414 14th Street, Suite 300
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MEETING MINUTES – DAT #2

PROJECT	**BVSD Southern Hills Middle School**	MEETING DATE	**2025.01.27**
ATTACHMENTS	Sign-in Sheet PowerPoint Presentation		
BY	Chris Cole, MOA ARCHITECTURE	LOCATION	Southern Hills Middle School

PARTICIPANTS	CONTACT INFO
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Polly Fields, Parent	fieldspollyk@gmail.com

1. Introductions
    a. MOA & all DAT members introduced themselves.

2. Design Process
    a. Schedule
        i. Schematic Design (SD) to be completed February 14th.
        ii. Design Development (DD) completed by May 15th.
        iii. Construction Documents (CD) completed by September 12th.
    b. Electrical, Technology, and Fire Alarm Walk completed with District staff.
    c. Review library flooring – team determined the floor was replaced within the last 5-7 years.
    d. Survey data was collected of exterior concrete work – report was received on 1/27
    e. After a team site walk the team determined the cafeteria flooring should be moved to base scope.

3. Funding
    a. Bond money includes critical needs for finish replacement of flooring.
    b. The team discussed private funding, and the district will work with the school on requirements for private funding.
    c. Equipment of CTE needs to be vetted by the design team – equipment requires a UL rating.

4. Exterior Improvements
    a. Presented exterior scope slides showing the exterior scope of the project.
    b. West steps to gaga ball pit will be funded separately from maintenance funds.

5. Interior Improvements
    a. The cafeteria flooring will be replaced. The design team will look at high moisture rating flooring options to specify.
    b. First floor corridor - concrete in the corridor is an option but could be expensive and is not recommended. While using a stain can help but it does not wear well. The polished concrete has been added to the two new corridors.
        i. Concern with a mix of flooring – MOA will do their best to make spaces feel cohesive.
        ii. The same flooring needs to extend down the hallway to the restrooms. – add to scope list. Stops right at the double doors.
    c. Second level flooring replacement, paint and lighting upgrades.

6. CTE Lab
    a. Design team received the wood shop equipment list.
    b. Current challenges
        i. Challenging to teach a full class in that space.
        ii. Dust collection does not work.
        iii. Needs new finishes.
        iv. Wood floor could be refinished.
        v. Furniture is part of bond work – furniture will be funded separately.
    c. CTE Options
        i. Option 1 – tables and chairs for 32
            - Consider adding a window space for CTE space – middle school CTE model – Broomfield Heights Middle School, Angevine Middle School. – (pull drawings).
            - Dust collection can be loud if a full one is needed.
            - Chromebooks vs permanent computer stations.
            - Laser cutter has 2-3 desktops or 5 desktops in the room just in case or applications for better applications.
            - Currently have 16 mac minis.
            - Removing the wall seems like the right approach
        ii. Option 2 – tables and chairs for 32
            - SF is two large classroom sizes, exterior exits allow us to make the space bigger.
            - Second design might be the easiest for HVAC.

iii. Option 3 – likes the idea of visibility at the laser cutter clean room but overall, Mark seemed to be leaning towards option 2.
iv. Inspirational images
- Clean room as glass space – like the idea of seeing students – visibility
- Visibility could create excitement around the CTE space.
- Isolate part of the room but with windows on door and side lights.
- Recommend keeping exposed ceiling – should be painted and cleaned up.

v. Owner's feedback
- Mark – we need more classroom student storage like locker rooms.
- There are 6 classes with 25 students per class. Ideally, we will need 80 student storage spaces.
- Boulder Valley branding package for more visibility.

vi. Custodian 128 and 129 – nothing is stored in there.
- 129 could be custodial and room 128 could be a true storage room accessed for students with locker cubbies out of sight. Will need to fill the kitchen door. Storage 80sf will be roof access.

vii. MOA to pass along a PDF presentation with options.

7. Restrooms
   a. Reviewed three options
      i. Team did not like the idea of stealing into the art room – this option is eliminated.
      ii. The state does not allow sinks to be in the hallway.
      iii. Option 3 could be two neutral restrooms and a staff restroom.
      iv. The school would like to see option A and C in the SD package.
   b. Restroom for single use
      i. Finishes still upgraded but not touched under the stairs – the school would like to see both restrooms look equal.
      ii. The school currently does not have a mother's room. The school team will evaluate a potential option for the design team/ district to evaluate.
8. ART Room
   a. There are concerns that the air intake in the art room at Nederland was loud and disruptive.
   b. Theresa currently likes the pottery definition between art and pottery unless there are more wheels.
   c. Design team to evaluate which walls are block and may potentially be challenging to demolish.
   d. Like the 121 storage with shelves on both sides.
   e. The display case by the entrance is never used. It would be ideal to have student storage for supplies for them to grab as they come into the classroom. Currently, they are using carts, but enclosed cabinets would be good.
   f. There are a lot of extra doors in the pottery storage room.
   g. It would be good to have a spray room/paint booth with proper ventilation.
   h. It would be good to have an area for photographing artwork. Broomfield heights is a good example.
   i. Determine the number of sinks required in the art room.
   j. The district pottery wheel is self-contained and does not need a drain.
      i. Currently there is one pottery wheel and 5 would be preferred.
   k. Clay traps are needed at all the drains.

l. The existing kiln is operational.
m. Consider flooring materials for the art room. Concrete is preferred.

9. Food Lab 114
   a. Shift the dishwasher/ refrigerator to the front by the teaching station.
   b. Stoves need to be replaced.
   c. Cabinets and countertops are in bad shape and need replacement.
   d. A demonstration mirror above the front teaching station would be ideal. Add storage space behind the main teaching station. The main teaching station can be ADA compliant, but it will be used by students.

10. NEXT DAT MEETING
   a. Next meeting is scheduled for February 24th, 2025, at 10:00am.

END OF MEETING MINUTES

MOA ARCHITECTURE will rely on these items as the approved record of matters discussed and conclusions reached during this meeting unless the author receives written notice to the contrary within five (5) calendar days of the issue date of these meeting minutes.

SOUTHERN HILLS DAT 2

JANUARY 27, 2025

SIGN-IN

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SOUTHERN HILLS MIDDLE SCHOOL
DAT #2

Bright Futures AHEAD
BOULDER VALLEY SCHOOL DISTRICT



BOULDER VALLEY SCHOOL DISTRICT

MOA ARCHITECTURE

AGENDA

1. SUMMARY SINCE LAST MEETING
2. SCOPE OF THE PROJECT - REFRESH
3. CTE IMPROVEMENT / ENGINEERING LAB LAYOUT & IDEA GENERATION
4. INTERIOR SCOPE – RESTROOMS, ART, LIFE SCIENCES
5. WHAT'S NEXT? FUTURE DATES

INTRODUCTIONS

MOA ARCHITECTURE TEAM



DANIELA MIRANDI



KASIA BULKOWSKI



ASHLEY TRUNNELL



JT MILLER



CHRIS COLE

BOULDER VALLEY SCHOOL DISTRICT

SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

DESIGN PROCESS / PROJECT SCOPE

BOULDER VALLEY SCHOOL DISTRICT

SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

DESIGN PROCESS

- SCHEMATIC DESIGN (SD) — Complete February 14th
  - SIMPLE DRAWINGS TO ILLUSTRATE DESIGN IDEAS
  - OUTLINE SPECIFICATIONS INCLUDING WRITTEN DESCRIPTION OF BUILDING SYSTEMS
- DESIGN DEVELOPMENT (DD) — Complete May 15th
  - DRAWINGS TO DESCRIBE OVERALL DESIGN IDEAS
  - ONLY SELECT DETAILS AT THIS LEVEL OF DESIGN
  - BUILDING SYSTEMS ARE DESCRIBED IN DRAWINGS
  - PROJECT MANUAL INCLUDING SPECIFICATIONS AND COST ESTIMATES
  - PROJECT PHASING DEFINED IF ANY

*THE D.A.T. ROLE IS ESSENTIALLY COMPLETE AT THE CONCLUSION OF THIS PHASE.

- CONSTRUCTION DOCUMENTS (CD) — Complete September 12th
  - INSTRUCTIONS FOR THE CONTRACTOR
  - INCLUDES ALL DETAILS NEEDED FOR CONSTRUCTION
  - INCLUDES SPECIFICATIONS

DESIGN PROCESS

Investigations that have taken place thus far

- Technology & Fire Alarm Walk with engineers and district staff
- Elec Walk with engineers and district staff
- Review of Library flooring
- Survey data was collected for exterior concrete work

DAT SCOPE



Entrance Courtyard Improvements

- Ramp, Railing, Steps, Concrete

Interior Improvements

- Paint Refresh
  - Identify areas of priority
  - Admin suite : Wish List Item
- 1st Level Flooring Replacement
  - Main Entrance & Hallways
  - Elevator Flooring Replacement
- 2nd Level Flooring Replacement
- Cafeteria Flooring Replacement
- Library Flooring Replacement
  - Floor evaluation occurred

CTE / Engineering Lab Improvements

- Wood Shop & Applied Tech Room renovation
  - Clean Room
  - Dust Collection system
  - Flooring replacement
  - Space reconfiguration

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Imagine the Possibilities

DAT SCOPE



Art Room Improvements

- Sink updates
- Electrical outlets – Kiln

Life Science Room Improvements

- Stove Replacement
- Casework repair/replacement
  - Food-grade surfaces
- Ventilation
  - General
  - Washer & Dryer room

Restroom Improvements

- ADA compliance update

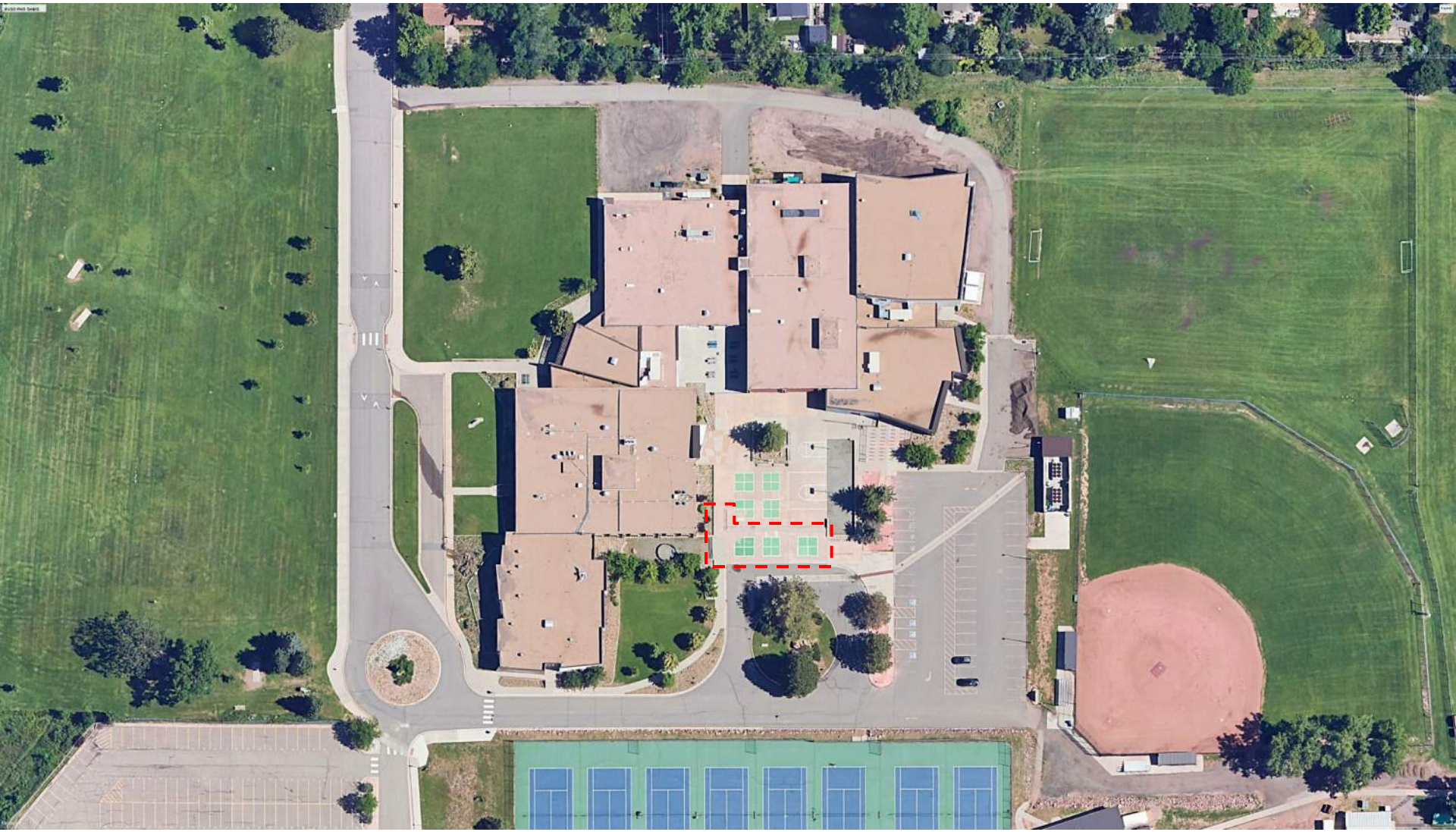
EXTERIOR IMPROVEMENT SCOPE

COURTYARD IMPROVEMENTS

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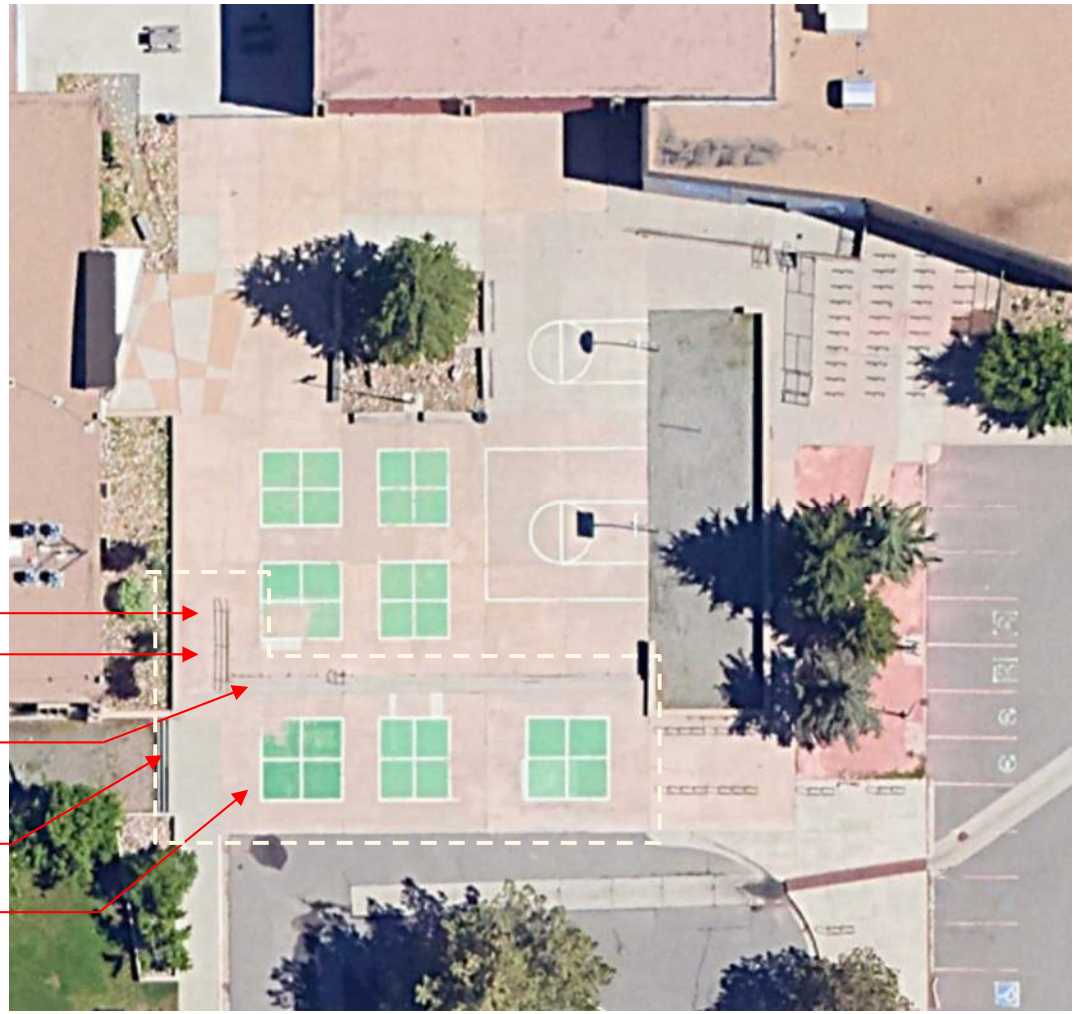
Imagine the Possibilities



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Imagine the Possibilities



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INTERIOR IMPROVEMENT SCOPE

POTENTIAL AREAS OF IMPACT

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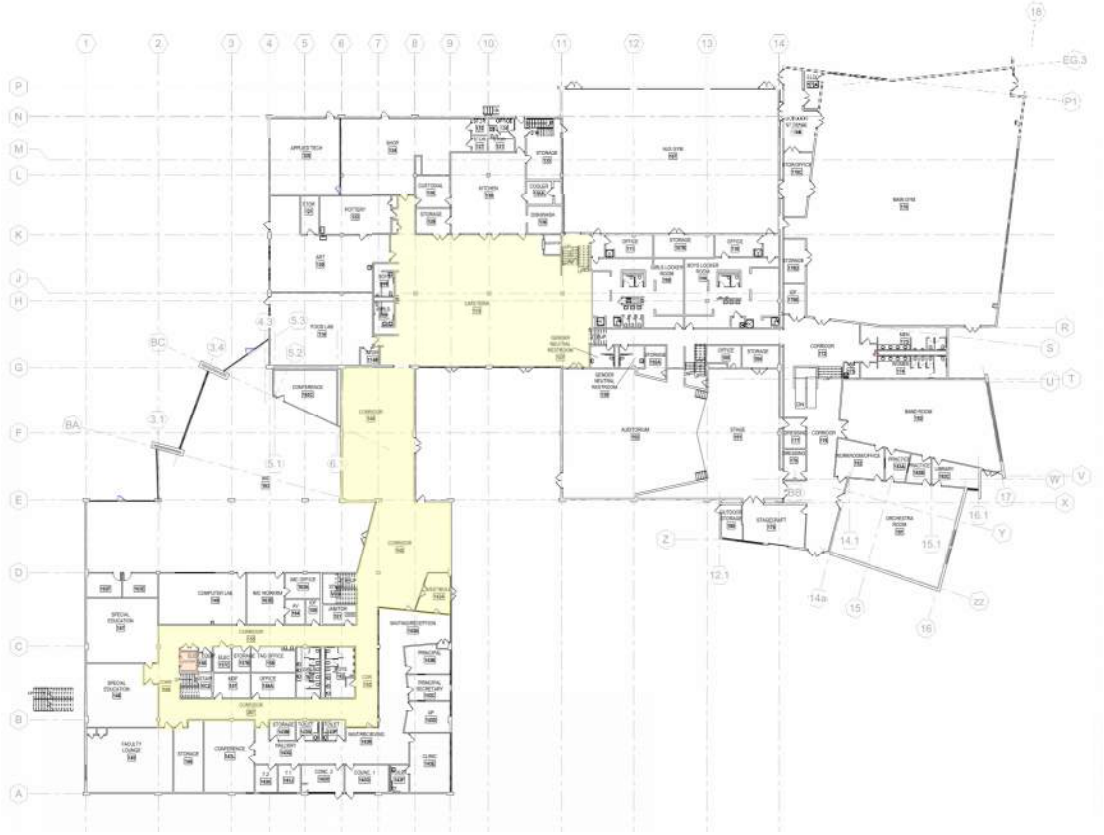
SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

1st Level
Flooring Replacement

MAIN CORRIDOR, VESTIBULE
approx. 4,827 SF

CAFETERIA
approx. 4,300 SF



- Main corridor
  - New paint, new flooring, lighting updates
- Cafeteria
  - New flooring, New paint, lighting upgrades
- Vestibule
  - New paint, new flooring
- Elevator
  - New flooring to match corridor

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SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

2nd Level
Flooring Replacement

MAIN CORRIDOR
approx. 2,760 SF

Impactful Areas
- Main corridor
  - New paint, new flooring, lighting updates



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Imagine the Possibilities

CTE IMPROVEMENT / ENGINEERING LAB SCOPE

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SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Overall Floor plan
CTE / Engineering Lab SCOPE





APPLIED TECH 125
approx. 861 SF

SHOP RM 124
approx. 1,326 SF



CTE Improvements

- Room renovations
  - Casework replacement, new paint, ADA improvements, new lighting, ceiling updates, flooring upgrades
- Equipment updates
- Graphic / Branding

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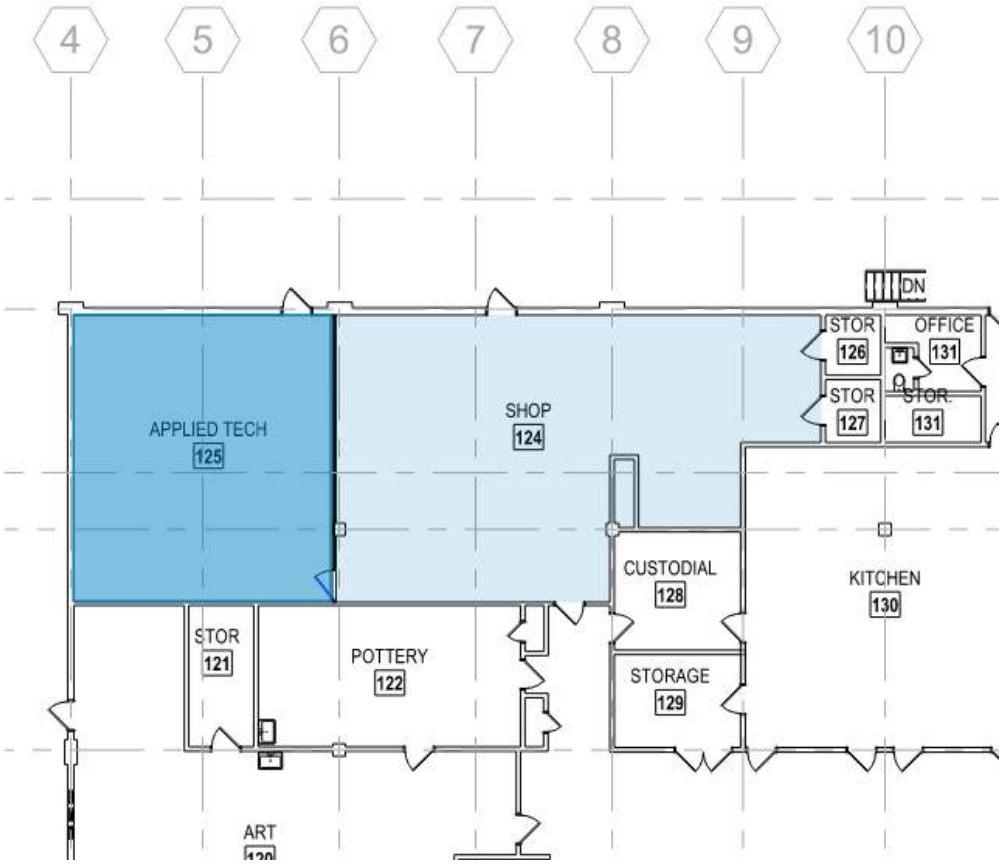
SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Update
CTE SCOPE

Existing Space

- Doesn't allow for a large class to be in a single space
- Doesn't support the teaching curriculum
- Features (such as dust collection) are not currently working.
- Current finishes and technology are outdated



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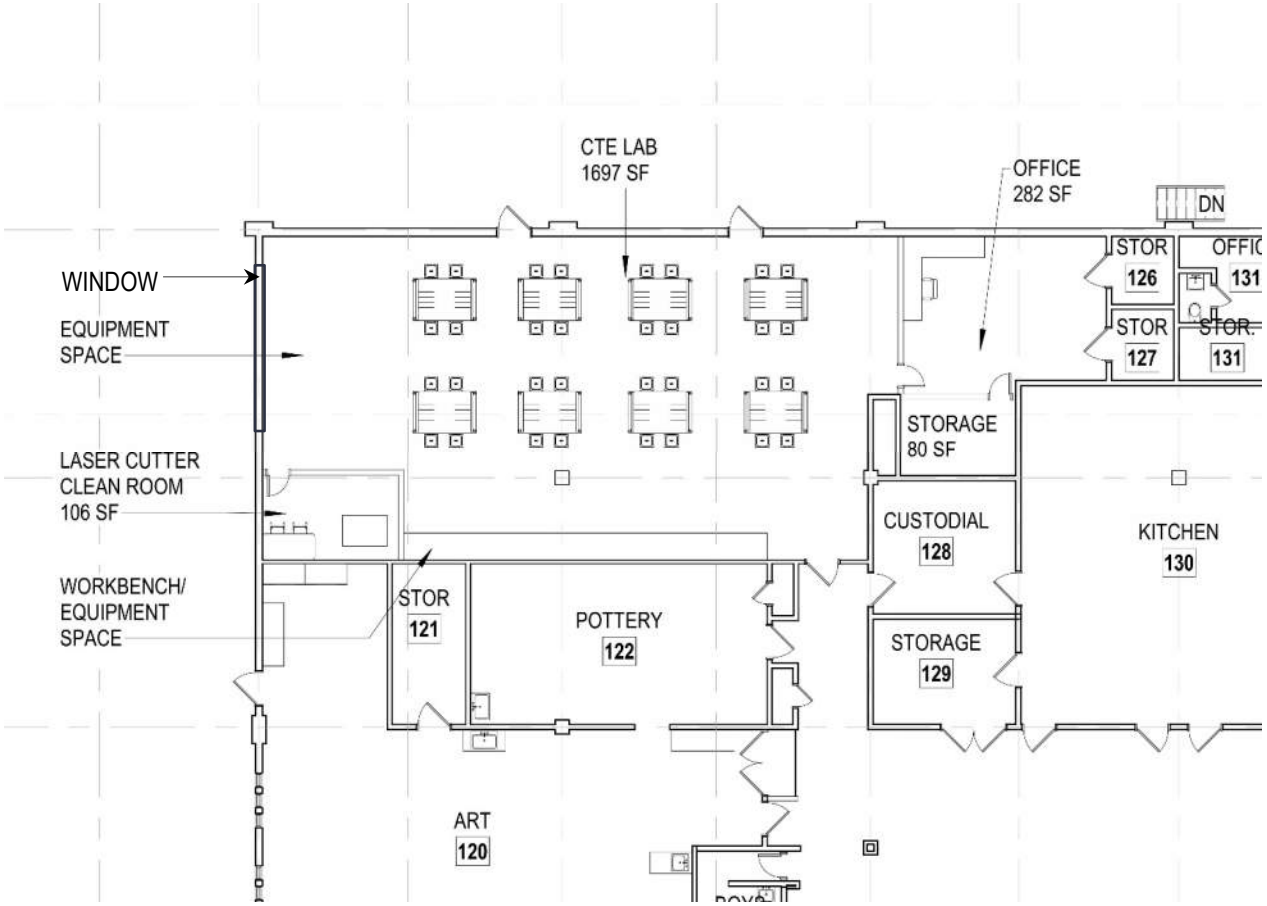
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Imagine the Possibilities

Update
CTE SCOPE

Option 1

- Teacher office
- Open area
- Clean room for laser cutter
- Comfortable seating for up to 32 students



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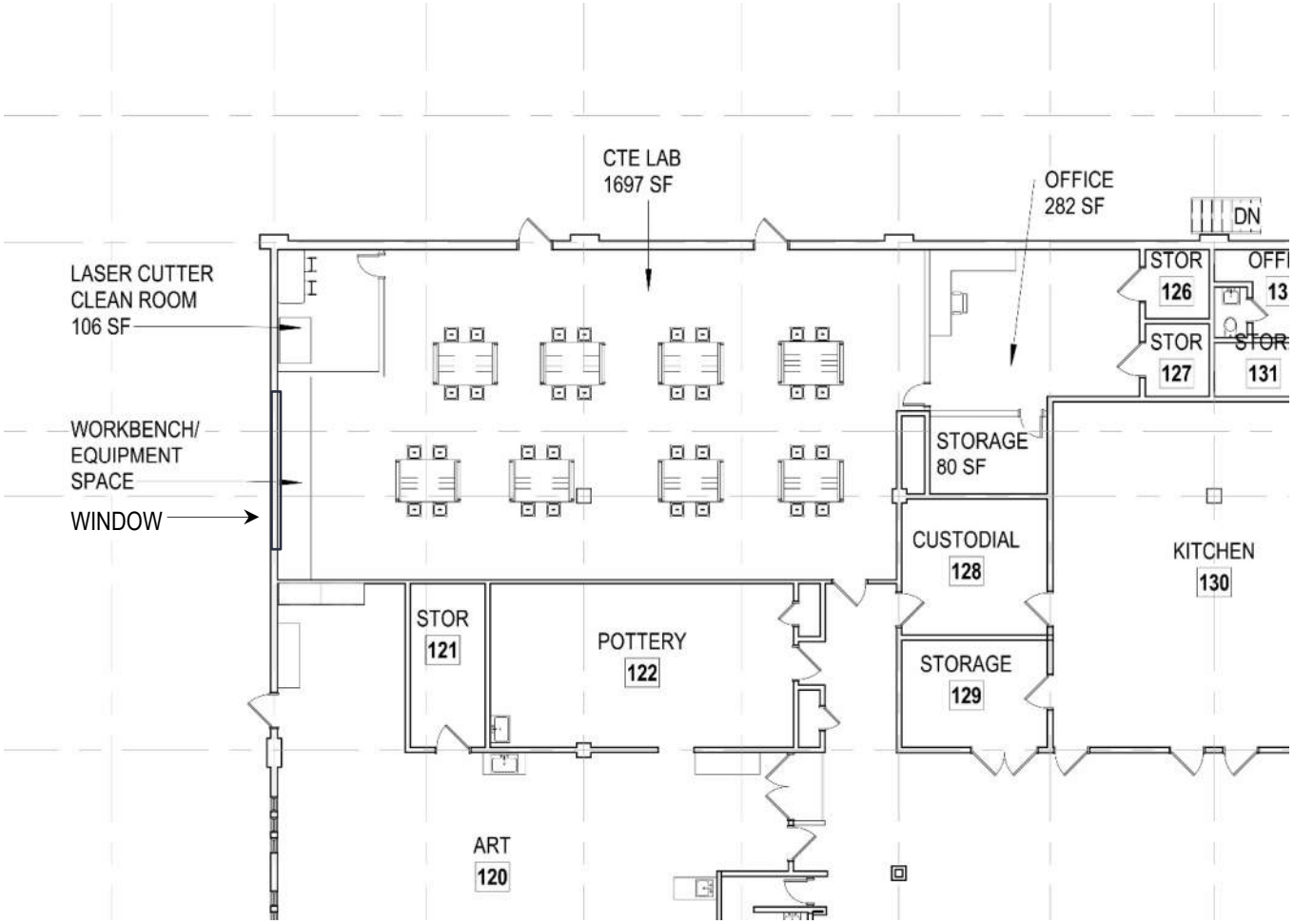
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Imagine the Possibilities

Update
CTE SCOPE

Option 2

- Teacher office
- Open area
- Clean room for laser cutter
- Seating for 32 students



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Imagine the Possibilities

Update
CTE SCOPE

Option 3

- Teacher office
- Open area
- Clean room for laser cutter
- Tight configuration for 32 students



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Imagine the Possibilities

CAN YOU IMAGINE...

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Imagine the Possibilities



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Imagine the Possibilities



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Imagine the Possibilities

THOUGHTS

LIKES AND DISLIKES

Will amount of equipment be reduced in renovation classroom?

How are students using technology in this room? Laptops, desktops?

RESTROOM IMPROVEMENT SCOPE

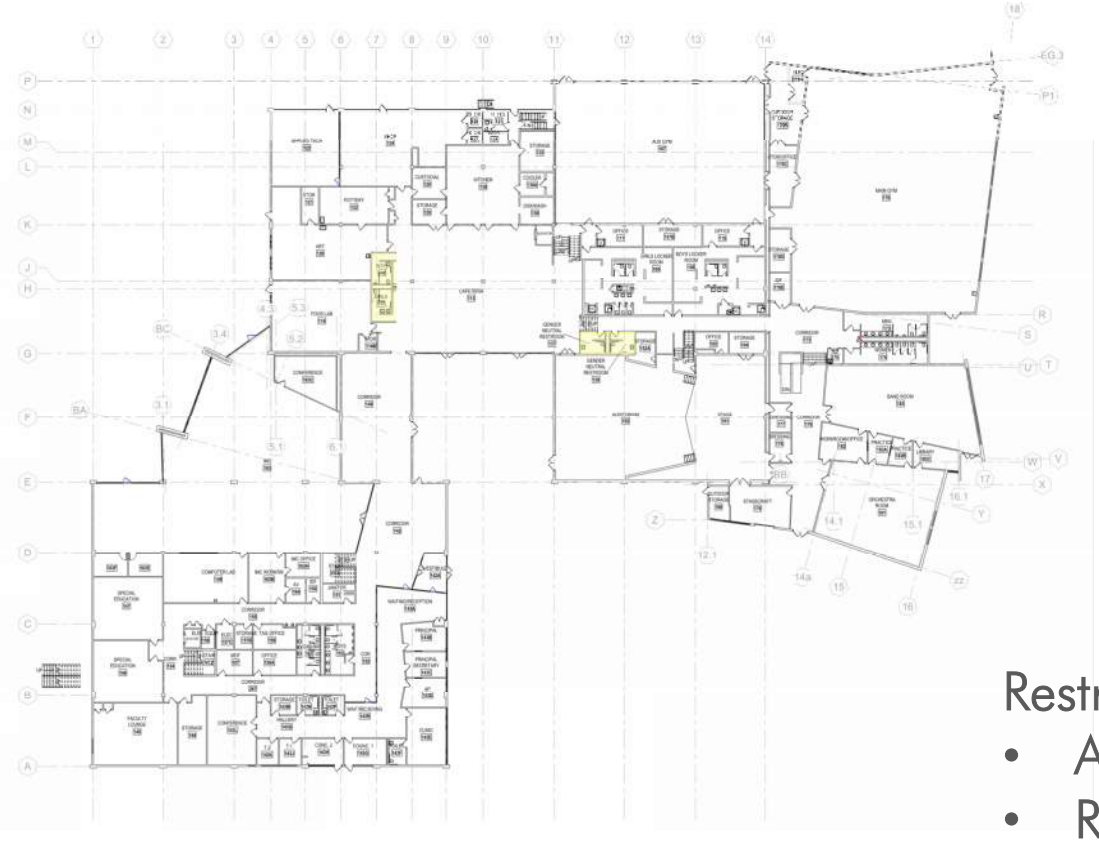
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SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Overall Floor plan

LEVEL 1





Restroom Improvements

- ADA compliance updates
- Refinish floor & walls

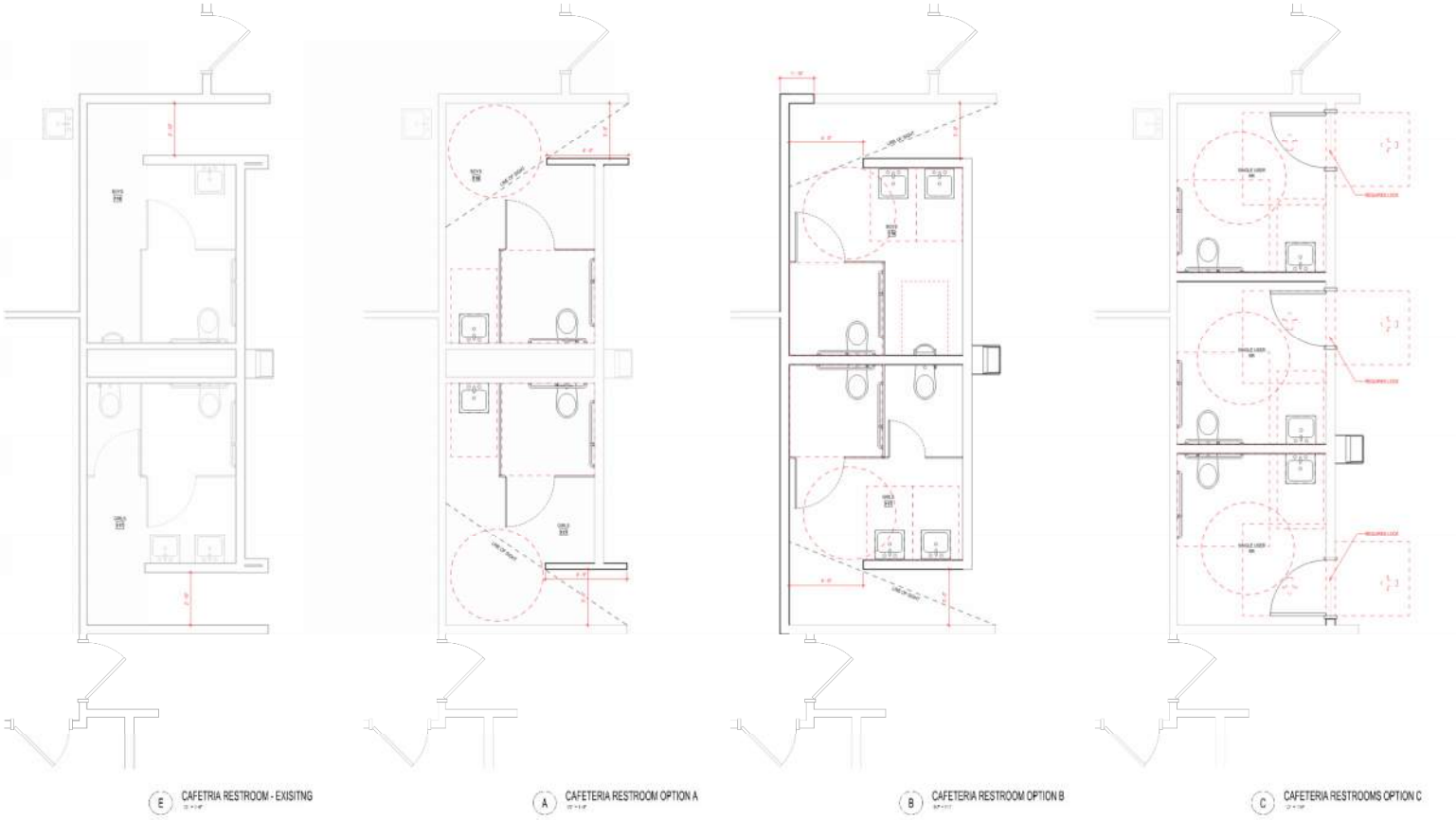
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SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Overall Concepts

RESTROOM LAYOUT



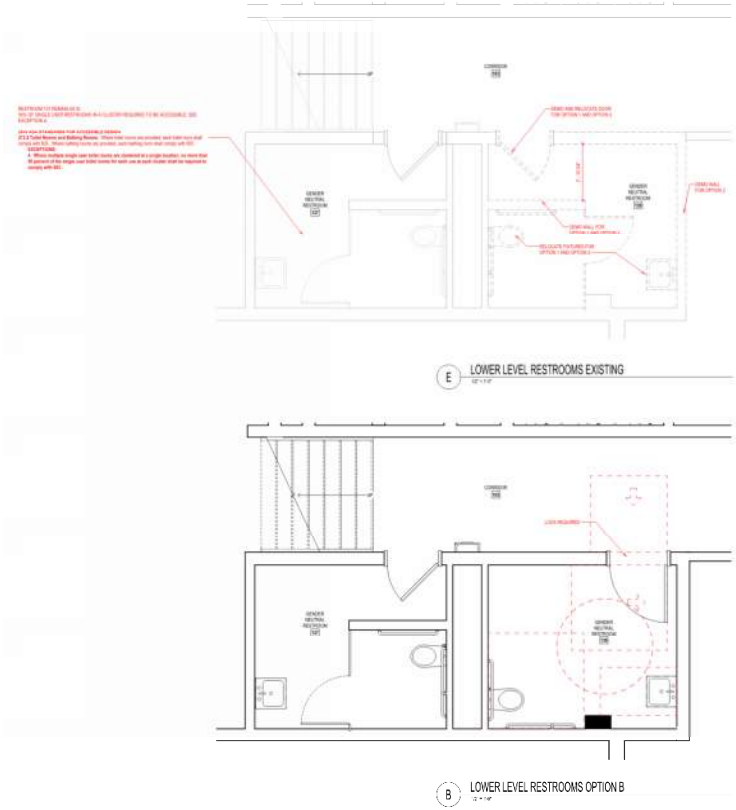
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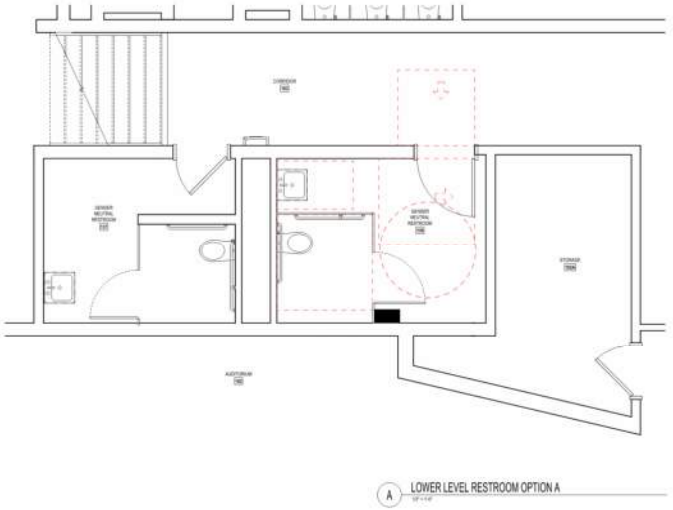
SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Overall Concepts

SINGLE RESTROOM





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Imagine the Possibilities

ART ROOM IMPROVEMENT SCOPE

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Imagine the Possibilities

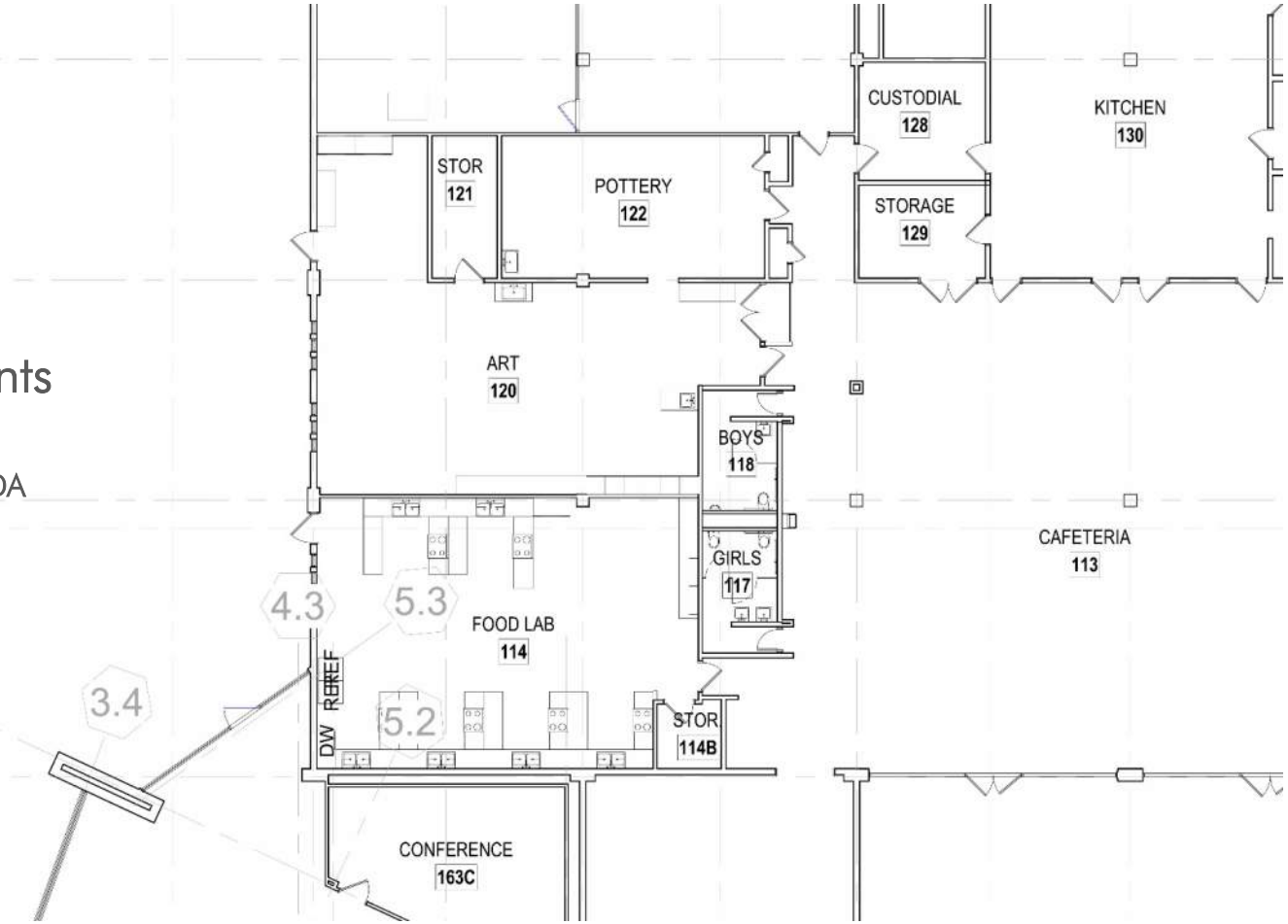
Floor plan

ART 120, STORAGE 121 & POTTERY 122

approx. 1,781 SF

Art Room Improvements

- Sink updates
  - Casework replacement, ADA compliance
  - Sink locations?
- Outlet Updates



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LIFE SCIENCE ROOM IMPROVEMENT SCOPE

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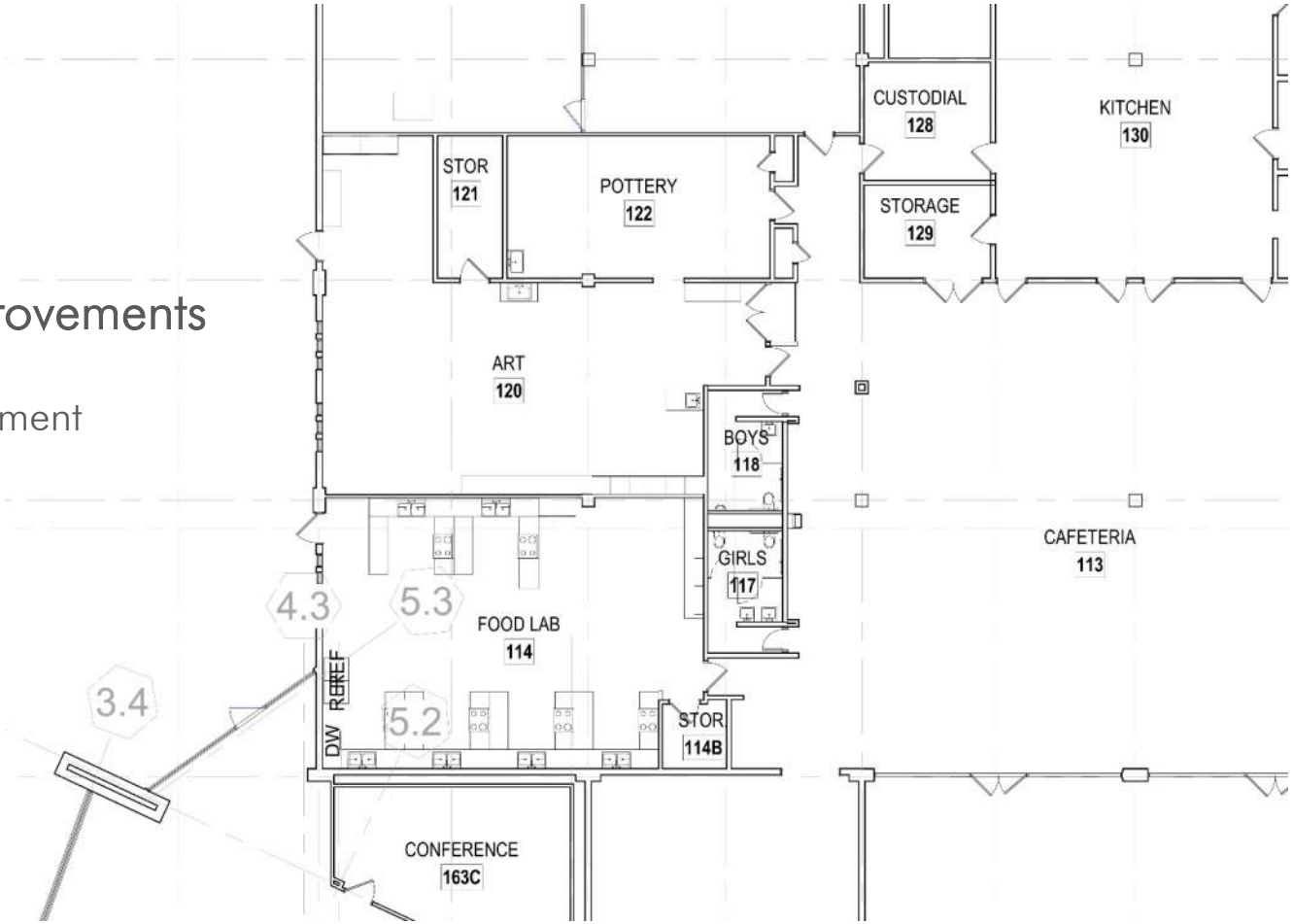
Floor plan

Life Science 114

approx. 1,145 SF

Life Science Room Improvements

- Stove Replacement
- Casework repair/replacement
  - Food-grade surfaces
- Ventilation
  - General
  - Washer & Dryer room



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THANK YOU!

MOA ARCHITECTURE

Next Steps

DAT 3 – February 10th

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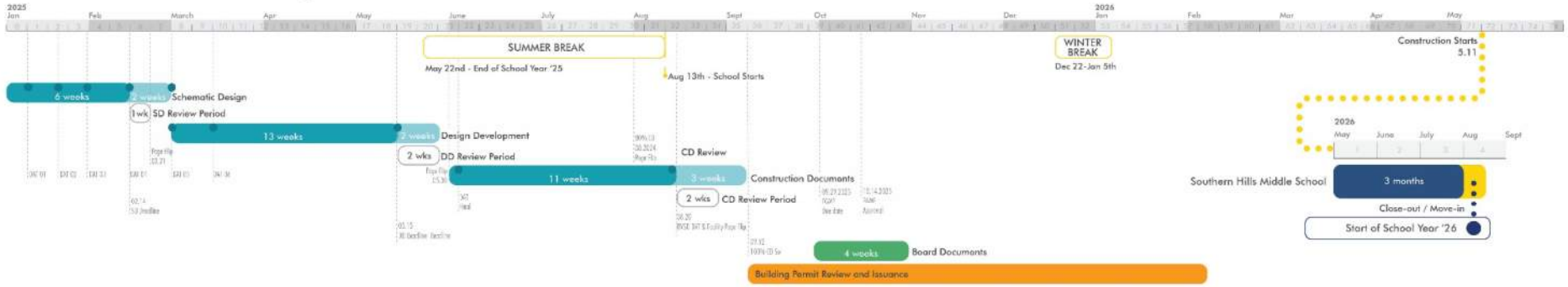
Imagine the Possibilities

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SOUTHERN HILLS MIDDLE SCHOOL

Imagine the Possibilities

Southern Hills Middle School Design & Construction Schedule



- DAT Meetings
- Architecture, site, and building design track
- Board
- Permit Review
- Owner/Pricing Review Track
- Construction Track
- Closeout / Move-in

Preliminary Project Schedule, Subject to Change

MOA ARCHITECTURE

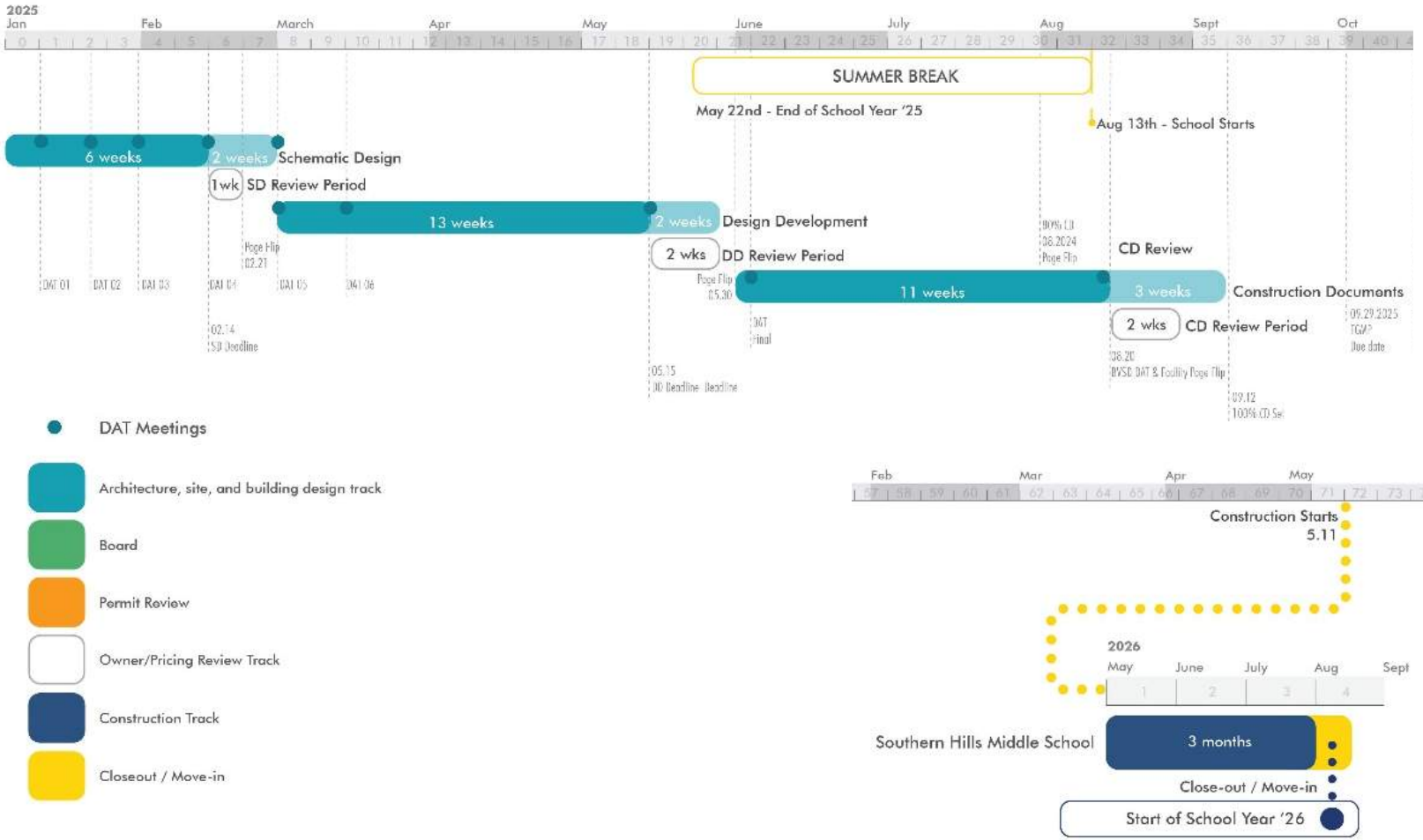
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Imagine the Possibilities

Southern Hills Middle School Design & Construction Schedule



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Imagine the Possibilities

FULL PROJECT SCOPE

2024.11.20

BVSD SOUTHERN HILLS MIDDLE SCHOOL USER ENGAGEMENT GROUPS

Building Systems		22%
Distribution Equipment - Panelboards and Feeders - 208Y/120V - Older Renewal	6.8%	
Distribution Switchboard - 800A 208Y/120V 3 Phase Renewal	8.1%	
Electrical Outlets Not Observed Near HVAC Equipment on Roof	0.2%	
Lighting Fixtures - Exterior - Incandescent Renewal	0.2%	
Main Distribution Switchboard - 3000A 208Y/120V 3 Phase - MSB Renewal	3.1%	
Security and Detection Systems - Insufficient CCTV Cameras	2.8%	
Sump Pump - Submersible Renewa	0.3%	
Infrastructure/Site		1%
Pedestrian Pavement - Concrete - Cracked and Damaged	0.4%	
Structural Slab - Damaged Concrete	0.2%	
Safety/Code		25%
Intercom System Renewal	15.1%	
Fire Alarm System - Head End Control Equipment - Addressable Renewal	2.1%	
Fire Alarm System - Initiating & Alarm Devices - Addressable - 2001 Renewal	1.4%	
Fire Alarm System - Initiating & Alarm Devices - Addressable - 2009 Renewal	6.0%	
Additional Scope		2%
Access Fixed Ladders - Exterior Renewal	0.1%	
DDC Controls Renewal	1.9%	
Exterior Wall - Damaged Concrete	0.1%	
Interior Space Improvements		32%
Interior Improvements-Paint/Flooring	13.4%	
Restroom renovation	18.7%	
Career & Technical Education Improvements		19%
CTE Renovations	19.0%	
TOTAL	100%	100%

		SCHOOL LEADERSHIP	FACILITIES DEPARTMENT	SCHOOL MAINTENANCE	CTE REPRESENTATIVES	INTERIOR IMRPOVEMENTS WORKING GROUP*
FACILITY RENEWAL	49%	X	X	X		
DESIGN ADVISORY TEAM/FOCUS GROUPS						
INTERIOR IMPROVEMENTS*	32%	X	X	X	X	X
CTE GROUP	19%	X	X		X	
	100%					

FACILITY RENEWAL SCOPE includes Building Envelope, Systems, Safety/Code Imprvoements, Infrastructure and Site items and can be coordinated with Facilities, School Maintenance Staff and School Leadership.

CTE GROUP may include representatives from CTE, Facilities and School Leadership

*INTERIOR IMPROVEMENTS can be presented to DAT or a working group at schools discretion

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Imagine the Possibilities