	62	90	90	62	62	62	90		90	90	62
Exterior Horizontal Enclosures	100	90	90	90	100	90	90	90	62	90	100	90	90
Interior Construction	100	90	90	100	90	90	90	90	90		90		90
Interior Finishes	100	90	90	90	90	90	90	90	90	90	62	90	62
Plumbing	100	90	90	100	90	90	90	90	90		90	90	62
HVAC	100	90	90	90	90	90	90	90	90		62	90	62
Fire Protection	100	90	90	90	62	90	90	90	90		100	100	90
Electrical	100	90	90	90	90	90	90	90	90	90	90	100	90
Communications	100	90	90	62	100	90	90	90	90	90	90		90
Electronic Safety and Security	100	62	62	100	90	62	62	62	62	90	100	90	62
Integrated Automation	100	90	90	90	90	90	90	90	90		90	90	62
Equipment	100	90	90		90	90	90	90	62	90	90		90
Furnishings	100	90	90	90	90	90	90	90	90	90	90		90
Overall Total	**100.0**	**88.4**	**86.7**	**92.6**	**91.3**	**86.7**	**86.7**	**86.7**	**85.1**	**90.0**	**88.5**	**91.5**	**80.1**

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	LHS	LMS				LES					CCES		ECES
	Main Building	Bldg 100 Bldg D, Main Office & Gym	Bldg 300, Bldg B	Bldg 400, Bldg C	Bldg 500, Bldg A	Building A	Building C	Building D	Main Building	Covered Play	Main Building	Pump House	Main Building
	2018	1967, 1970	1970	2002	1994, 2002 add'n	1964	1961	1968	1958, 1997 & 2003	2003	2003	2003	1994
Foundations	90	90	90	90	90	90	90	90	90	90	90	90	90
Slabs on Grade	90	90	90	90	90	90	90	90	90	90	90	90	90
Water and Gas Mitigation	90	90	90	90	90	90	90	90	90		90	90	90
Superstructure	90	90	90	90	90	62	90	90	90	90	90	90	90
Exterior Vertical Enclosures	90	76	54	90	90	69	75	68	83		90	90	83
Exterior Horizontal Enclosures	90	90	31	90	90	90	90	90	62	90	76	90	83
Interior Construction	90	90	90	90	90	90	68	75	90		90		90
Interior Finishes	90	62	90	90	90	83	83	90	83	90	83	90	67
Plumbing	90	51	62	90	90	51	51	51	81		90	90	71
HVAC	90	76	90	83	93	61	51	51	90		94	95	67
Fire Protection	90	90	90	90	81	90	90	90	90		100	95	76
Electrical	100	62	62	90	62	51	51	51	51	90	83	83	51
Communications	100	61	61	61	61	90	90	90	90	90	90		76
Electronic Safety and Security	100	62	62	71	61	76	76	76	81	90	81	76	62
Integrated Automation	90	90	90	90	90	62	62	62	90		90	90	62
Equipment	90	90							83	90	90		90
Furnishings	100	90	62	90	95	90	90	90	90	90	90		90
Overall Weighted ICOS Score	91.4	74.1	77.3	87.7	84.9	67.5	63.4	65.4	80.6	90.0	86.0	85.9	70.1
Excellent (95-100)	100												
Good (85-94)	90												
Fair (62-84)	62												
Poor (30-61)	30												
Unsatisfactory (0-29)	15												

	LHS	LMS				LES					CCES		ECES
	Main Building	Bldg 100 Bldg D, Main Office & Gym	Bldg 300, Bldg B	Bldg 400, Bldg C	Bldg 500, Bldg A	Building A	Building C	Building D	Main Building	Covered Play	Main Building	Pump House	Main Building
	2018	1967, 1970	1970	2002	1994, 2002 add'n	1964	1961	1968	1958, 1997 & 2003	2003	2003	2003	1994
Foundations	90	90	90	90	90	90	90	90	90	90	90	90	90
Slabs on Grade	90	90	90	90	90	90	90	90	90	90	90	90	90
Water and Gas Mitigation	90	90	90	90	90	90	90	90	90		90	90	90
Superstructure	90	90	90	90	90	62	90	90	90	90	90	90	90
Exterior Vertical Enclosures	90	76	54	90	90	69	75	68	83		90	90	83
Exterior Horizontal Enclosures	90	90	31	90	90	90	90	90	62	90	76	90	83
Interior Construction	90	90	90	90	90	90	68	75	90		90		90
Interior Finishes	90	62	90	90	90	83	83	90	83	90	83	90	67
Plumbing	90	51	62	90	90	51	51	51	81		90	90	71
HVAC	90	76	90	83	93	61	51	51	90		94	95	67
Fire Protection	90	90	90	90	81	90	90	90	90		100	95	76
Electrical	100	62	62	90	62	51	51	51	51	90	83	83	51
Communications	100	61	61	61	61	90	90	90	90	90	90		76
Electronic Safety and Security	100	62	62	71	61	76	76	76	81	90	81	76	62
Integrated Automation	90	90	90	90	90	62	62	62	90		90	90	62
Equipment	90	90							83	90	90		90
Furnishings	100	90	62	90	95	90	90	90	90	90	90		90
Overall Weighted ICOS Score	91.4	74.1	77.3	87.7	84.9	67.5	63.4	65.4	80.6	90.0	86.0	85.9	70.1
Excellent (95-100)	100	(10.9)	(7.7)	2.7	(0.1)	(17.5)	(21.6)	(19.7)	(4.4)	5.0	1.0	0.9	(15.0)
Good (85-94)	90												
Fair (62-84)	62												
Poor (30-61)	30												
Unsatisfactory (0-29)	15												

Lakewood High School

Building is performing well

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	Main Building
	2018
Foundations	90
Slabs on Grade	90
Water and Gas Mitigation	90
Superstructure	90
Exterior Vertical Enclosures	90
Exterior Horizontal Enclosures	90
Interior Construction	90
Interior Finishes	90
Plumbing	90
HVAC	90
Fire Protection	90
Electrical	100
Communications	100
Electronic Safety and Security	100
Integrated Automation	90
Equipment	90
Furnishings	100
Overall Weighted ICOS Score	91.4

Lakewood Middle School

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	Bldg 100 Bldg D, Main Office & Gym	Bldg 300, Bldg B	Bldg 400, Bldg C	Bldg 500, Bldg A
	1967, 1970	1970	2002	1994, 2002 add'n
Foundations	90	90	90	90
Slabs on Grade	90	90	90	90
Water and Gas Mitigation	90	90	90	90
Superstructure	90	90	90	90
Exterior Vertical Enclosures	76	54	90	90
Exterior Horizontal Enclosures	90	31	90	90
Interior Construction	90	90	90	90
Interior Finishes	62	90	90	90
Plumbing	51	62	90	90
HVAC	76	90	83	93
Fire Protection	90	90	90	81
Electrical	62	62	90	62
Communications	61	61	61	61
Electronic Safety and Security	62	62	71	61
Integrated Automation	90	90	90	90
Equipment	90			
Furnishings	90	62	90	95
Overall Weighted ICOS Score	74.1	77.3	87.7	84.9

Single-pane, metal-frame windows are very inefficient

Leaking, Roof drains not draining

No master clock system. Intercom system is obsolete.

Fire Alarm system is an obsolete zone type. Peripheral devices are well past their anticipated lifespan

Corridor flooring is discolored and nearing the end of its serviceable life.

The sewer gravity drains to a campus lift station. The gravity system has some corrosion and possible minor leaks. The lift station does not have trouble alarming functions

Existing water distribution has a mix of galvanized steel and copper piping. The galvanized steel is beginning to corrode on the inside reducing water pressure. Also, much of the galvanized steel is below slab and is not replaceable.

The LG systems installed eight years ago, continue to leak and fail. We continue to repair them causing minimal days of heating/cooling loss. This system may have to be replaced completely if it continues to fail.

Intercom system is obsolete. Head-end has trouble rebooting after a power outage. Peripheral devices are past their anticipated lifespan

New desks purchased 2020/2021

Lakewood Elementary

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	Building A	Building C	Building D	Main Building	Covered Play
	1964	1961	1968	1958, 1997 & 2003	2003
Foundations	90	90	90	90	90
Slabs on Grade	90	90	90	90	90
Water and Gas Mitigation	90	90	90	90	
Superstructure	62	90	90	90	90
Exterior Vertical Enclosures	69	75	68	83	
Exterior Horizontal Enclosures	90	90	90	62	90
Interior Construction	90	68	75	90	
Interior Finishes	83	83	90	83	90
Plumbing	51	51	51	81	
HVAC	61	51	51	90	
Fire Protection	90	90	90	90	
Electrical	51	51	51	51	90
Communications	90	90	90	90	90
Electronic Safety and Security	76	76	76	81	90
Integrated Automation	62	62	62	90	
Equipment				83	90
Furnishings	90	90	90	90	90
Overall Weighted ICOS Score	67.5	63.4	65.4	80.6	90.0

Single wythe masonry is uninsulated.

Single-pane windows with metal frames are very inefficient. Recently replaced on Building A.

Existing water distribution has a mix of galvanized steel and copper piping. The galvanized steel is beginning to corrode on the inside reducing water pressure. Also, much of the galvanized steel is below slab and is not replaceable.

The hydronic heating system is a mini- boiler system that was installed to “temporarily” keep the building HVAC running for 10 years. The system was installed around 2003. The boiler has been replaced once already and is closing in on needing to be replaced again. The rest of the piping should last up to 10 more years with proper treatment.

Unit ventilators are too old to obtain new parts for, so as are difficult to adequately repair.

Conductors and many peripheral devices are past their anticipated lifespan. Buildings fed with multiple services from other buildings

Fluorescent fixtures are obsolete and not updated for energy efficiency. Some automatic controls are present, but do not meet current code.

Electrical panels are well past their expected lifespan of 30 years. One appears to be original to the 1958 structure.

English Crossing Elementary

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	Main Building
	1994
Foundations	90
Slabs on Grade	90
Water and Gas Mitigation	90
Superstructure	90
Exterior Vertical Enclosures	83
Exterior Horizontal Enclosures	83
Interior Construction	90
Interior Finishes	67
Plumbing	71
HVAC	67
Fire Protection	76
Electrical	51
Communications	76
Electronic Safety and Security	62
Integrated Automation	62
Equipment	90
Furnishings	90
Overall Weighted ICOS Score	70.1

Cracking, Peeling, Flaking, Warped/Delaminating Finishes

Windows have been repaired since the last report

Several areas have stress cracks in the drywall from settling. Locations need to be patched and painted.

VCT flooring is at the end of its useful life. Ceramic tile grout is hard to maintain, dirty.

Bathroom fixtures are starting to leak and seals are getting old and will need replacing.

Water source heat pumps (serves as heating and cooling units) are approximately 10 years past their service life. It is difficult to obtain parts to fix, so the entire unit needs to be replaced if it fails

Intake louvers are sized to pull in about 5 CFM per student maximum and not capable of full economizer for any spaces. Adequate ventilation is approximately 15 CFM per student.

Electrical conductors and many peripheral devices are past their anticipated lifespan.

Fluorescent fixtures are obsolete and not updated for energy efficiency. Some automatic controls are present, but do not meet current code.

Intercom system is obsolete. Head-end is past its expected lifespan. Peripheral devices are past their anticipated lifespan

Cougar Creek Elementary

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

	Main Building	Pump House
	2003	2003
Foundations	90	90
Slabs on Grade	90	90
Water and Gas Mitigation	90	90
Superstructure	90	90
Exterior Vertical Enclosures	90	90
Exterior Horizontal Enclosures	76	90
Interior Construction	90	
Interior Finishes	83	90
Plumbing	90	90
HVAC	94	95
Fire Protection	100	95
Electrical	83	83
Communications	90	
Electronic Safety and Security	81	76
Integrated Automation	90	90
Equipment	90	
Furnishings	90	
Overall Weighted ICOS Score	86.0	85.9

There does appear to be some minor areas in need of work. The caulking at the base of some exterior walls is pulling away and is allowing the exterior insulation to get wet.

Premature paint peeling at extended soffits.

HVAC issues. Building needs re-commissioning.

Fluorescent fixtures are obsolete and not updated for energy efficiency. Some automatic controls are present, but do not meet current code.

Intrusion detection system is present. No access control system or lock-down functions.

Ceramic tile and grout is soiled, multiple locations.

Community Forum - Essential Questions

What are the **near-term improvements our school buildings need**? How should we address them?

How can our school buildings **better support students' experiences** of safety, belonging, curiosity and joy? How can they be **better learning environments across the district**?

What do we need to do with our school facilities to **accommodate anticipated growth**?

How can the **Lakewood SD educational campus** be improved with respect to play, daily traffic, and community use?

Community Forum – Building Conditions

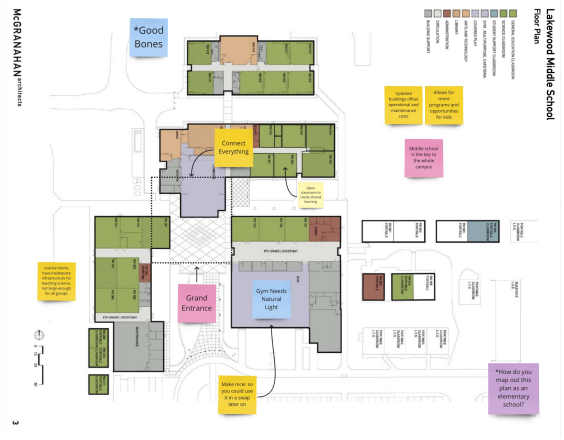
What are the **near-term improvements our school buildings need**? How should we address them?

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Foundations	90	90	90	90	90	90	90	90	90	90	90	90	90
Slabs on Grade	90	90	90	90	90	90	90	90	90	90	90	90	90
Water and Gas Mitigation	90	90	90	90	90	90	90	90	90		90	90	90
Superstructure	90	90	90	90	90	62	90	90	90	90	90	90	90
Exterior Vertical Enclosures	90	76	54	90	90	69	75	68	83		90	90	83
Exterior Horizontal Enclosures	90	90	31	90	90	90	90	90	62	90	76	90	83
Interior Construction	90	90	90	90	90	90	68	75	90		90		90
Interior Finishes	90	62	90	90	90	83	83	90	83	90	83	90	67
Plumbing	90	51	62	90	90	51	51	51	81		90	90	71
HVAC	90	76	90	83	93	61	51	51	90		94	95	67
Fire Protection	90	90	90	90	81	90	90	90	90		100	95	76
Electrical	100	62	62	90	62	51	51	51	51	90	83	83	51
Communications	100	61	61	61	61	90	90	90	90	90	90		76
Electronic Safety and Security	100	62	62	71	61	76	76	76	81	90	81	76	62
Integrated Automation	90	90	90	90	90	62	62	62	90		90	90	62
Equipment	90	90							83	90	90		90
Furnishings	100	90	62	90	95	90	90	90	90	90	90		90
Overall Weighted ICOS Score	91.4	74.1	77.3	87.7	84.9	67.5	63.4	65.4	80.6	90.0	86.0	85.9	70.1

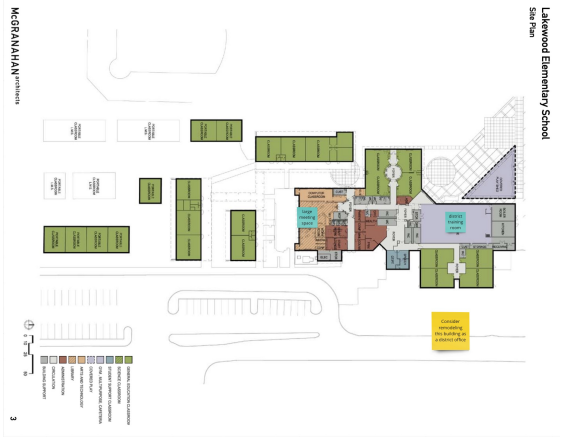
Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

Community Forum – Supporting Learning

How can our school buildings **better support students' experiences** of safety, belonging, curiosity and joy? How can they be **better**







Community Forum – Growth Projections

What do we need to do with our school facilities to **accommodate anticipated growth**?

Figure 3: Building Attendance Enrollment Forecasts (FTE) by Individual Grade

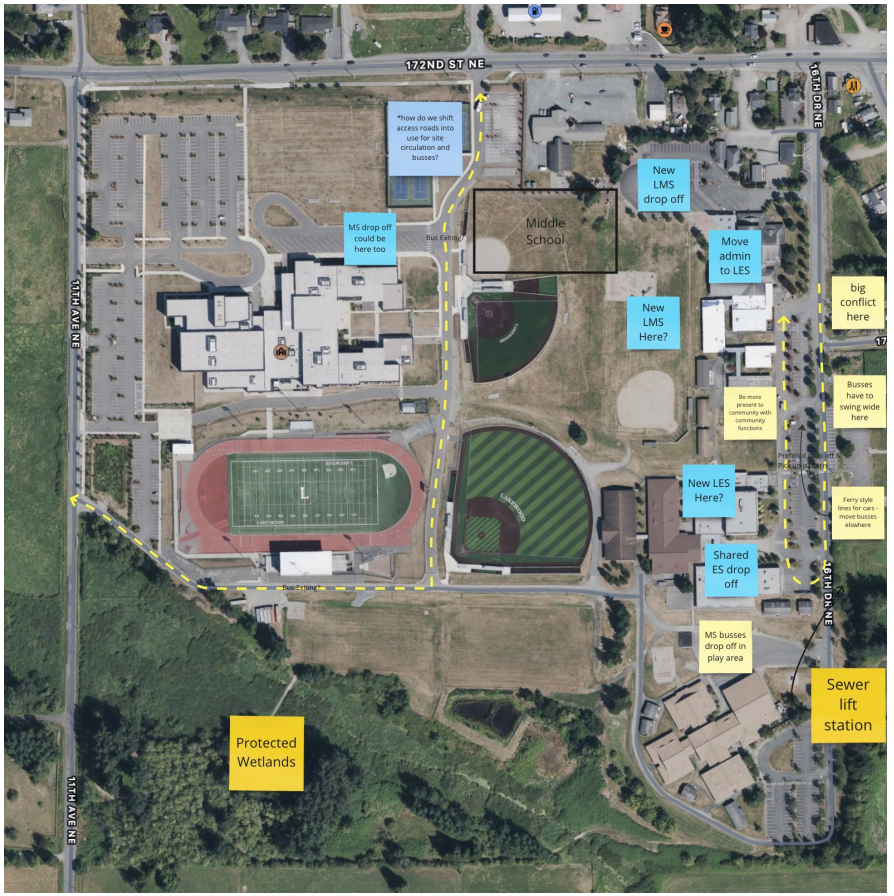
Grade	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	
K	162.00	174.40	177.15	185.72	127.02	186.60	183.17	192.32	184.18	179.10	175.02	183.17	
1	159.00	176.00	177.72	182.27	189.08	154.32	193.71	190.59	200.58	192.53	187.64	183.80	
2	166.45	172.03	190.00	177.00	171.56	205.77	162.42	204.34	201.50	212.55	204.48	199.74	
3	226.05	174.00	166.00	194.00	183.09	187.89	215.85	170.77	215.34	212.83	225.00	216.95	
4	174.00	230.30	174.36	179.00	189.00	195.38	195.70	225.35	178.69	225.84	223.72	237.06	
5	182.00	177.00	222.27	173.00	181.00	204.56	198.04	198.84	229.50	182.41	231.08	229.45	
6	181.00	190.60	186.00	232.92	175.91	195.00	214.39	207.87	209.02	241.62	192.34	244.03	
7	202.00	174.00	205.55	203.19	230.90	173.00	199.17	219.32	212.98	214.50	248.34	197.99	
8	187.00	206.00	185.00	213.00	214.72	216.08	175.10	203.94	224.92	218.77	220.67	255.88	
9	198.40	175.20	216.52	191.54	229.00	216.28	220.69	180.80	212.88	234.95	228.70	230.86	
10	168.80	205.20	170.52	219.09	182.00	220.04	215.22	215.39	180.20	212.34	234.55	228.49	
11	165.00	152.60	179.82	154.76	190.73	176.22	199.21	195.02	195.35	163.58	192.92	213.29	
12	144.60	152.80	126.27	141.69	134.84	186.16	154.68	175.02	171.49	171.94	144.11	170.11	
K-5	*1,069.50*	*1,103.73*	*1,107.50*	*1,090.99*	*1,040.75*	*1,134.52*	*1,148.89*	*1,182.20*	*1,209.78*	*1,205.25*	*1,246.95*	*1,250.16*	+ 101
6-8	*570.00*	*570.60*	*576.55*	*649.11*	*621.53*	*584.08*	*588.66*	*631.13*	*646.93*	*674.89*	*661.34*	*697.90*	+ 109
9-12	*676.80*	*685.80*	*693.13*	*707.08*	*736.57*	*798.70*	*789.80*	*766.23*	*759.91*	*782.81*	*800.28*	*842.75*	+ 54
K-12	*2,316.30*	*2,360.13*	*2,377.18*	*2,447.18*	*2,398.85*	*2,517.30*	*2,527.35*	*2,579.56*	*2,616.63*	*2,662.94*	*2,708.57*	*2,790.81*	

Total Attendance (Building Attendance)

Lakewood School District October 2016–17 to 2021–22 enrollment (FTE) and FLO 2022–23 to 2027–28 enrollment forecasts.

Community Forum – “Campus” Improvements

How can the **Lakewood SD educational campus** be improved with respect to play, daily traffic, and community use?



Upcoming Meetings

April 18, 6pm at LMS Cougar Hall

Community Meeting to Share Our Findings

April 25, 6pm at Cougar Creek Elementary

Prioritizing Short-Term Needs (3-4 year timeframe)

May 9, 6pm at Lakewood Middle School

Prioritizing Long-Term Needs (4-12 year timeframe)

May 16, 6pm at Lakewood Elementary School

Community Meeting to Share Our Findings



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McGRANAHAN architects





Student/Teacher Experience

Safety

Sense of Belonging

Equity

Curiosity

Joy







English Crossing Elementary School

Principal Michele Ricci



Discussion
Observations
Questions

What did you learn?



What We Need, What We Offer

Assume positive intent when people offer ideas or questions

Seek to understand – be curious

Stay engaged in conversation – active participation (giving space for everyone)

Regular reminders of timelines and due dates

Feedback Forms

New Information or Perspectives

Storage needs

Not all doors have automatic hold-opens for accessibility

Flat buildings, low ceilings

How to support staff, encourage, retain and inspire them through design

Teaching despite limitations

Short-term vs. long-term headaches (pressure relief vs. bang for the buck)

The Lakewood community is losing its identity as a place. Schools could be a way to define identity.

Feedback Forms

Questions People Have

How to create flow, collaboration

Impact vs. budget

Priorities

Campus-wide improvements

Has there been discussion of making one elementary PreK-2 and the other 3-5?

Can we remodel/combine LES & LMS into one K-8 school? Build a new LES?

How do we forecast the extra dollars for taxpayers?

Feedback Forms

Suggestions for Future Meetings

Liked the slides and discussions

Starting with tours is helpful for dialog and discussion

Discussion
Observations
Questions



Lakewood School District's Citizen's Facilities Advisory Committee Priority Survey

Respondent	1	2	3	4	5	6	7	8	9	Average Response	Rank
Growth/Future Enrollment Capacity	1	2	2	6	1	5	5	1	1	2.67	1
Educational Mission	3	4	4	1	6	1	1	7	4	3.44	2
Facility Condition Improvements to Existing Schools	2	1	5	4	3	7	3	2	6	3.67	3
Equity	7	6	1	2	10	2	2	8	9	5.22	4
Greater Variety of Learning Settings Beyond the Classroom	4	5	9	5	5	4	4	9	5	5.56	5
Support Service Facilities	6	8	7	9	2	3	9	4	3	5.67	6
Longevity & Maintenance	5	3	6	10	4	6	8	3	7	5.78	7
Community Use of District Facilities	9	7	3	7	7	9	7	10	2	6.78	8
Student/Family Support Services	8	10	8	3	9	8	6	6	10	7.56	9
Energy Efficiency & Environmental Responsibility	10	9	10	8	8	10	10	5	8	8.67	10

Essential Questions

What are the **near-term improvements our school buildings need**? How should we address them?

How can our school buildings **better support students' experiences** of safety, belonging, curiosity and joy? How can they be **better learning environments across the district**?

What do we need to do with our school facilities to **accommodate anticipated growth**?

How can the **Lakewood SD educational campus** be improved with respect to play, daily traffic, and community use?

Essential Questions

What are the **near-term improvements our school buildings need**? How should we address them?

How can our school buildings **better support students' experiences** of safety, belonging, curiosity and joy? How can they be **better learning environments across the district**?

What do we need to do with our school facilities to **accommodate anticipated growth**?

How can the **Lakewood SD educational campus** be improved with respect to play, daily traffic, and community use?

Exercise 1: Student/Teacher Experience

Safety

Sense of Belonging

Equity

Curiosity

Joy







Lakewood Elementary School (PreK through 5th Grades)

Bilingual Education Program

Title I Remedial Services Program

P – 5th Grade Counseling Services

Speech and Language Disorder Therapy Program

Early Childhood Education and Assistance Program (ECEAP)

Developmentally Delayed Preschool Program - Ages 3 to 5

K-5th Grade Special Education Resource Room Program

K – 5th Grade Special Education Life Skills Program

Learning Assistance Program - Remedial Services

Occupational Therapy Program

Lakewood Elementary School

Safety

Sense of Belonging

Equity

Curiosity

Joy



English Crossing Elementary School (K through 5th Grades)

Bilingual Education Program

K through 5th Grade Special Education Resource Room Program

K – 5th Grade Counseling Services

Speech and Language Disorder Therapy Program

Developmentally Delayed Preschool Program - Ages 3 to 5

Learning Assistance Program - Tutorial Services

Occupational Therapy Program

Special Education EBD Program

English Crossing Elementary School

Safety

Sense of Belonging

Equity

Curiosity

Joy



Lakewood Middle School (6th through 8th Grades)

Bilingual Education Program

Speech and Language Disorder Therapy Program

6th-8th Grade Special Education Resource and Inclusion Program

6th-8th Grade Comprehensive Skills Program (CSP)

Learning Assistance Program - Tutorial Services

Occupational Therapy Program

6th – 8th EBD Program

6th – 8th Grade Counseling Services

Lakewood Middle School

Safety

Sense of Belonging

Equity

Curiosity

Joy

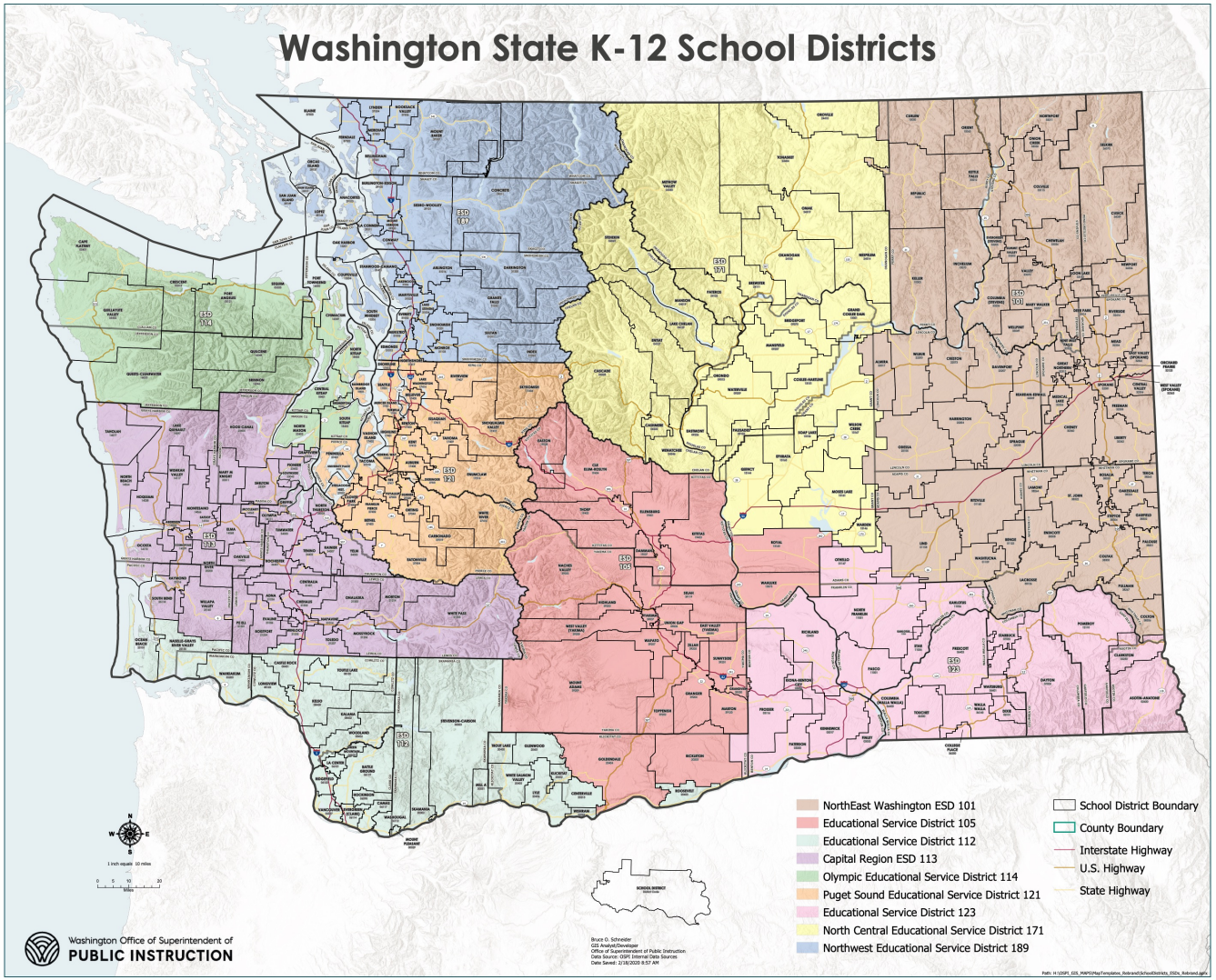


Discussion
Observations
Questions

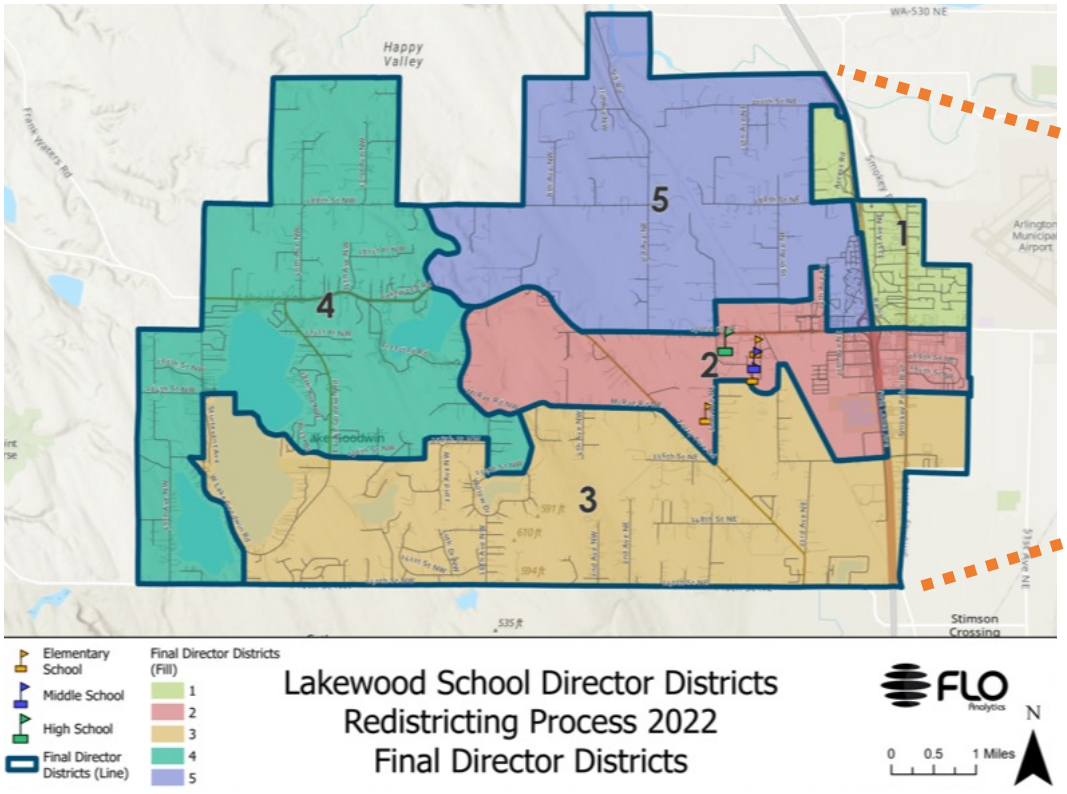


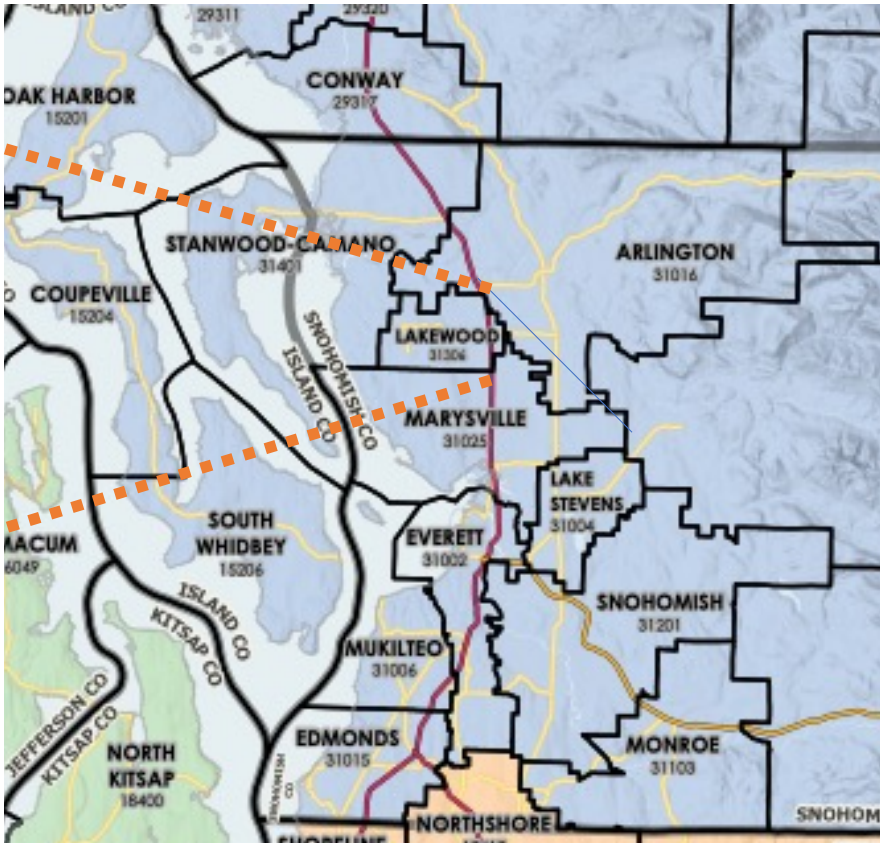
Exercise 2: Lakewood Educational Campus

District Maps

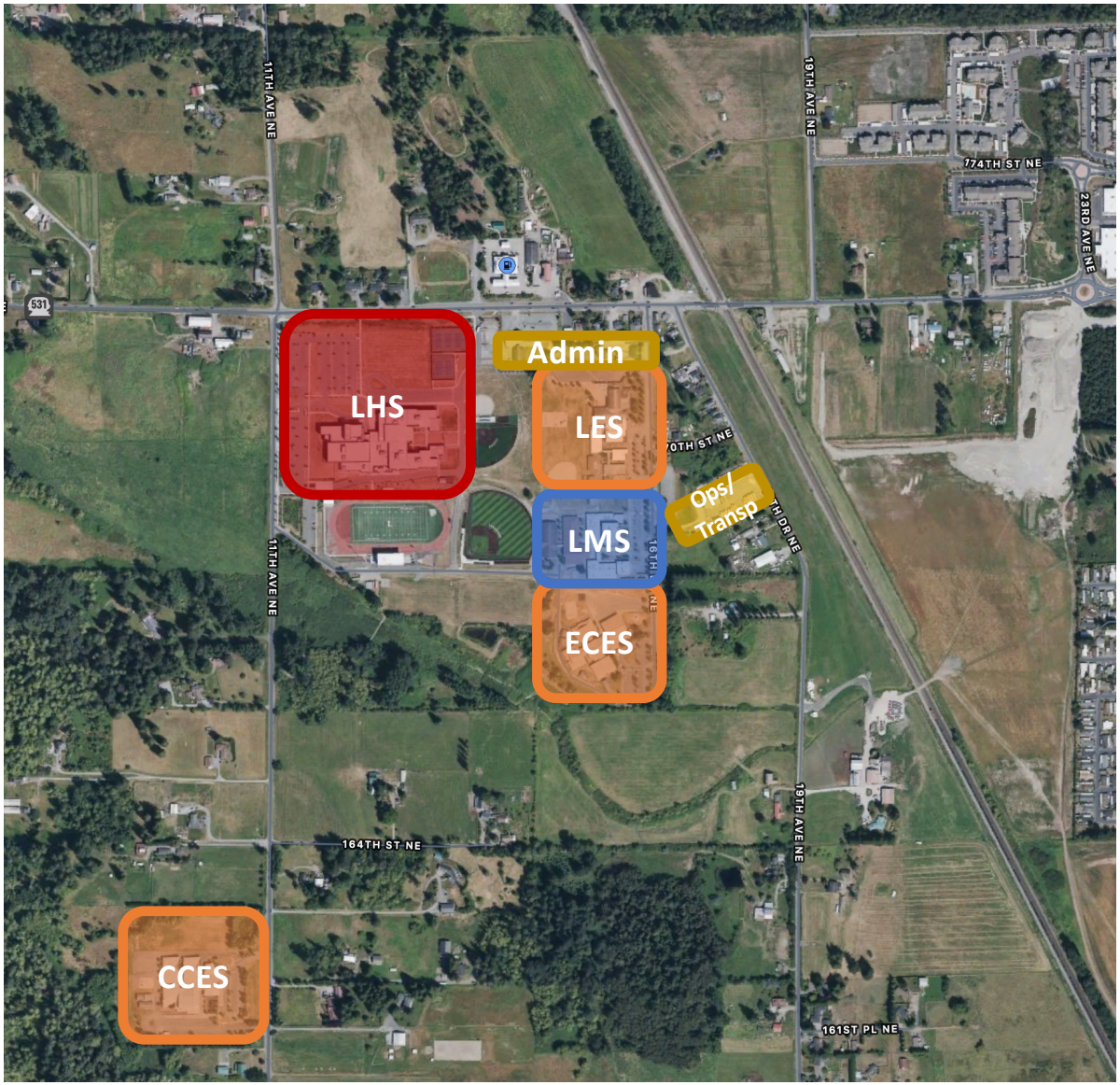


District Maps





District Schools



District Campus

Play

Traffic

Community Use



Discussion
Observations
Questions



Upcoming Meetings

April 11, 6pm at Lakewood Elementary
(including a tour of Admin facilities)

Topics: Safety, Accessibility & Preservation

April 18, 6pm at LMS Cougar Hall

Community Meeting to Share Our Findings

April 25, 6pm at Cougar Creek Elementary

Prioritizing Short-Term Needs (3-4 year timeframe)



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McGRANAHAN architects





Age and Condition of Schools

Lakewood Elementary

Built 1958, renovation/addition 1997

English Crossing Elementary

Built 1994

Cougar Creek Elementary

Built 2003

Lakewood Middle School

Built 1971, ren/addition 1994, 2002 & 2022

Lakewood High School

Built 2017



Age and Condition of Schools

Communications

Electrical

Electronic Safety and Security

Equipment

Exterior Horizontal Enclosures

Exterior Vertical Enclosures

Fire Protection

Foundations

Furnishings

HVAC

Integrated Automation

Interior Construction

Interior Finishes

Plumbing

Slabs on Grade

Superstructure

Water and Gas Mitigation

	LHS	LMS				LES					CCES		ECES	
	Main Building	Bldg 100 Bldg D, Main Office & Gym	Bldg 300, Bldg B	Bldg 400, Bldg C	Bldg 500, Bldg A	Building A	Building C	Building D	Main Building	Covered Play	Main Building	Pump House	Main Building	Sort By System
Communications	100	90	90	62	100	90	90	90	90	90	90		90	89
Electrical	100	90	90	90	90	90	90	90	90	90	90	100	90	91
Electronic Safety and Security	100	62	62	100	90	62	62	62	62	90	100	90	62	78
Equipment	100	90	90		90	90	90	90	62	90	90		90	88
Exterior Horizontal Enclosures	100	90	90	90	100	90	90	90	62	90	100	90	90	89
Exterior Vertical Enclosures	100	90	62	90	90	62	62	62	90		90	90	62	80
Fire Protection	100	90	90	90	62	90	90	90	90		100	100	90	89
Foundations	100	90	90	100	90	90	90	90	90	90	90	90	90	91
Furnishings	100	90	90	90	90	90	90	90	90	90	90		90	90
HVAC	100	90	90	90	90	90	90	90	90		62	90	62	86
Integrated Automation	100	90	90	90	90	90	90	90	90		90	90	62	88
Interior Construction	100	90	90	100	90	90	90	90	90		90		90	91
Interior Finishes	100	90	90	90	90	90	90	90	90	90	62	90	62	86
Plumbing	100	90	90	100	90	90	90	90	90		90	90	62	89
Slabs on Grade	100	90	90	100	100	90	90	90	90	90	90	90	90	91
Superstructure	100	90	90	100	100	90	90	90	90	90	90	90	90	91
Water and Gas Mitigation	100	90	90	100	100	90	90	90	90		90	90	90	91
Overall Total	**100.0**	**88.4**	**86.7**	**92.6**	**91.3**	**86.7**	**86.7**	**86.7**	**85.1**	**90.0**	**88.5**	**91.5**	**80.1**	**88.2**

Excellent (95-100)	100
Good (85-94)	90
Fair (62-84)	62
Poor (30-61)	30
Unsatisfactory (0-29)	15

Support Facilities

Administration Building

Business and Operations

Storage

Bus Garage/Maintenance Shop

Stadium

Table 3
Support Facility Inventory

Facility	Building Area (Square Feet)
Administration	1,384
Business and Operations	1,152
Storage	2,456
Bus Garage/Maintenance Shop	7,416
Stadium	14,304

Discussion
Observations
Questions



Utilization of Current Schools



Cougar Creek Elementary School (K through 5th Grades)

Bilingual Education Program

Title I Remedial Services Program

Speech and Language Disorder Therapy Program

Learning Assistance Program – Remedial Services (Learning Lab)

Occupational Therapy Program

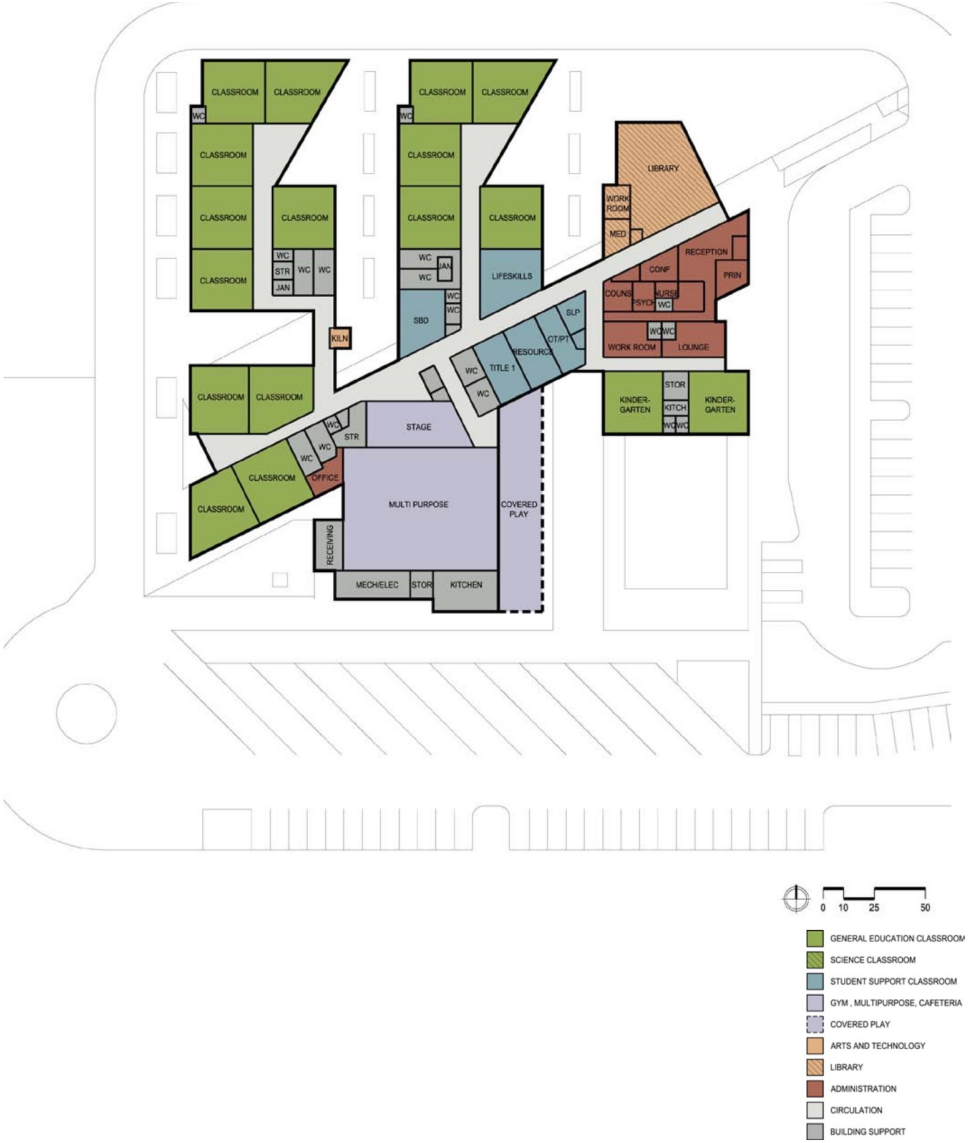
K – 5th Grade Special Education Resource Room Program

K – 5th Grade Comprehensive Skills Program (CSP)

K – 5th Grade Counseling Services

3 – 5th Highly Capable/Enrichment Program (serves grades 3-5 district-wide)

Cougar Creek Elementary School



Lakewood High School (9th through 12th Grades)

Bilingual Education Program

9th-12th Grade Special Education Resource Room and Transition Program

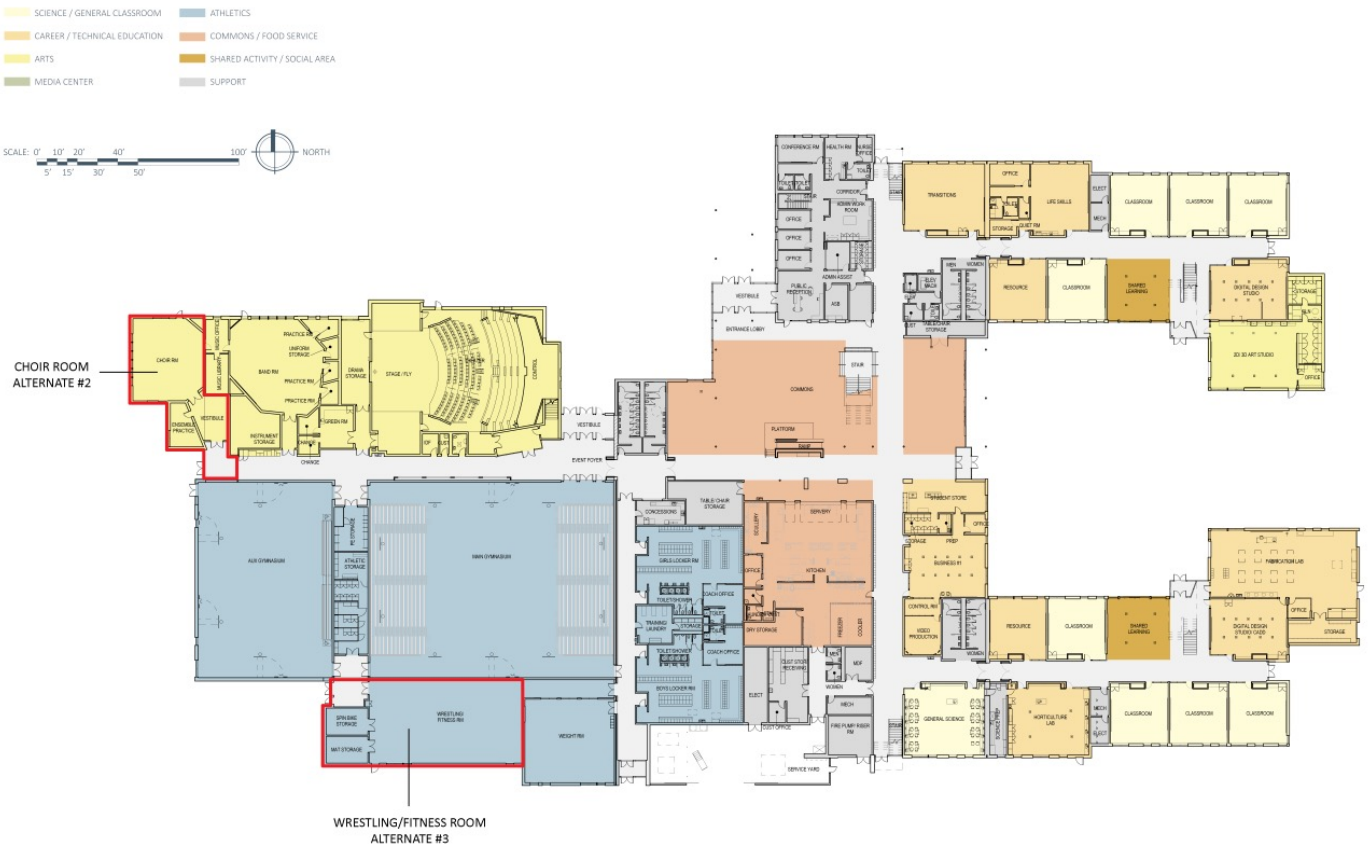
6th-12th Grade Comprehensive Skills Program (CSP)

Occupational Therapy Program

Speech and Language Disorder Program

9th – 12th Grade Counseling Program

Lakewood High School



Lakewood High School



Level of Service, 2020-21 School Year

Elementary

Minimum Level of Service: 26 students per classroom

Reported Level of Service: 18.17 students per classroom

Middle School

Minimum Level of Service: 28 students per classroom

Reported Level of Service: 23.11 students per classroom

High School

Minimum Level of Service: 30 students per classroom

Reported Level of Service: 22.88 students per classroom

Discussion
Observations
Questions



Permanent Capacity of Current Schools

Lakewood Elementary

323 students, 16 Teaching Stations (20.15)

English Crossing Elementary

403 students, 20 Teaching Stations (20.18)

Cougar Creek Elementary

444 students, 22 Teaching Stations (20.18)

Lakewood Middle School

670 students, 27 Teaching Stations (24.8)

Lakewood High School

850 students, 34 Teaching Stations (25.0)

Elementary School	Permanent Capacity	Year Built or Remodeled
English Crossing	403	1994
Cougar Creek	444	2003
Lakewood	323	1958, 1997
TOTAL	**1,170**	

Middle School	Permanent Capacity	Year Built or Remodeled
Lakewood Middle	670	1971, 1994, 2002, 2022

High School	Permanent Capacity	Year Built or Remodeled
Lakewood High	850	2017

Enrollment Capacity in Portables

Lakewood Elementary

6 portables, 120 student interim capacity (20)

English Crossing Elementary

2 portables, 40 student interim capacity (20)

Cougar Creek Elementary

4 portables, 80 student interim capacity (20)

Lakewood Middle School

3 portables, 78 student interim capacity (26)

Lakewood High School

0 portables, 0 student interim capacity

District Total

15 portables, 318 student interim capacity

Elementary School	Relocatable Classrooms	Interim Capacity
English Crossing	2	40
Cougar Creek	4	80
Lakewood	6	120
SUBTOTAL	**12**	**240**

Middle School	Relocatable Classrooms	Interim Capacity
Lakewood Middle	3	78
SUBTOTAL	**3**	**78**

High School	Relocatable Classrooms	Interim Capacity
Lakewood High	0	0
SUBTOTAL	**0**	**0**

TOTAL	**15**	**318**

Current Enrollment & Permanent/Portable Capacity

Lakewood Elementary – 426 Students, 2021-22 (PreK-5)

Total capacity: 323 + 120 = 443 (27% in portables)

English Crossing Elementary – 331 Students, 2021-22 (K-5)

Total capacity: 403 + 40 = 443 (9% in portables)

Cougar Creek Elementary – 378 Students, 2021-22 (K-5)

Total capacity: 444 + 80 = 524 (15% in portables) (20.5% of ES in portables)

Lakewood Middle School – 584 Students, 2021-22 (6-8)

Total capacity: 670 + 78 = 748 (10% of MS in portables)

Lakewood High School – 799 Students, 2021-22 (9-12)

Total capacity: 850 (0% of HS in portables)

District Total – 2,517 Students

Total capacity: 3,008 students (10.6% in portables)

Impact of Portables on the Whole School

Safety/Security

- Multiple points of entry to monitor & secure
- Students outside between classroom and the rest of school

Additional Use of Common Facilities – more students using same spaces

- Food Service/PE: cafeteria & kitchen, more lunch periods, less physical education
- Library
- Music
- Counseling & Specialists

Connectedness

- Teacher collaboration, grade level relationships beyond classroom
- Student services brought to students

How Do We Know If We Have Extra Space?

Elementary – total 2021-22 enrollment: 1,135 Students (PreK-5)

Total permanent capacity: 1,170 students (+35 student capacity)

Total portable capacity: 240 students (appear to have 24% extra)

Lakewood Middle School – total 2021-22 enrollment: 584 Students (6-8)

Total capacity: 670 students (+86 student capacity)

Total portable capacity: 78 students (appear to have 28% extra)

Lakewood High School – total 2021-22 enrollment: 799 Students (9-12)

Total capacity: 850 students (appear to have 6% extra)

District Total – total 2021-22 enrollment: 2,517 Students

Total capacity: 3,008 students (appear to have 19% extra)

Growth Projections

District-wide, 2021 - 2027

2021-22: 2,517 students

2027-28: 2,791 students

274 additional students (10.9%)

Summary

Figure 3 provides annual district-wide building attendance forecasts (FTE) per individual grade and per grade group, while Figure 4 provides annual forecasts (also FTE) of students attending each of the elementary, middle, and high school buildings/programs.

- Between the 2021–22 and 2027–28 school years, district-wide building enrollment (FTE) is forecasted to increase from 2,517.30 to 2,790.81, or by 10.9 percent
- Disaggregated to grade groups, the annual district-wide building attendance forecasts represent the following enrollment changes:
  - K–5 enrollment from 1,134.52 to 1,250.17 (10.2 percent increase)
  - 6–8 enrollment from 584.08 to 697.90 (19.5 percent increase)
  - 9–12 enrollment from 798.70 to 842.75 (5.5 percent increase)

FLO Analytics

Growth Projections

Elementary

2021-22: 1,135 students

2027-28: 1,250 students, +115

Middle School

2021-22: 584 students

2027-28: 698 students, + 114

High School

2021-22: 799 students

2027-28: 843 students, + 44

Summary

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FLO Analytics

Growth Projections – Capacity With/Without Portables

Elementary

2027-28: 1,250 students

Permanent Capacity: 1,170 (-80)

With Portables, +240: 1,410 students (+160)

Middle School

2027-28: 698 students

Permanent Capacity: 670 (-28)

With Portables, +78: 748 students (+50)

High School

2027-28: 843 students

Permanent Capacity: 850 students (+7)

Assume Full Utilization Now - Capacity for Growth

Elementary

2027-28: +155 additional students = 8 additional classrooms (12 current portables)

8 classrooms in aging buildings, built more than 50 years ago (Lakewood ES)

Replace aging, portables + growth = 28 classrooms

Middle School

2027-28: +114 additional students = 5 additional classrooms (3 current portables)

9 classrooms in aging buildings, built more than 50 years ago (Lakewood MS)

Replace aging, portables + growth = 17 classrooms

High School

2027-28: +44 additional students = utilize remaining capacity

Discussion in Groups



Observations/Questions



Next Meeting

Topics: Atmosphere and Fitness for Use

March 21, 6pm at English Crossing Elementary



Kick-off Meeting

Team Agreement

What We Each Need

What We Each Offer



Our Plan for the Process

Meeting 1: **Educational Programs & Standards**	February 21	Lakewood High School
Meeting 2: **Age/Condition, Utilization, Capacity & Growth**	March 7	Lakewood Middle School
Meeting 3: **Atmosphere and Fitness for Use**	March 21	Lakewood ES (Tour Admin)
Meeting 4: **Safety, Accessibility & Preservation**	April 11	English Crossing Elementary
Community Meeting: Share Our Findings	April 18	LMS Cougar Hall
Meeting 5: **Prioritizing Short-Term Needs** (3-4 year timeframe)	April 25	Cougar Creek Elementary
Meeting 6: **Prioritizing Long-Term Needs** (4-12 year timeframe)	May 9	Lakewood Middle School
Community Meeting: Share Our Findings	May 16	Lakewood HS Commons
Meeting 7: **RECOMMENDATIONS Short-Term Needs**	May 23	Lakewood Elementary
Meeting 8: **RECOMMENDATIONS Long-Term Needs**	June 13	Lakewood High School
School Board Study Session: Findings & Recommendations	August 23	Lakewood HS Library
Meeting 9: **FINAL RECOMMENDATIONS Short/Long-Term Needs**	Sept 12	Lakewood High School
School Board Meeting: Present Final Recommendations	October 4	Lakewood HS Library

CFAC Priority Ranking Survey

Growth/Future Enrollment Capacity

(new buildings, additions to existing schools and property purchase)

Educational Mission

(academics, athletics/fitness, visual/performing arts, tech/engineering, special needs, etc.)

Facility Condition Improvements to Existing Schools

(repairs/renovations)

Greater Variety of Learning Settings Beyond the Classroom

(studios, labs, shops, stage, shared settings for collaborative learning)

Equity

(learning support for special needs, display/expression of student identity,
support for different learning styles, sense of belonging)

CFAC Priority Ranking Survey

Longevity & Maintenance

(long-lasting materials like brick and metal exterior finishes, easy to clean materials like rubber and concrete flooring, native planting to reduce maintenance)

Student/Family Support Services

(space for counseling services, food/clothing distribution, language support, etc.)

Energy Efficiency & Environmental Responsibility

(daylighting interior spaces, heat recovery systems, ground source energy system, photovoltaic electricity generation)

Community Use of District Facilities

(athletics, performances, continuing education, community groups, fields, etc.)

Support Service Facilities

(maintenance, transportation, food service & district office)

Discussion/Observations/Questions

2011 Study and Survey

Higher Priorities:

High School modernization and improvements;
(extensive remodel of existing main building)

Student expansion at Lakewood High School;
(new classroom/lab building addition, replacement of shop/lab buildings)

Athletic facilities improvements (new track/field, upgrade fields, tennis courts)

Increased seating for visitors at the outdoor stadium (refurbish/expand stadium building)

Middle School modernization and improvements; (buildings b & d)

Replacement of 11 relocatable classrooms;

Student expansion at Lakewood Middle School; (add'l area as needed)

2011 Study and Survey

Lower Priorities:

Lakewood Elementary School modernization/replacement; (modernize/replace buildings a, b & d)

Replace Administration Building;

Bus Garage improvements;

Replace Business Office Building

Main shop replaced and space given to Lakewood MS

Acquisition of a new transportation site or expansion

Acquisition of a new high school or middle school site

2012-2014: Phase 1 - 2-year Capital Levy

Heating & Ventilation Systems Controls
Upgrade heating and ventilation systems controls district-wide

English Crossing
Re-roof entire building

Lakewood Middle School
Re-roof Building A
Limited modernization within select buildings

Stadium (replace/repair surfaces to prevent further water damage)
Re-roof upper structure
Waterproofing on concrete seating deck

Portables at Lakewood Elementary & Middle School
Purchase/install new portables, remove old portables Remove additional older portables as funds allow

Technology
Continue the District's Technology Plan

Lakewood High School
Partial planning, design, and permitting for major modernization & additions

2014: Phase 2 – Capital Bond

High School Major Modernization and Addition
Renovate the main building of the high school
Replace the shop and science buildings, and add new permanent area
Site improvements including athletic fields, track and tennis courts, parking and traffic improvements

What Was Eventually Done
Replacement of the Entire High School
Site improvements including athletic fields, track and tennis courts, parking and traffic improvements

Break - 5 minutes



LAKEWOOD COMPACT: A SMALL DISTRICT GOING BIG PLACES

Strategic Priorities in the Lakewood School District

The Lakewood School District is a rapidly changing and growing community which has placed students at its center. Our changing demographics present our schools with opportunities to embrace welcoming, inclusive and culturally responsive practices that foster a sense of belonging for each student and their family. Our greatest challenges are our greatest opportunities. We have the responsibility to design our instructional resources, services, policies and facilities in service to relationships dedicated to the growth of each child. To these ends and in the following areas staff, administrators, students and community leaders will work together to fulfill the following commitments:



Service, Leadership and a Community of Caring



Equitable Access to Powerful Learning



Collaborative Community and Programmatic Partnerships

Service, Leadership and a Community of Caring

- Cultivate a sense of ownership and belonging among students by developing their leadership skills in academic and non-academic endeavors.
- Build partnerships and practices with students and families, from registration to graduation, that place community at the center of the school and the school at the center of the community.
- Expand student agency in the world outside of Lakewood through a variety of classroom, family and community based activities or forums.
- Provide daily access to health services for each staff member and student in our district.
- Support all staff as stewards of healthy, caring, creative relationships centered on the social-emotional growth of students.
- Provide supports to each staff member that reinforce self-care and personal health.
- Invest in the development of staff leadership at all levels of our district.

Equitable Access to Powerful Learning

- Review and redesign school district policies, communications and practices that eliminate physical, financial, racial and cultural barriers to learning.
- Expand academic and vocational experiences that encourage each student to pursue their passions in the Lakewood school community.
- Ensure equitable access to high-level, challenging course offerings that provide multiple pathways to college and careers.
- Continue to place literacy at the center of student and professional learning across disciplines.
- Ensure that each student and family experience the benefit of instructional resources, technology systems, and services.
- Build culturally responsive academic support systems that remove barriers to high achievement.
- Enhance support systems for students with disabilities that leverage parent voice, support smooth transitions and provide the most intensive instruction while maximizing inclusion in general education.

Collaborative Community and Programmatic Partnerships

- Extend community resources and services to each student in need of mental health and social-emotional supports.
- Pursue academic and vocational partnerships outside of Lakewood schools that prepare students for learning and life after high school.
- Enhance transportation services in ways that increase student participation in a full range of academic and in non-academic activities.
- Enhance food service programs in ways that expand student choice, cultural experiences and food security to families in our community.
- Develop and expand professional learning communities between and across grade levels.
- Facilitate community collaboration that prioritizes safe, healthy and dynamic learning relationships in school district operations and facility use.
- Foster public partnerships at the local, county and state levels that support safe, welcoming neighborhoods, facilities and services in our district.

Board Charter

Review the previous CFAC recommendation in the previous Study and Survey (2011)

Review and revise current space and service standards as needed

Review facilities improvements completed since the previous Study and Survey

Review the physical conditions of the district facilities

Evaluate district operational systems through the lens of their efficiency and longevity

Review district demographic and student growth projections to anticipate future needs

Review the programmatic needs of the district based on current and anticipated educational trends or requirements, including instructional and educational models likely to be in place in the district

Consider any other trends, conditions or potential needs relating to facilities and operations that arise during the Study and Survey process

Update the Board of Directors on a regular basis as determined by the Board

Solicit community input through a variety of methods which may potentially include surveys and/or community forums

Present the new Study and Survey: Long-term Capital Facilities Plan to the School Board that addresses identified needs

Educational Programs & Standards

Quantitative: Variety of Educational Programs and Impact on Enrollment Capacity

Qualitative: Educational Experiences and Holistic Human Development (exemplary programs)

Educational Programs & Standards

Class sizes: elementary, middle, high school

Breadth of educational experiences: music, art, technology/engineering, performances, online, outside of school day, clubs, organizations

Outdoor Learning

Special Needs Programs

Support Programs, Advanced Learning, Alternative Learning (online), summer school, etc. -

Warm, Safe, Dry & Distractions (fresh air, temperature, daylight/artificial light, roof leaks, noise)

Educational Program Standards for Elementary Schools

Class size for grades **K – 3rd will not exceed 19 students**.

Class size for grades **4th and 5th will not exceed 24 students**.

All students will be provided **library/media services** in a school library.

Special Education for students may be provided in **self-contained or specialized classrooms**.

All students will be provided **music** instruction in a separate classroom.

All students will have scheduled time in a computer lab. Each classroom will have **access to computers and related educational technology**.

Optimum design capacity for new elementary schools is 475 students. However, actual capacity of individual schools may vary depending on the educational programs offered.

All students will be provided **physical education instruction** in a gym/multipurpose room.

Educational Program Standards for Middle and High Schools

Class size for **middle school grades will not exceed 27 students**.

Class size for **high school grades will not exceed 29 students**.

As a result of scheduling conflicts for student programs, the need for specialized rooms for certain programs, and the need for teachers to have a work space during planning periods, it is not possible to achieve 100% utilization of all regular teaching stations throughout the day. In updating this Capital Facility Plan, a building review of classroom use was conducted in order to reflect the actual classroom utilization in the high school and middle school. Therefore, classroom capacity should be adjusted using a utilization factor of 95% at the middle school and 85% at the high school to reflect the use of classrooms for teacher planning. Special Education for students will be provided in self-contained or specialized classrooms.

Educational Program Standards for Middle and High Schools

All students will have access to computer labs. Each classroom is equipped with **access to computers and related educational-technology**.

Identified students will also be provided other **nontraditional educational opportunities** in classrooms designated as follows:

Counseling Offices

Resource Rooms (i.e. computer labs, study rooms)

Special Education Classrooms

Program Specific Classrooms (i.e. music, drama, art, physical education, industrial arts and agricultural sciences).

Educational Program Standards for Middle and High Schools

Optimum design capacity for new middle schools is 600 students. However, actual capacity of individual schools may vary depending on the educational programs offered.

Optimum design capacity for new high schools is 800 students. However, actual capacity of individual schools may vary depending on the educational programs offered.

Discussion/Observations/Questions

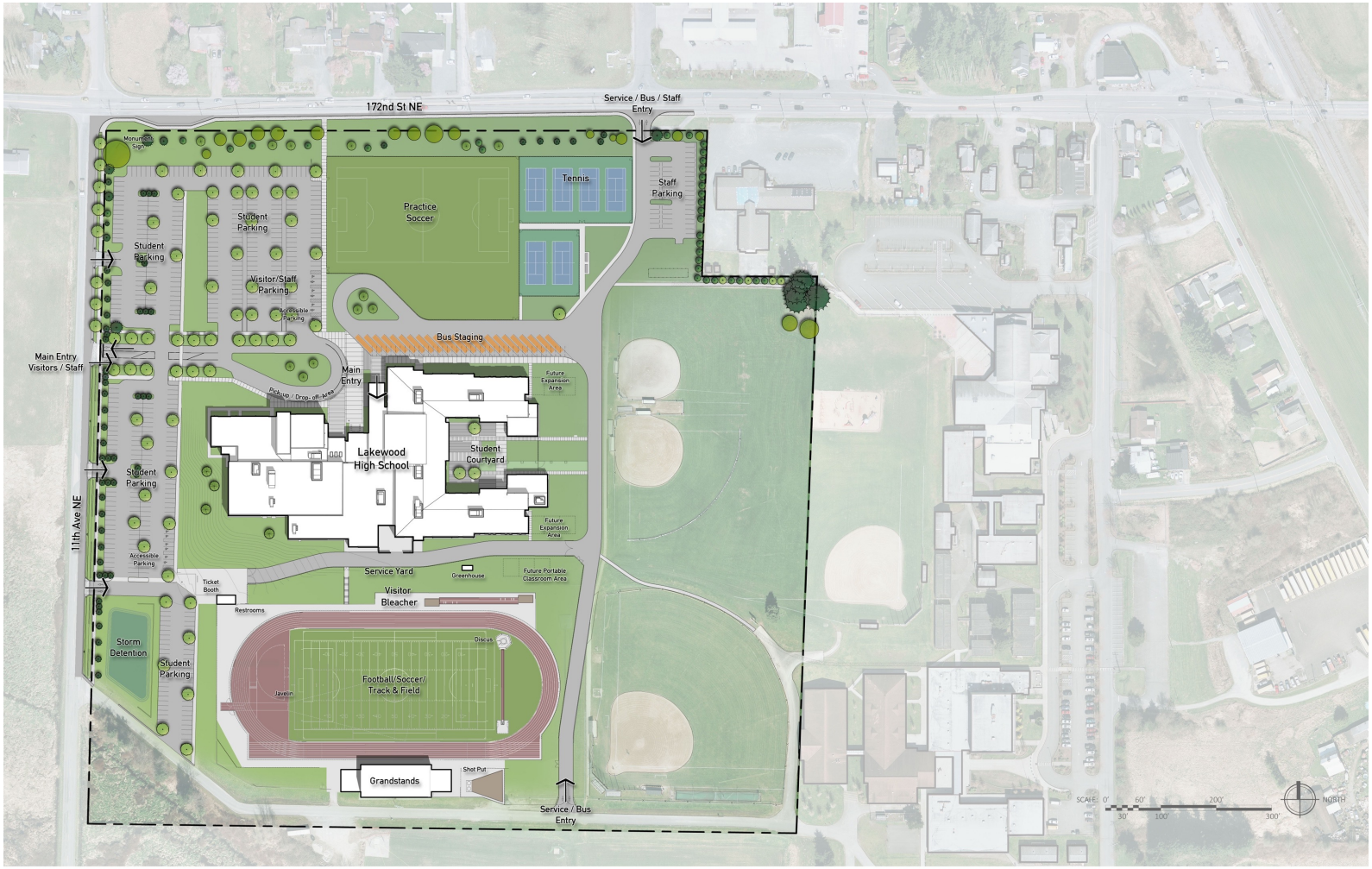
Do you know of students who have had an impactful experience from these programs?

How do we accommodate the benefit of parents in their child's education?

What are your impressions of outdoor learning?

What have we not acknowledged?

Lakewood High School



DESIGN DEVELOPMENT SITE PLAN

NEW LAKEWOOD HIGH SCHOOL
LAKEWOOD SCHOOL DISTRICT #306
01 JULY 2015

McGRANAHAN architects

Discussion



Next Meeting

Facility Conditions

Enrollment Capacities

Use of Portables

Support Facilities

Land Inventory

Enrollment Projections