

North West Hendricks School Corporation

2020 IMPROVEMENTS

Community Meeting

September 29, 2020

October 6, 2020

CONTRIBUTORS



CREATED FOR



NORTH WEST HENDRICKS
SCHOOL CORPORATION

Community
Meeting

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WELCOME



AGENDA

- I. Introduction – *Dr. Scott Syverson*
- II. Review of Past Year – *Dr. Scott Syverson*
- III. Financial Impact – *Mr. David Hobbaugh*
- IV. Overview of Work – *Tecton, GDI, Browning Day*
- V. Questions
- VI. Concluding Remarks

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PRIMARY OBJECTIVES OF PROJECT

SCHOOL SAFETY

Secure our building entrances.

FUNCTION

Maximize formal, *collaborative*, and spontaneous learning opportunities throughout NWHSC. Improve site traffic and parking whenever possible.

VALUE

Balance ease of maintenance, *sustainability*, durability, and quality with required program needs to maximize the potential of the budgeted resources.

SCHOOL FOR THE FUTURE

Create a flexible and agile facility that can be easily modified or rearranged to respond to new teaching techniques and best practices.

PRIMARY OBJECTIVES OF PROJECT

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Pittsboro Safety Concerns



Tri-West MS Safety Concerns



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PRIORITY NEEDS FOR THE SCHOOL DISTRICT

- ❖ Providing safety and security for students and staff
- ❖ Updating Academic Facilities for 21st Century Learners
- ❖ Preparing for future growth
- ❖ Improving Traffic Safety
- ❖ Updating Athletic Facilities



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REVIEW OF PAST YEAR

Why We Stopped Last October

- ❖ Changed Players
- ❖ RQAW will remain
- ❖ Shifting of Priorities

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REVIEW OF PAST YEAR

Phase 1 Comparison

FORMER Phase 1 Projects

TWHS Football and Track Renovation

North Ticket Booth, Restrooms, and Mini Concessions

South Ticket Booths, Restrooms, Team Rooms, Concessions

TWHS Baseball and Softball Complex

TWHS Indoor Batting Cages and Training Facility

Tennis Court Construction

TWMS/TWHS Site Renovation

NEW Phase 1 Projects

North Salem Secure Entrance/Office Construction

North Salem Classroom Construction

North Salem Roof

North Salem Site Renovation

North Salem Building Improvements

Pittsboro Elementary Secure Entrance/Office Construction

Pittsboro Elementary Music Classroom and PE Office Relocation

Pittsboro Elementary Site Renovation

Pittsboro Elementary Building Improvements

Tri-West Middle School Secure Entrance

TWHS Football and Track Renovation

North Ticket Booth, Restrooms, and Mini Concessions

South Ticket Booths, Restrooms, Concessions

Transportation Center

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III. FINANCIAL RESPONSIBILITY



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FINANCIAL IMPACT

\$2.7 million GO Bond

- ❖ With fees and bids, former construction team was asking for **\$4,960,323**.
- ❖ With fees and bid market, new construction team has this project listed for **\$2,672,606**
 - ◆ *Includes moving transportation center construction to the other bond*

Total Savings

\$2,287,717

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FINANCIAL IMPACT

\$40 million Bond Series

❖ Former Construction Team

- ◆ *With fees and bid market, was asking for **\$30,905,000** and second project projected at **\$32,980,000***
- ◆ *Totaling at **\$63,885,000***

❖ New Construction Team (*Tecton Onboard December 10th*)

- ◆ *Increase in Project Scope*
- ◆ *With fees and bid market, has first project listed at **\$25,218,000** and second project listed at **\$14,809,000***
- ◆ *Totaling at **\$40,000,000***

Total Savings

\$23,885,000

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FINANCIAL IMPACT

Cost of Construction Team Transitions

❖ Former Construction Team

◆ Projected Fees: **\$4,864,000**

❖ New Construction Team

◆ Actual Fees: **\$3,449,000**

Total Savings
\$1,415,000

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NO INCREASE IN TAX RATE!



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IV. OVERVIEW OF PROJECTS

North Salem ES – Pittsboro ES – Tri-West MS/HS



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NORTH SALEM ELEMENTARY SCHOOL

Floor Plan



Considerations

- ❖ Replacement of Existing 1920s building
- ❖ Admin Office Addition with Secure Entrance
- ❖ 4 Classroom Addition
- ❖ New Media center where existing admin office was
- ❖ New Mechanical Room and SAS Room where existing Media Center was
- ❖ Renovate area between first grade classrooms to become SGI and Restroom
- ❖ Interior Finish updates throughout School
- ❖ Site renovations – Update of Bus and Parent Circulation

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NORTH SALEM ELEMENTARY SCHOOL

Reasons For Replacing Two-Story Building

- ❖ Serious water leakage in Basement [**Safety Concern**]
- ❖ Allows for a safer vehicular circulation – separates bus and parent drop-off / pick-up
- ❖ ADA Non-Compliance Concerns
 - ◆ *1st Floor a few feet above main level of School*
 - ◆ *Each floor has multiple levels*
 - ◆ *No ramping nor elevator options without significant modifications and additions to the building*
- ❖ Efficiency of HVAC Systems
- ❖ Classrooms are 2/3 size of standard classrooms
- ❖ Location and accessibility of major MEP equipment in basement is not ideal
- ❖ This is a long term decision
 - ◆ *Dollars needed to upgrade and upkeep existing building infrastructure could be used elsewhere*

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NORTH SALEM ELEMENTARY SCHOOL

View of North Salem ES



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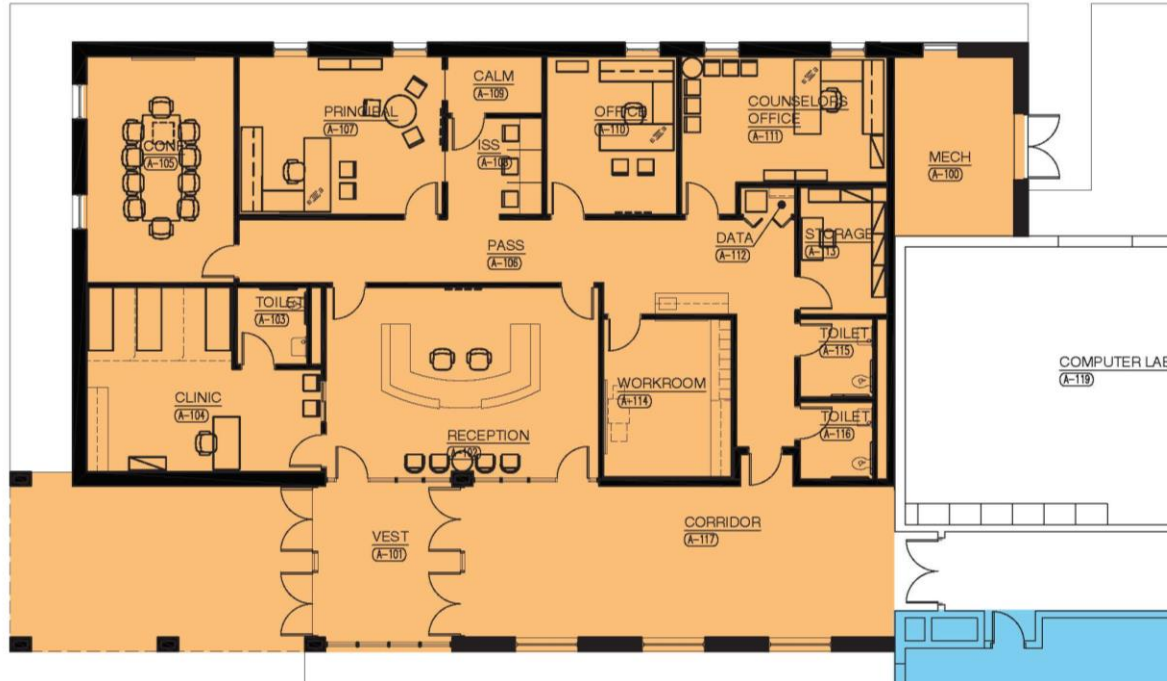
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NORTH SALEM ELEMENTARY SCHOOL

Administration Office Addition



COLOR KEY:



Addition

Considerations

- ❖ Secure Entrance
- ❖ 3 Offices
- ❖ Conference Room with table that fits 10
- ❖ Work Room near Receptionist
- ❖ ISS for 3 students outside of Principals Office
- ❖ Calming Room outside of Principals Office with Viewing Windows
- ❖ 2 Staff Restrooms
- ❖ Kitchenette
- ❖ Clinic with 3 cots

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NORTH SALEM ELEMENTARY SCHOOL

View of Admin Office Addition



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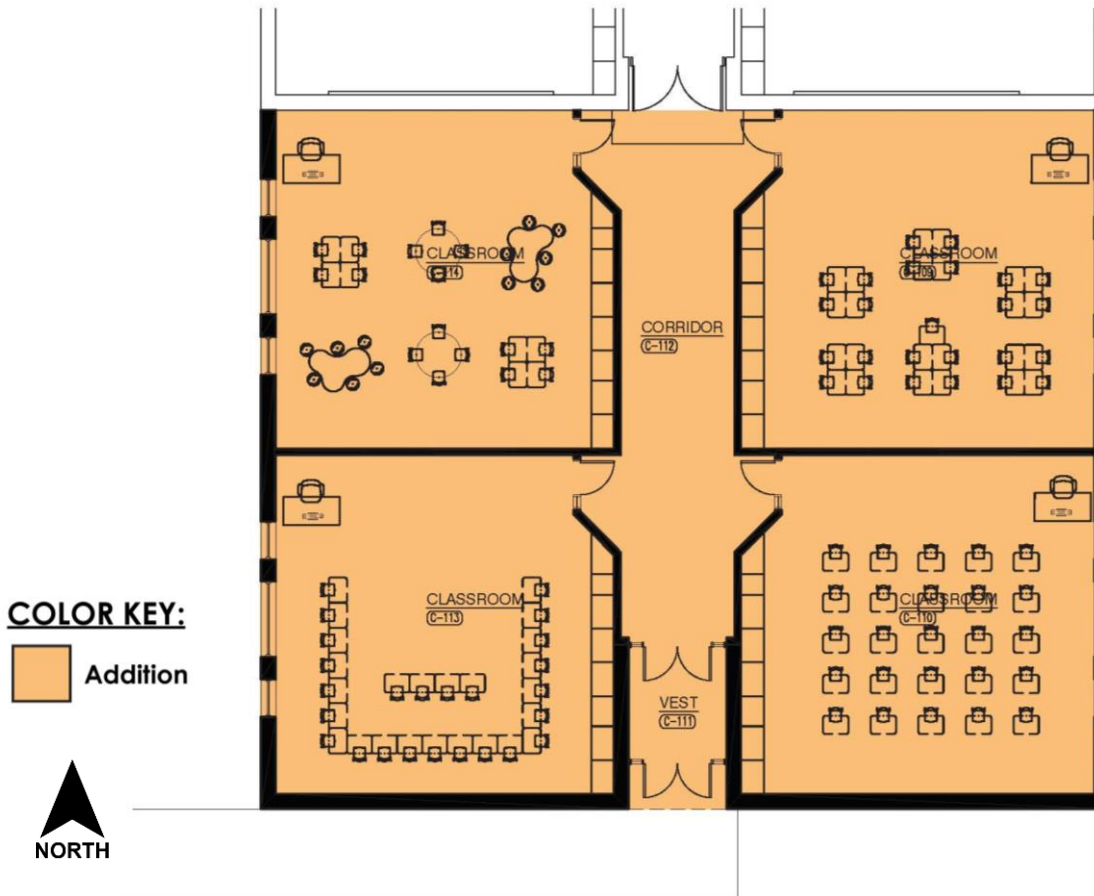
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NORTH SALEM ELEMENTARY SCHOOL

4 Classroom Addition



Considerations

- ❖ Built-In Casework to Match Existing Classroom
- ❖ Technology on Perimeter and Front Board
- ❖ New Furniture
- ❖ Vertical Unit Ventilator Mechanical
- ❖ LED Lighting

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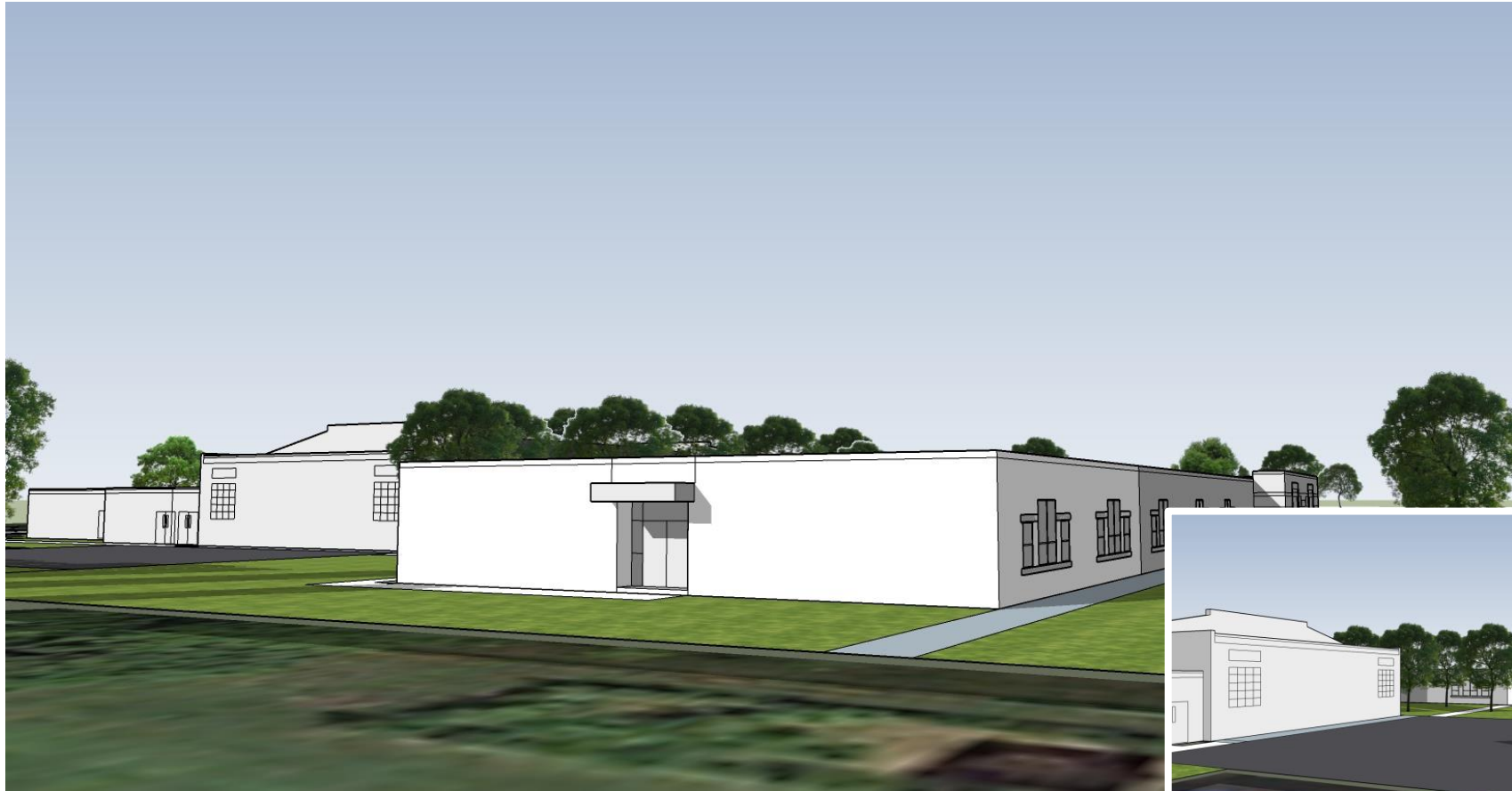
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NORTH SALEM ELEMENTARY SCHOOL

View of Classroom Addition



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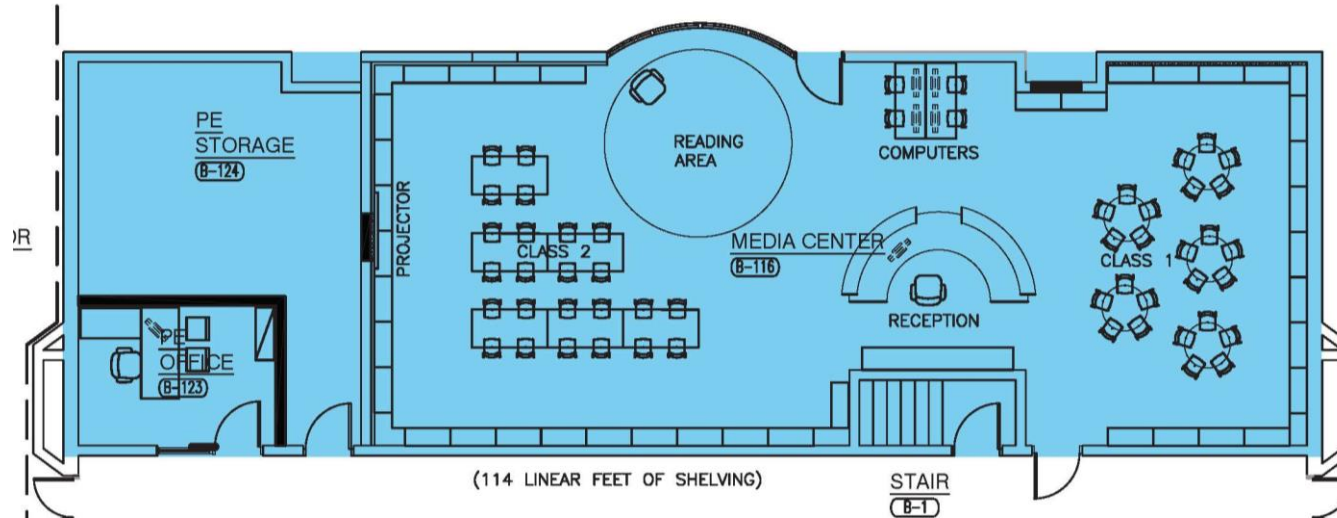


NORTH SALEM ELEMENTARY SCHOOL

Existing Administration Office and Old Gym Locker Room Renovation

Considerations

- ❖ New Media Center
- ❖ New Furniture for Media Center
- ❖ PE Office off of Gym
- ❖ PE Storage off of Gym and separate from office



COLOR KEY:



Heavy Renovation



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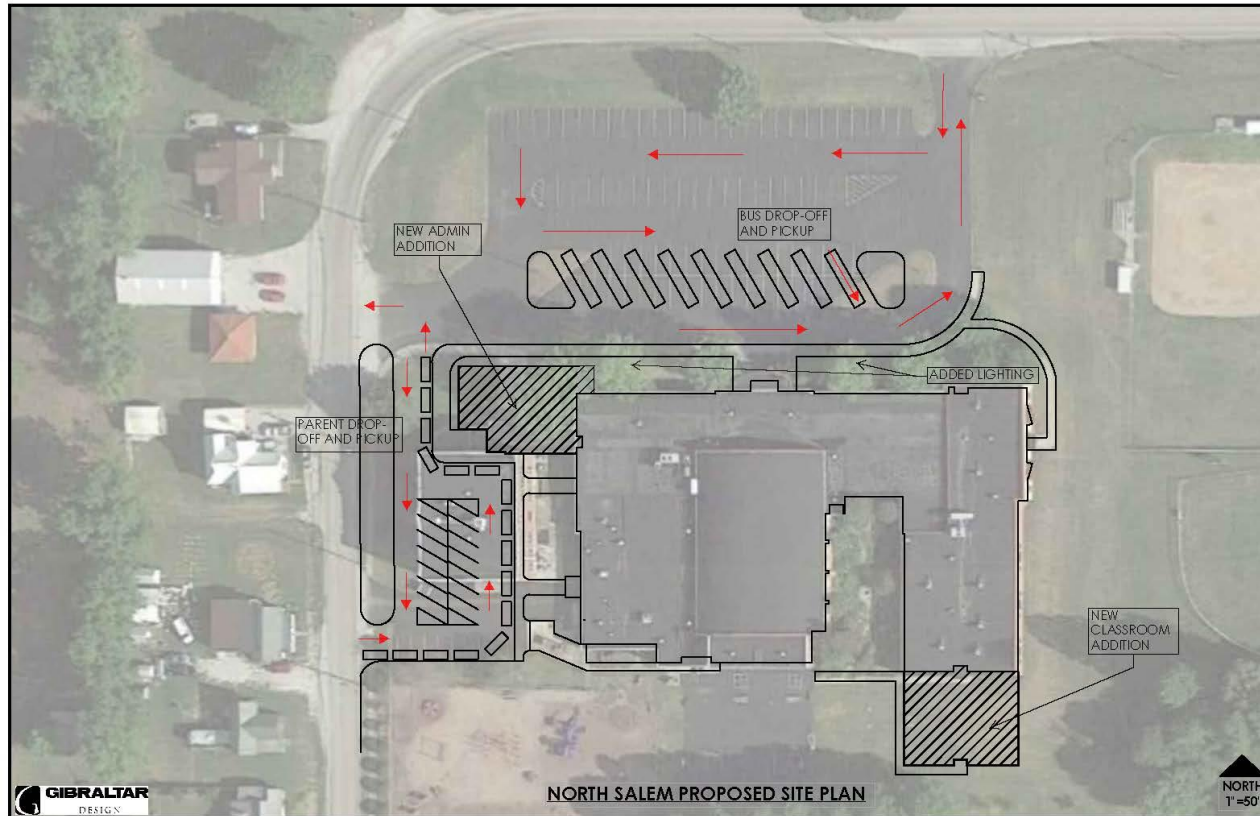
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NORTH SALEM ELEMENTARY SCHOOL

Site Plan



Considerations

- ❖ Separation of Car drop-off/pick-up and Bus traffic
- ❖ Reorient Bus parking to diagonal parking
- ❖ Additional visitor parking on west side adjacent to new Entry
- ❖ Easy access to new mechanical room, kitchen, and dumpster

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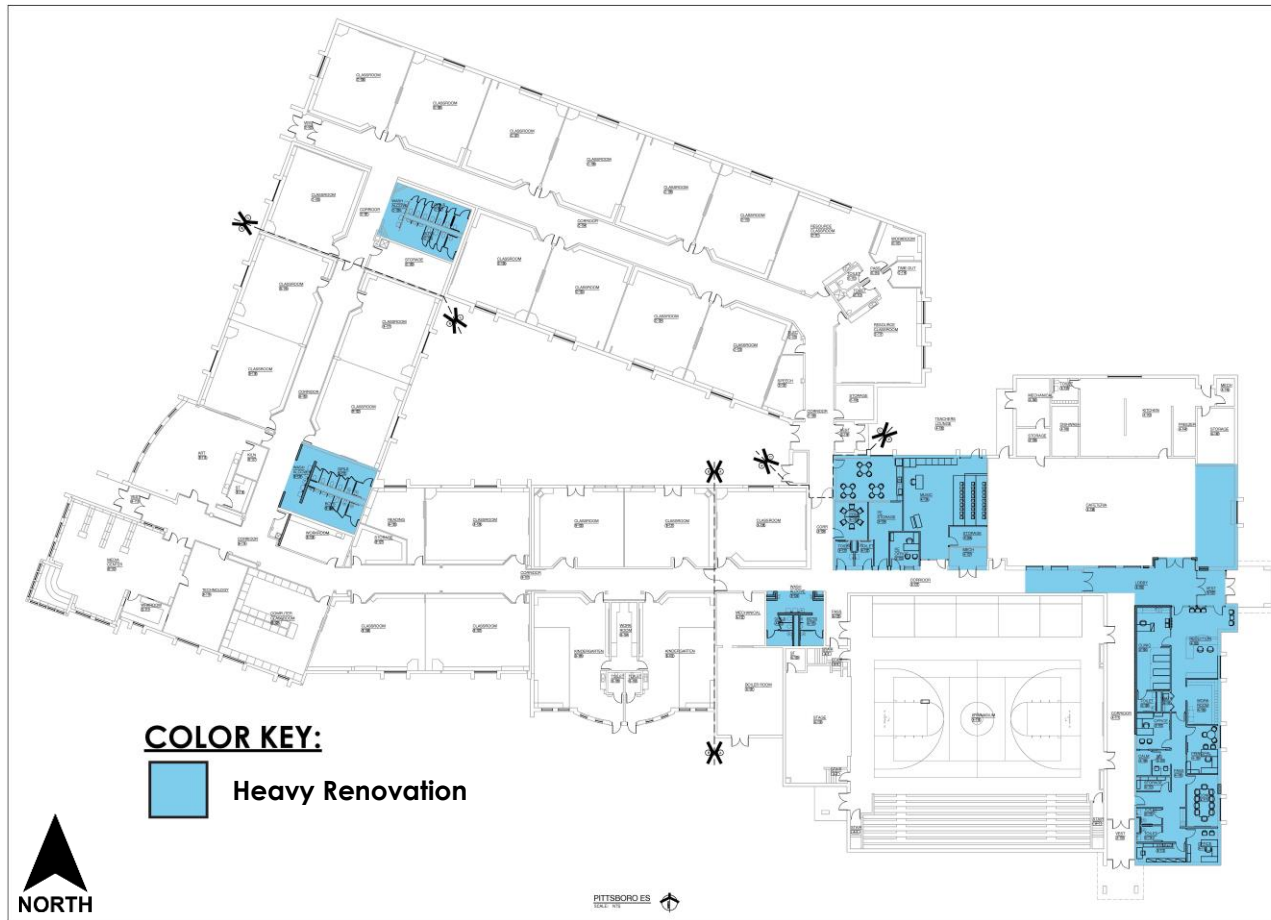
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PITTSBORO ELEMENTARY SCHOOL

Floor Plan



Considerations

- ❖ New Admin Office with Secure Entrance where existing Music is located
- ❖ New Music and Teachers Lounge where existing Admin Office is located
- ❖ Bathroom Renovations
- ❖ Cafeteria Renovations

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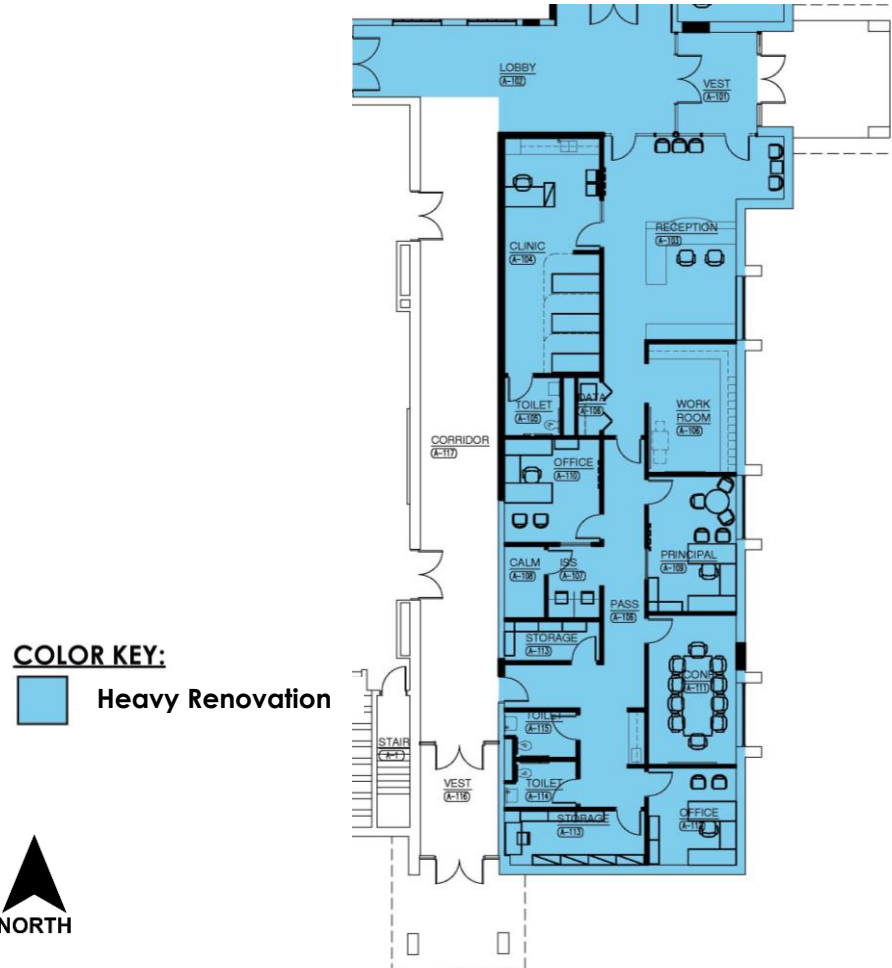


PITTSBORO ELEMENTARY SCHOOL

Admin Office Renovation

Considerations

- ❖ Secure Entrance
- ❖ 3 Offices
- ❖ Conference Room with table that fits 10
- ❖ Work Room near Receptionist
- ❖ ISS for 2 students outside of Principals Office
- ❖ Calming Room outside of Principals and Counselors Offices
- ❖ 2 Staff Restrooms
- ❖ Kitchenette
- ❖ Clinic with 3 cots



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PITTSBORO ELEMENTARY SCHOOL

View of Main Entrance Lobby



Before



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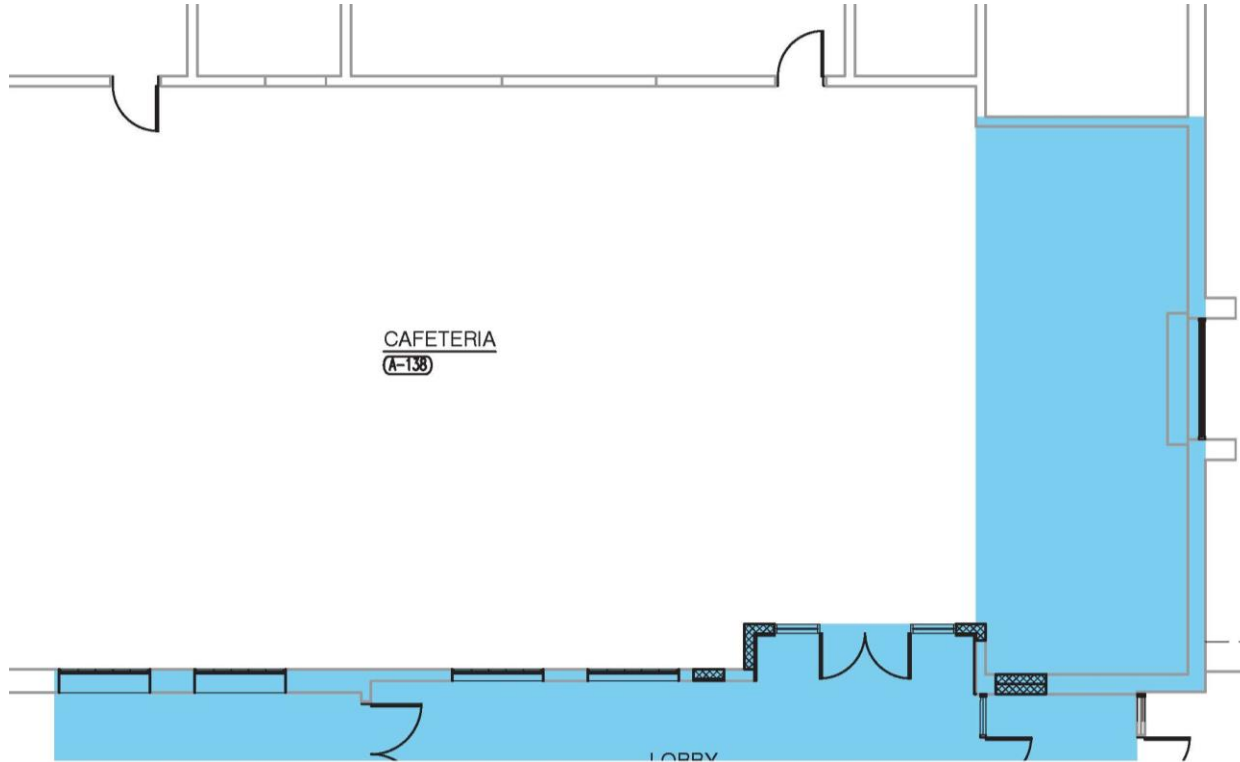
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PITTSBORO ELEMENTARY SCHOOL

Cafeteria Renovations



COLOR KEY:



Heavy Renovation

Considerations

- ❖ Expanded cafeteria seating area
- ❖ New Entrance into Cafeteria off of lobby
- ❖ Windows into cafeteria from lobby/corridor
- ❖ Ceiling & Lighting enhancements in Cafeteria

PITTSBORO ELEMENTARY SCHOOL

View of Cafeteria

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Before

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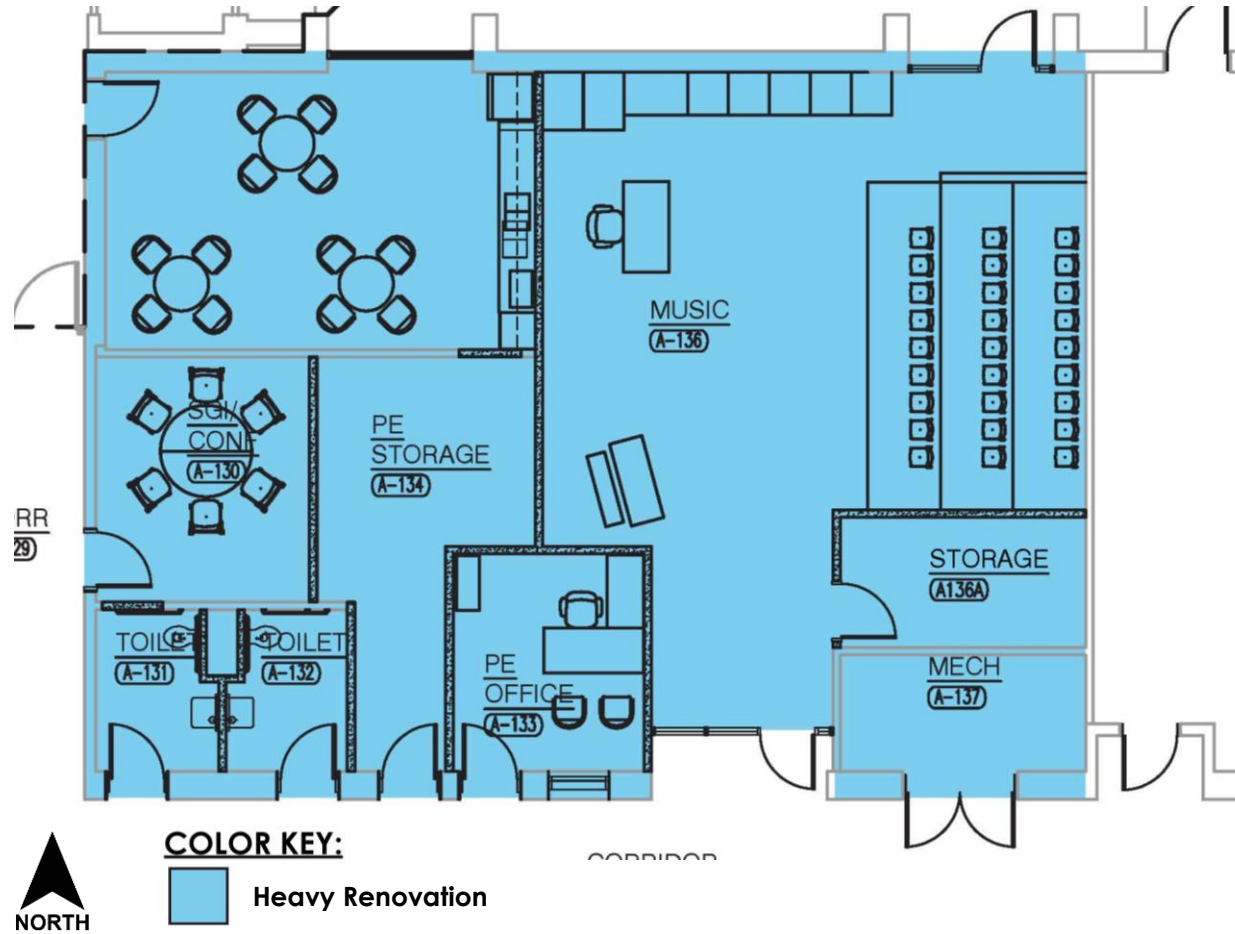
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PITTSBORO ELEMENTARY SCHOOL

Existing Admin Office Renovations



Considerations

- ❖ New Music Room with risers
- ❖ New Teachers Lounge
- ❖ New PE Office
- ❖ New PE Storage
- ❖ Renovate existing staff bathroom
- ❖ Add additional Staff Bathroom
- ❖ New SGI/Conference Room

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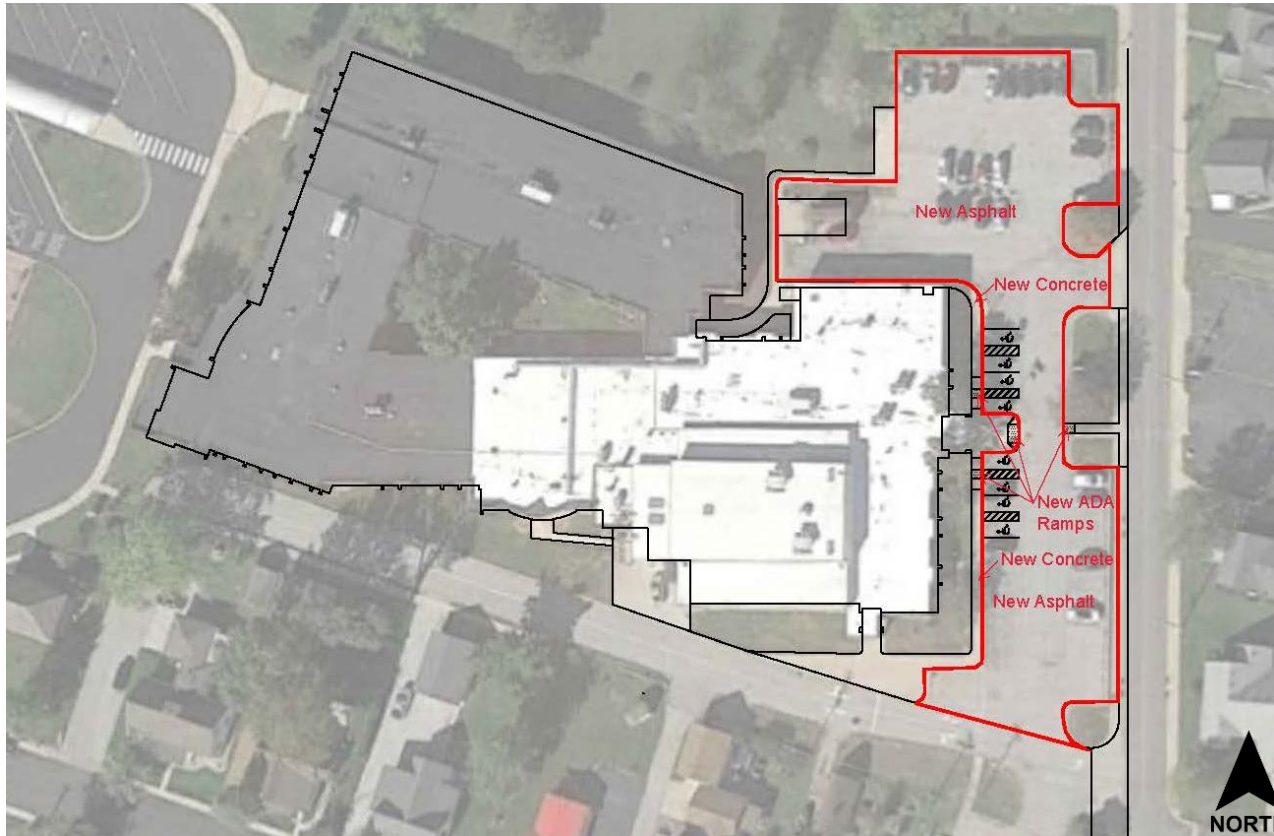
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PITTSBORO ELEMENTARY SCHOOL

Site Plan



Considerations

- ❖ ADA Accessibility improvements and parking locations
- ❖ New ADA Route from the street
- ❖ Repair/replacement of failing asphalt paving
- ❖ Freshen up front facade and new sidewalk/plantings

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TRI-WEST MIDDLE SCHOOL

Secure Entrance Floor Plan



Considerations

- ❖ New Storefront System to create Secure Entrance
- ❖ Maintain usefulness of original Lobby for student waiting
- ❖ Repair of exterior concrete and pavers at Front and South Entrances

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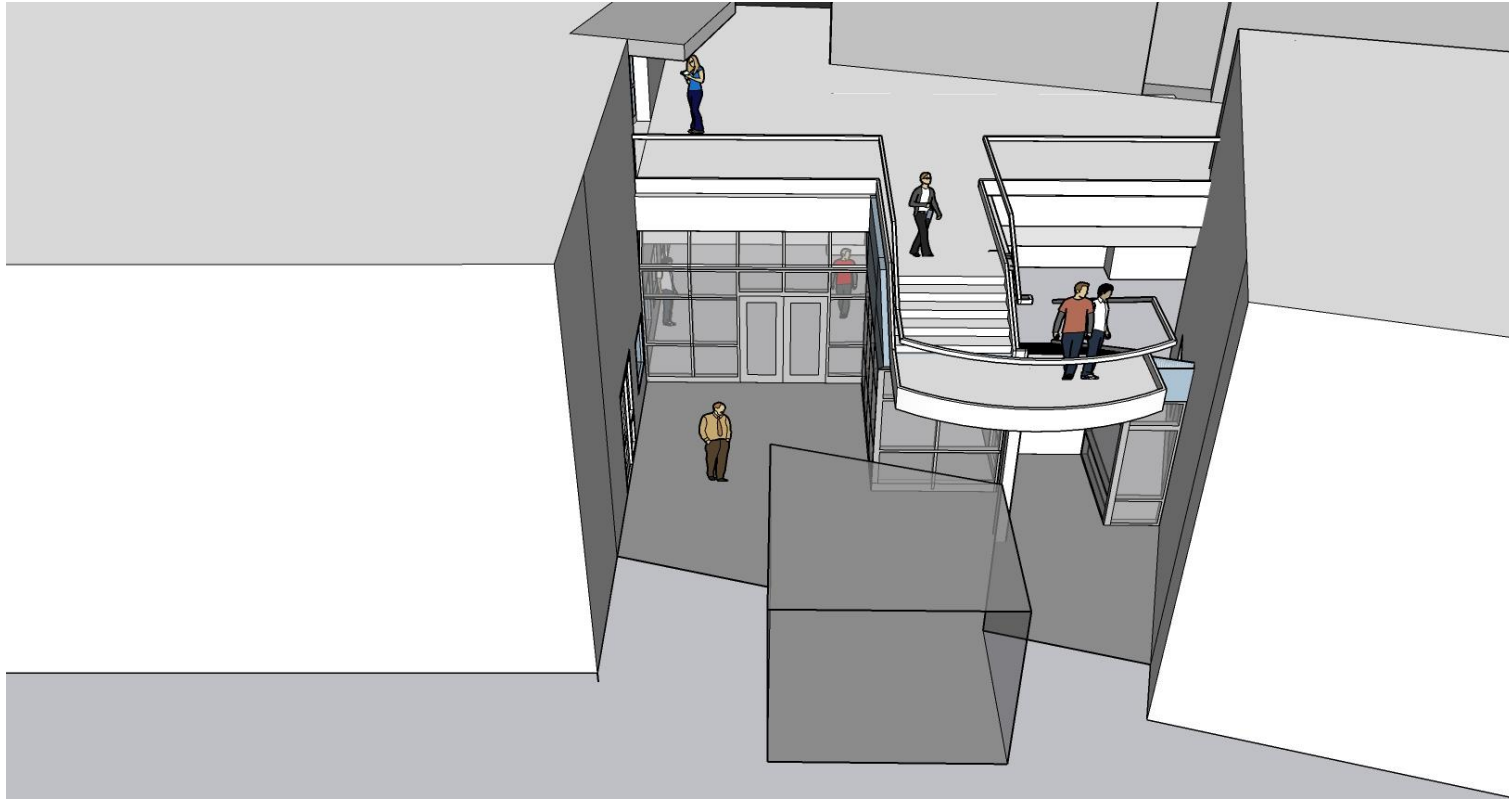
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TRI-WEST MIDDLE SCHOOL

View of New Secure Entrance



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TRI-WEST MIDDLE SCHOOL

View of New Secure Entrance



Before



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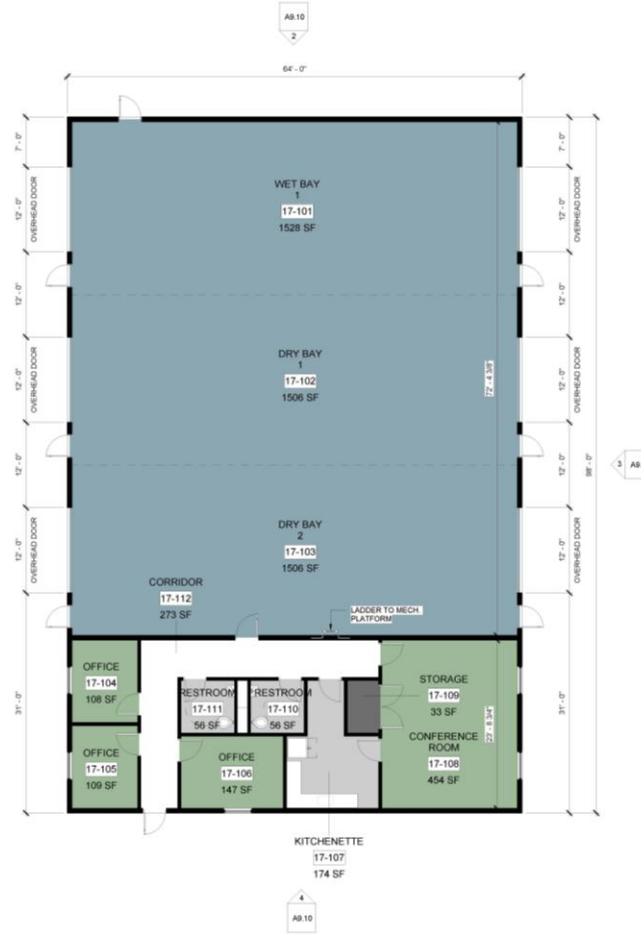
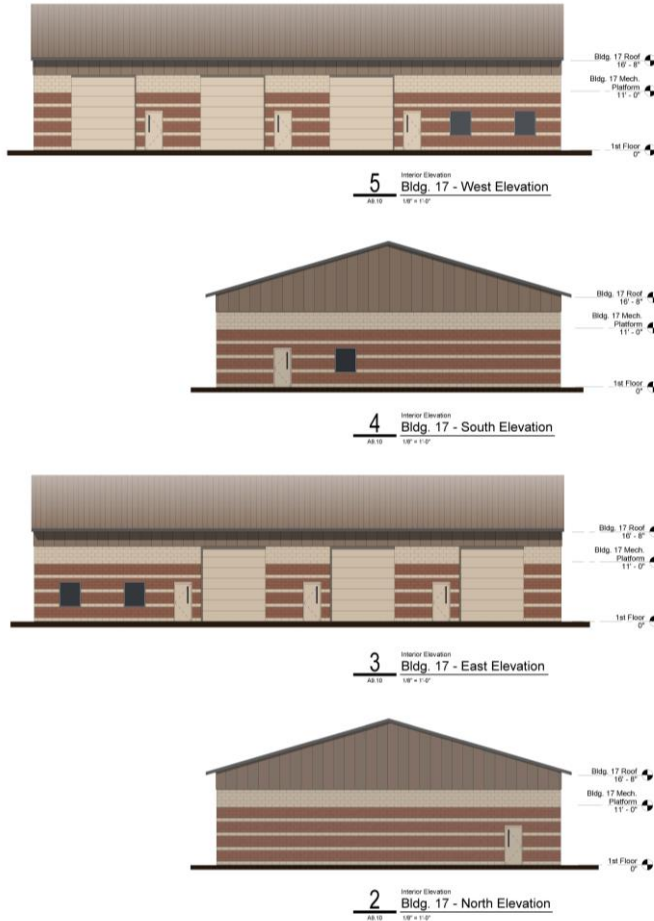
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TRI-WEST HIGH SCHOOL

Transportation Center



Considerations:

- ❖ 3 service bays(2 dry-1 wet)
- ❖ Offices/Conference room/Support Spaces
- ❖ Parking for 32 full size & 12 short buses
- ❖ Parking for 32 staff

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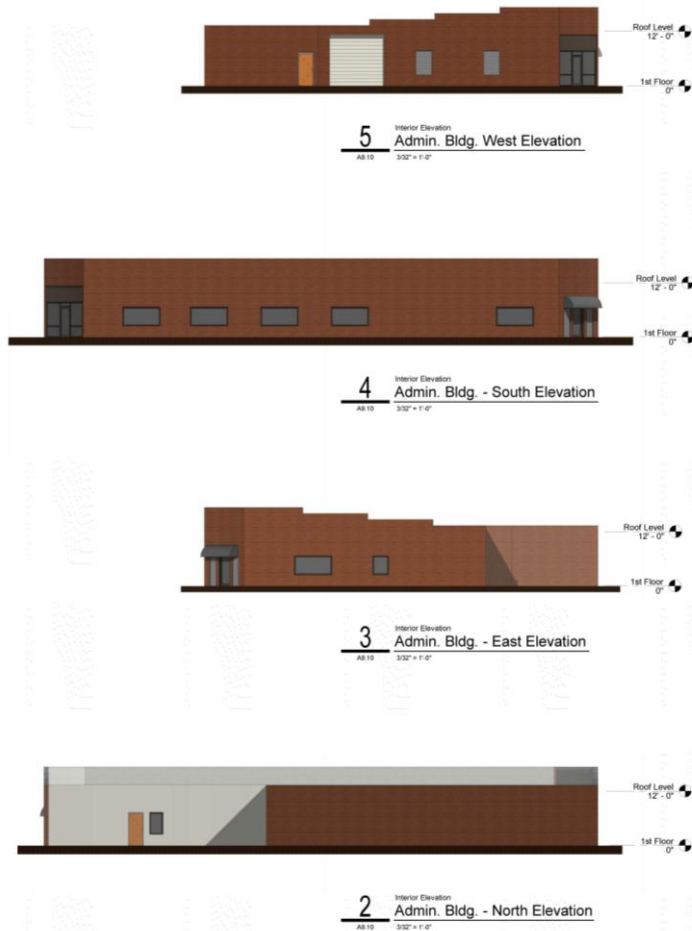
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TRI-WEST HIGH SCHOOL

Administration Building *(UNDER REVIEW)*



Considerations:

- ❖ Expansion of approximately 3,000 sf
- ❖ Added offices/Expanded & Improved Board Room
- ❖ New public entrance on west side
- ❖ Parking for 40



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TRI-WEST HIGH SCHOOL

Maintenance Building *(UNDER REVIEW)*

Considerations:

- ❖ Expansion of approximately 1,200 SF
- ❖ Match existing building exterior



TRI-WEST HIGH SCHOOL CAMPUS

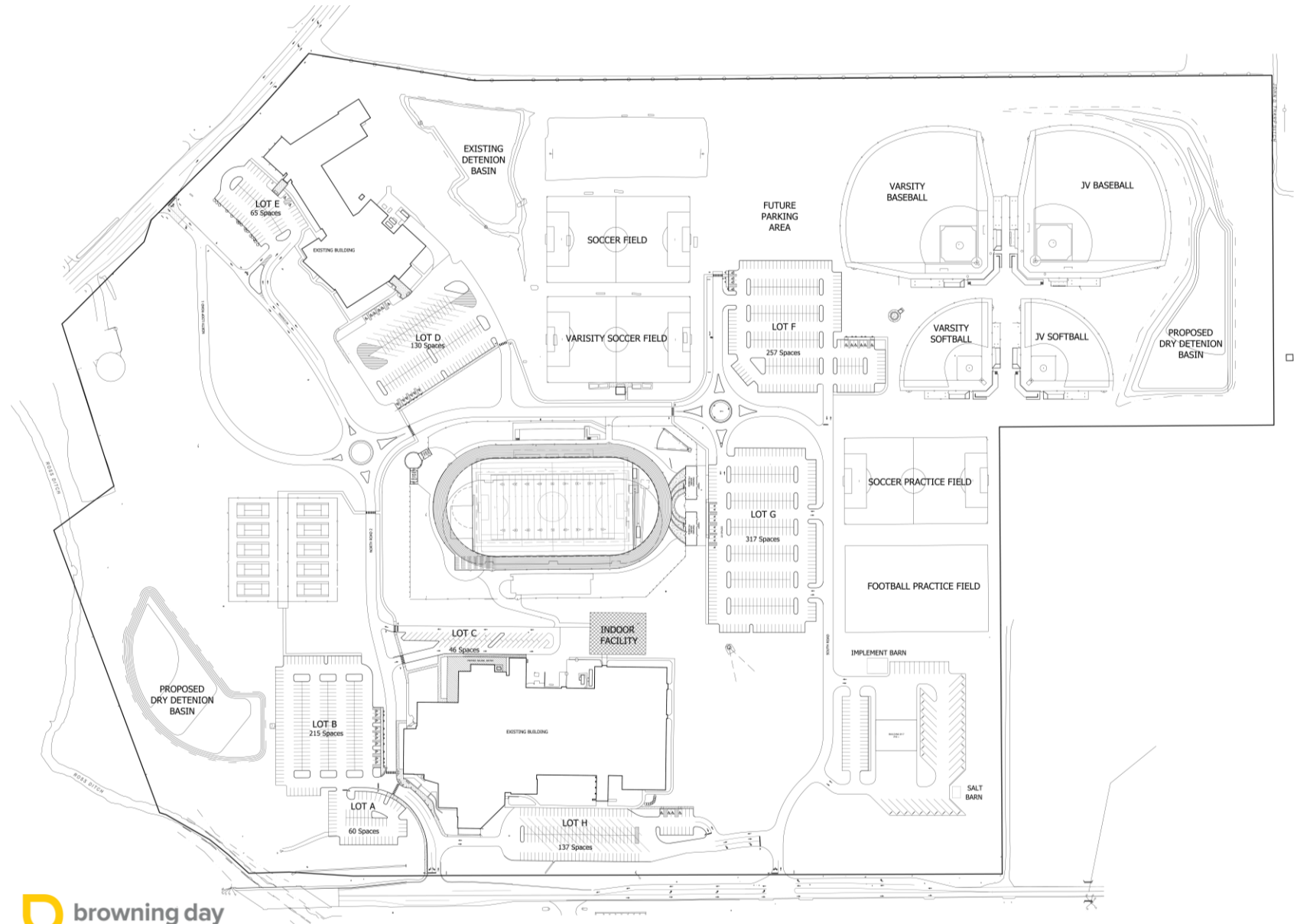
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TRI-WEST HIGH SCHOOL

Football Field



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PROJECT TIMELINE

ID	Task Name	Start	Finish	2021 Qtr 1	2021 Qtr 2	2021 Qtr 3	2021 Qtr 4	2022 Qtr 1	2022 Qtr 2	2022 Qtr 3	2022 Qtr 4	2023 Qtr 1	2023 Qtr 2	2023 Qtr 3
1	PES Secure Entrance & Admin	Mon 3/1/21	Fri 7/30/21											
2	PES Music, Teacher Lounge, Restroom Upgrades	Mon 8/2/21	Fri 1/7/22											
3														
4	NSES Secure Entrance, Admin & New Classrooms	Mon 3/1/21	Tue 5/31/22											
5	NSES Media Center and Interior Upgrades	Wed 6/1/22	Fri 12/30/22											
6														
7	TW MS Secure Entrance & Walks	Tue 6/1/21	Fri 7/30/21											
8														
9	TW HS Football Turf & Track	Mon 3/1/21	Fri 7/30/21											
10	TW Transportation Building	Mon 3/1/21	Tue 11/30/21											
11	TW Baseball, Softball, Soccer, Football Entrance, Indoor Facility & Parking	Wed 12/1/21	Wed 5/31/23											
12	TW Tennis Courts and Final Site Work	Thu 6/1/23	Thu 8/31/23											
13														
14	District Office and Maintenance Shop	Mon 3/1/21	Thu 9/30/21											

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V. QUESTIONS



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VI. CONCLUDING REMARKS





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