Schematic Design for the
Encinal Jr & Sr High School
New Gymnasium – Measure B Project

April 15, 2025

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ARCHITECTS

ALAMEDA UNIFIED SCHOOL DISTRICT
Excellence & Equity For All Students

Encinal High School New Gym – Agenda

- **Measure B Master Plan**
  - Elements of Master Plan Incorporated
- **Programming and Schematic Design**
  - Meetings - Design Committee, Principal, and District Staff
  - Program Confirmation
  - Schematic Design
- **Milestone Schedule**
- **Budget Analysis**
- **Board Discussion & Questions**
- **Schematic Design Approval**

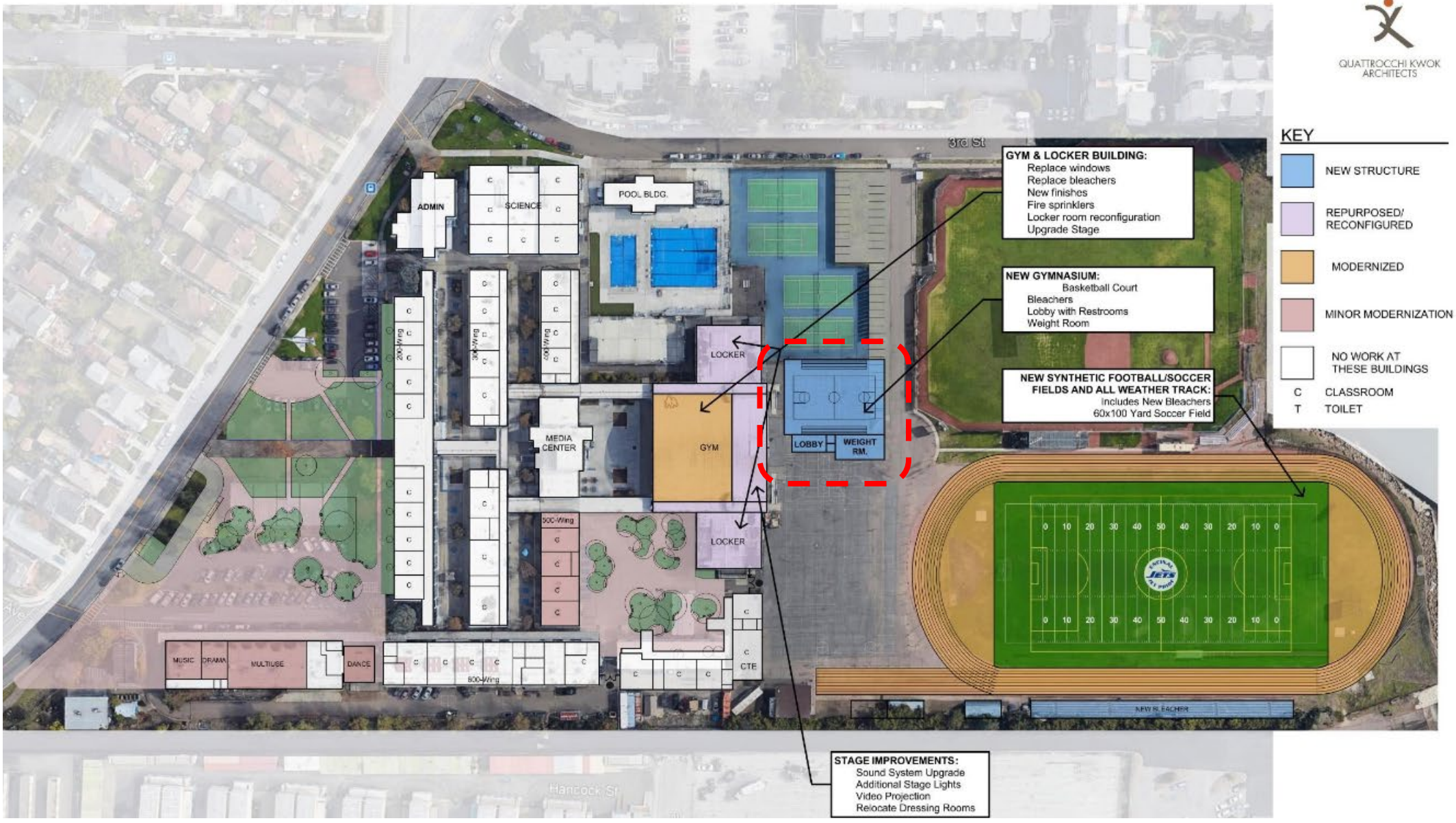




Measure B Master Plan
Encinal High School
New Gymnasium

Encinal High School New Gym – Master Plan Diagram: New Construction

Board Approved 2022



Encinal High School New Gym – Program Confirmation & Design Meetings

Design/ Programming Meetings with HS Principal, Site Staff & District Facilities Staff

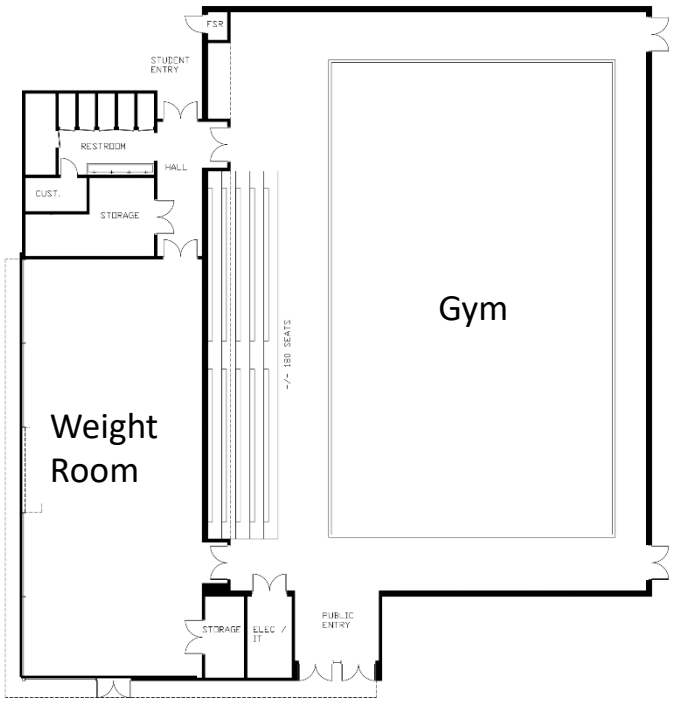
<u>Final Gym Program:</u>

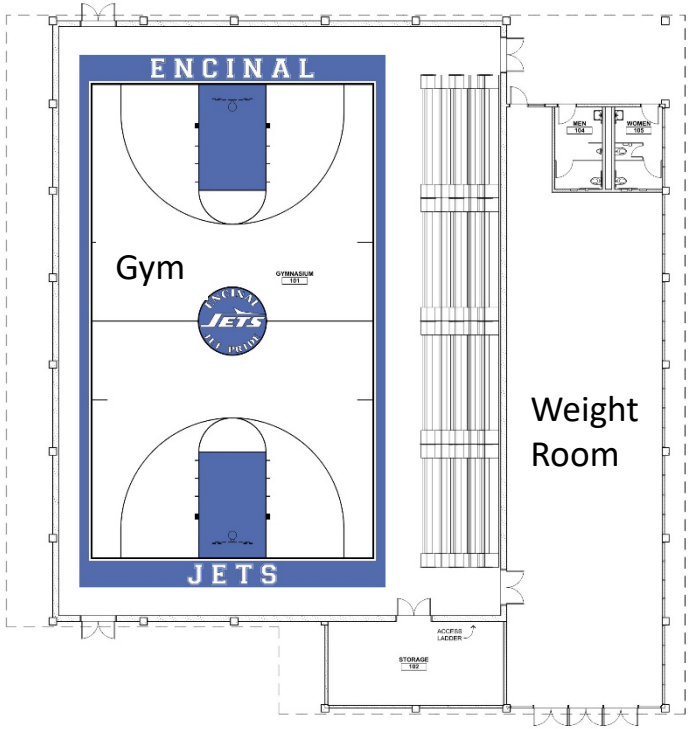
- 84’x54’ Basketball Court
  - Striping for Volleyball & Other Court Sports
- Bleachers
- Lobby with Restrooms
- Weight Room
- Support Spaces
- Courtyard

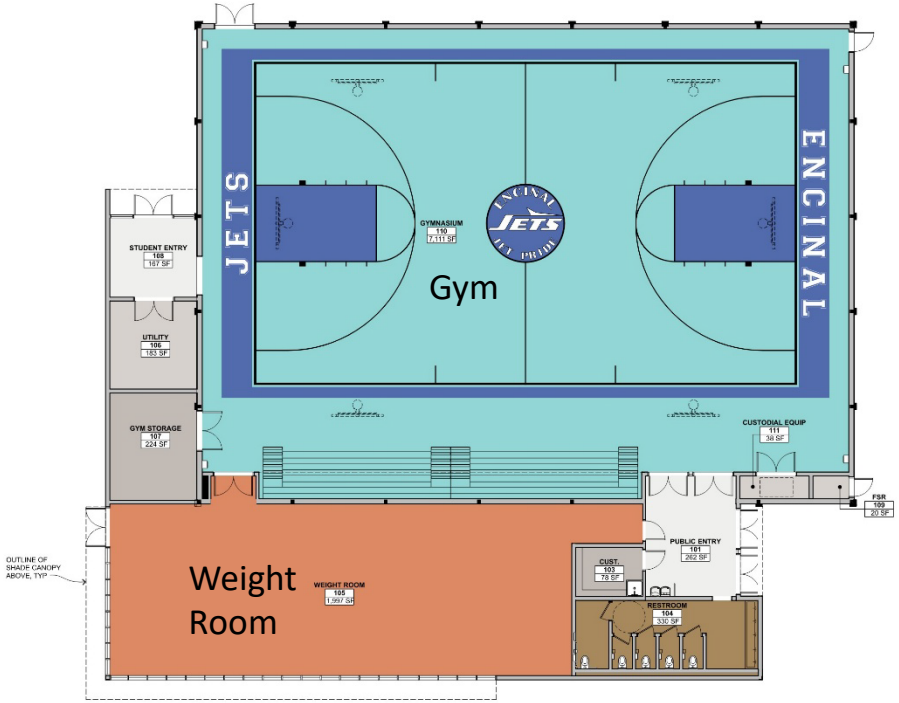


Encinal High School New Gym – Building Design Process

QKA Studied Various Options with Design Committee Including Gym & Weight Room Locations







View To Fields & Bay

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Schematic Design

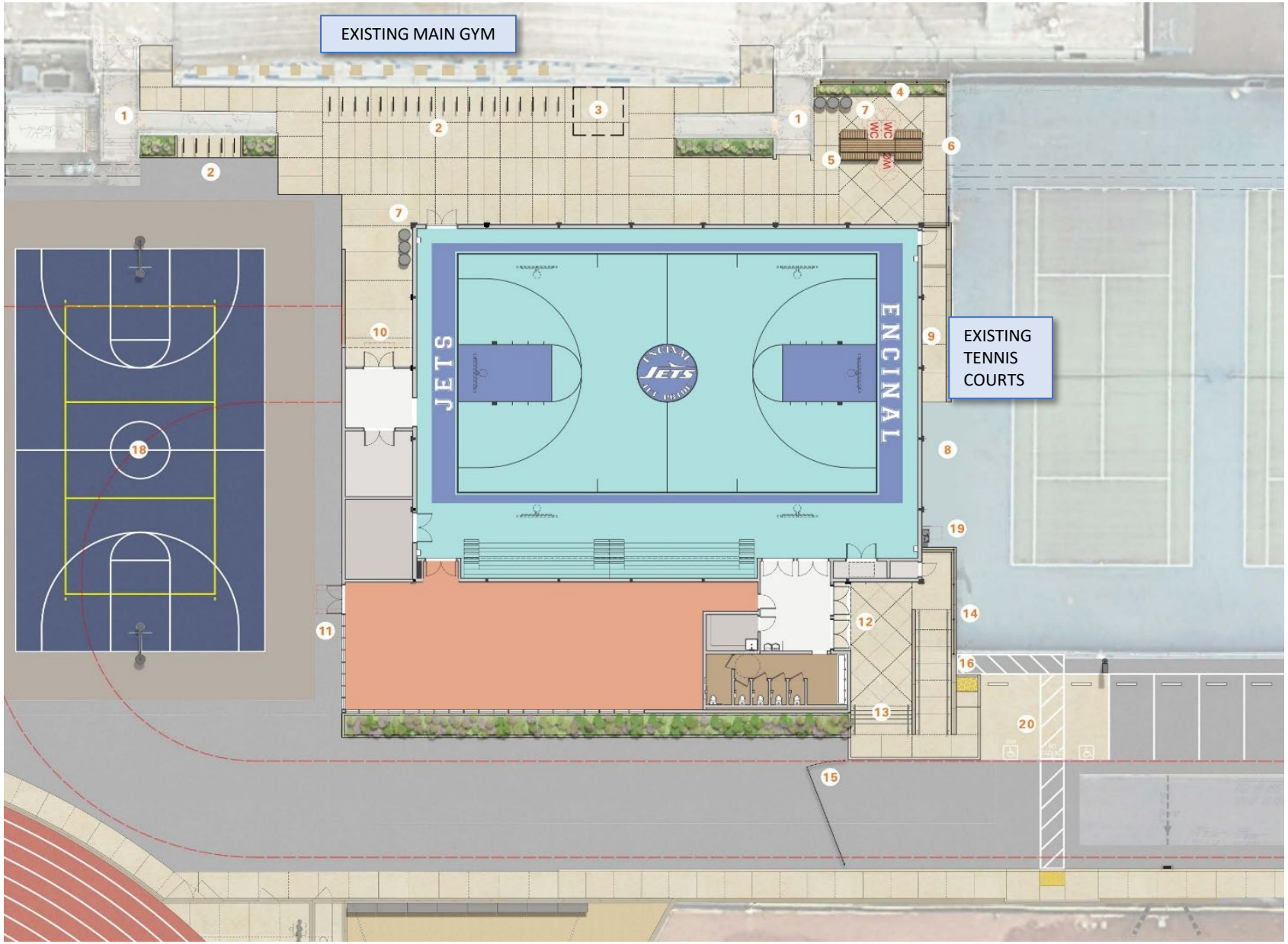
Encinal High School New Gym – Campus Satellite View



Encinal High School New Gym – Campus Satellite View



Encinal High School New Gym – Schematic Site Plan



LEGEND

1 EXISTING STAIRS AND RAMP TO REMAIN WITH NEW PLANTING

2 RELOCATED EXISTING BIKE PARKING (24 RACKS TOTAL)

3 FORKLIFT CLEARANCE TO EXISTING ELEVATED STAGE DELIVERY DOOR

4 FENCE AND PLANTER SCREENING AT EXISTING MECHANICAL EQUIPMENT

5 ADA COMPLIANT PICNIC TABLES AND BENCHES (MODEL TBD)

6 SECTION OF FENCE REPLACEMENT AT THE BEGINNING OF EGRESS DOOR LANDING. EXISTING TENNIS COURT FENCING AND GATES TO REMAIN

7 WASTE RECEPTACLES (DISTRICT STANDARD)

8 REMOVAL OF WEST TENNIS COURT FENCING, EXTENSION OF TENNIS COURT PAVING AND ACRYLIC RECREATIONAL SURFACING TO THE FACE OF GYM

9 EGRESS DOOR WITH CONCRETE LANDING AND SLOPED WALKWAY WITH RETAINING WALLS LEADING TO TENNIS COURTS

10 WALKWAY TO GYM ENTRY

11 WEIGHT ROOM ENTRANCE

12 PUBLIC ENTRY TO GYMNASIUM

13 ENTRY RAMP AND STAIRWAY

14 REPLACEMENT TENNIS COURT FENCE ON RETAINING WALL. REMOVE EXISTING GATE. (16'LF)

15 RELOCATED EMERGENCY VEHICLE ACCESS PIPE GATE

16 CURB RAMP WITH TRUNCATED DOMES

17 EXPANDED ACCESS FOR TENNIS - DOUBLE CHAIN LINK GATE WITH 4' WIDE ADA-COMPLIANT PEDESTRIAN GATE AND 6' MAINTENANCE LEAF FOR MAXIMUM 10' WIDE OPENING FOR MAINTENANCE VEHICLE ACCESS

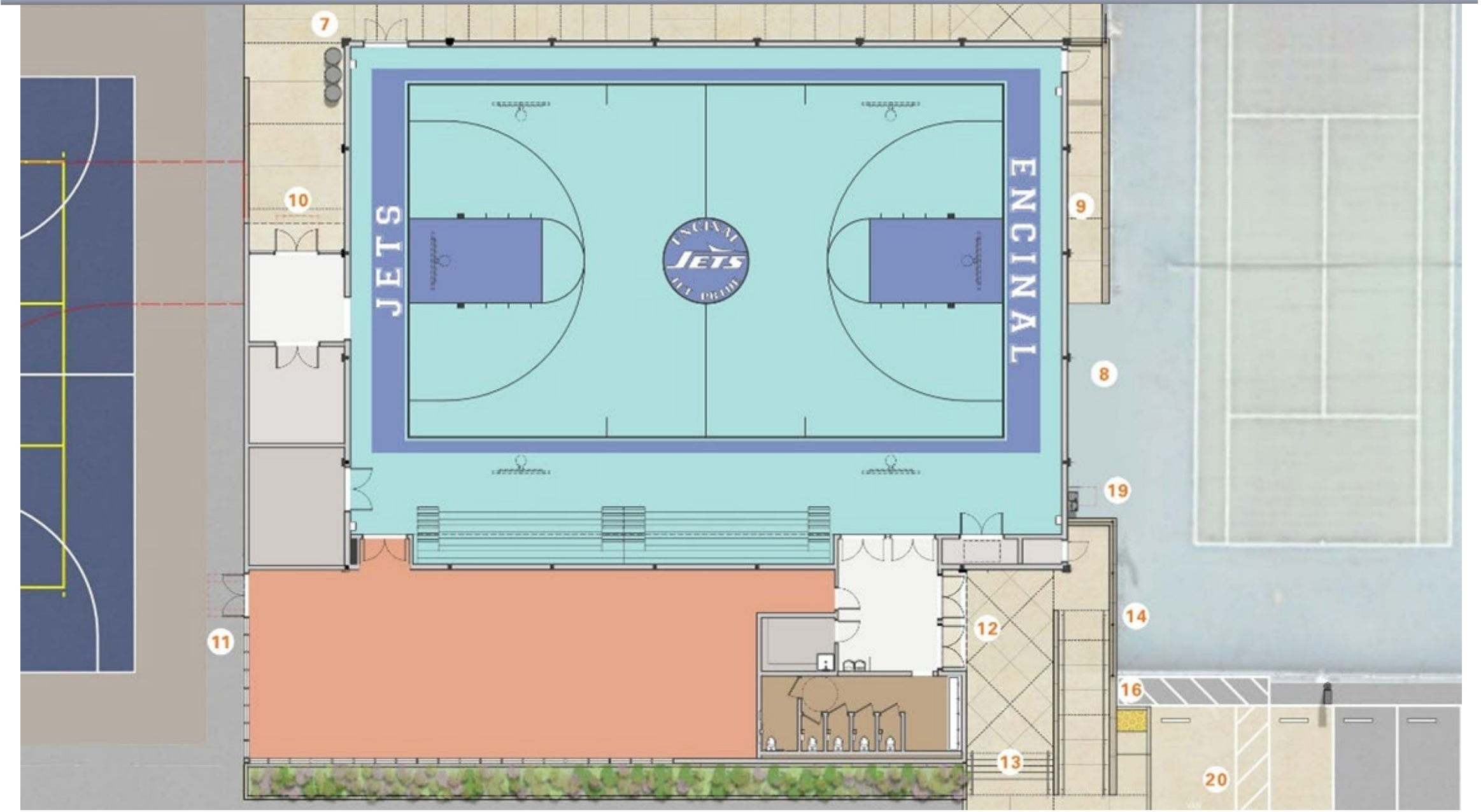
18 ONE BASKETBALL COURT WITH TWO RELOCATED BASKETBALL HOOPS, ONE VOLLEYBALL COURT WITH TWO REMOVABLE NET POSTS AND ACRYLIC RECREATIONAL COURT SURFACING

19 DISTRICT STANDARD DRINKING FOUNTAIN

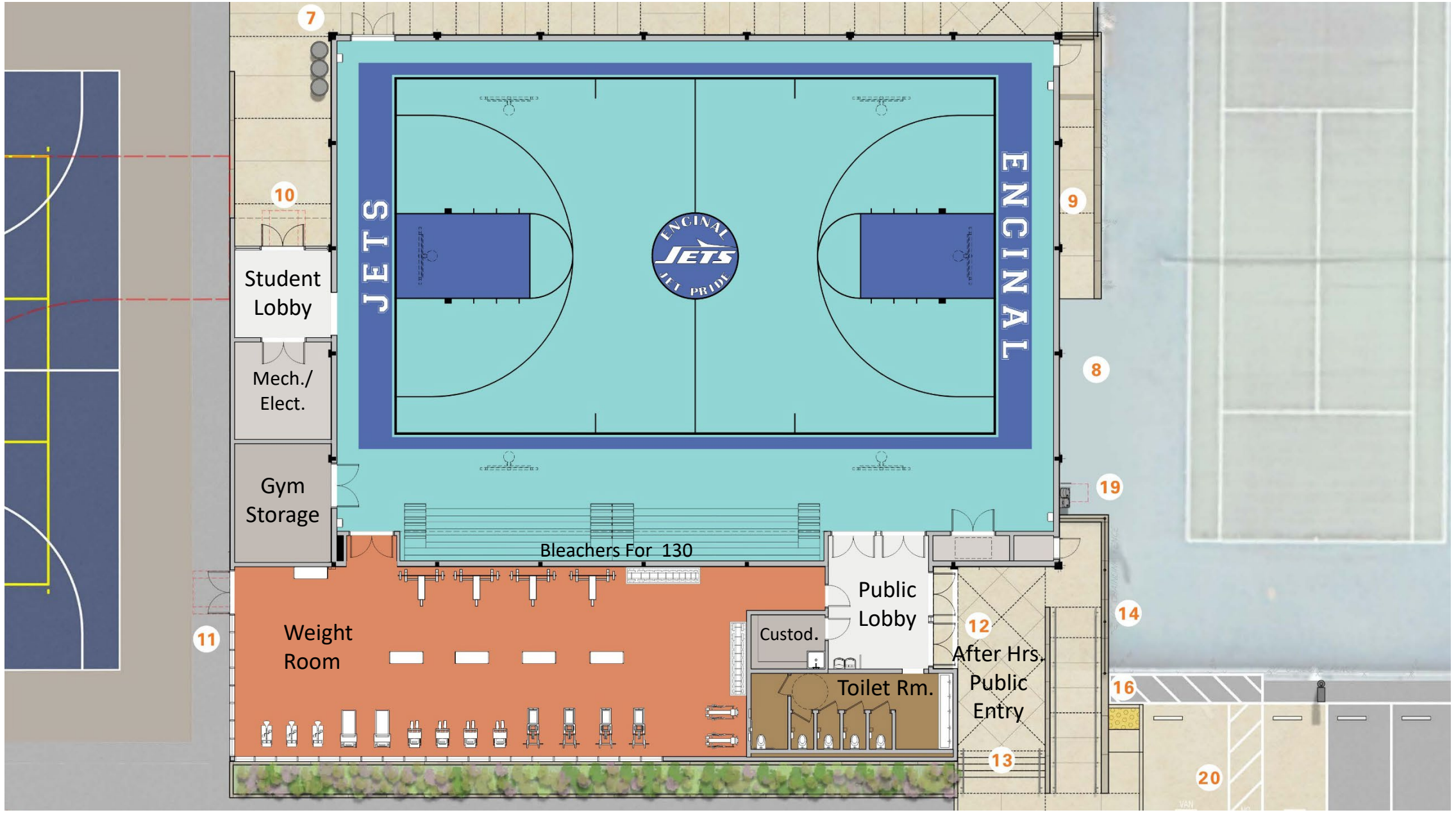
20 ACCESIBLE PARKING STALLS (CONSTRUCTED AS PART OF THE ENCINAL STADIUM RENOVATIONS)

21 PUBLIC ACCESS TO THIRD STREET (CONSTRUCTED AS PART OF THE ENCINAL STADIUM RENOVATIONS)

Encinal High School New Gym – Schematic Site Plan



Encinal High School New Gym – Schematic Floor Plan



Encinal High School New Gym – Conceptual Rendering: View from the Stadium



Encinal High School New Gym – Rendering: Campus Entry Fr. 3rd Street



Encinal High School New Gym – Conceptual Rendering: Gym Interior



Encinal High School New Gym – Rendering: Weight Room w/ View to Stadium



Schedule & Costs

Encinal High School New Gym – Milestone Schedule

Project Schedule

- To Division of State Architect: September 2025
- Bidding: March 2026
- Board Award of Contract (GMP): June 2026
- Construction: June 2026 – July 2027
- Occupancy: Fall 2027

Encinal High School New Gym – Costs & Budget

Project Estimate

Total Gym Building & Site Costs (Includes Contingencies & "Soft Costs")	$21.3 Million

District Budget

Encinal Jr/Sr High School Measure B Allocation	$69.2 Million
Board Approved Stadium Budget (Under Construction)	-$22.8 Million
Estimate for Gymnasium Project	-$21.3 Million
Balance for Encinal Modernization (Includes Main Gym Modernization)	**$25.1 Million**

Questions & Comments

