



WELD COUNTY SCHOOL DISTRICT RE-9

# Design Advisory Group Meeting #1

August 28, 2024



Adolphson  
& Peterson  
Construction

TREANOR

- **INTRODUCTIONS and ICE BREAKER** (20 MIN)
- **WORK TO DATE** (20 MIN)
- **NEXT EFFORTS - DESIGN PROCESS** (10 MIN)
- **DAG ROLE and EXPECTATIONS** (10 MIN)
- **CORE VALUES and CONCERNS** (20 MIN)
- **SITE ANALYSIS / GAMING** (15 MIN)
- **SCHEDULE and NEXT STEPS** (5 MIN)





Weld RE-9 School District

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OWNER



OWNERS REP



DESIGN / BUILD TEAM



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INTRODUCTIONS



**MASTER PLAN**

**PROPERTY AGREEMENT**

**BUILDING COMPONENT PROGRAM**

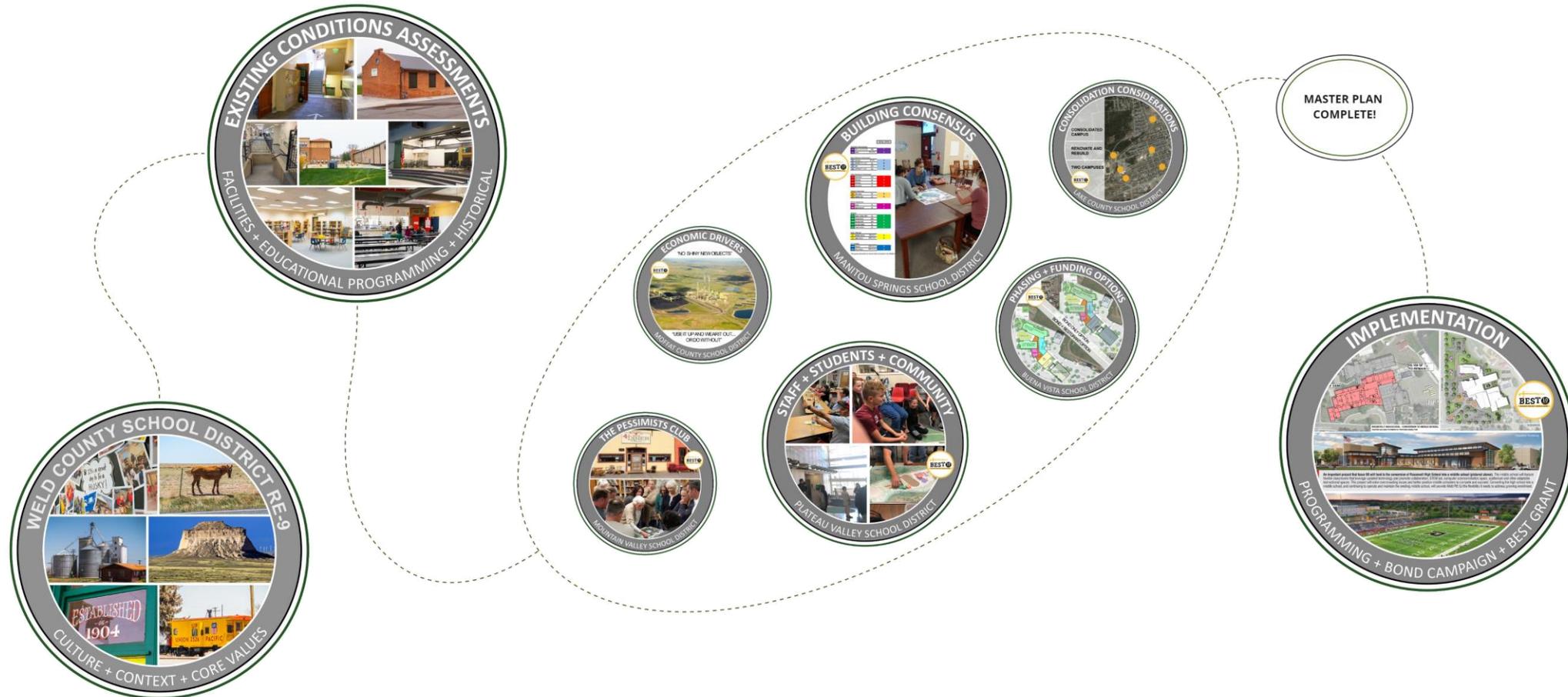


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**WORK TO DATE**



A **dynamic** long-term planning document that provides a **conceptual** framework to **guide** future improvements, growth and development within the school district over multiple years and phases.



- ADDITIONS OVER THE YEARS HAS RESULTED IN A MULTITUDE OF BUILDING SYSTEMS THAT ARE INEFFICIENT, UNDERPERFORMING AND AGING
- A LARGE PORTION OF THE SITE (AND PART OF THE BUILDING) RESIDES IN A FLOOD PLAIN, LIMITING FUTURE EXPANSION
- EXTERIOR WINDOWS AND EXTERIOR/INTERIOR DOORS NEED TO BE REPLACED
- INTERIOR FINISH + CASEWORK REPLACEMENT NEEDED
- INADEQUATE TECHNOLOGICAL AND ELECTRICAL INFRASTRUCTURE
- ACCESSIBILITY IS GOOD FOR THE AGE OF THE BUILDING, BUT COULD BE IMPROVED
- LACK OF APPROPRIATE SITE DRAINAGE
- HEATING AND COOLING ISSUES ARE CONSTANT
- FRESH AIR AND SECURITY CONCERNS
- SITE IS TIGHT AND IN FLOOD PLAIN



## QUICK FACTS

57,185 SF

+/- 450 STUDENTS K-5

**1923**

ORIGINAL BUILDING

**1960**

CLASSROOM ADDITION

**+/- 1970**

METAL BUILDING  
ADDITION

**1974**

CLASSROOM ADDITION

**1998**

CLASSROOM ADD/RENO

**2007**

SITE IMPROVEMENTS



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# HIGHLAND ELEMENTARY SCHOOL ASSESSMENT





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HIGHLAND ELEMENTARY SCHOOL



- BUILDING IS SOLID, BUT INFLEXIBLE; NOT ENOUGH SPACE
- HERITAGE FACILITY
- INADEQUATE TECHNOLOGICAL AND ELECTRICAL INFRASTRUCTURE
- DIFFICULT TO IMPOSSIBLE TO COOL THE BUILDING ADEQUATELY
- INABILITY TO PROVIDE TRUE SECURE ENTRY VESTIBULE
- LIMITED ACCESS TO RESTROOM FACILITIES
- ACCESSIBILITY IMPROVEMENTS NEEDED, INCLUDING DOOR HARDWARE
- FRESH AIR / VENTILATION CONCERNS – SINGLE ZONE, NOT USED IN WINTER
- STUDENTS HAVE TO TRAVEL BETWEEN BUILDINGS



## QUICK FACTS

21,505 SF  
(DOES NOT INCLUDE SPACES LOCATED IN HIGH SCHOOL)

+/- 275 STUDENTS 6-8

**1921**  
ORIGINAL BUILDING

**2009**  
HISTORIC RESTORATION

**2022**  
CARPET + PAINT



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# HIGHLAND MIDDLE SCHOOL ASSESSMENT





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# EDUCATIONAL PROGRAM INVENTORY



## HIGHLAND ELEMENTARY SCHOOL

- Lack of collaborative spaces to support project-based learning throughout.
- No science lab type area to support experiments.
- Technology space is inflexible and not set up to support collaborative areas.
- There is no available or adequate space for students to have recess in inclement weather or to support popular club activities.
- Undersized cafeteria.
- No performance space.
- Lack of electrical and technology infrastructure.
- K-2 playground is undersized and lacks appropriate equipment; field area cannot accommodate a full grade together.

## HIGHLAND MIDDLE SCHOOL

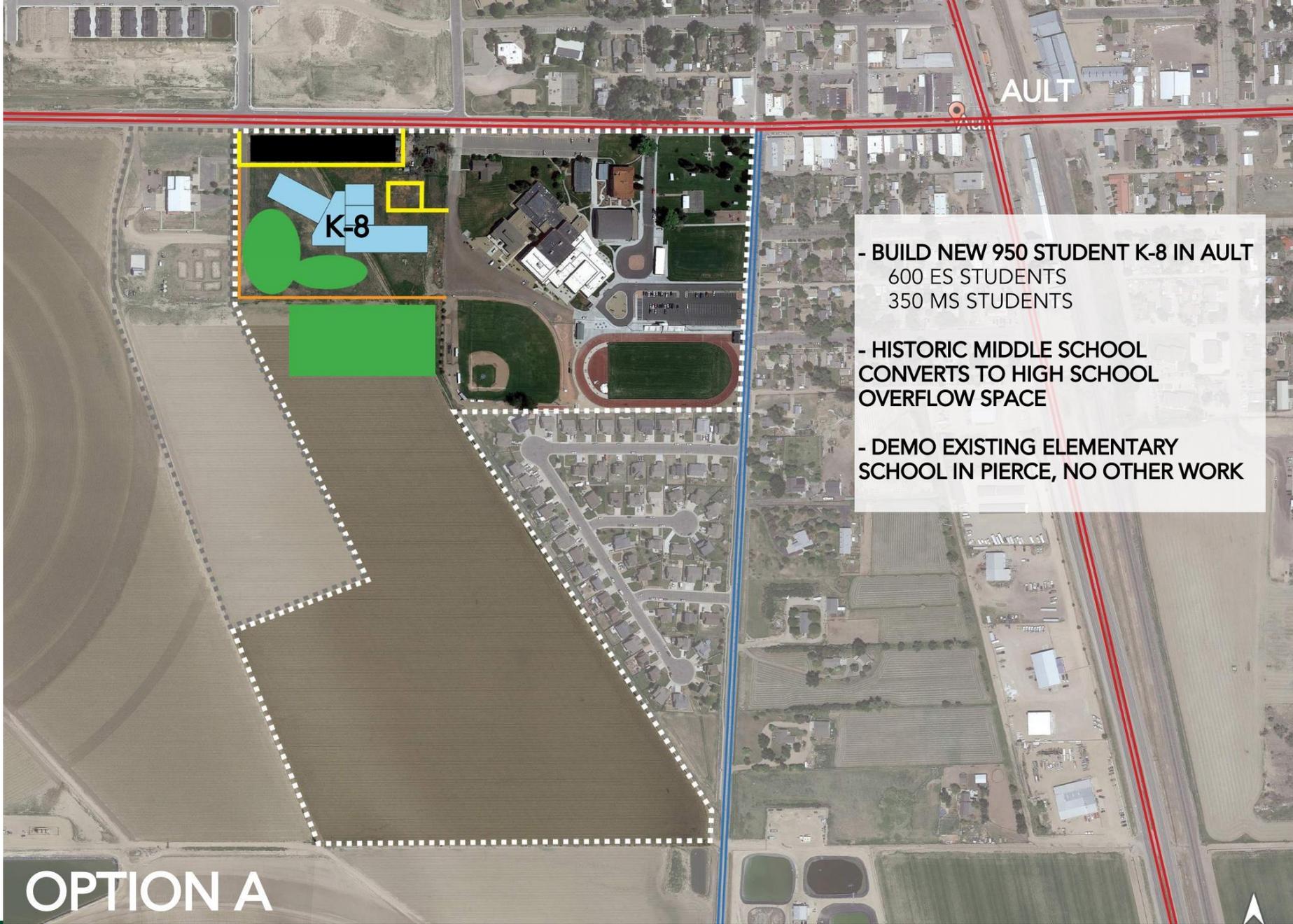
- Space limitations means using rooms for functions they are not intended for (e.g. core classes in the band room).
- Some classrooms so small that class size must be limited.
- Finite footprint of building means no good opportunity for expanding; additional classrooms are needed.
- Age of facility means inadequate electrical and technology infrastructure.
- Would benefit from a dedicated STEM and/or VoAg lab.

## HIGHLAND HIGH SCHOOL

- Additional classroom space needed for growing student population.
- Would like to increase ability to offer STEM courses; digital-type programming (coding, CAD, Photoshop) as well as engineering or physics.

- **STRONG DESIRE FOR STEM PROGRAMMING IMPROVEMENTS ACROSS ALL GRADES**
- **SPACE AND INFRASTRUCTURE LIMITATIONS**





AULT

K-8

- BUILD NEW 950 STUDENT K-8 IN AULT  
600 ES STUDENTS  
350 MS STUDENTS
- HISTORIC MIDDLE SCHOOL  
CONVERTS TO HIGH SCHOOL  
OVERFLOW SPACE
- DEMO EXISTING ELEMENTARY  
SCHOOL IN PIERCE, NO OTHER WORK

OPTION A



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OPTION A – NEW K-8





## CLASSROOMS

- GENERAL CLASSROOMS
- FLEX CLASSROOMS
- TEAM CENTERS
- GROUP STUDY ROOMS
- SCIENCE CLASSROOMS
- BOOK ROOM
- LOCKERS
- STORAGE
- STAFF WORK AREAS

## SPECIAL EDUCATION

- CLASSROOMS
- INTERVENTION ROOMS
- PT/OT ROOMS
- OFFICES
- RESTROOMS
- STORAGE

## SHARED / SPECIALS

- MUSIC AND PRACTICE ROOMS
- 2D ART/3D ART
- CTE PREPARATORY
- OFFICES
- STORAGE

## PERFORMING ARTS

- AUDITORIUM AND STAGE
- STORAGE
- CONTROL ROOM

## MEDIA CENTER

- STACKS
- TEACHING AREA / CLASSROOM
- STUDY AREA
- CIRCULATION DESK
- WORK ROOM
- GROUP STUDY
- VIDEO PRODUCTION

## PE/ ATHLETICS

- GYM OR GYMS
- PE LOCKER ROOMS
- ATHLETIC LOCKER ROOMS
- TRAINING ROOM
- WEIGHT ROOM
- WRESTLING / DANCE ROOM
- OFFICES
- OFFICIALS ROOM
- STORAGE
- CONCESSIONS

## CAFETERIA

- DINING SPACE
- KITCHEN
- SERVERY
- TABLE STORAGE

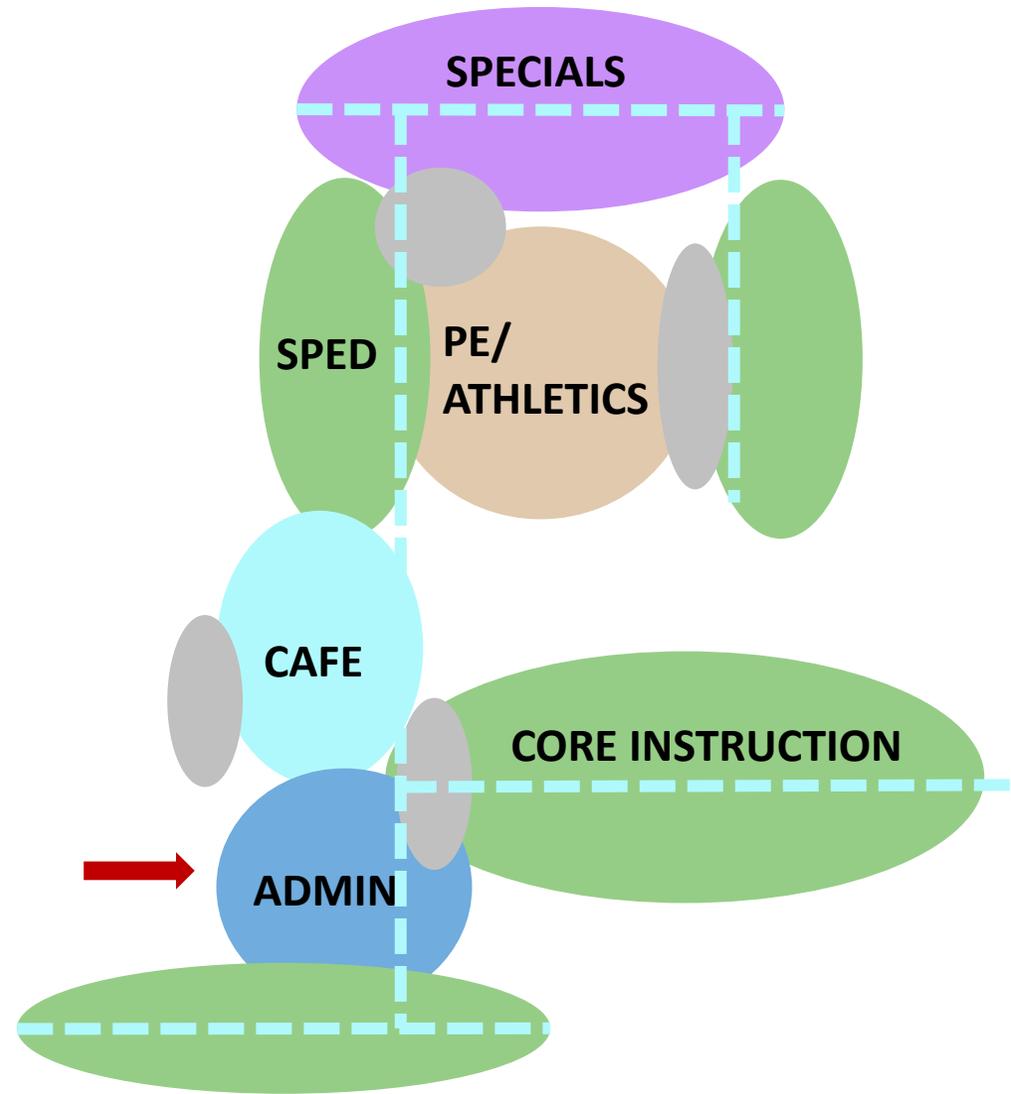
## ADMINISTRATION

- SECURE ENTRY VESTIBULE
- RECEPTION
- BOOKKEEPING / ATTENDANCE
- CONFERENCE ROOMS
- SRO OFFICE
- PRINCIPAL'S OFFICE
- ASST PRINCIPAL'S OFFICE
- IT OFFICE
- SHARED WORKSTATIONS
- NURSE OFFICE/CLINIC
- WORK AREA / MAIL
- RECORDS / VAULT ROOM
- COUNSELING
- SCHOOL PSYCHOLOGIST

## SUPPORT

- MECHANICAL, ELECTRICAL, TECHNOLOGY ROOMS
- CUSTODIAL
- STORAGE
- RESTROOMS





## ELEMENTARY SCHOOL

22,485 NSF

- **3 CLASSROOMS PER GRADE @ 25 STUDENTS PER CLASSROOM**
- **3 FLEX CLASSROOMS @ 25 STUDENTS PER CLASSROOM**

### 525 STUDENTS

- **3 TEAM CENTERS**
  - K-1
  - 2-3
  - 4-5
- **3 GROUP STUDY SPACES**
- **STORAGE**

### TOTAL: 525 STUDENTS

NOTE: CLASSROOMS COULD ACCOMMODATE UP TO 32 STUDENTS IN A TIGHTER BUT CODE COMPLIANT CONFIGURATION  
= 672 STUDENTS

## MIDDLE SCHOOL

14,150 NSF

- **10 GENERAL CLASSROOMS @ 25 STUDENTS PER CLASSROOM**
- **2 SCIENCE LABS @ 25 STUDENTS PER LAB**
- **2 FLEX CLASSROOMS @ 25 STUDENTS PER CLASSROOM**

### 350 STUDENTS

- **2 TEAM CENTERS**
- **3 GROUP STUDY SPACES**
- **STORAGE**

### TOTAL: 350 STUDENTS

NOTE: GENERAL CLASSROOMS COULD ACCOMMODATE UP TO 32 STUDENTS IN A TIGHTER BUT CODE COMPLIANT CONFIGURATION  
= 434 STUDENTS

## STUDENT SUPPORT

3,085 NSF

- **1 SPEECH CLASSROOM FOR 10 STUDENTS**
- **1 PT/OT CLASSROOM FOR 10 STUDENTS**
- **1 ELD CLASSROOM FOR 10 STUDENTS**
- **1 SIGNIFICANT NEEDS SUITE FOR 10 STUDENTS**
- **1 STUDENT SUCCESS ROOM**

### 40 STUDENTS

- **STAFF WORK AREA AND TOILET**
- **STORAGE**

### TOTAL: 40 STUDENTS

NOTE: STUDENT COUNT IN THIS AREA WAS NOT CALCULATED AS PART OF THE OVERALL SCHOOL CAPACITY.



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# CORE INSTRUCTION + STUDENT SUPPORT



## MUSIC

3,150 NSF

- 1 ELEMENTARY CLASSROOM
- 1 MIDDLE SCHOOL CLASSROOM @ 25 STUDENTS

### 25 MS STUDENTS

- 2 STAFF OFFICES
- 3 PRACTICE ROOMS
- STORAGE

### TOTAL: 25 MS STUDENTS

NOTE: STUDENTS FOR ES MUSIC CLASSROOM ALREADY INCLUDED IN GENERAL CLASSROOMS.

## ART

3,190 NSF

- 1 ELEMENTARY CLASSROOM
- 1 MIDDLE SCHOOL CLASSROOM @ 25 STUDENTS

### 25 MS STUDENTS

- 2 STAFF OFFICES
- KILN ROOM
- STORAGE

### TOTAL: 25 MS STUDENTS

NOTE: STUDENTS FOR ES ART CLASSROOM ALREADY INCLUDED IN GENERAL CLASSROOMS.

## FLEX LABS

2,650 NSF

- 1 ELEMENTARY FLEX LAB
- 1 MIDDLE SCHOOL FLEX LAB
- STORAGE

NOTE: THESE ARE TRANSIENT SPACES AND NOT CONSIDERED FIXED TEACHING STATIONS THUS DO NOT CONTRIBUTE TO SCHOOL CAPACITY.

## MEDIA CENTERS

3,900 NSF

- 1 ELEMENTARY MEDIA CENTER
- CIRCULATION/WORK DESK
- STORAGE
  
- 1 MIDDLE SCHOOL MEDIA CENTER
- CIRCULATION/WORK DESK
- STORAGE
- 2 GROUP STUDY SPACES

## CAFETERIA / FLEX PERFORMANCE

10,695 NSF

- ELEMENTARY DINING AREA + SERVING LINE
- MIDDLE SCHOOL DINING AREA + SERVING LINE
  
- RETRACTABLE SEATING AND PERFORMANCE AREA
- PERFORMANCE STORAGE
  
- KITCHEN
- TABLE + CHAIR STORAGE



## PE/ ATHLETICS

25,240 NSF

- LOBBY
- **1** LARGE GYM
- **1** SMALL GYM
- **1** WRESTLING ROOM
- **1** PE CLASSROOM
- PE STORAGE
- ATHLETICS STORAGE
  
- **1** GIRLS LOCKER ROOM + TOILETS
- **1** BOYS LOCKER ROOM + TOILETS
- **2** PE STAFF OFFICES
- **1** STAFF AND OFFICIALS TOILET + SHOWER
- LAUNDRY ROOM
  
- CONCESSIONS
- CONCESSIONS STORAGE

## SUPPORT SPACES

4,810 NSF

- MECHANICAL ROOMS
- ELECTRICAL ROOMS
- TECHNOLOGY ROOMS
  
- MULTI FIXTURE RESTROOMS
- FAMILY AND ASSISTED USE RESTROOMS
  
- CUSTODIAL CLOSETS
- CUSTODIAL OFFICE
- RECEIVING/DELIVERIES
- STORAGE

## OUTDOOR SPACES

- OUTDOOR CLASSROOMS
- K-2<sup>ND</sup> GRADE PLAYGROUND
- 3<sup>RD</sup> – 5<sup>TH</sup> GRADE PLAYGROUND
- BASKETBALL COURT(S)
- GAGA BALL
- 4 SQUARE
- FIELD SPACE
- FENCING
- TEACHING GARDEN/ PLANTING BEDS
- PARKING + DROP OFF
- ENTRY AND EVENTS PLAZA



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PE / ATHLETICS + SUPPORT



## ADMINISTRATION

5,250 NSF

- **ELEMENTARY SCHOOL ADMIN**
  - RECEPTION
  - PRINCIPAL OFFICE
  - ASSISTANT PRINCIPAL OFFICE
  - SMALL CONFERENCE ROOM
  - TIME OUT
  - RECORDS/VAULT
- **MIDDLE SCHOOL ADMIN**
  - RECEPTION
  - PRINCIPAL OFFICE
  - ASSISTANT PRINCIPAL OFFICE
  - ATHLETIC DIRECTOR OFFICE
  - SMALL CONFERENCE ROOM
  - IN SCHOOL SUSPENSION
  - RECORDS/VAULT
- **SHARED ADMIN**
  - SRO OFFICE
  - LARGE CONFERENCE ROOM
  - WORK/MAIL/BREAK ROOM
  - OPEN OFFICE WKSTNS (4)
  - 2 STAFF TOILETS
  - NURSE/CLINIC
    - ES CLINIC
    - MS CLINIC
    - TLT/SHOWER
    - OFFICE
- **COUNSELING**
  - ES COUNSELOR OFFICE
  - STORAGE
  - MS COUNSELOR OFFICE
  - STORAGE
  - SCHOOL PSYCHOLOGIST OFFICE
  - TESTING/CONF ROOM

## STAFF

4,720 NSF

- **ELEMENTARY SCHOOL STAFF**
  - 2 WORK ROOMS
  - 4 STAFF TOILETS
- **MIDDLE SCHOOL STAFF**
  - 1-2 FACULTY NEIGHBORHOODS
  - 2 STAFF TOILETS
- **SHARED**
  - 1 ART/MUSIC STAFF WORK ROOM
  - 1 STAFF TOILET
  - SHARED BOOK ROOM
  - SHARED STAFF TRAINING ROOM



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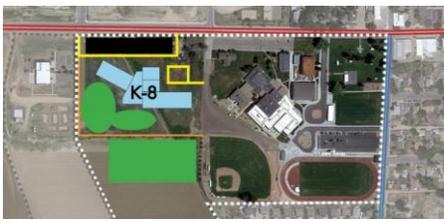
ADMINISTRATION + STAFF



DEPARTMENT PROGRAM
<b>SUMMARY</b>
ADMINISTRATION
ELEMENTARY SCHOOL
MIDDLE SCHOOL
STUDENT SUPPORT SERVICES
STAFF
MEDIA CENTER
MUSIC
ART
CTE and FLEX LAB
CAFETERIA and FLEX PERFORMANCE
PHYSICAL EDUCATION
SUPPORT
<b>TOTAL ASSIGNABLE AREA (NET AREA)</b>
CIRCULATION AND WALLS
<b>TOTAL GROSS SQUARE FEET (OUTSIDE FACE OF EXT. WALL)</b>
<b>TOTAL ELEMENTARY SCHOOL CAPACITY</b>
<b>TOTAL STUDENT SUPPORT SERVICES CAPACITY</b>
<b>TOTAL MIDDLE SCHOOL RATED CAPACITY @ 100% UTILIZATION</b>
<b>TOTAL MIDDLE SCHOOL RATED CAPACITY @ 80% UTILIZATION</b>
<b>TOTAL CAPACITY</b>
<b>SF / STUDENT:</b>

% of Gross Area	Area	Teaching Stations	Total Students
	5,350	0	0
	22,665	21	525
	14,600	14	350
	3,085	4	40
	4,720	0	0
	3,900	0	0
	3,150	2	25
	3,190	2	25
	2,650	0	0
	10,695	0	0
	24,690	1	25
	4,810	0	0
	<b>103,505</b>	<b>44</b>	<b>990</b>
	22,771		
	<b>126,276</b>		
		23	525
		4	40
		17	425
		17	340
		<b>44</b>	<b>865</b>
			<b>146</b>





### 1. MASTER PLANNING, CONCEPT DESIGN, PROGRAMMING

**Road map** of general goals for the District as a whole and each school individually; guiding principles and building program established.

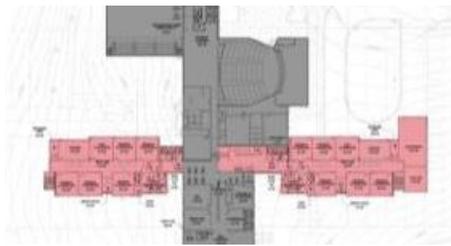


### 2. SCHEMATIC DESIGN (SD)

**Consider options** with regard to site and building layout, systems and materials. **Establish preferred solution. DAG meetings.**

#### **Big picture options:**

Place & seating arrangements, Guest preferences? Allergies? Turkey & ham?, sides?

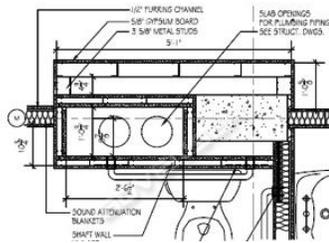


### 3. DESIGN DEVELOPMENT (DD)

**Refine solution** including building systems, assemblies, and materials. Finalize each building space, interior & exterior aesthetics. **User group meetings.**

#### **Develop Details:**

Baked, mashed, scalloped? Balance cost/effort/value? Perceptions – china?



### 4. CONSTRUCTION DOCUMENTS (CD)

**Technical documentation** of all building systems and assemblies; includes details and specifications.

**Finalize:** Create recipes, shopping lists and Contingencies.



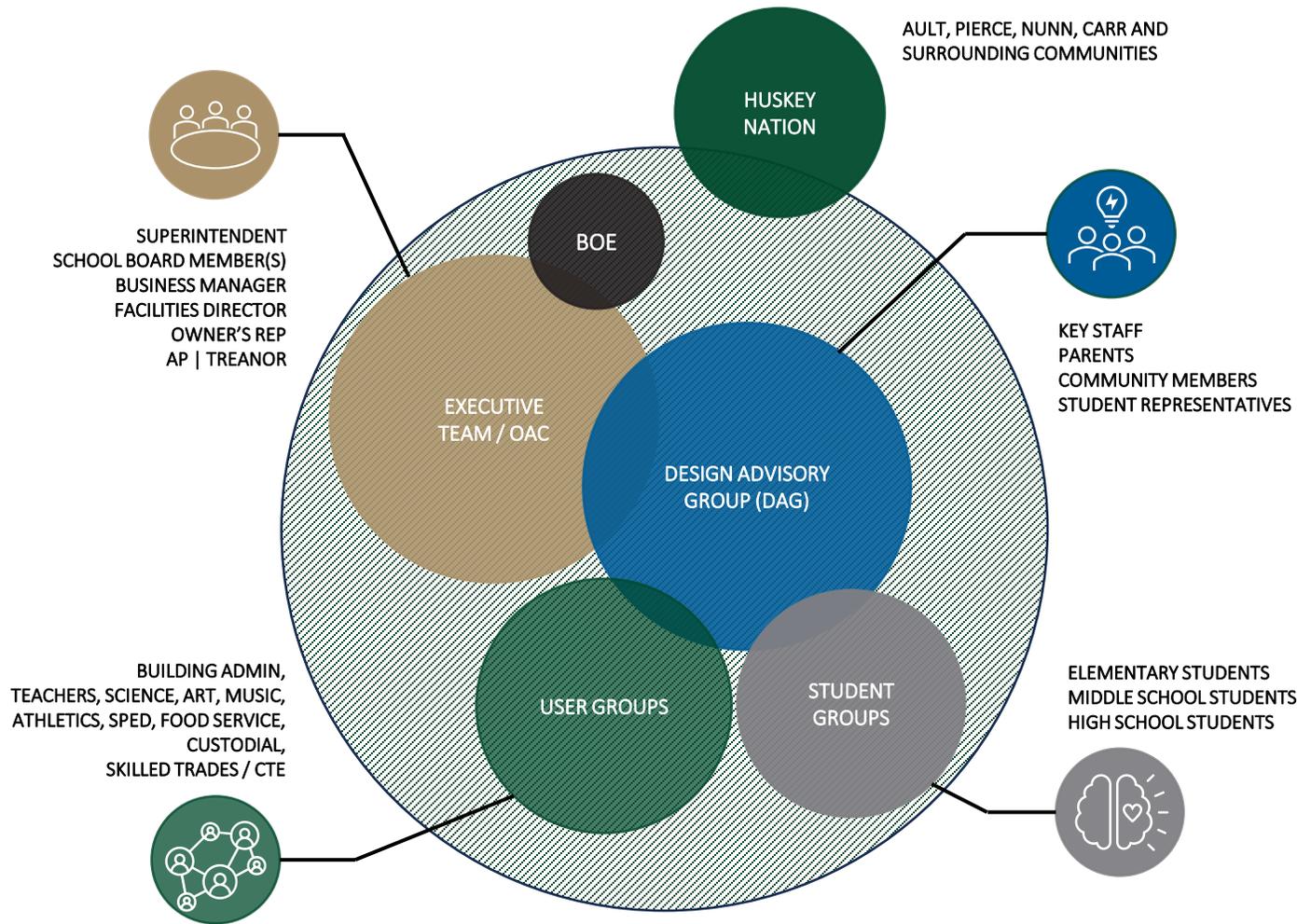
### 5. CONSTRUCTION

**Project built.** Pricing prepared through bids from various subcontractors; documents submitted to the State for the review and permitting. Fixtures, Furniture & Equipment (FF&E) meetings.

#### **Preparing the feast:**

Support the chefs, occasional taste test, watch some football.





**BOARD OF EDUCATION**  
Review and approve

**COMMUNITY**  
Informed and engaged

**EXECUTIVE TEAM / OAC**  
Guide, recommend and direct

**DESIGN ADVISORY GROUP (DAG)**  
Identify big picture preferences

**USER GROUPS**  
Subject experts who suggest details

**STUDENTS**  
Suggest character / feeling



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# ROLES, INPUT AND DECISION-MAKING



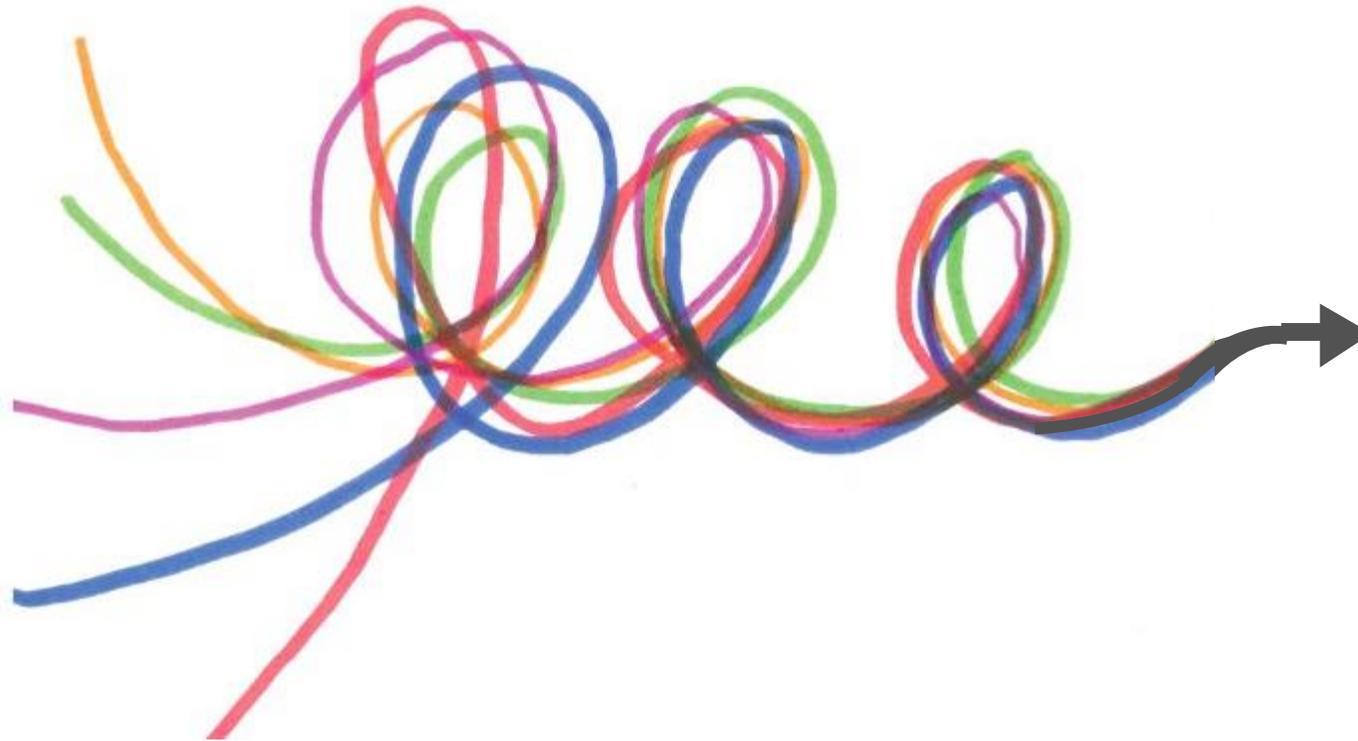
## DESIGN GUIDANCE FOR SCHEMATIC DESIGN

PROVIDE INPUT TO DESIGN TEAM AND DISTRICT LEADERSHIP

PROVIDE FEEDBACK AS OPTIONS / ALTERNATES ARE PRESENTED

REPRESENT AND SHARE FEEDBACK TO / FROM BROADER COMMUNITY





Define the issues, brainstorm solutions, iterate, optimize



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DESIGN PROCESS



ATTENDANCE IS CRITICAL

BE OPEN-MINDED

DO NOT HOLD BACK

LISTEN WELL

BE HONEST

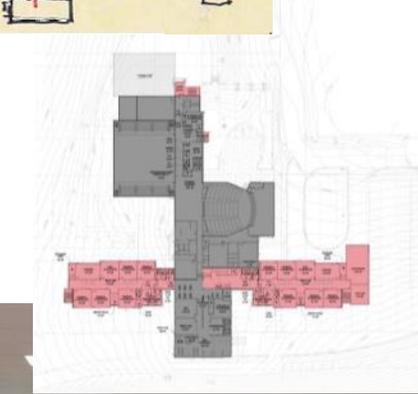
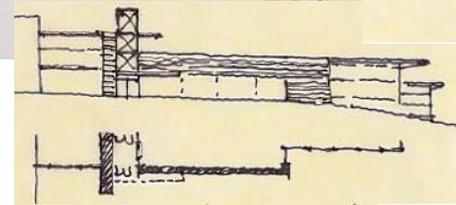
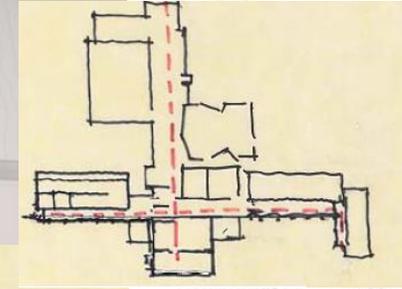
DO NOT TAKE IT PERSONALLY

BE CREATIVE

STAY FOCUSED

HOMEWORK / AMBASSADOR

HAVE FUN!!!



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DAG EXPECTATIONS





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WHAT IS MOST IMPORTANT?





**COMMUNITY  
FOCUSED &  
PARTNERED**



**STUDENT  
ENGAGEMENT &  
OPPORTUNITIES**



**ATTRACT &  
RETAIN**



**PROVIDING SAFE LEARNING AND  
WORK ENVIRONMENTS**



**HONORING HERITAGE,  
BUILDING EXCELLENCE**



**FOSTERING DEDICATED STAFF  
& SUPPORTIVE COMMUNITY**



**TREATING ALL WITH  
DIGNITY & RESPECT**



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**MASTER PLAN CORE VALUES**



**WHAT IS YOUR BIGGEST HOPE FOR THIS PROJECT?**

**WHAT IS YOUR BIGGEST FEAR?**

**WHAT IS MOST IMPORTANT TO REMEMBER  
AS WE EMBARK ON THIS PROCESS?**



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# WHAT IS YOUR BIGGEST HOPE FOR THIS PROJECT?

FLEXIBILITY

ADEQUATE INFRASTRUCTURE

VARIATION IN SPACES AVAILABLE

STORAGE

# WHAT IS YOUR BIGGEST FEAR?

MIXING OF ELEMENTARY AND MIDDLE SCHOOLS

# WHAT IS MOST IMPORTANT TO REMEMBER AS WE EMBARK ON THIS PROCESS?

STUDENT SAFETY – INSIDE AND OUTSIDE

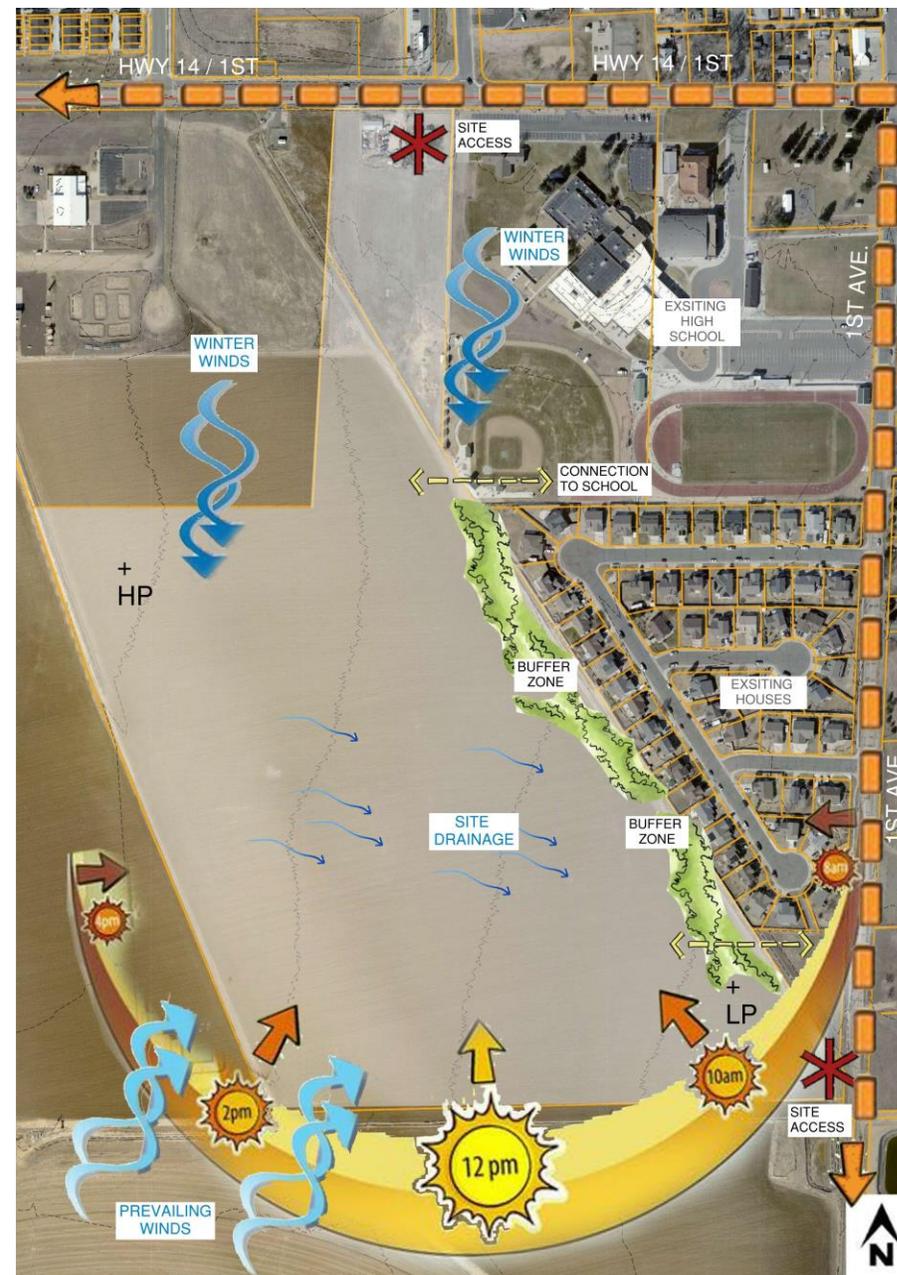
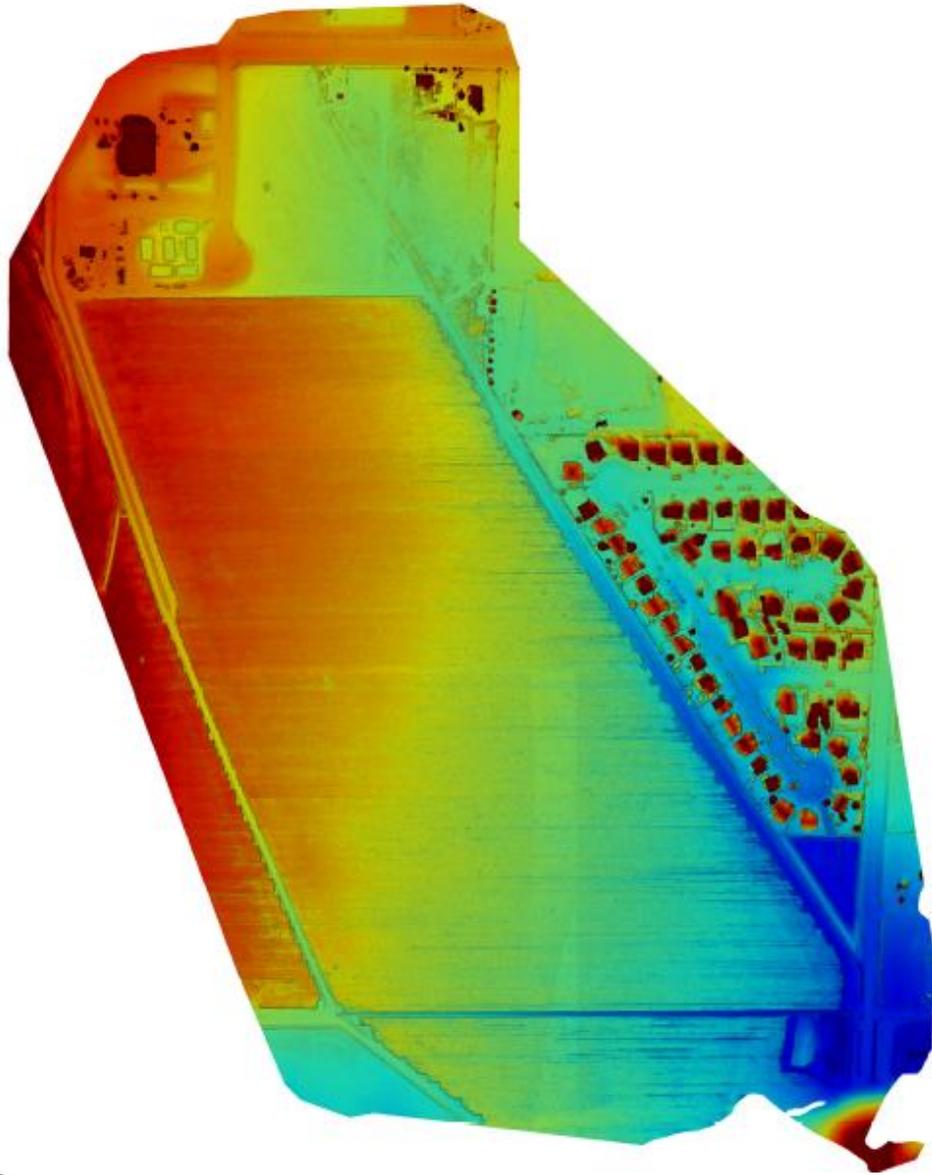
APPROPRIATE SEPARATION OF AGE GROUPS



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PROGRAMMING COMMITTEE THOUGHTS





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# SITE ANALYSIS AND GAMING



BOARD OF EDUCATION

Review and approve

EXECUTIVE TEAM / OAC

Guide, recommend and direct

DESIGN ADVISORY GROUP (DAG)

Identify big picture preferences

USER GROUPS

Subject experts who suggest details

STUDENTS

Suggest character / feeling

COMMUNITY

Informed and engaged

AUGUST 2024						
S	M	T	W	TH	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	INT	15	16	17
18	19	20	21	NTP	23	24
25	26	27	28	29	30	31

OCTOBER 2024						
S	M	T	W	TH	F	S
		HC	2	3	HC	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

DECEMBER 2024						
S	M	T	W	TH	F	S
1	2	3	4	5	SD	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

FEBRUARY 2025						
S	M	T	W	TH	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	

SEPTEMBER 2024						
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8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	school tours				

NOVEMBER 2024						
S	M	T	W	TH	F	S
					1	2
3	4	YES	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

JANUARY 2025						
S	M	T	W	TH	F	S
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5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

MARCH 2025						
S	M	T	W	TH	F	S
						1
2	3	4	5	6	DD	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	



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SCHEDULE



- HOMEWORK – SECURITY VIDEO
- DAG #2 – 5p, 9/11
  - Site plan options
  - Trends in education
  - Aesthetic preference exercise
- SCHOOL TOURS – 9/27
- THANK YOU!!!



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NEXT STEPS

