

Appendix A2 McKinley Future Facility Presentation

Appendices

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McKinley Elementary School



Overview

- Historical Recourses
- SMS Project & Campus Plan
- CEQA Process
- Comments



Completed Projects

BB	Entry and Main Office Reconfiguration	Security upgrades to entry and main office	Completed
ES	Modernization & HVAC	Window, Paint, Floor and Door Project, HVAC, Fire Alarm & ADA	Completed
SMS	Furniture, Fixtures & Equipment (FFE)	21st century classroom furniture upgrade	Completed
SMS	Safety & Security	Adding cameras, raptor , bell/clock/pa and other safety upgrades	In Process





SMMUSD Historic Resources Inventory McKinley Elementary School

HISTORIC RESOURCES GROUP

INTRODUCTION

- Process and Methodology
- Development History
- Eligibility & Period of Significance
- Findings: Potential Historic District
- Next Steps

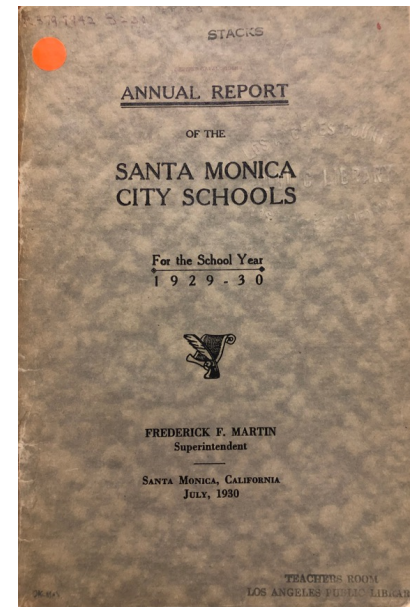


HISTORIC RESOURCES GROUP

PROCESS AND METHODOLOGY

- Primary and secondary sources were reviewed including:
 - Historic maps, photographs, building plans
 - Aerial photographs
 - Sanborn Fire Insurance Maps
 - Previous surveys and environmental reviews
 - Local histories
 - Newspaper archives
 - Santa Monica Historic Resources Inventory/California State Historic Resources Inventory
- Field inspections
- Review of existing conditions and integrity analysis

HISTORIC RESOURCES GROUP



PROCESS AND METHODOLOGY (CONTINUED)

Developed Histories:

- History of Santa Monica
 - Early History
 - Colonial Period
 - American Period
- History of Santa Monica-Malibu School District
 - Early Schools, 1875-1902
 - Unification and Expansion, 1903-1932
 - Innovation and Reform, 1933-1945
 - Postwar Modernism, 1946-1970
- Development of Each Individual School
- Architectural Styles
- Architects and Design Professionals



SELECTED CHRONOLOGY



1905: First McKinley School opens

1922: SMMUSD acquires Blk 3, lot 10 and portion of lot 11 of the Orchard Tract. Allison & Allison design new (extant) McKinley Elementary School

1923: McKinley Elementary School (Buildings B and C) opens

1933: Long Beach Earthquake damages school

1936: Parkinson & Parkinson rehabilitate campus buildings B and C with WPA funding. School reopens

1937: “Storybook Land” WPA statue installed

1951: Joe M. Estep designs Building A

1973: Building D is built as a childcare center

1999: Alterations to buildings

1920s SANTA MONICA EXPANSION

- Santa Monica population anticipated to double in a decade
- Santa Monica 1st in spending on education among Southern California cities
- Built over five new schools
- 2-story brick edifices by prominent architects



HISTORIC RESOURCES GROUP

ALLISON & ALLISON

- Popular Period Revival Styles – Mexico, Spain & Italy
 - Italian Renaissance Revival Style
- Award-winning designs
- Masonry construction



HISTORIC RESOURCES GROUP

LONG BEACH EARTHQUAKE OF 1933

- Prior to earthquake most schools were of masonry construction
- Heavily damaged after earthquake
- Temporary tent schools
- California passed the Field Act

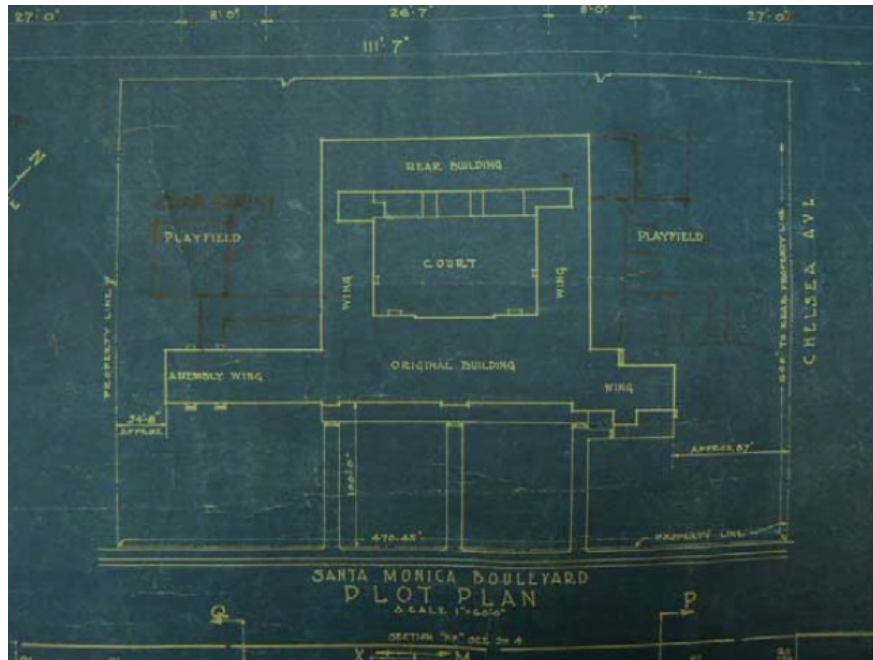


HISTORIC RESOURCES GROUP

WPA DEVELOPMENT - PARKINSON & PARKINSON

Federal program to alleviate unemployment during the Great Depression:

- SMMUSD received 1.5\$ Million in Federal Funds
- Included stabilization of McKinley by Parkinson & Parkinson in 1937



HISTORIC RESOURCES GROUP



ELIGIBILITY & PERIOD OF SIGNIFICANCE

A/1/1: 1923-1937

- 1920s Development of School (Institutional History)
- Post-earthquake rehabilitation
- WPA involvement- Federal program to alleviate mass unemployment during the Great Depression

C/3/4-5: 1923-1937

- Italian Renaissance Revival style by Allison & Allison
- Rehabilitation by Parkinson & Parkinson for modern seismic retrofitting but also retained appearance

POTENTIAL HISTORIC DISTRICT

CURRENT FEATURE NAME	YEAR BUILT	INTEGRITY	STATUS
Buildings			
Building B	1923	Fair	Contributor
Building C	1923	Fair	Contributor
Site Features			
Santa Monica Boulevard Quad	1923	Good	Contributor
Main Courtyard	1923	Good	Contributor
Additional Features			
“Storybook Land” Sculpture	1936	Very Good	Contributor
WPA Bronze Plaque	1937	Very Good	Contributor

HISTORIC RESOURCES GROUP

POTENTIAL HISTORIC DISTRICT



HISTORIC RESOURCES GROUP

CONTRIBUTORS



Building B



Building C



Main Courtyard



WPA Plaque

HISTORIC RESOURCES GROUP



“Story Book Land”
Sculpture



Santa Monica Blvd Quad

NEXT STEPS:

- Incorporating re-use and rehabilitation in planning efforts when it meets educational goals
- Incorporating *Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Rehabilitation*
- Informing future planning, design and environmental review



HISTORIC RESOURCES GROUP

McKinley Elementary

SMS Funded Project and Beyond

Today

- Proposed campus master plan
- SMS funded early education building

Imperatives and parameters

- Education goals (students)
- Existing campus fabric, character and identity
- Campus outdoor space (student, neighbor and community)
- Accommodation of vehicles
- Sustainable land use
- Neighborhood fabric, character and identity
- Implementation
- Fiscal responsibility

Proposed campus master plan

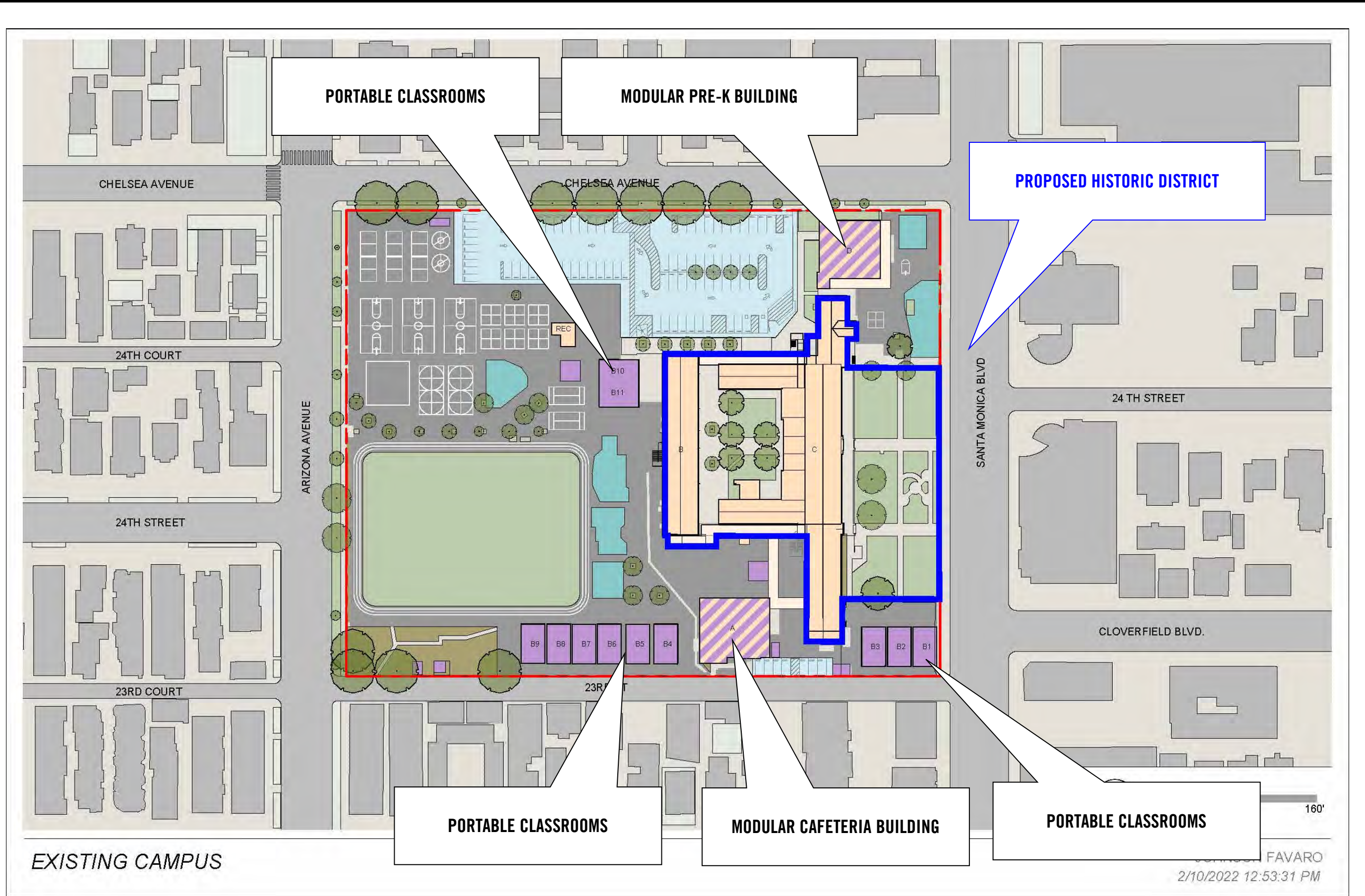


EXISTING CAMPUS

EXISTING CAMPUS

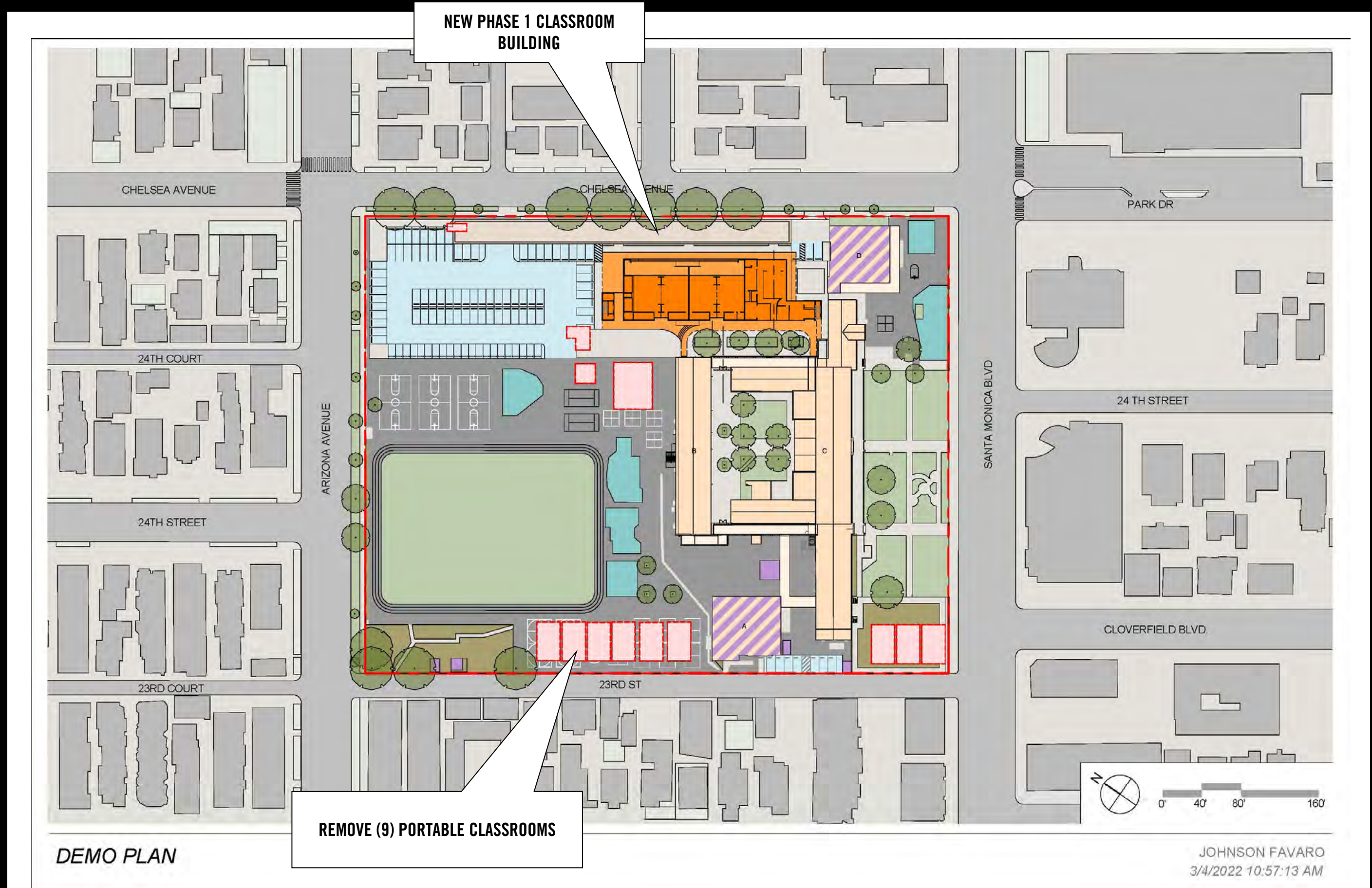
SANTA MONICA BOULEVARD

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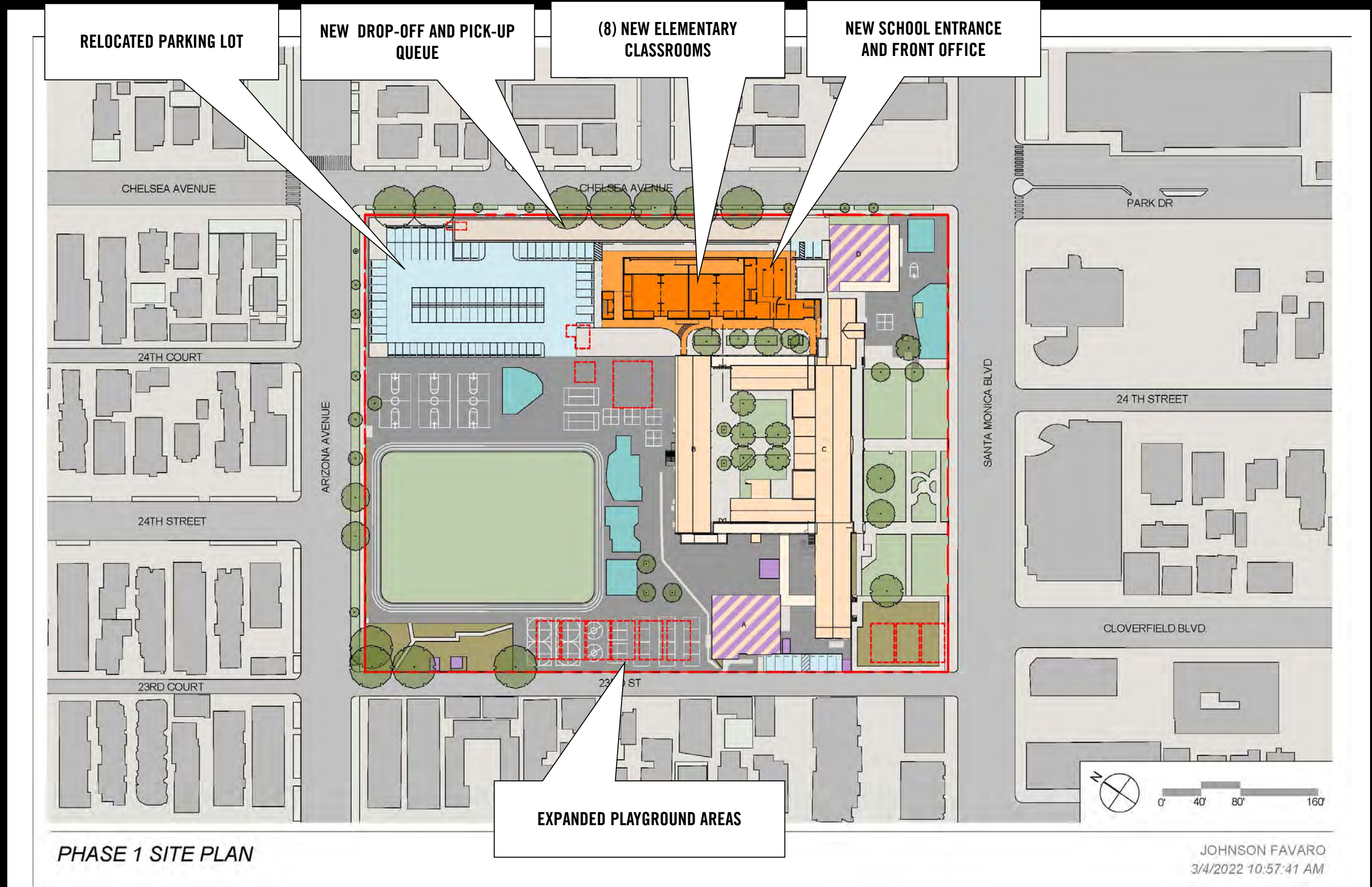


EXISTING CAMPUS

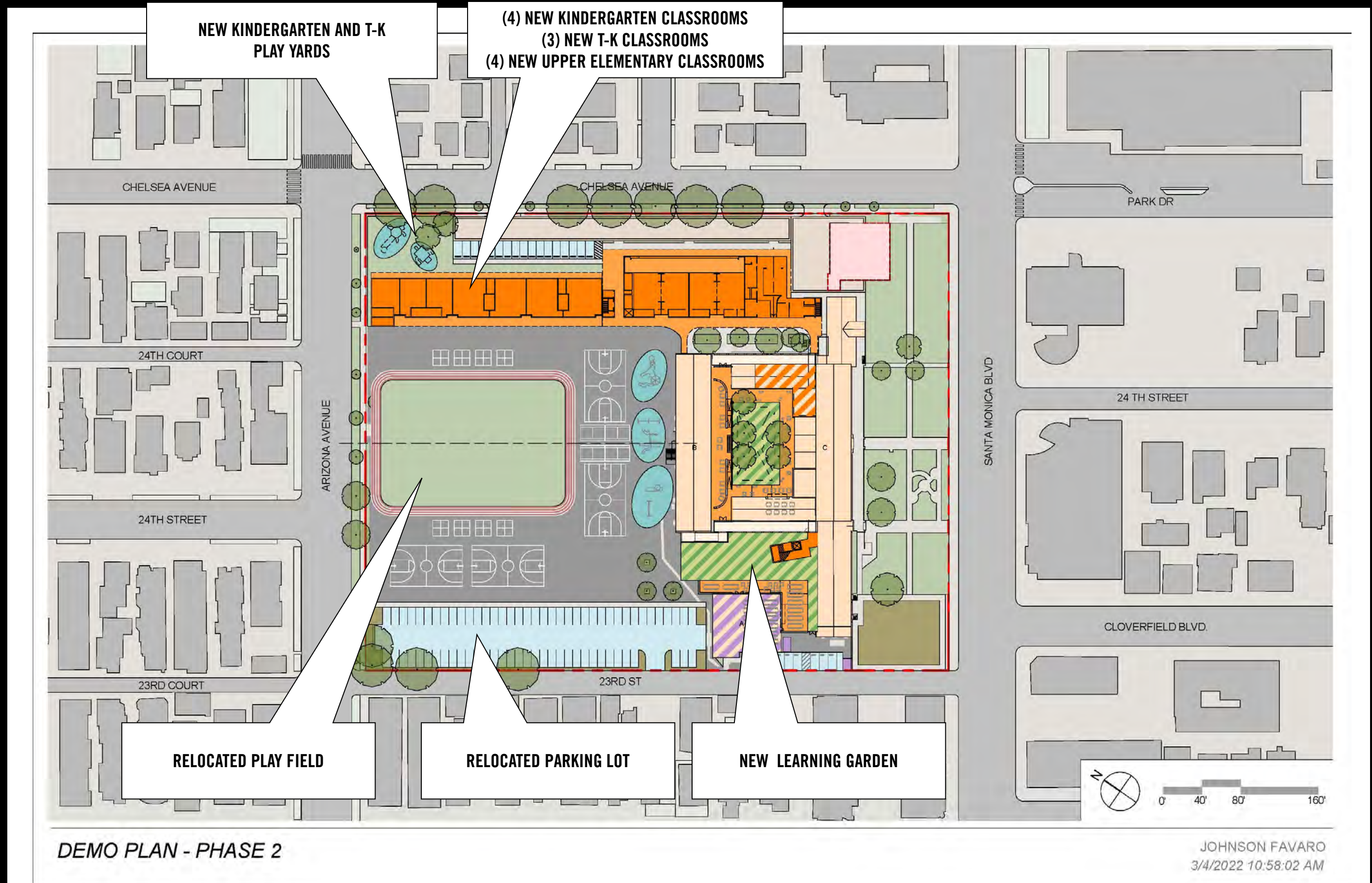
EXISTING CAMPUS



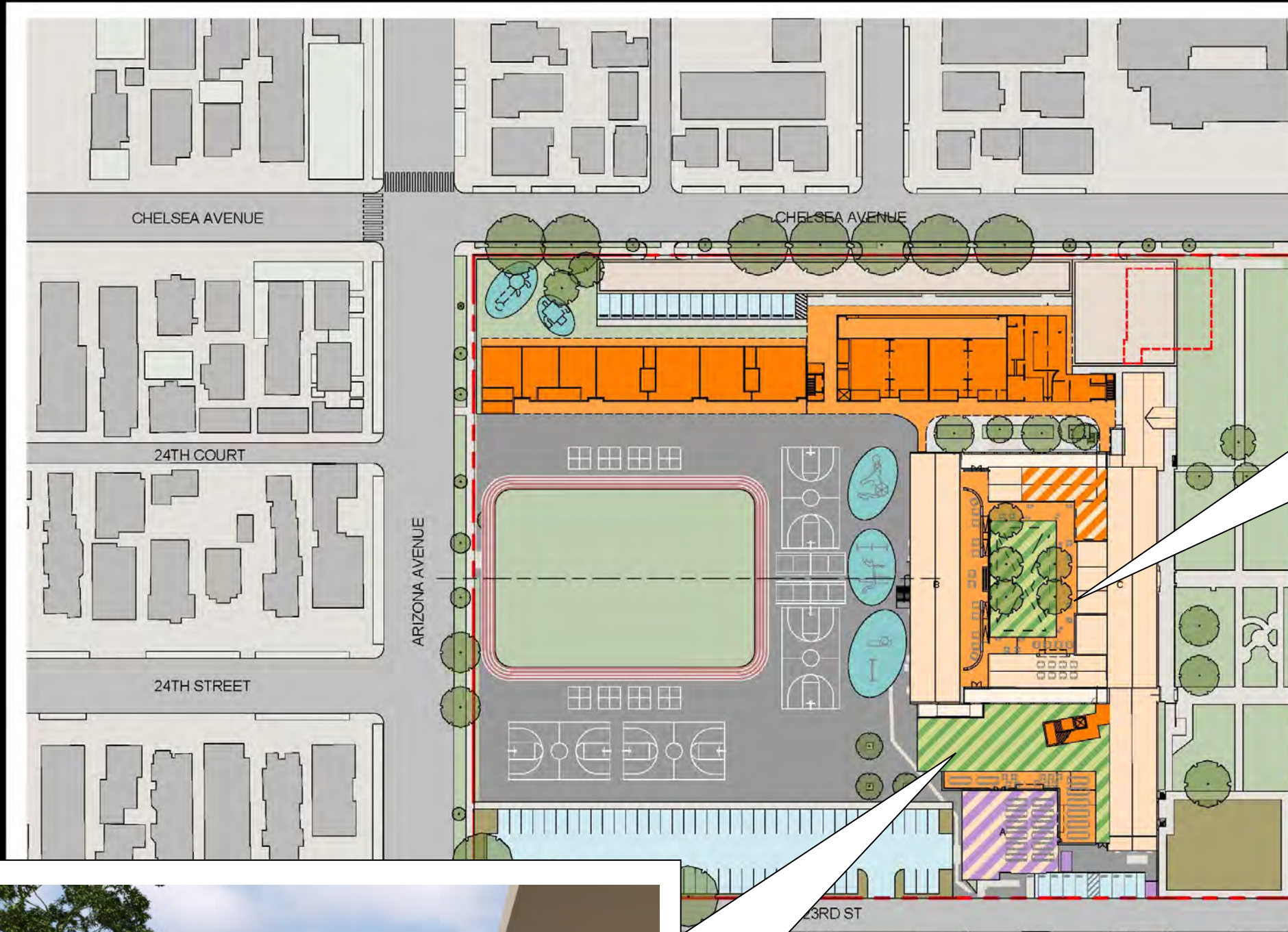
PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING



PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING



PHASE 2: NEW EARLY EDUCATION AND ELEMENTARY CLASSROOM BUILDING



COURTYARD LOGGIAS AND OUTDOOR CLASSROOMS



NEW LEARNING GARDEN, EXIT STAIR, ELEVATOR AND LUNCH LOGGIA

EARLY EDUCATION AND ELEMENTARY CLASSROOM BUILDING

JOHNSON FAVARO
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EARLY EDUCATION AND ELEMENTARY CLASSROOM BUILDING

NEW LEARNING GARDEN, EXIT STAIR, ELEVATOR AND LUNCH LOGGIA

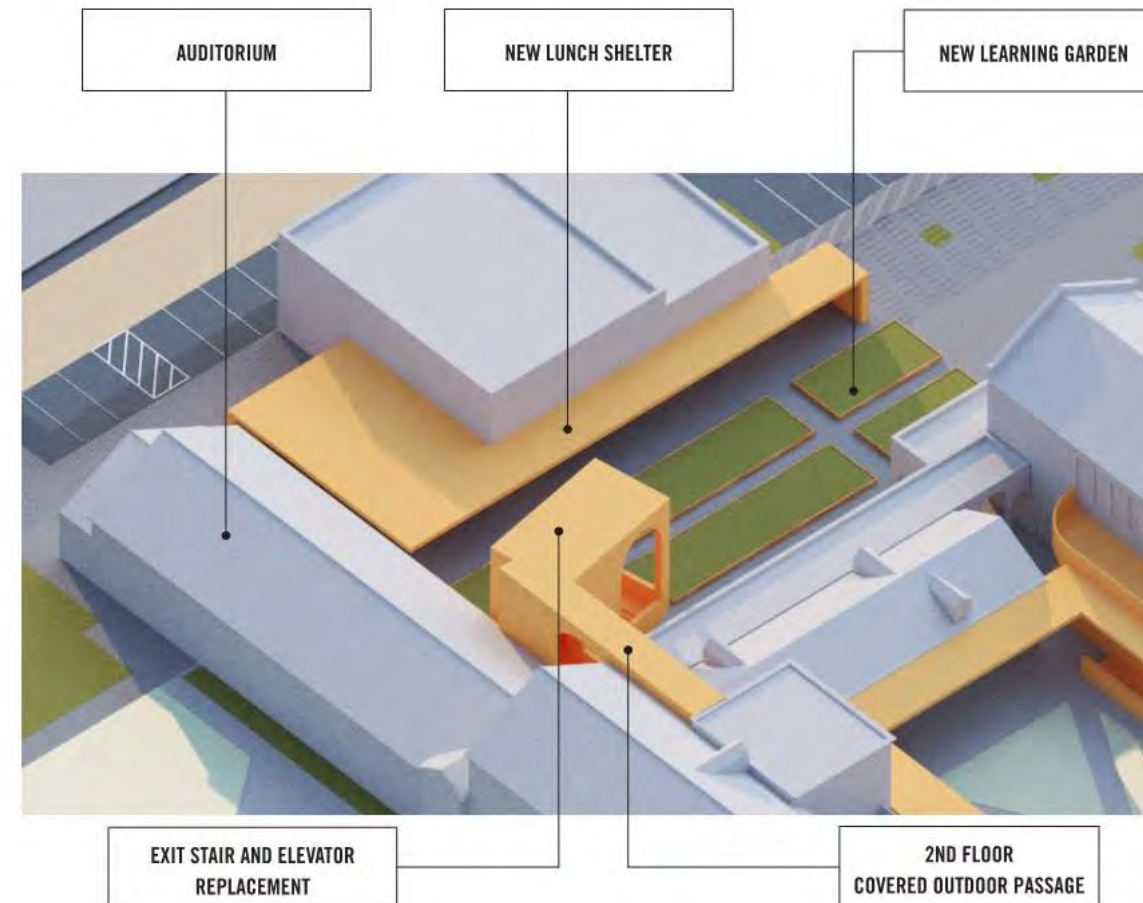
CANDIDATE FIRST PROJECTS

Project 3: New Lunch Shelter and Learning Garden

- New lunch shelter
- New large openings with overhead doors at existing cafeteria
- New learning garden with trees, landscape and benches



SMMUSD MCKINLEY ELEMENTARY SCHOOL CAMPUS MASTER PLAN



PROJECTS: NEW LUNCH SHELTER AND LEARNING GARDEN Aerial view looking north, cafeteria to the left, historic main courtyard to the right.

PROJECT 3 COSTS	
Component	(Cost) \$
Existing cafeteria (MPR) room interior upgrades	660,000
Lunch shelter	820,000
Site demolitions, learning garden, landscape and misc site work	520,000
TOTAL:	\$2,000,000

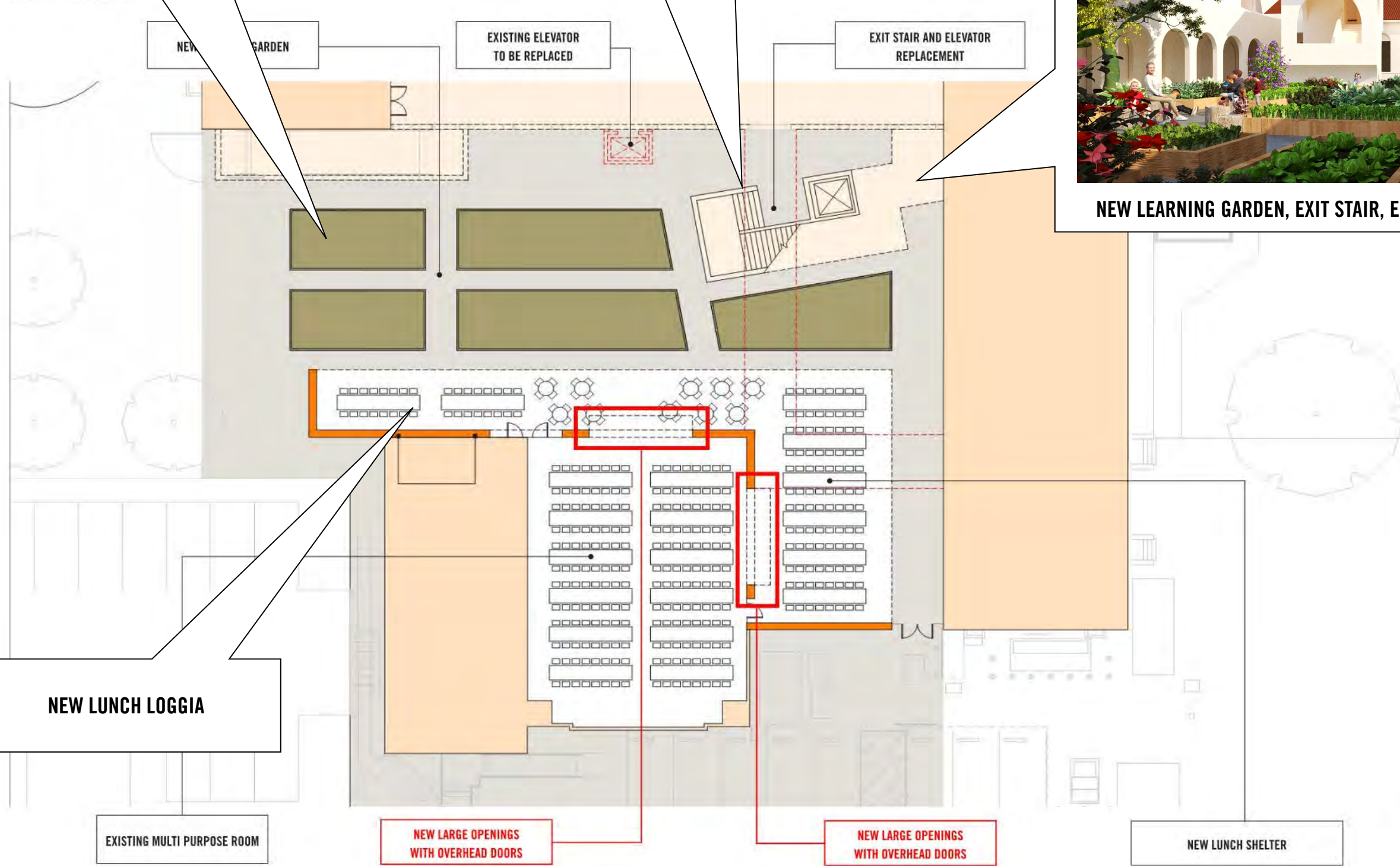
JOHNSON FAVARO October 7, 2020

PHASE 2: NEW LUNCH LOGGIA, LEARNING GARDEN, EXIT STAIR AND ELEVATOR

NEW LEARNING GARDEN

NEW EXIT STAIR AND ELEVATOR

CANDIDATE FIRST PROJECTS



NEW LEARNING GARDEN, EXIT STAIR, ELEVATOR AND LUNCH LOGGIA

PHASE 2: NEW LUNCH LOGGIA, LEARNING GARDEN, EXIT STAIR AND ELEVATOR



PHASE 2: NEW LUNCH LOGGIA, LEARNING GARDEN, EXIT STAIR AND ELEVATOR



PHASE 2: NEW MAIN COURTYARD LOGGIA AND OUTDOOR CLASSROOMS

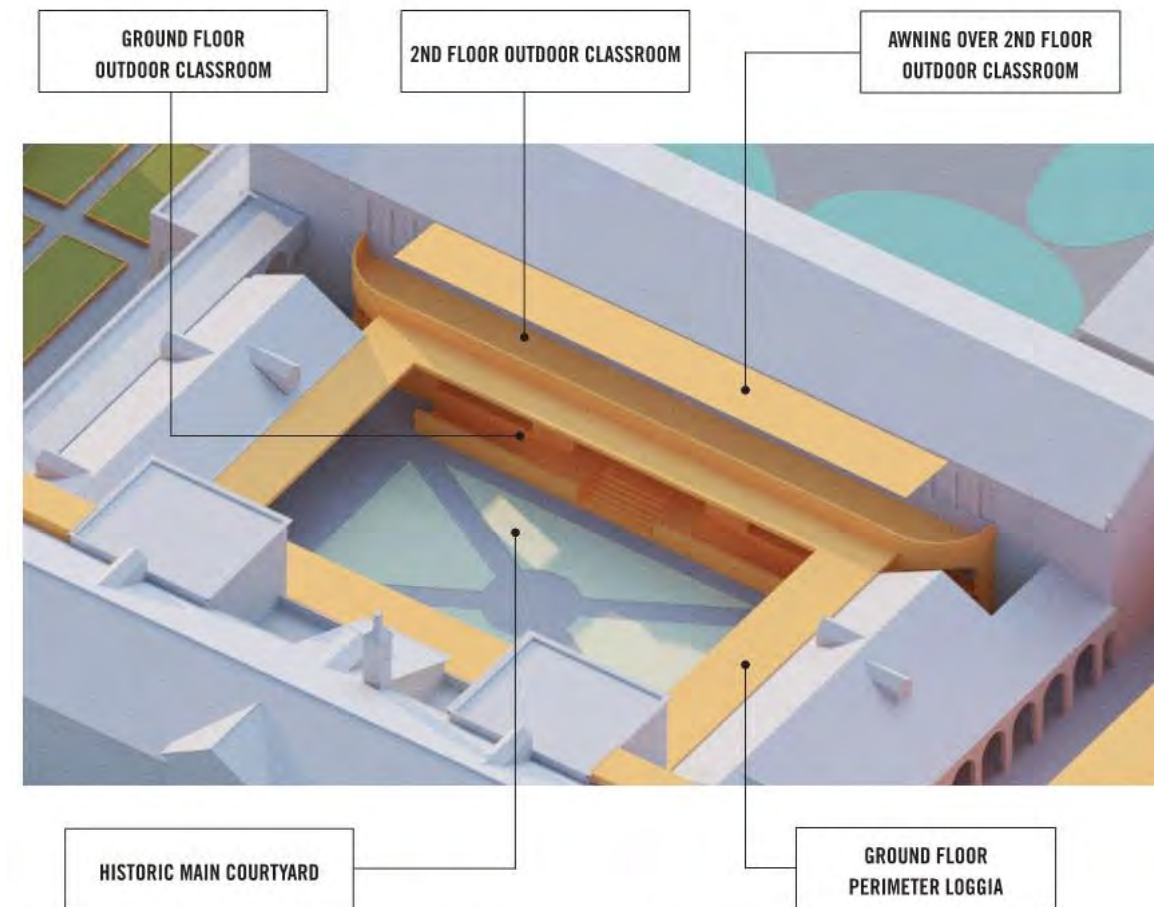
CANDIDATE FIRST PROJECTS

Project 4: Main Courtyard Outdoor Classrooms

- New perimeter loggia
- New large opening with overhead doors at STEM classrooms
- Two story outdoor classroom building



SMMUSD MCKINLEY ELEMENTARY SCHOOL CAMPUS MASTER PLAN



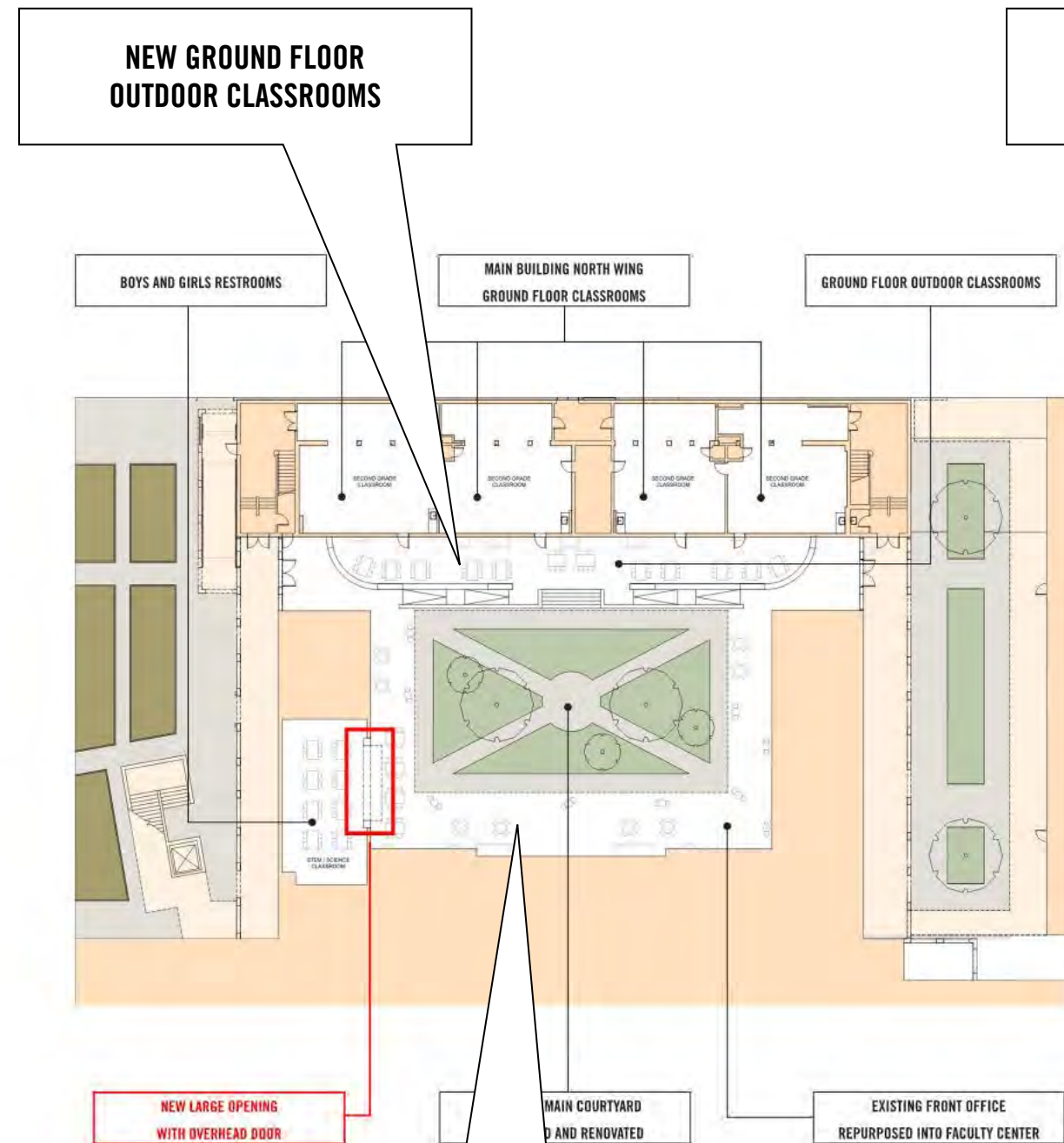
PROJECT 4: MAIN COURTYARD OUTDOOR CLASSROOMS Aerial view looking north, main building south wing below, north wing above.

PROJECT 4 COSTS	
Component	(Cost) \$
Demolitions, utilities, site work and landscape	43,000
Two story outdoor classrooms	1,570,000
Courtyard loggia	51,200,000
TOTAL:	\$3,200,000

JOHNSON FAVARO October 7, 2020

PHASE 2: NEW MAIN COURTYARD LOGGIA AND OUTDOOR CLASSROOMS

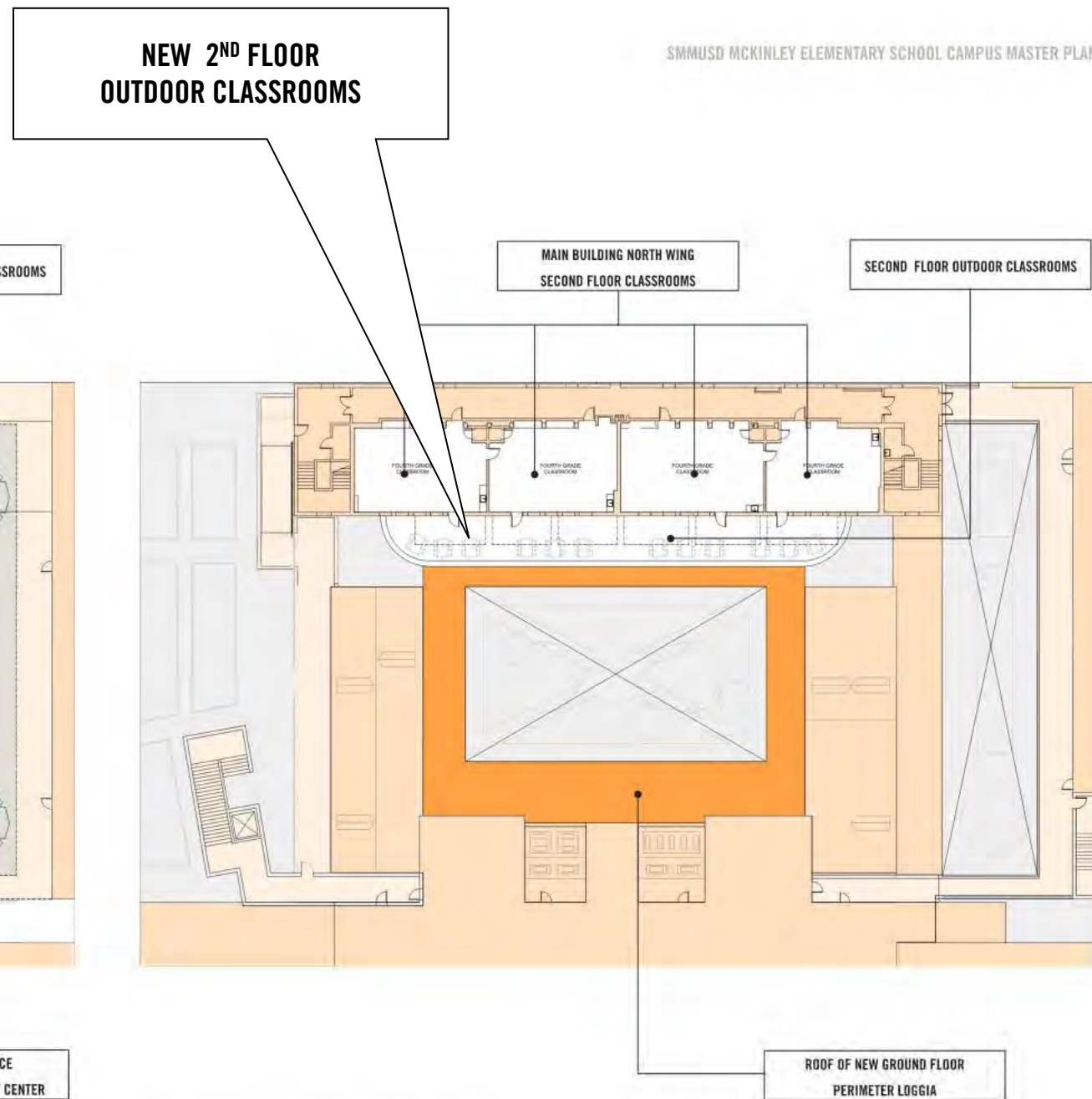
SMMUSD MCKINLEY ELEMENTARY SCHOOL CAMPUS MASTER PLAN



PROJECT 4 MAIN COURTYARD OUTDOOR CLASSROOMS GROUND FLOOR with overhead door connects the new STEM classroom to the loggia.

Loggia provides covered outdoor circulation and outdoor classroom space. A new large opening

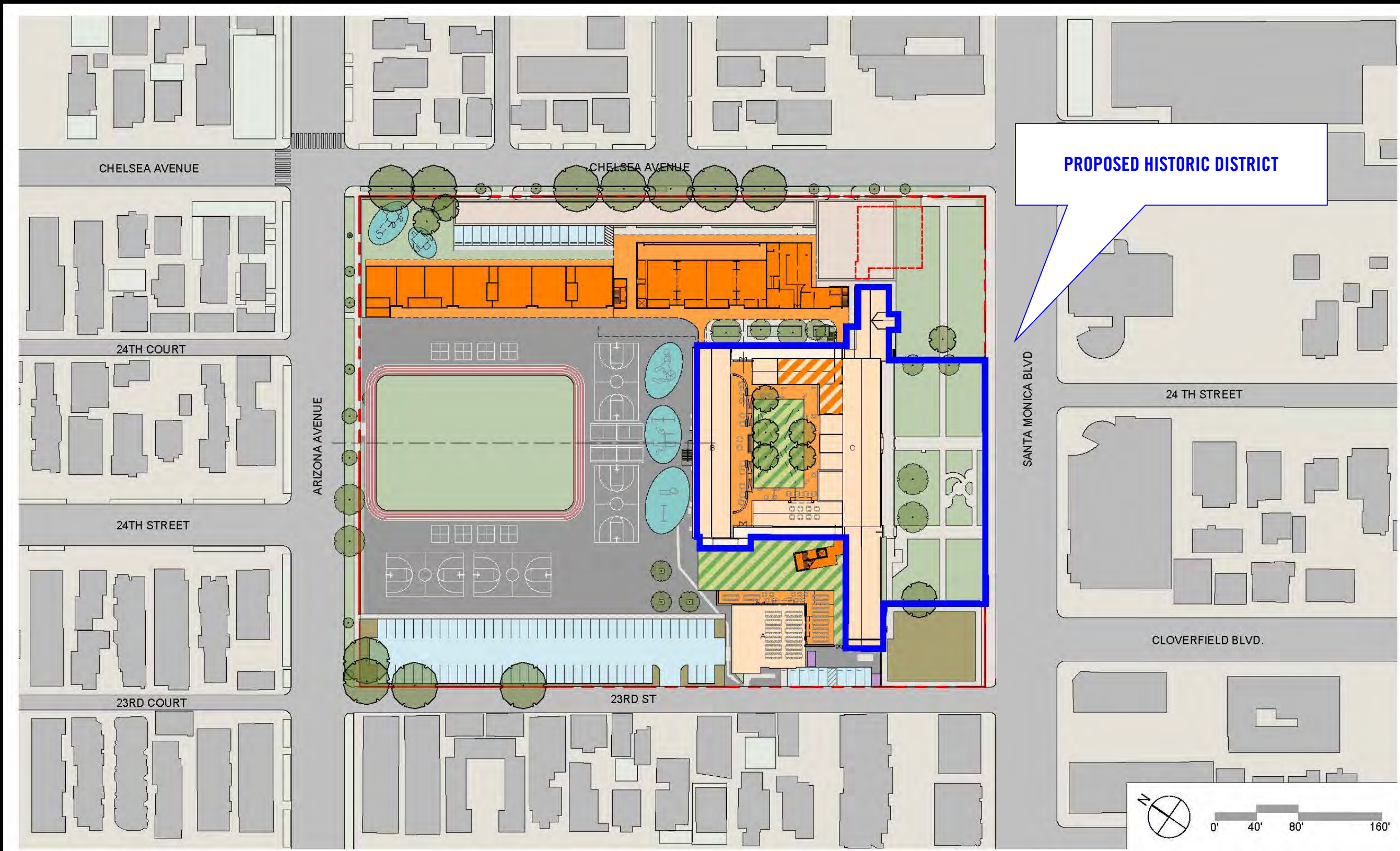
COURTYARD LOGGIA



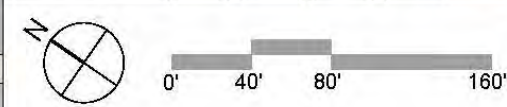
PROJECT 4 MAIN COURTYARD OUTDOOR CLASSROOMS SECOND FLOOR Outdoor classrooms at the second floor serve indoor classrooms at the main building north wing second floor.

JOHNSON FAVARO 03/16/2022

PHASE 2: NEW MAIN COURTYARD LOGGIA AND OUTDOOR CLASSROOMS

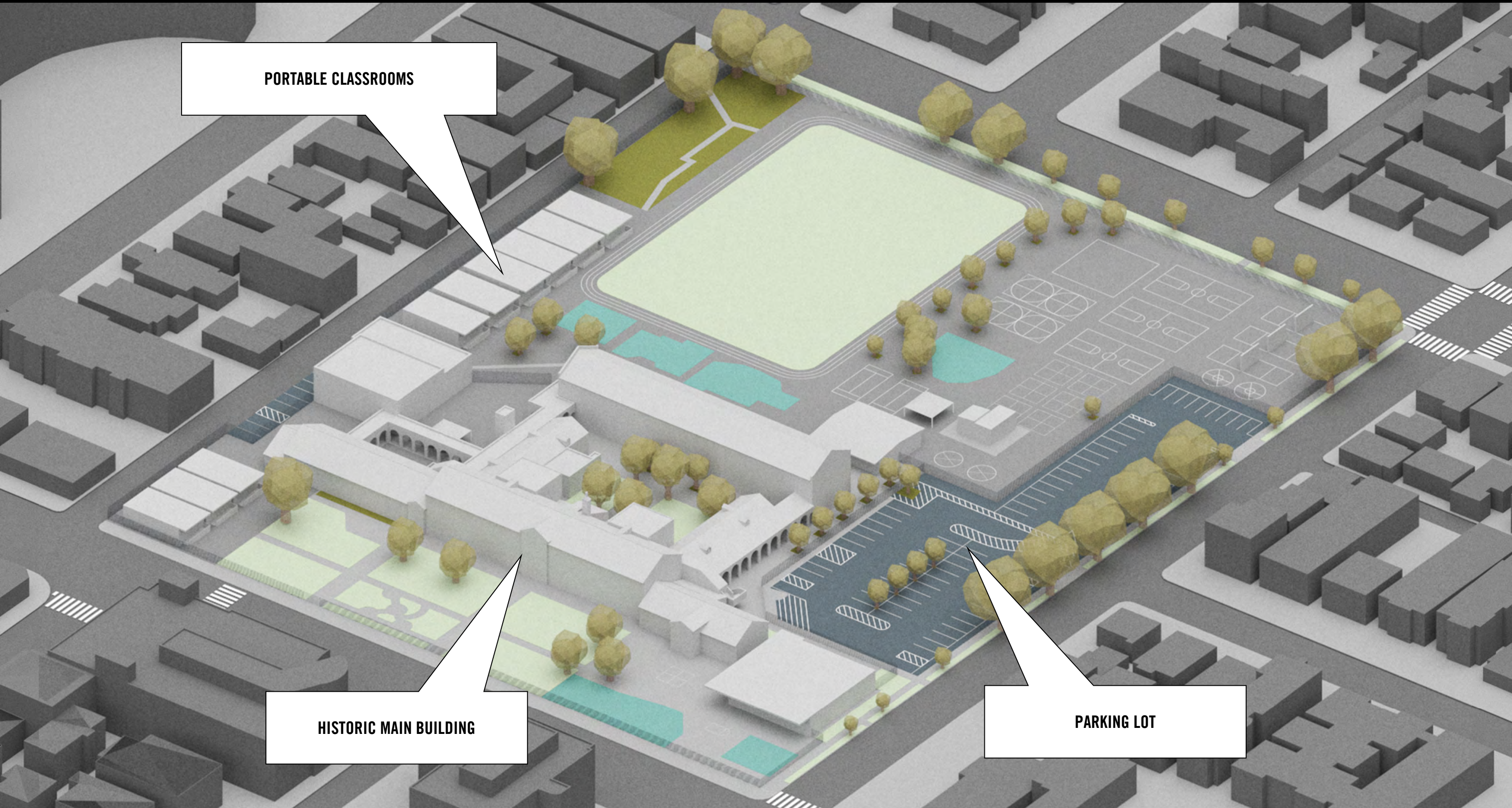


PHASE 2 SITE PLAN



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PHASE 2



PORTABLE CLASSROOMS

HISTORIC MAIN BUILDING

PARKING LOT

EXISTING CLASSROOM

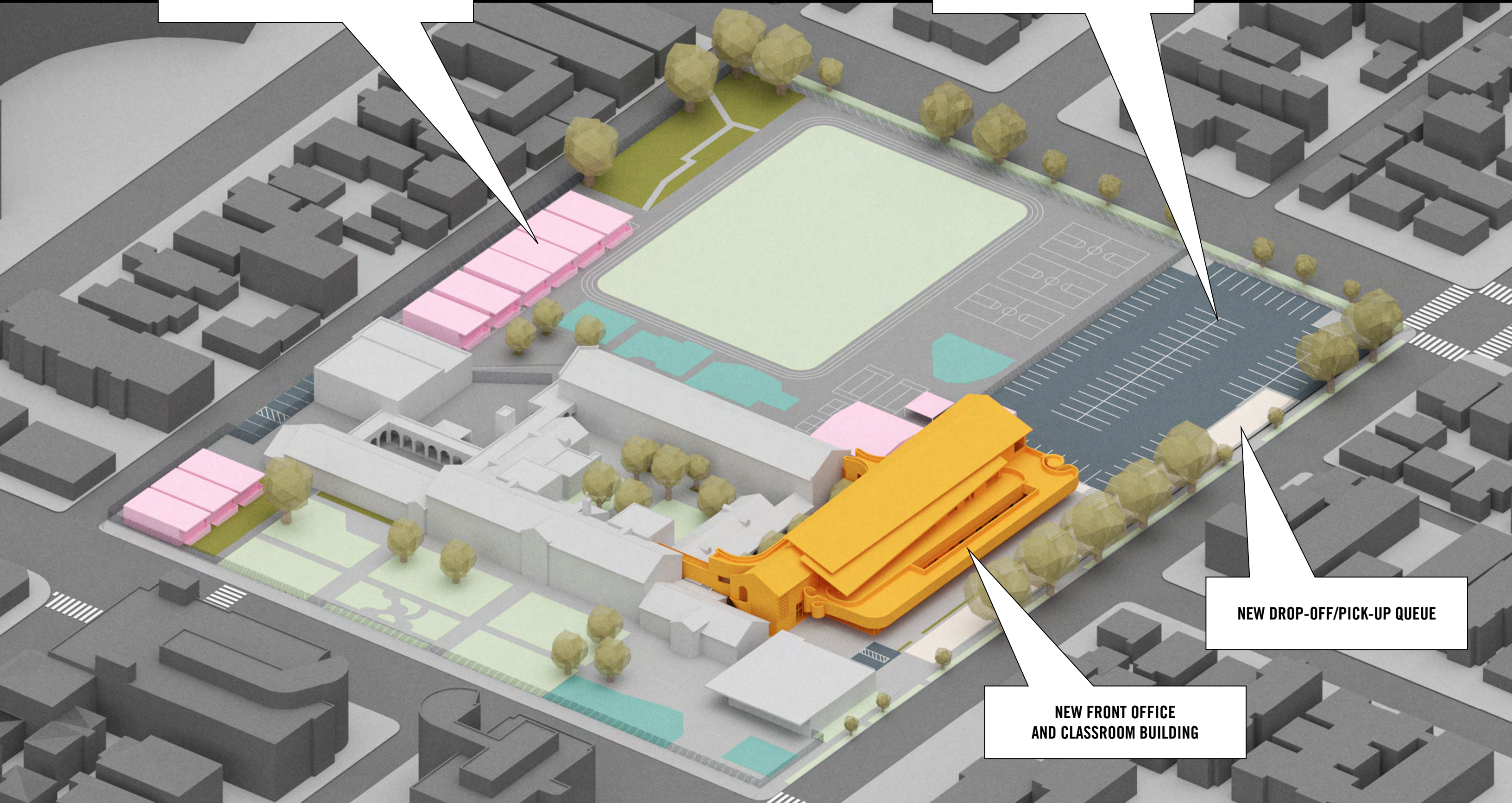
REMOVE PORTABLE CLASSROOMS

RELOCATED PARKING LOT

NEW DROP-OFF/PICK-UP QUEUE

NEW FRONT OFFICE
AND CLASSROOM BUILDING

PHASE 1



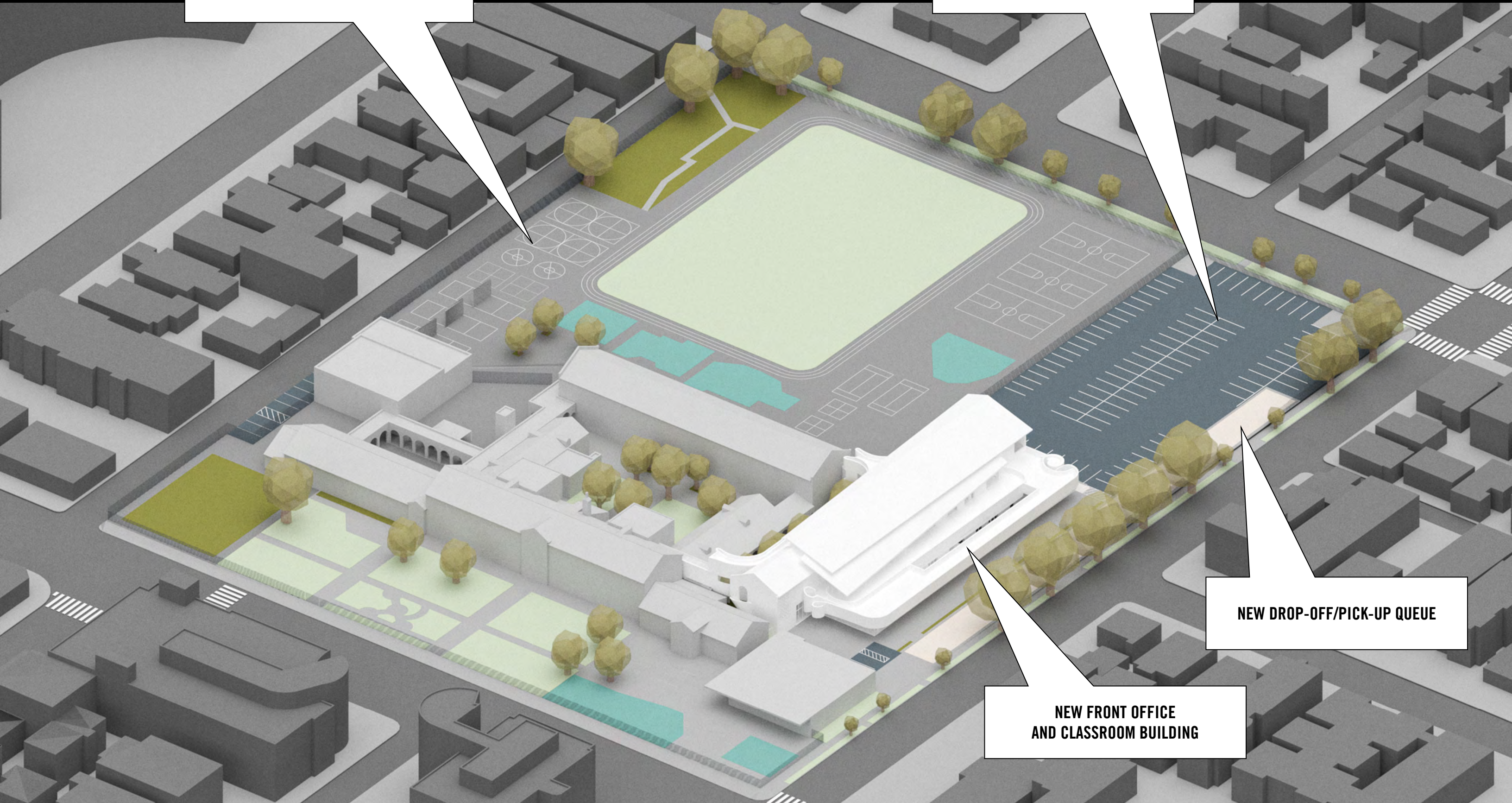
EXPANDED PLAYGROUND AREA

RELOCATED PARKING LOT

NEW DROP-OFF/PICK-UP QUEUE

**NEW FRONT OFFICE
AND CLASSROOM BUILDING**

PHASE 1



RELOCATED PARKING LOT

RELOCATED PLAY FIELD

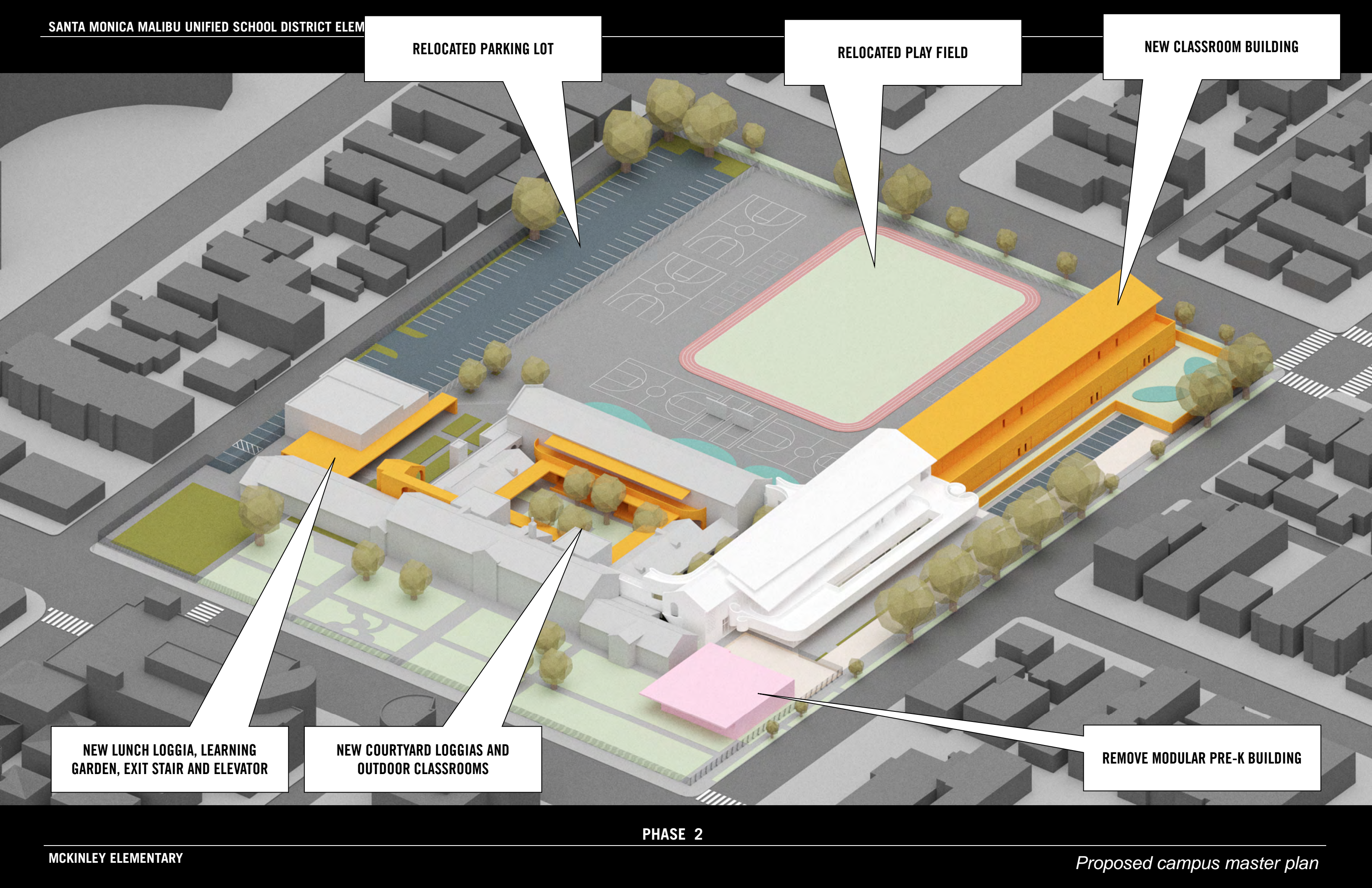
NEW CLASSROOM BUILDING

NEW LUNCH LOGGIA, LEARNING GARDEN, EXIT STAIR AND ELEVATOR

NEW COURTYARD LOGGIAS AND OUTDOOR CLASSROOMS

REMOVE MODULAR PRE-K BUILDING

PHASE 2



RELOCATED PARKING LOT

RELOCATED PLAY FIELD

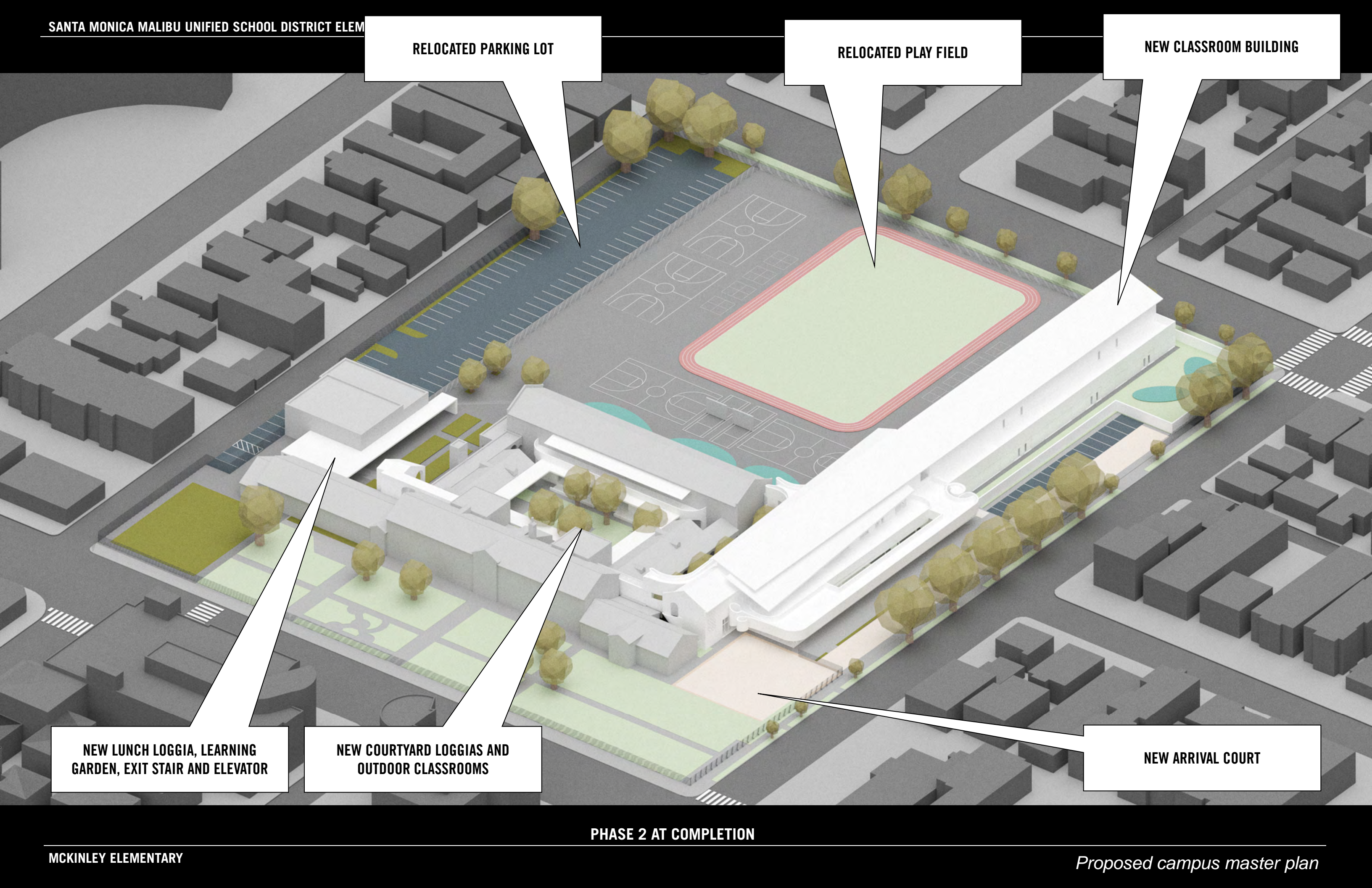
NEW CLASSROOM BUILDING

NEW LUNCH LOGGIA, LEARNING GARDEN, EXIT STAIR AND ELEVATOR

NEW COURTYARD LOGGIAS AND OUTDOOR CLASSROOMS

NEW ARRIVAL COURT

PHASE 2 AT COMPLETION



MCKINLEY ELEMENTARY SCHOOL CAMPUS MASTER PLAN
SANTA MONICA MALIBU UNIFIED SCHOOL DISTRICT



FINAL REPORT

JOHNSON FAVARO

October 7, 2020

21st CENTURY SCHOOL @ 650-700 STUDENTS

SMMUSD MCKINLEY ELEMENTARY SCHOOL CAMPUS MASTER PLAN

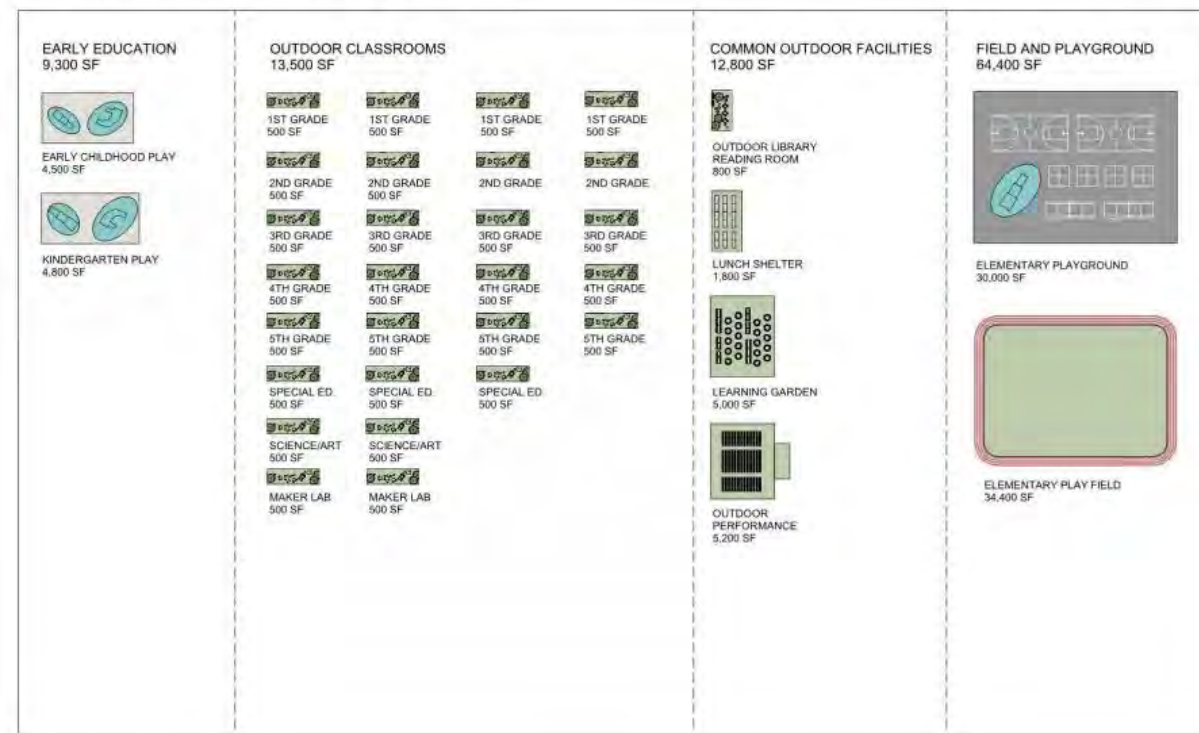
ACADEMIC FACILITIES PLANNED SPACE NEED				
600-700 Students	Quantity	Students	ASF/Rm	Total ASF
Core Classrooms	30	688		40,910
Pre-K	2	40	1,350	2,700
T-K	1	20	1,350	1,350
Kindergarten	4	72	1,350	5,400
1st and 2nd Grades	8	192	1,270	10,160
3rd -5th Grades	12	360	1,400	16,800
Special Education	3	24	1,500	4,500
Specialized/Flexible Rooms				40,020
Teaming Studios	4	n/a	2,200	8,800
Block Classrooms	0	n/a	n/a	n/a
Flexible Science/Art	2	60	1,200	2,400
Maker Lab	2	60	1,800	3,600
Flexible Music	2	60	1,400	2,800
Auditorium	1	400	6,360	6,360
Multipurpose culinary cafe	1	400	8,000	8,000
Library	1	n/a	8,060	8,060
Support Facilities				19,930
Front office and school support				4,330
Building services				15,600
Total Academic Facilities Planned Space Need				100,860

OUTDOOR FACILITIES PLANNED SPACE NEED				
600-700 Students	Students	SF/Student	Total SF	Total Acres
Play			73,700	1.70
Early childhood	60	75	4,500	
Kindergarten	96	50	4,800	
Elementary	532	100+	64,400	
Learning			26,300	0.60
Outdoor classrooms			13,500	
Outdoor reading room			800	
Lunch shelter			1,800	
Outdoor assembly			5,200	
Learning garden			5,000	

2019 SMMUSD EDUCATION SPECIFICATIONS

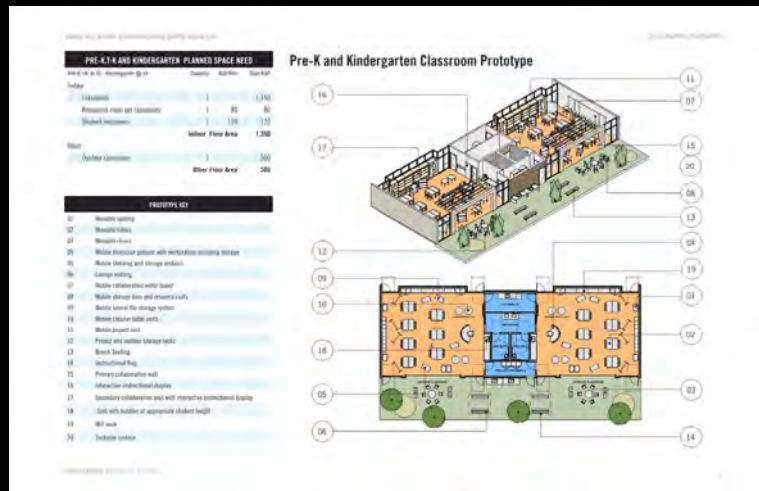


2019 SMMUSD ACADEMIC FACILITIES EDUCATION SPECIFICATIONS

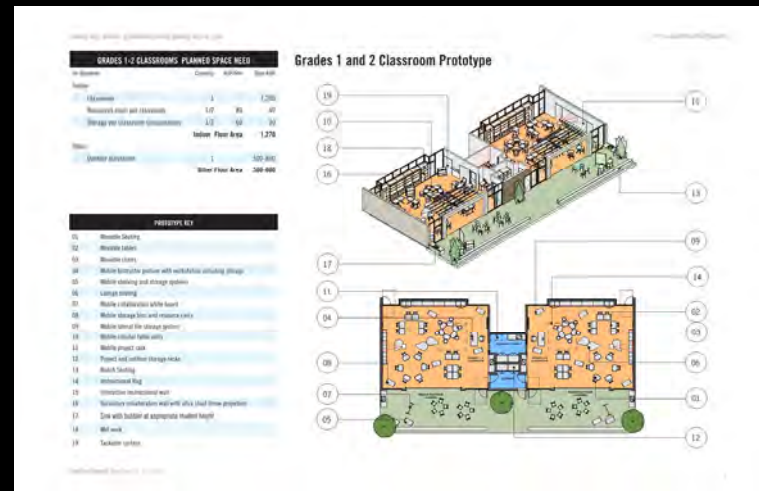


2019 SMMUSD OUTDOOR FACILITIES EDUCATION SPECIFICATIONS

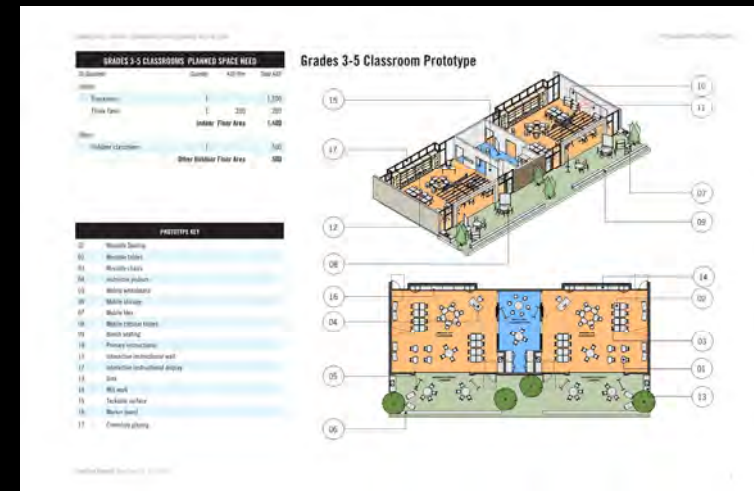
SPACE REQUIREMENTS



PRE-K AND KINDERGARTEN



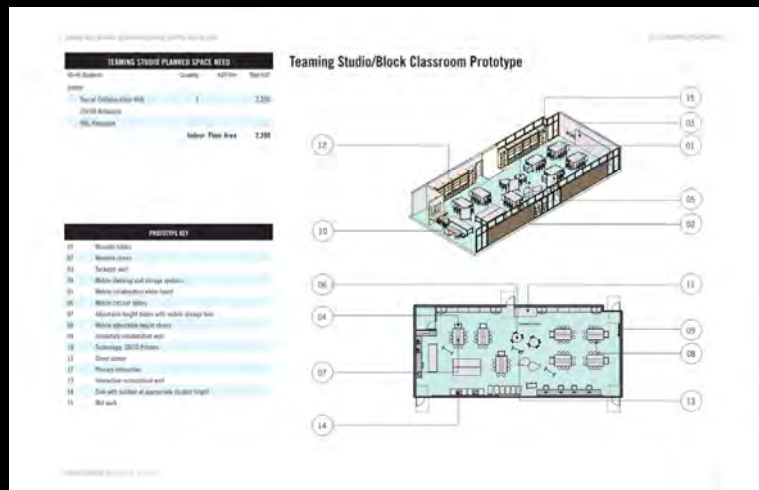
1ST AND 2ND GRADES



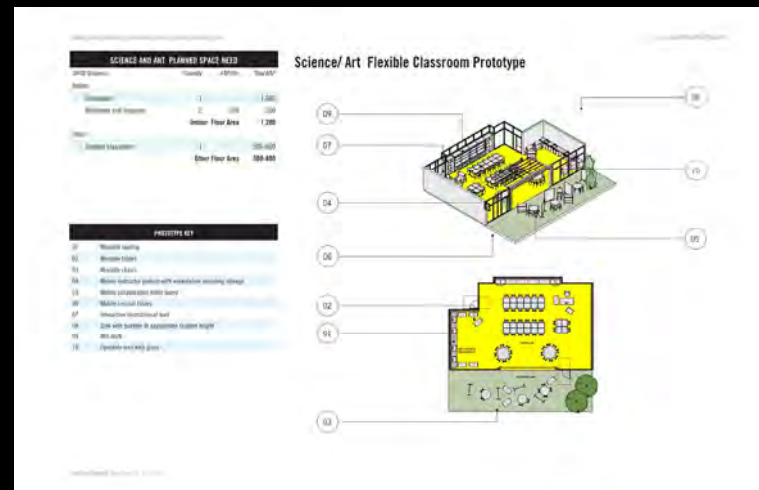
3RD - 5TH GRADES



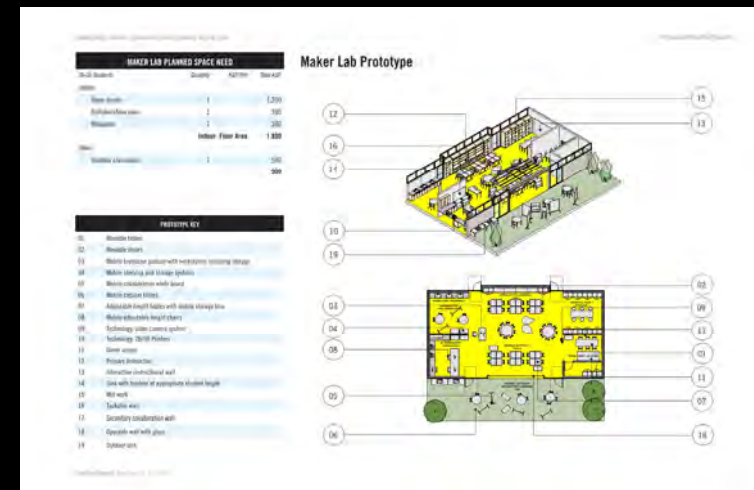
SPECIAL EDUCATION



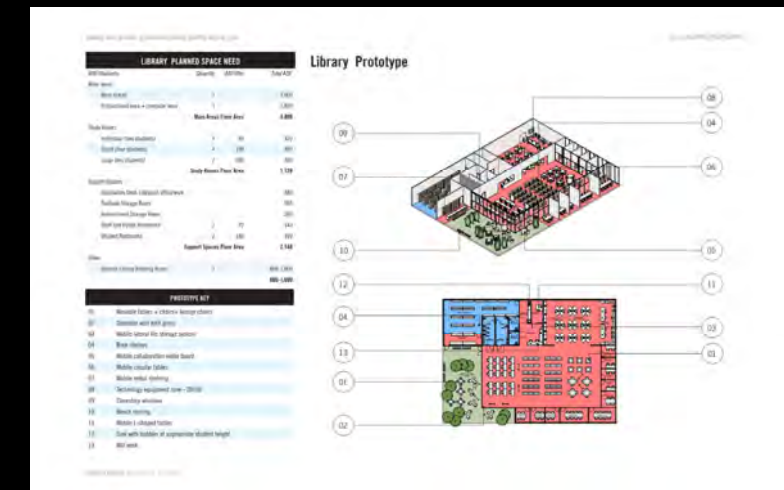
TEAMING STUDIOS



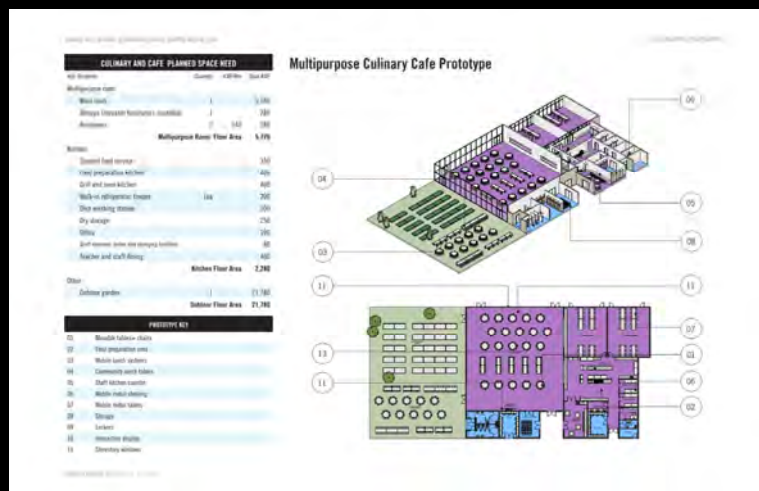
SCIENCE/ART CLASSROOMS



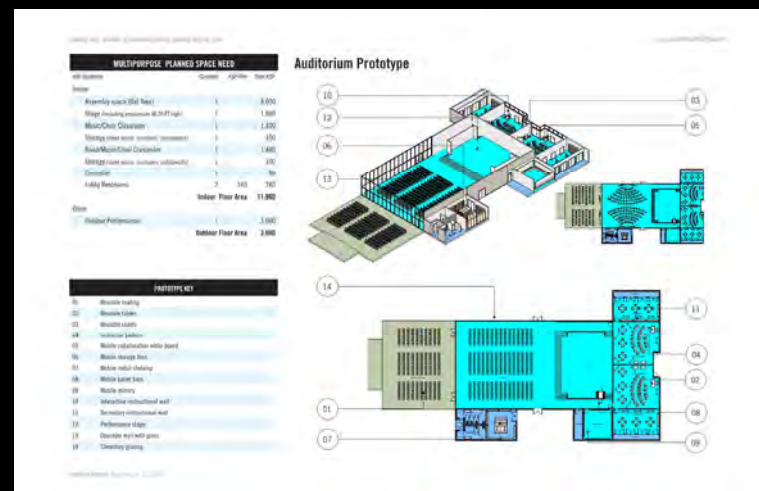
MAKER SPACES



LIBRARY



MULTIPURPOSE CULINARY CAFE



MULTIPURPOSE AUDITORIUM



FRONT OFFICE AND SCHOOL SUPPORT

PRE-K AND KINDERGARTEN CLASSROOM PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

PRE-K and Kindergarten Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
- 03: Storage cabinet
- 04: Storage cabinet
- 05: Storage cabinet
- 06: Storage cabinet
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- 20: Storage cabinet

PRE-K AND KINDERGARTEN

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Grades 1 and 2 Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
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1ST AND 2ND GRADES

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Grades 3-5 Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
- 03: Storage cabinet
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- 20: Storage cabinet

3RD - 5TH GRADES

SPECIAL EDUCATION CLASSROOM PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	800
Storage and classroom circulation	1	100
Total		900

Special Education Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
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SPECIAL EDUCATION

TEAMING STUDIO PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Teaming Studio/Block Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
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TEAMING STUDIOS

SCIENCE AND ART PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Science/ Art Flexible Classroom Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
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SCIENCE/ART CLASSROOMS

MAKER LAB PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Maker Lab Prototype

PROTOTYPE KEY

- 01: Storage cabinet
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MAKER SPACES

LIBRARY PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Library Prototype

PROTOTYPE KEY

- 01: Storage cabinet
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LIBRARY

CULINARY AND CAFE PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Multipurpose Culinary Cafe Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
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MULTIPURPOSE CULINARY CAFE

MULTIPURPOSE PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Auditorium Prototype

PROTOTYPE KEY

- 01: Storage cabinet
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- 13: Storage cabinet
- 14: Storage cabinet
- 15: Storage cabinet
- 16: Storage cabinet
- 17: Storage cabinet
- 18: Storage cabinet
- 19: Storage cabinet
- 20: Storage cabinet

MULTIPURPOSE AUDITORIUM

FRONT OFFICE AND SCHOOL SUPPORT PLANNED SPACE NEED

Category	Quantity	Area (sq ft)
Classrooms	1	1,200
Storage and classroom circulation	1	120
Total		1,320

Front Office and School Support Prototype

PROTOTYPE KEY

- 01: Storage cabinet
- 02: Storage cabinet
- 03: Storage cabinet
- 04: Storage cabinet
- 05: Storage cabinet
- 06: Storage cabinet
- 07: Storage cabinet
- 08: Storage cabinet
- 09: Storage cabinet
- 10: Storage cabinet
- 11: Storage cabinet
- 12: Storage cabinet
- 13: Storage cabinet
- 14: Storage cabinet
- 15: Storage cabinet
- 16: Storage cabinet
- 17: Storage cabinet
- 18: Storage cabinet
- 19: Storage cabinet
- 20: Storage cabinet

FRONT OFFICE AND SCHOOL SUPPORT

Pre-K, T-K and Kindergarten Classrooms

General

- Separate dedicated entrance with dedicated parking for parents to walk children into class.
- Dedicated reception and office area required near drop-off/pick-up.
- Reception area requires adult restrooms and parent center.
- All classrooms at ground floor.
- Grades may not intermix.

Classroom Capacity

- 20 students in Pre-K and T-K, 24 students in Kindergarten.
- 1 instructor.
- 1 aide/volunteer.

Classroom Requirements

- Organized for four to six learning zones.
- Two interactive instructional walls.
- Wet area with sink and bubbler.
- Roll-up doors to outside classroom.

Auxiliary Requirements

- Resource room shared by two classrooms with supplies, refrigeration and sink.
- Student restrooms shared by two classrooms.

Outdoor Classroom Requirements

- Permanent outdoor canopy or shade structure.
- Sink with counter.
- Outdoor equipment storage.
- Outdoor classroom adjacency to dedicated outdoor play area.

Grades 1 and 2 Classrooms

General

- First and second grade must locate at ground floor.
- Every two classrooms interconnected with shared storage and resource space.
- Same grades co-located with shared interior access.
- Include one 2,000 SF learning studio for every six classrooms.
- Adapt circulation and other interstitial spaces as extension of the classroom.

Classroom Capacity

- 24 students.
- 1 instructor.
- 1 aide/volunteer.
- 1 guest speaker or co-learning instructor.
- SPED aides.

Classroom Requirements

- Organized for four learning zones.
- Two interactive instructional walls.
- Wet area with sink and bubbler.
- Roll-up doors to outside classroom.

Auxiliary Requirements

- Resource room shared by two classrooms with supplies, refrigeration and sink.
- Indoor and outdoor project based learning storage shared by two classrooms.

Outdoor Classroom Requirements

- Permanent outdoor canopy or shade structure.
- Sink with counter.
- Outdoor equipment storage.
- Outdoor classroom adjacency to dedicated outdoor play area.

Grades 3-5 Classrooms

General

- Same grades co-located with pairs of classrooms sharing interior access.
- Provide one 2,000 SF learning studio for every six classrooms.
- Access to adjacent outdoor classroom space at ground floor via roll-up doors.
- Adjacent outdoor space not required at second floor locations.
- Adapt circulation and other interstitial spaces as extension of classroom.

Classroom Capacity

- 30 students.
- 1 instructor.
- 1 aide/volunteer.

Classroom Requirements

- Organized for four learning zones.
- Two interactive instructional walls.
- Roll-up doors to outside classroom.

Auxiliary Requirements

- Think tank.
- Permanent outdoor canopy or shade structure.
- Sink with counter.
- Outdoor equipment storage.
- Outdoor classroom adjacency to dedicated outdoor play area.

Pre-K and Kindergarten Classroom Prototype

Item	Quantity	ASIF	Total ASIF
Classrooms	1	1,350	
Resources room per classroom	1	80	80
Student restrooms	1	120	120
		Indoor Floor Area	1,350
Outdoor classroom	1	500	
		Other Floor Area	500

PROTOTYPE KEY

- Mobile seating
- Mobile tables
- Mobile chairs
- Mobile instructor podium with workstation including storage
- Mobile shelving and storage systems
- Mobile seating
- Mobile collaboration white board
- Mobile storage bins and resource carts
- Mobile lateral file storage system
- Mobile circular table units
- Mobile project rack
- Project and outdoor storage racks
- Bench seating
- Instructional flag
- Primary collaboration wall
- Secondary instructional display
- Secondary collaboration wall with interactive instructional display
- Sink with bubbler at appropriate student height
- Mill work
- Tackable surface

PRE-K AND KINDERGARTEN
1,350 SF

Grades 1 and 2 Classroom Prototype

Item	Quantity	ASIF	Total ASIF
Classrooms	1	1,270	
Resources room per classroom	1/2	80	40
Storage per classroom (common)	1/2	60	30
		Indoor Floor Area	1,270
Outdoor classroom	1	500-600	
		Other Floor Area	500-600

PROTOTYPE KEY

- Mobile seating
- Mobile tables
- Mobile chairs
- Mobile instructor podium with workstation including storage
- Mobile shelving and storage systems
- Mobile seating
- Mobile collaboration white board
- Mobile storage bins and resource carts
- Mobile lateral file storage system
- Mobile circular table units
- Mobile project rack
- Project and outdoor storage racks
- Bench seating
- Instructional flag
- Primary collaboration wall
- Secondary collaboration wall with ultra short throw projection
- Sink with bubbler at appropriate student height
- Mill work
- Tackable surface

1ST AND 2ND GRADES
1,270 SF

Grades 3-5 Classroom Prototype

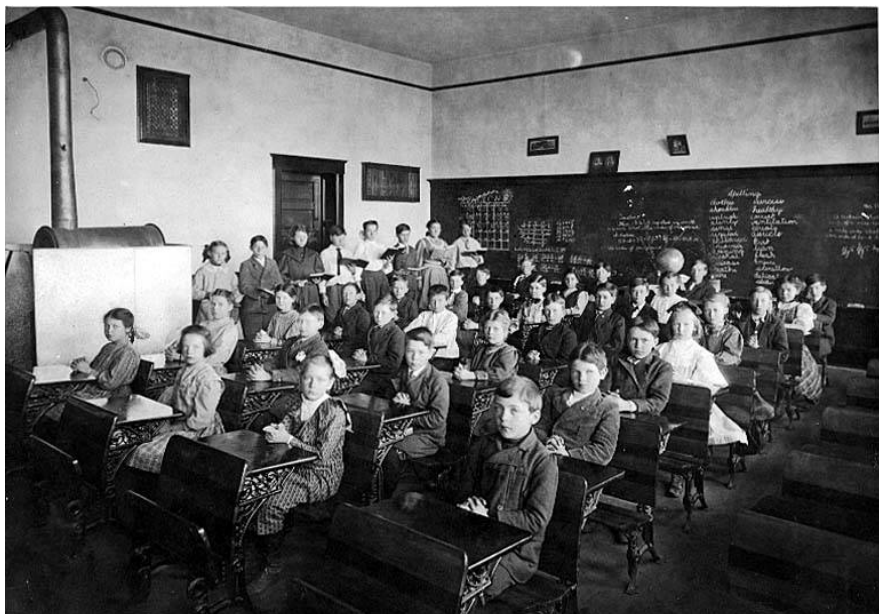
Item	Quantity	ASIF	Total ASIF
Classrooms	1	1,400	
Think Tank	1	200	200
		Indoor Floor Area	1,400
Outdoor classroom	1	500	
		Other Outdoor Floor Area	500

PROTOTYPE KEY

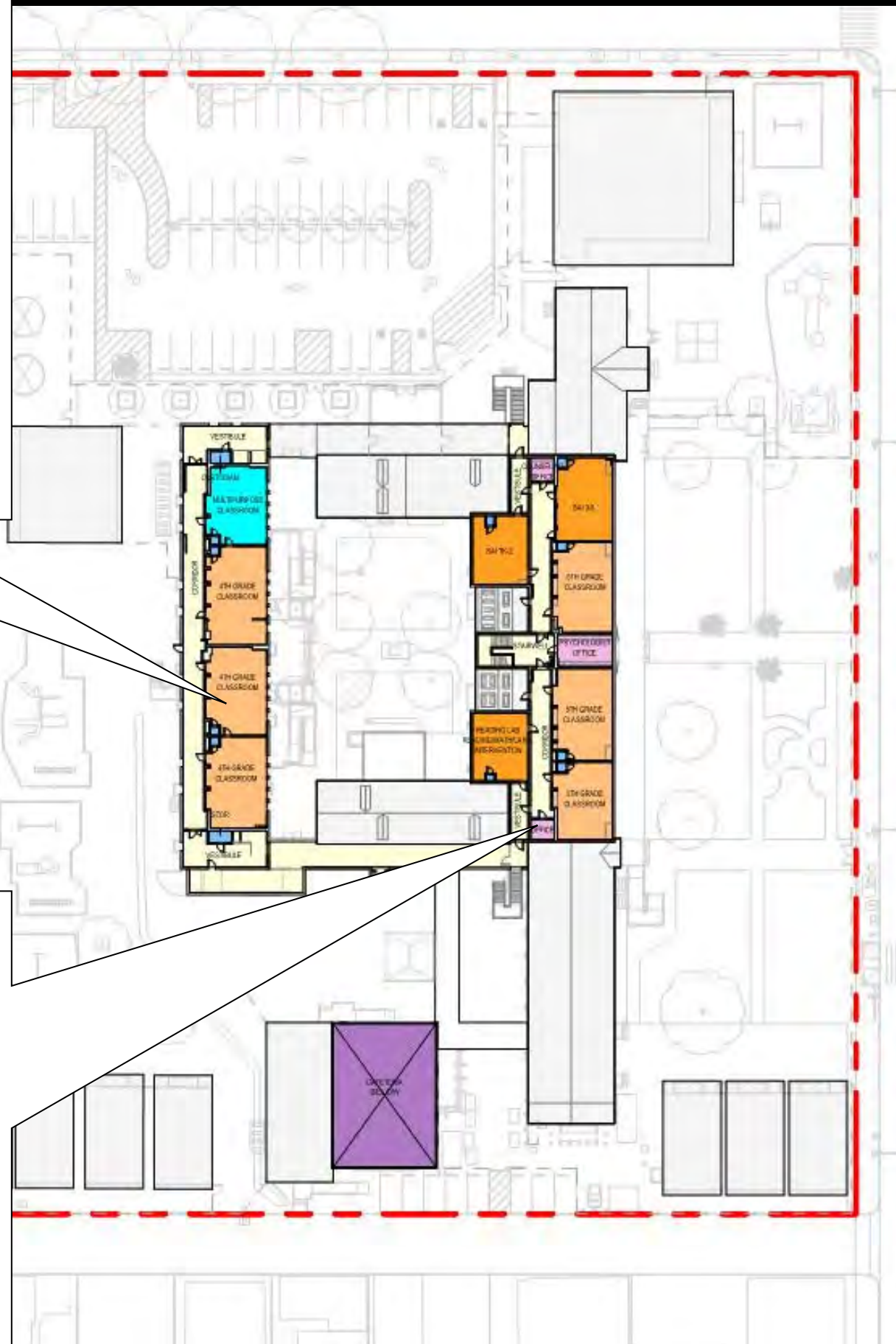
- Mobile seating
- Mobile tables
- Mobile chairs
- Instructor podium
- Mobile shelving
- Mobile bins
- Mobile circular tables
- Bench seating
- Primary instructional
- Interactive instructional display
- Sink
- Mill work
- Tackable surface
- Marker board
- Canopy glazing

3RD - 5TH GRADES
1,400 SF

GENERAL PURPOSE CLASSROOMS



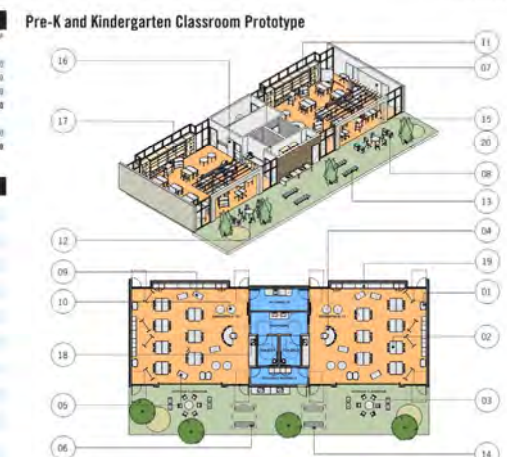
EXISTING UPPER ELEMENTARY CLASSROOMS @ 880 SF



EXISTING UPPER ELEMENTARY CLASSROOMS @ 880 SF

PRE-K & KINDERGARTEN PLANNED SPACE NEED

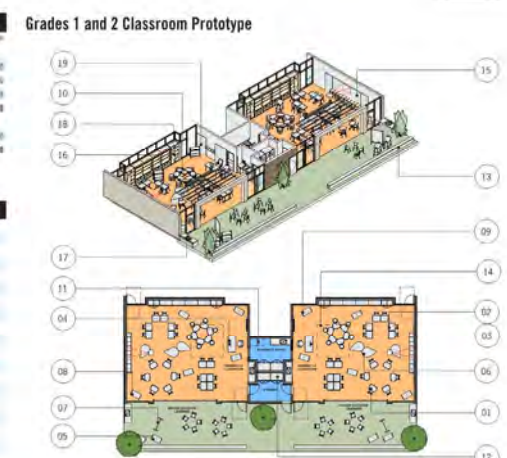
Room	Quantity	Adj. Sq. Ft.	Total Sq. Ft.
Classroom	1	1,350	
Resource room per classroom	1	80	80
Student restrooms	2	120	240
		Indoor Floor Area	1,550
Other			
Outdoor classroom	1	500	
		Other Floor Area	500



PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

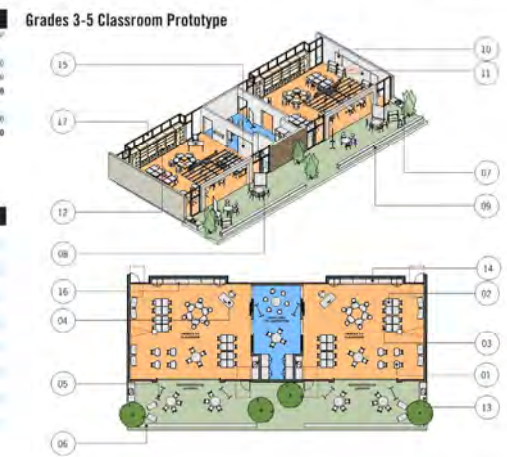
Room	Quantity	Adj. Sq. Ft.	Total Sq. Ft.
Classroom	1	1,270	
Resource room per classroom	1	80	80
Storage per classroom (combined)	2	80	160
		Indoor Floor Area	1,510
Other			
Outdoor classroom	1	500-550	
		Other Floor Area	500-550



1ST AND 2ND GRADES @ 1,270 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

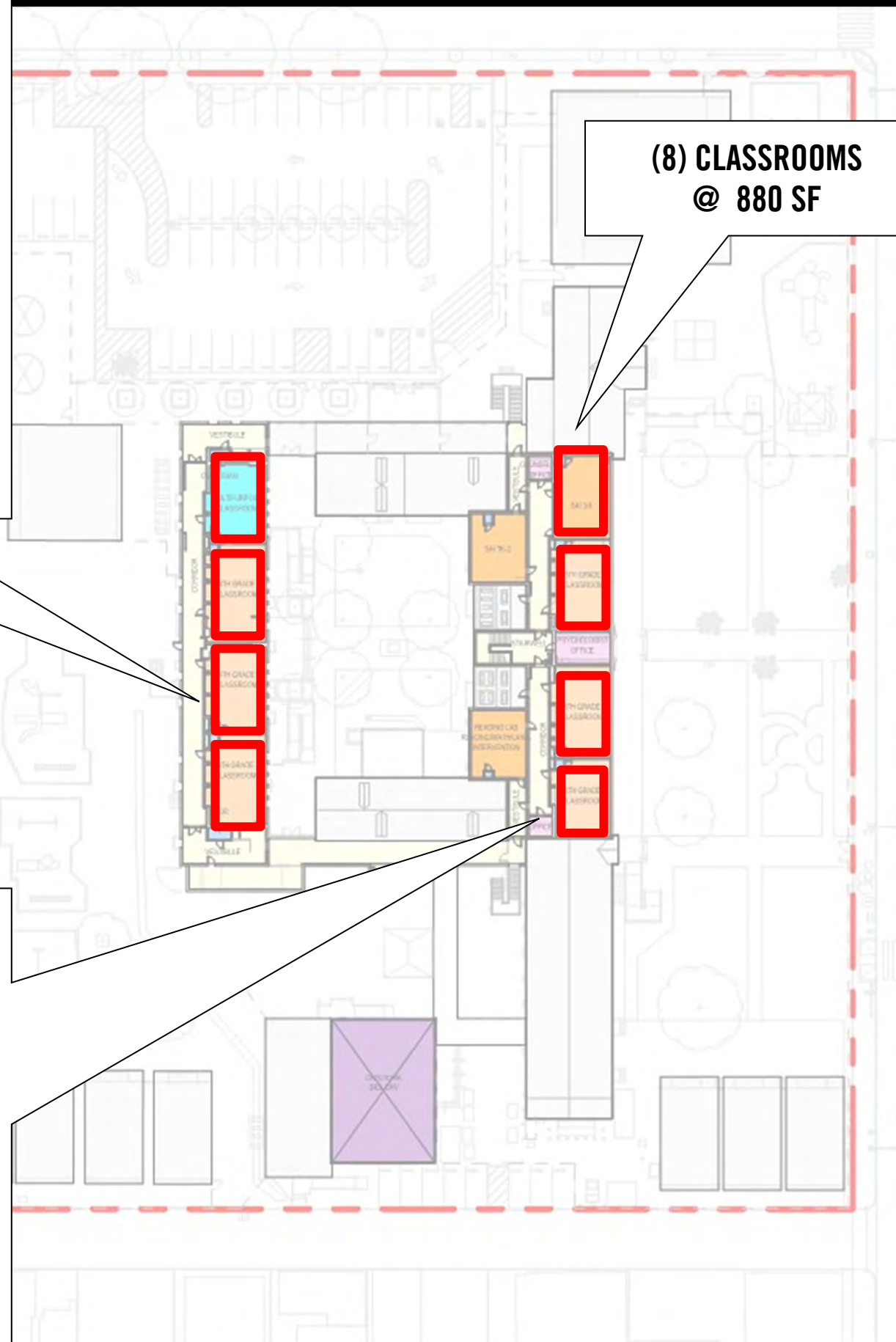
Room	Quantity	Adj. Sq. Ft.	Total Sq. Ft.
Classroom	1	1,400	
Track Desk	1	100	100
		Indoor Floor Area	1,500
Other			
Outdoor classroom	1	500	
		Other Outdoor Floor Area	500



3RD - 5TH GRADES @ 1,400 SF



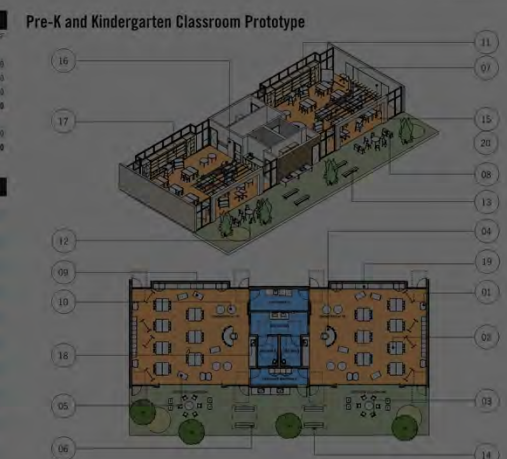
EXISTING UPPER ELEMENTARY CLASSROOMS @ 880 SF



(8) CLASSROOMS @ 880 SF

PRE-K, 1A AND KINDERGARTEN PLANNED SPACE NEED

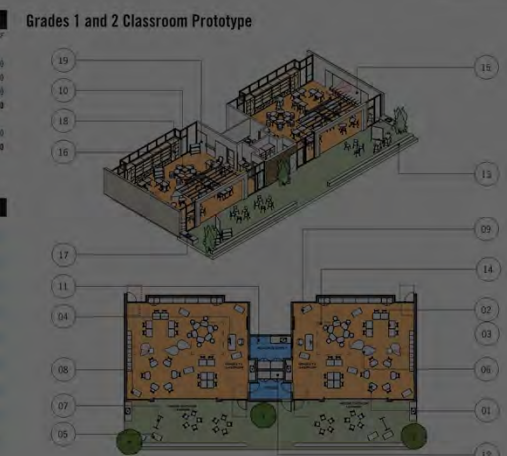
Room	Quantity	ASB/Sq	Total ASB
Classroom	1	1,350	
Resource Room per Classroom	1	80	80
Student entrance	1	170	170
Indoor Floor Area 1,350			
Other			
Outdoor Classroom	1	500	500
Other Floor Area 500			



PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

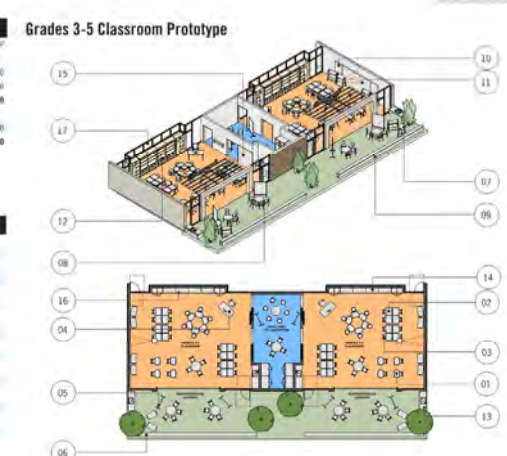
Room	Quantity	ASB/Sq	Total ASB
Classroom	1	1,270	
Resource room per Classroom	1	80	80
Storage per Classroom (communal)	1	120	120
Indoor Floor Area 1,270			
Other			
Outdoor Classroom	1	500-500	500-500
Other Floor Area 500-500			



1ST AND 2ND GRADES @ 1,270 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

Room	Quantity	ASB/Sq	Total ASB
Classroom	1	1,400	
Track Desk	1	200	200
Indoor Floor Area 1,400			
Other			
Outdoor Classroom	1	500	500
Other Outdoor Floor Area 500			



3RD - 5TH GRADES @ 1,400 SF



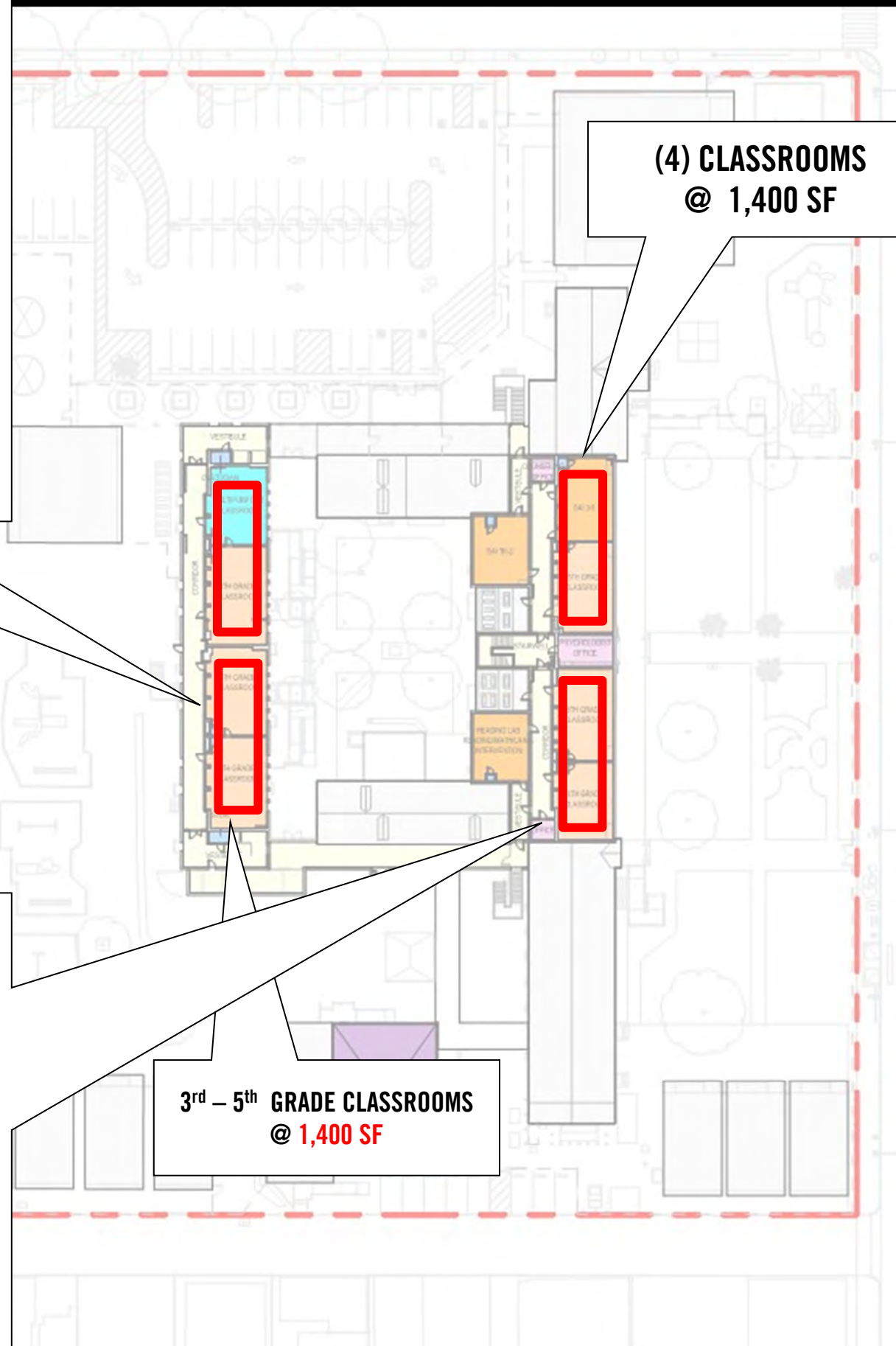
EXISTING UPPER ELEMENTARY CLASSROOMS @ 880 SF



PLANNED UPPER ELEMENTARY CLASSROOMS @ 1,400 SF



PLANNED UPPER ELEMENTARY CLASSROOMS @ 1,400 SF



PRE-K,1A AND KINDERGARTEN PLANNED SPACE NEED			
Item	Quantity	GSF/ft ²	Total GSF
Classroom	1	1,350	
Resource Room per Classroom	1	80	80
Student lockers	1	1,200	1,200
Indoor Floor Area			1,350
Other			
Outdoor Classroom	1	500	500
Other Floor Area			500

PROTOTYPE KEY

- Movable seating
- Movable tables
- Movable chairs
- Movable lockers
- Movable storage cabinet with lockers/shelving storage
- Movable shelving and storage systems
- Energy lighting
- Movable collaboration white board
- Movable storage bins and resource carts
- Movable lockers for storage system
- Movable casual table seats
- Movable project table
- Project and outdoor storage racks
- Break seating
- Secondary circulation wall with interactive instructional display
- Interior partitioned wall
- Slab with lockers or accessories (shown height)
- Misc work
- Transfer surface

Pre-K and Kindergarten Classroom Prototype

PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED			
Item	Quantity	GSF/ft ²	Total GSF
Classroom	1	1,270	
Resource room per Classroom	1	80	80
Storage per Classroom (shown below)	1	80	80
Indoor Floor Area			1,270
Other			
Outdoor Classroom	1	500-500	500-500
Other Floor Area			500-500

PROTOTYPE KEY

- Movable seating
- Movable tables
- Movable chairs
- Movable lockers
- Movable storage cabinet with lockers/shelving storage
- Movable shelving and storage systems
- Energy lighting
- Movable collaboration white board
- Movable storage bins and resource carts
- Movable lockers for storage system
- Movable casual table seats
- Movable project table
- Project and outdoor storage racks
- Break seating
- Interior partitioned wall
- Secondary circulation wall with ultra thin frame glass partition
- Slab with lockers or accessories (shown height)
- Misc work
- Transfer surface

Grades 1 and 2 Classroom Prototype

23 FT

1ST AND 2ND GRADES @ 1,270 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED			
Item	Quantity	GSF/ft ²	Total GSF
Classroom	1	1,400	
Think Tank	1	200	200
Indoor Floor Area			1,400
Other			
Outdoor Classroom	1	500	500
Other Outdoor Floor Area			500

PROTOTYPE KEY

- Movable seating
- Movable tables
- Movable chairs
- Movable lockers
- Movable storage cabinet with lockers/shelving storage
- Movable shelving and storage systems
- Energy lighting
- Movable collaboration white board
- Movable storage bins and resource carts
- Movable lockers for storage system
- Movable casual table seats
- Movable project table
- Project and outdoor storage racks
- Break seating
- Interior partitioned wall
- Secondary circulation wall with ultra thin frame glass partition
- Slab with lockers or accessories (shown height)
- Misc work
- Transfer surface

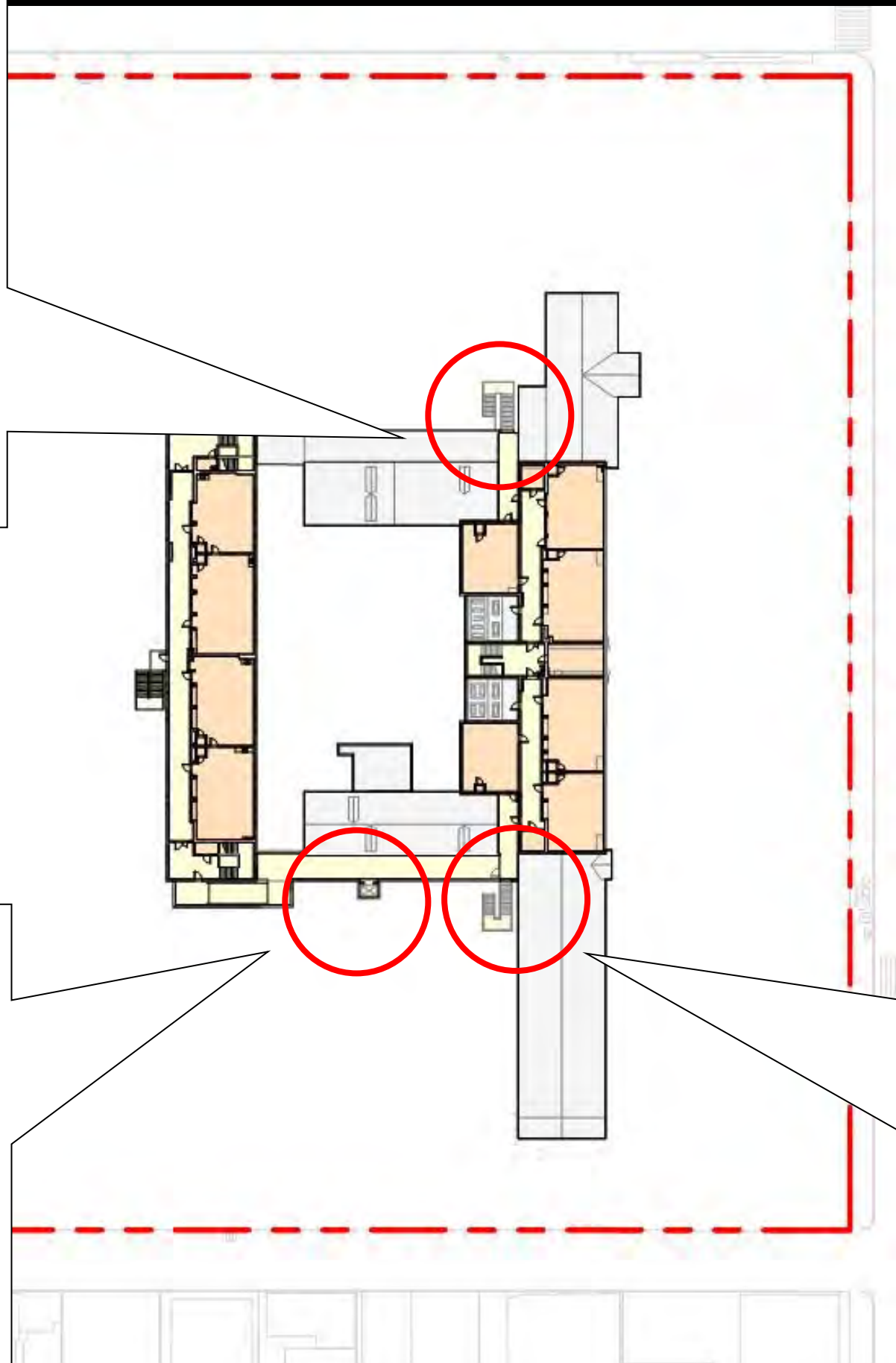
Grades 3-5 Classroom Prototype

61 FT

3RD - 5TH GRADES @ 1,400 SF



EAST EXIT STAIR



PRE-K AND KINDERGARTEN PLANNED SPACE NEED			
Room	Quantity	GSF/ft ²	Total GSF
Classroom	1	1,350	
Recess area per Classroom	1	80	80
Storage classrooms	1	220	220
			Indoor Floor Area 1,350
Outdoor Classroom	1	500	
			Other Floor Area 500

PROTOTYPE KEY	
01	Mobile storage
02	Mobile tables
03	Mobile chairs
04	Mobile furniture package with workstation/storage
05	Mobile shelving and storage system
06	Storage benching
07	Mobile collaboration white board
08	Mobile storage bins and bins with labels
09	Mobile storage bin storage system
10	Mobile circular table units
11	Mobile project table
12	Project and outdoor storage racks
13	Bench benching
14	Interlocking floor mat
15	Interlocking partition wall
16	Interlocking partition wall with whiteboard
17	Interlocking partition wall with interactive instructional display
18	Desk with storage at appropriate student height
19	MSL work
20	Transfer surface

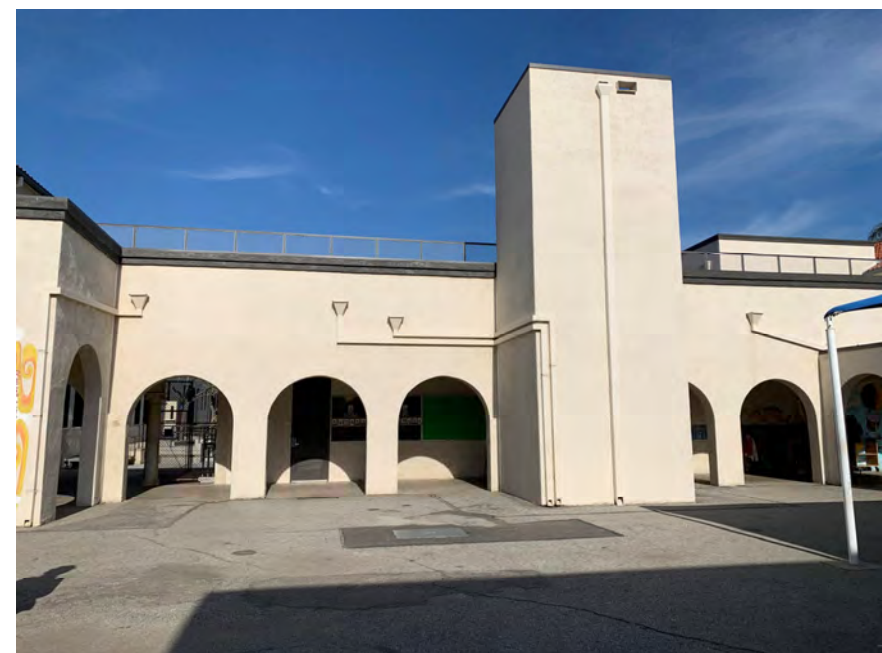
Pre-K and Kindergarten Classroom Prototype

PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED			
Room	Quantity	GSF/ft ²	Total GSF
Classroom	1	1,270	
Recess area per Classroom	1	80	80
Storage per classroom (communal)	1	80	80
			Indoor Floor Area 1,270
Outdoor Classroom	1	500-500	
			Other Floor Area 500-500

PROTOTYPE KEY	
01	Mobile storage
02	Mobile tables
03	Mobile chairs
04	Mobile furniture package with workstation/storage
05	Mobile shelving and storage system
06	Storage benching
07	Mobile collaboration white board
08	Mobile storage bins and bins with labels
09	Mobile storage bin storage system
10	Mobile circular table units
11	Mobile project table
12	Project and outdoor storage racks
13	Bench benching
14	Interlocking floor mat
15	Interlocking partition wall
16	Interlocking partition wall with whiteboard
17	Interlocking partition wall with interactive instructional display
18	Desk with storage at appropriate student height
19	MSL work
20	Transfer surface

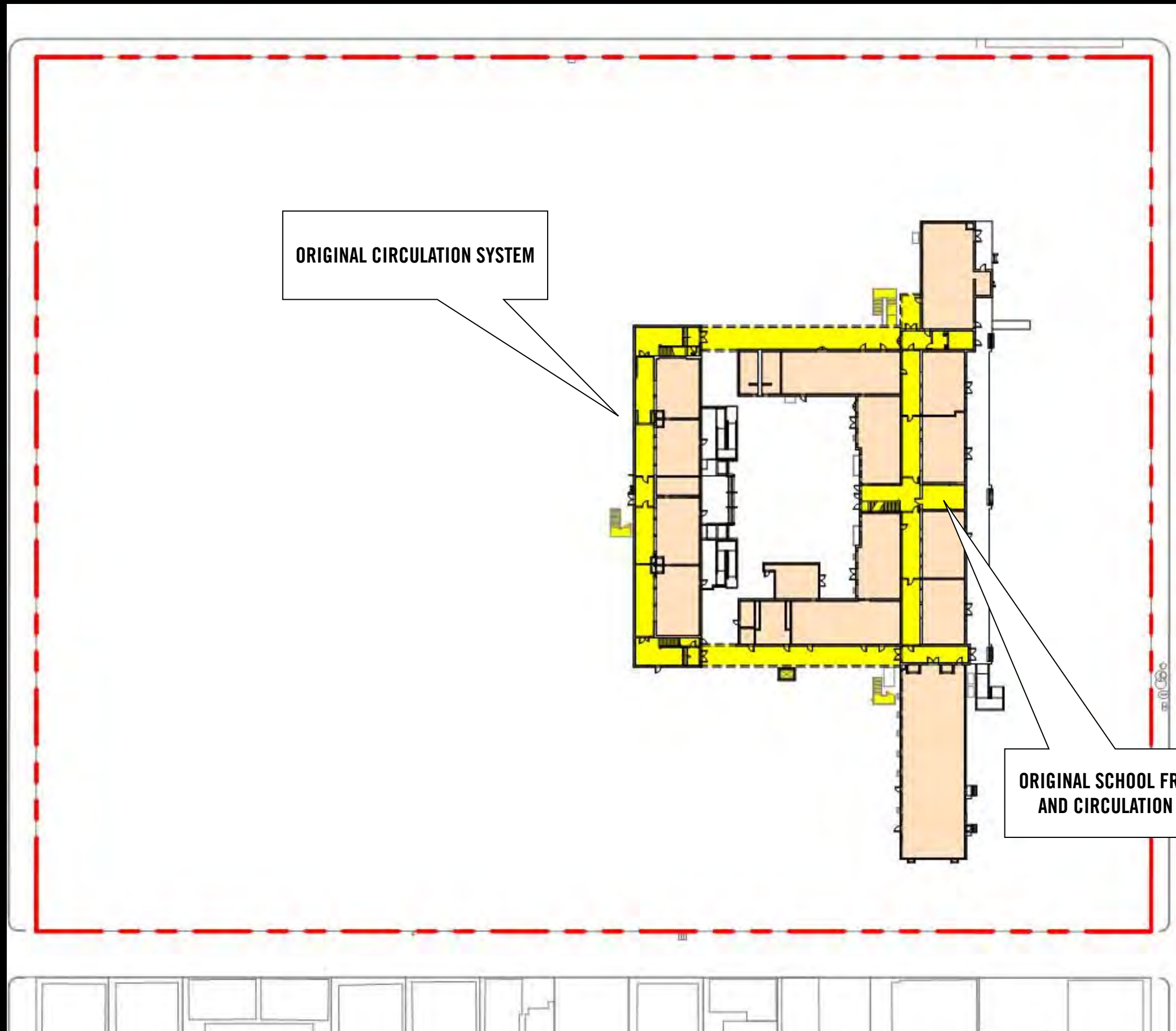
Grades 1 and 2 Classroom Prototype



ELEVATOR



WEST EXIT STAIR



ORIGINAL CIRCULATION SYSTEM

ORIGINAL SCHOOL FRONT DOOR AND CIRCULATION SYSTEM

PRE-K, K AND KINDERGARTEN PLANNED SPACE NEED

Category	Quantity	ASST/ST	Sq. FT
Classroom	1		1,350
Classroom	1	50	50
Classroom	1	200	200
			Indoor Floor Area 1,350
Other			
Outdoor classroom	1		500
			Other Floor Area 500

PROTOTYPE KEY

11. Mobile seating
12. Mobile tables
13. Mobile chairs
14. Mobile furniture system with wheelchair-accessible storage
15. Mobile shelving and storage system
16. Energy seating
17. Mobile collaboration white board
18. Mobile storage bins and resource walls
19. Mobile cabinet for storage system
20. Mobile console table units
21. Mobile project rack
22. Project and outdoor storage racks
23. Bench seating
24. Instructional rug
25. Interactive instructional wall
26. Secondary circulation wall with ADA compliant section
27. Site with barrier at appropriate egress height
28. 80% work
29. Tactile surface

Pre-K and Kindergarten Classroom Prototype

PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

Category	Quantity	ASST/ST	Sq. FT
Classroom	1		1,270
Classroom	1	50	50
Classroom	1	200	200
			Indoor Floor Area 1,270
Other			
Outdoor classroom	1		500
			Other Floor Area 500

PROTOTYPE KEY

11. Mobile seating
12. Mobile tables
13. Mobile chairs
14. Mobile furniture system with wheelchair-accessible storage
15. Mobile shelving and storage system
16. Energy seating
17. Mobile collaboration white board
18. Mobile storage bins and resource walls
19. Mobile cabinet for storage system
20. Mobile console table units
21. Mobile project rack
22. Project and outdoor storage racks
23. Bench seating
24. Instructional rug
25. Interactive instructional wall
26. Secondary circulation wall with ADA compliant section
27. Site with barrier at appropriate egress height
28. 80% work
29. Tactile surface

Grades 1 and 2 Classroom Prototype

1ST AND 2ND GRADES @ 1,270 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

Category	Quantity	ASST/ST	Sq. FT
Classroom	1		1,350
Classroom	1	200	200
			Indoor Floor Area 1,400
Other			
Outdoor classroom	1		500
			Other Outdoor Floor Area 500

PROTOTYPE KEY

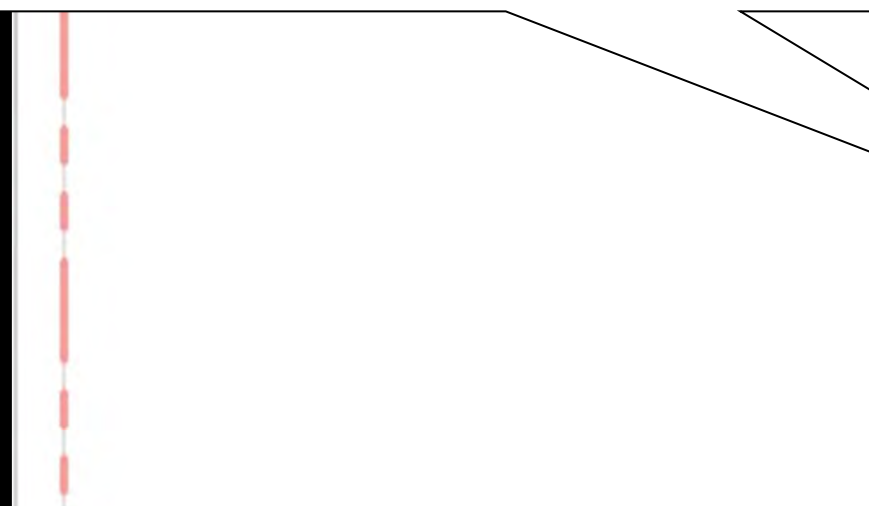
11. Mobile seating
12. Mobile tables
13. Mobile chairs
14. Instructional padding
15. Mobile workstation
16. Mobile storage
17. Mobile table
18. Mobile console table units
19. Bench seating
20. Project and outdoor storage racks
21. Instructional rug
22. Interactive instructional wall
23. Site with barrier at appropriate egress height
24. 80% work
25. Tactile surface
26. Marker board
27. Classroom padding

Grades 3-5 Classroom Prototype

3RD - 5TH GRADES @ 1,400 SF

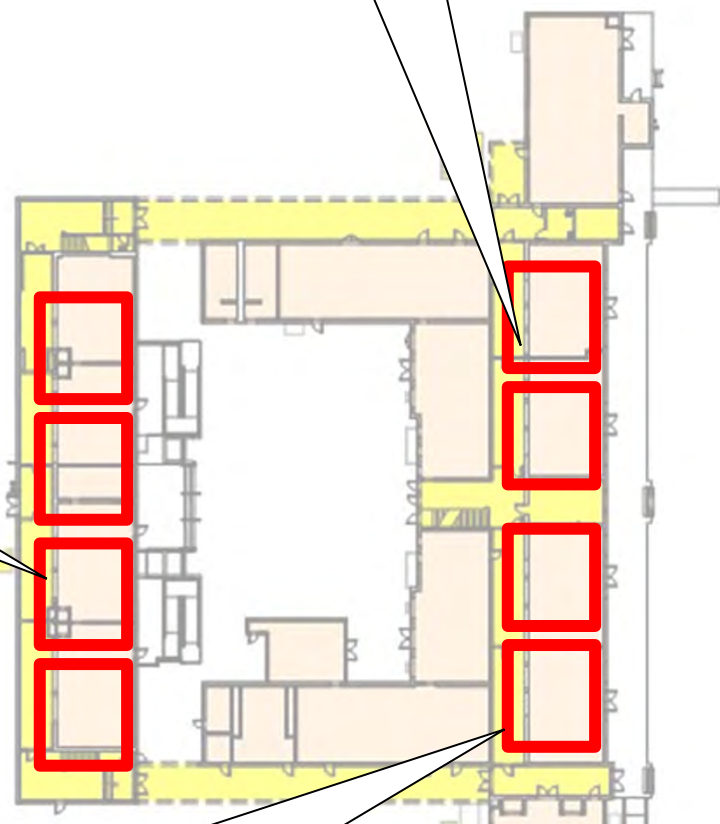


EXISTING LOWER ELEMENTARY CLASSROOMS @ 1,150 SF



KINDERGARTEN CLASSROOM
@ 1,150 SF

KINDERGARTEN CLASSROOMS
@ 1,350 SF



1ST AND 2ND GRADE CLASSROOMS
@ 1,270 SF



EXISTING KINDERGARTEN CLASSROOMS @ 1,150 SF

PRE-K AND KINDERGARTEN PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,350	1,350
Resource room per classroom	1	80	80
Student entrance	1	220	220
		Indoor Floor Area	1,250
Other		Outdoor classroom	100
		Other Floor Area	500

PROTOTYPE KEY

1. Mobile storage
2. Mobile tables
3. Mobile chairs
4. Mobile interactive partition with acoustical/insulating storage
5. Mobile storage and storage systems
6. Lounge seating
7. Mobile collaboration white board
8. Mobile storage bins and resource carts
9. Mobile storage for storage system
10. Mobile circular table units
11. Mobile project rack
12. Project and outdoor storage racks
13. Bench seating
14. Instructional rug
15. Primary collaboration wall
16. Interactive instructional display
17. Secondary collaboration wall with interactive instructional display
18. Sink with hooded or splash-guard student height
19. Bid work
20. Tapered surface

Pre-K and Kindergarten Classroom Prototype

PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,270	1,270
Resource room per classroom	1	80	80
Storage per classroom connection	1	80	80
		Indoor Floor Area	1,270
Other		Outdoor classroom	100-200
		Other Floor Area	500-600

PROTOTYPE KEY

1. Mobile storage
2. Mobile tables
3. Mobile chairs
4. Mobile interactive partition with acoustical/insulating storage
5. Mobile storage and storage systems
6. Lounge seating
7. Mobile collaboration white board
8. Mobile storage bins and resource carts
9. Mobile storage for storage system
10. Mobile circular table units
11. Mobile project rack
12. Project and outdoor storage racks
13. Bench seating
14. Instructional rug
15. Interactive instructional wall
16. Secondary collaboration wall with utility shelf three practices
17. Sink with hooded or splash-guard student height
18. Bid work
19. Tapered surface

Grades 1 and 2 Classroom Prototype

1ST AND 2ND GRADES @ 1,270 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,400	1,400
Think Tank	1	200	200
		Indoor Floor Area	1,400
Other		Outdoor classroom	100
		Other Outdoor Floor Area	500

PROTOTYPE KEY

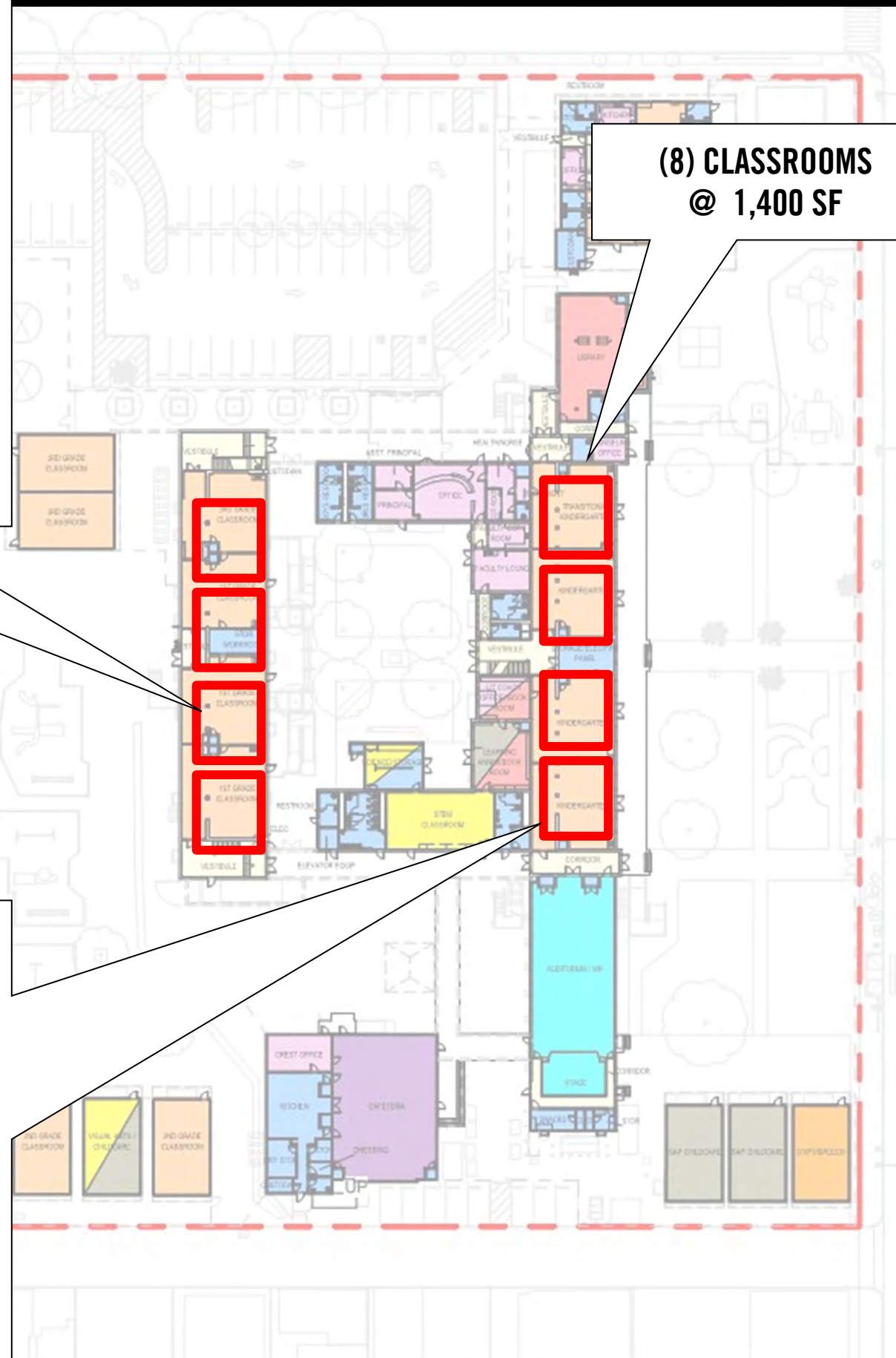
1. Mobile storage
2. Mobile tables
3. Mobile chairs
4. Mobile interactive partition
5. Mobile storage
6. Mobile table
7. Mobile circular table
8. Mobile storage bins and resource carts
9. Mobile storage for storage system
10. Mobile instructional display
11. Interactive instructional wall
12. Secondary collaboration wall with utility shelf three practices
13. Sink
14. Bid work
15. Tapered surface
16. Marker board
17. Ceiling panels

Grades 3-5 Classroom Prototype

3RD - 5TH GRADES @ 1,400 SF



EXISTING LOWER ELEMENTARY CLASSROOMS @ 1,150 SF



(8) CLASSROOMS @ 1,400 SF

PRE-K AND KINDERGARTEN PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,350	
Resource room per classroom	1	80	80
Student entrance	1	100	100
		Indoor Floor Area	1,530
Other			
Outdoor classroom	1	500	
		Other Outdoor Floor Area	500

PROTOTYPE KEY

- 01 Mobile storage
- 02 Mobile tables
- 03 Mobile chairs
- 04 Mobile interactive partition with acoustical/insulating storage
- 05 Mobile storage and storage systems
- 06 Lounge seating
- 07 Mobile collaboration white board
- 08 Mobile storage bins and resource carts
- 09 Mobile cabinet for storage system
- 10 Mobile circular table units
- 11 Mobile project rack
- 12 Project and outdoor storage racks
- 13 Bench Seating
- 14 Instructional Peg
- 15 Interactive instructional wall
- 16 Interactive instructional display
- 17 Secondary collaboration wall with interactive instructional display
- 18 Sit with teacher at appropriate student height
- 19 Sit work
- 20 Flexible surface

Pre-K and Kindergarten Classroom Prototype

PRE-K AND KINDERGARTEN @ 1,350 SF

GRADES 1-2 CLASSROOMS PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,270	
Resource room per classroom	1	80	80
Storage per classroom connection	1	120	120
		Indoor Floor Area	1,470
Other			
Outdoor classroom	1	500-550	
		Other Outdoor Floor Area	500-550

PROTOTYPE KEY

- 01 Mobile storage
- 02 Mobile tables
- 03 Mobile chairs
- 04 Mobile interactive partition with acoustical/insulating storage
- 05 Lounge seating
- 06 Mobile collaboration white board
- 07 Mobile storage bins and resource carts
- 08 Mobile cabinet for storage system
- 09 Mobile circular table units
- 10 Mobile project rack
- 11 Project and outdoor storage racks
- 12 Bench Seating
- 13 Instructional Peg
- 14 Interactive instructional wall
- 15 Secondary collaboration wall with whiteboard three practice
- 16 Sit with teacher at appropriate student height
- 17 Sit work
- 18 Flexible surface

Grades 1 and 2 Classroom Prototype

1ST AND 2ND GRADES @ 1,270 SF



EXISTING KINDERGARTEN CLASSROOMS @ 1,150 SF

GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

Item	Quantity	ADP/BA	Total ADP
Classroom	1	1,400	
Think Tank	1	100	100
		Indoor Floor Area	1,400
Other			
Outdoor classroom	1	500	
		Other Outdoor Floor Area	500

PROTOTYPE KEY

- 01 Mobile storage
- 02 Mobile tables
- 03 Mobile chairs
- 04 Mobile interactive partition
- 05 Mobile storage
- 06 Mobile table
- 07 Mobile storage cabinet
- 08 Mobile storage bins and resource carts
- 09 Mobile cabinet for storage system
- 10 Mobile circular table units
- 11 Mobile project rack
- 12 Project and outdoor storage racks
- 13 Bench Seating
- 14 Instructional Peg
- 15 Interactive instructional wall
- 16 Secondary collaboration wall with whiteboard three practice
- 17 Sit with teacher at appropriate student height
- 18 Sit work
- 19 Flexible surface
- 20 Classroom display

Grades 3-5 Classroom Prototype

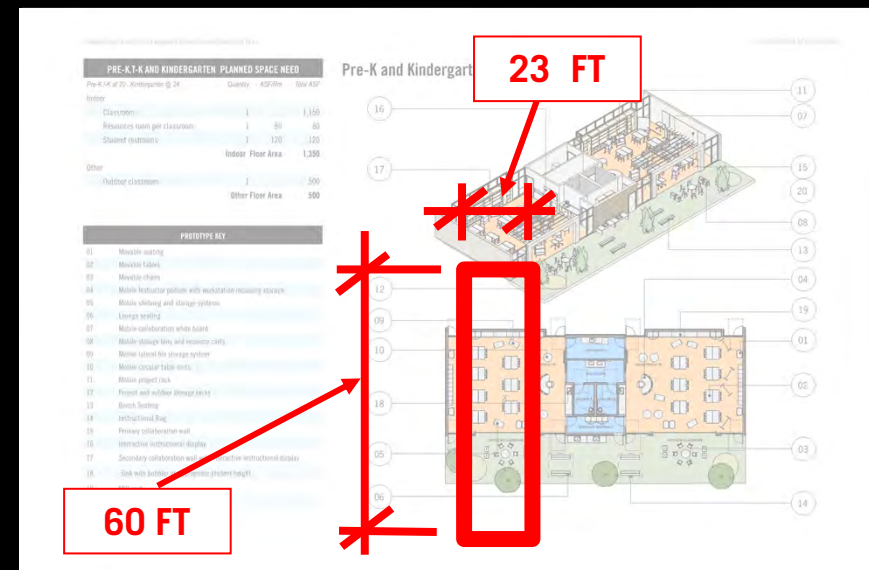
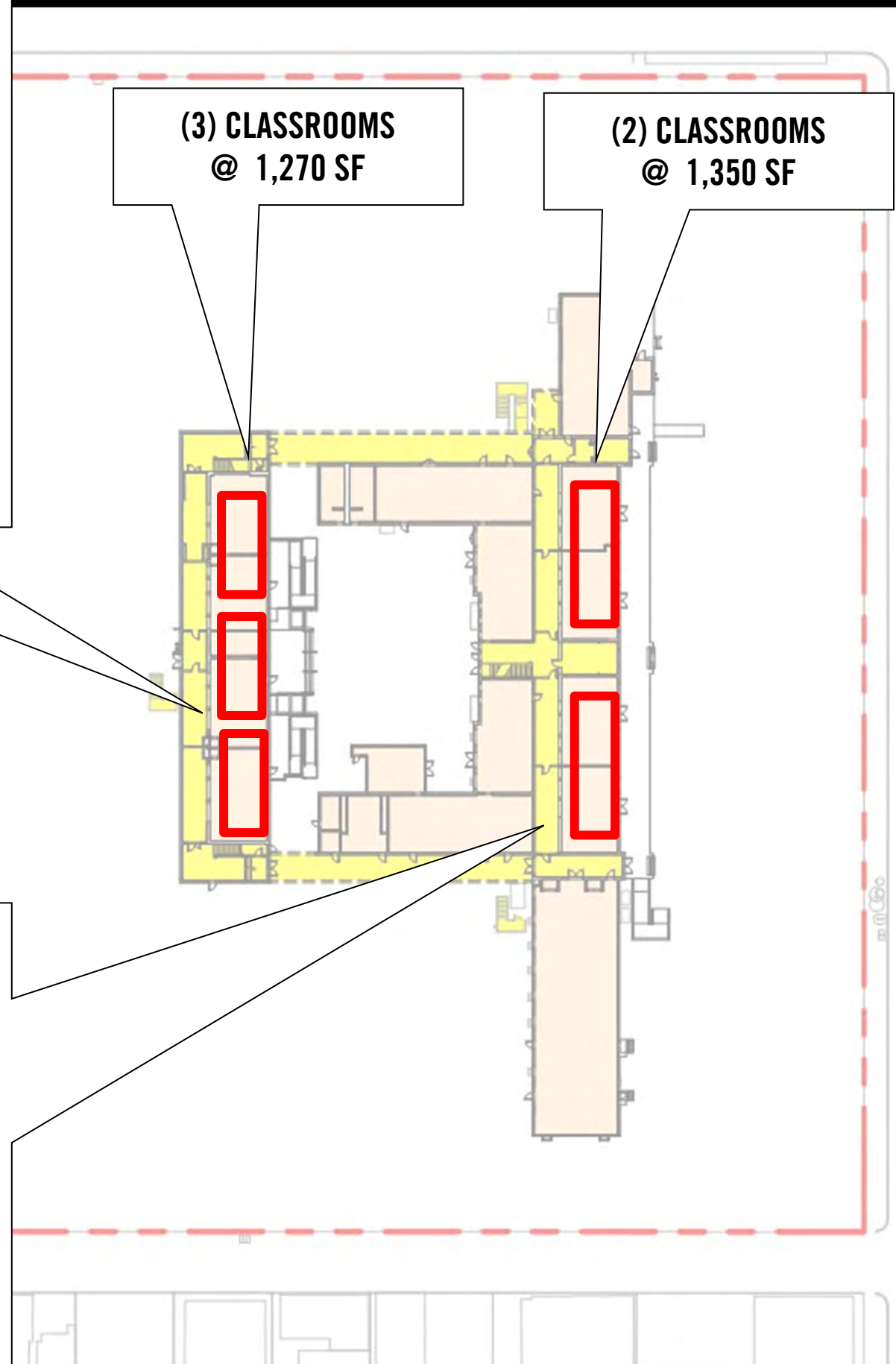
3RD - 5TH GRADES @ 1,400 SF



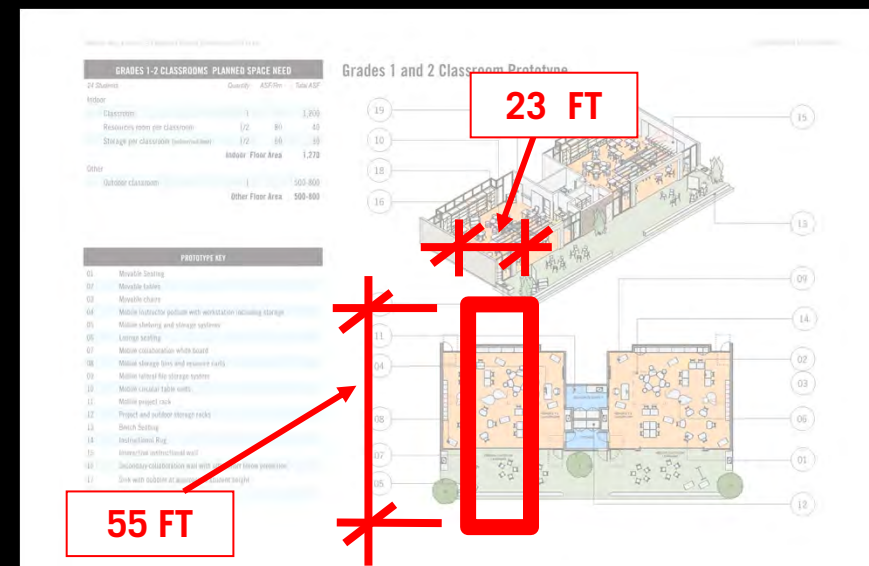
EXISTING LOWER ELEMENTARY CLASSROOMS @ 1,270 SF



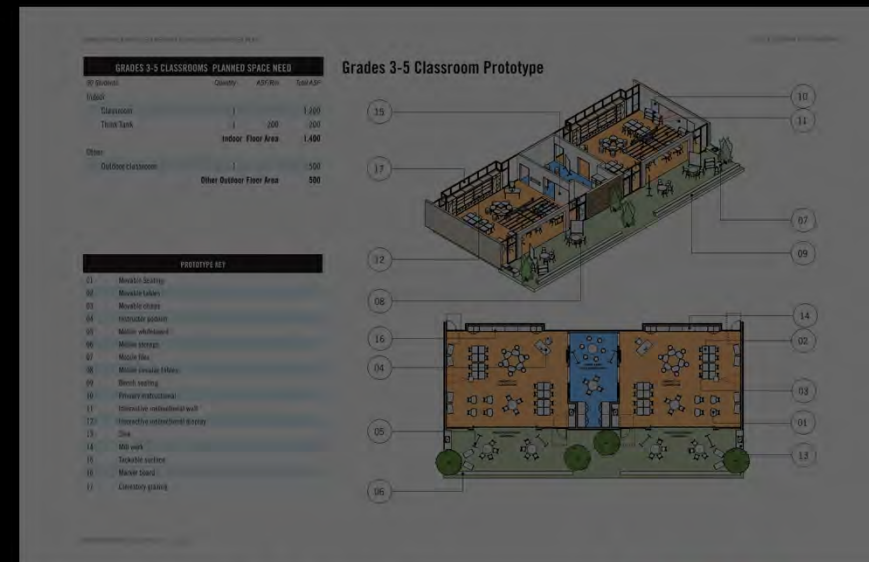
EARLY EDUCATION CLASSROOMS @ 1,350 SF



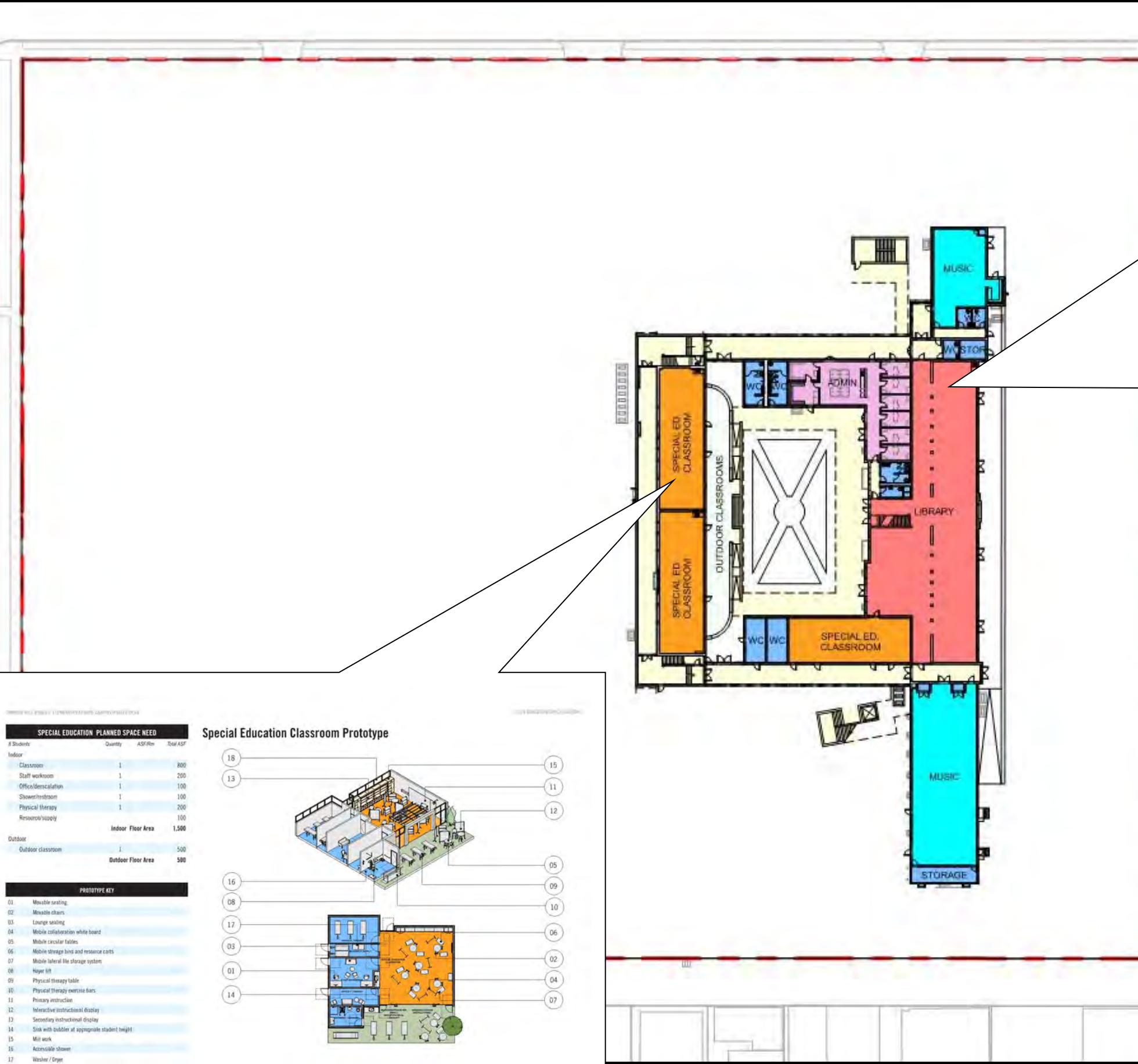
PRE-K AND KINDERGARTEN @ 1,350 SF



1ST AND 2ND GRADES @ 1,270 SF



3RD - 5TH GRADES @ 1,400 SF



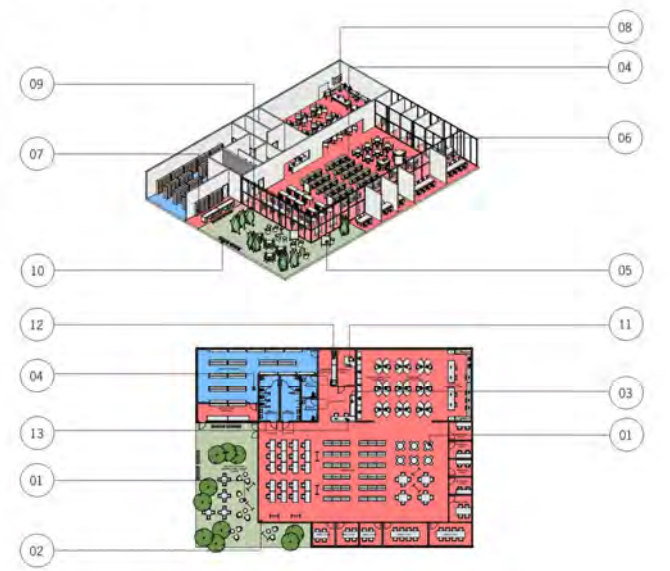
LIBRARY PLANNED SPACE NEED

ASD Student	Quantity	ASF/ft	Total ASF
Main areas	1	5,000	5,000
Instructional area + computer area	1	1,800	1,800
Main Areas Floor Area			4,800
Study Rooms			
Individual (two students)	4	90	360
Small (four students)	4	100	400
Large (ten students)	2	200	400
Study Rooms Floor Area			1,120
Support Spaces			
Circulation Desk, Librarian office/work			288
Textbook Storage Room			960
Instructional Storage Room			700
Staff and Public Restrooms	2	70	140
Student Restrooms	2	180	360
Support Spaces Floor Area			2,148
Other			
Outdoor Library Reading Room	1	800-1,000	800-1,000
			800-1,000

PROTOTYPE KEY

- 01 Movable tables + chairs + lounge chairs
- 02 Operable wall with glass
- 03 Mobile lateral file storage system
- 04 Book shelves
- 05 Mobile collaboration white board
- 06 Mobile circular tables
- 07 Mobile metal shelving
- 08 Technology equipment zone - 20/30
- 09 Clerestory windows
- 10 Bench seating
- 11 Mobile L-shaped tables
- 12 Sink with bubbler at appropriate student height
- 13 Mill work

Library Prototype



LIBRARY @ 8,000 SF

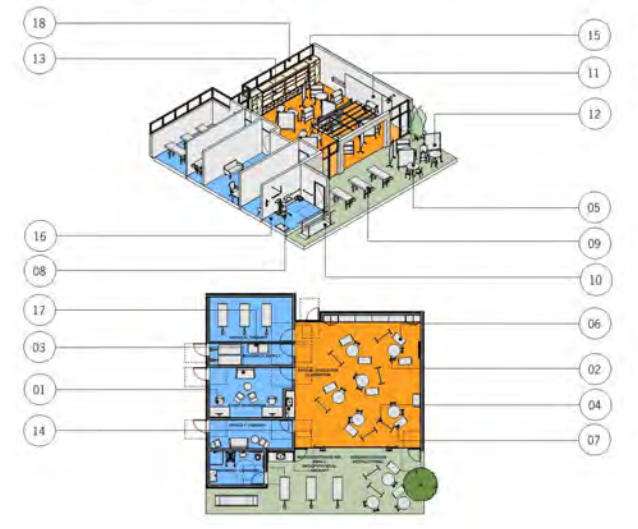
SPECIAL EDUCATION PLANNED SPACE NEED

# Students	Quantity	ASF/ft	Total ASF
Classroom	1	800	800
Staff workstation	1	200	200
Office/consultation	1	100	100
Shower/restroom	1	100	100
Physical therapy	1	200	200
Reception/visiting			100
Indoor Floor Area			1,500
Outdoor			
Outdoor classroom	1	500	500
Outdoor Floor Area			500

PROTOTYPE KEY

- 01 Movable seating
- 02 Movable chairs
- 03 Lounge seating
- 04 Mobile collaboration white board
- 05 Mobile circular tables
- 06 Mobile storage bins and resource carts
- 07 Mobile lateral file storage system
- 08 Hoist lift
- 09 Physical therapy table
- 10 Physical therapy exercise bars
- 11 Primary instruction
- 12 Interactive instructional display
- 13 Secondary instructional display
- 14 Sink with bubbler at appropriate student height
- 15 Mill work
- 16 Accessible shower
- 17 Washer / Dryer
- 18 Clerestory glazing

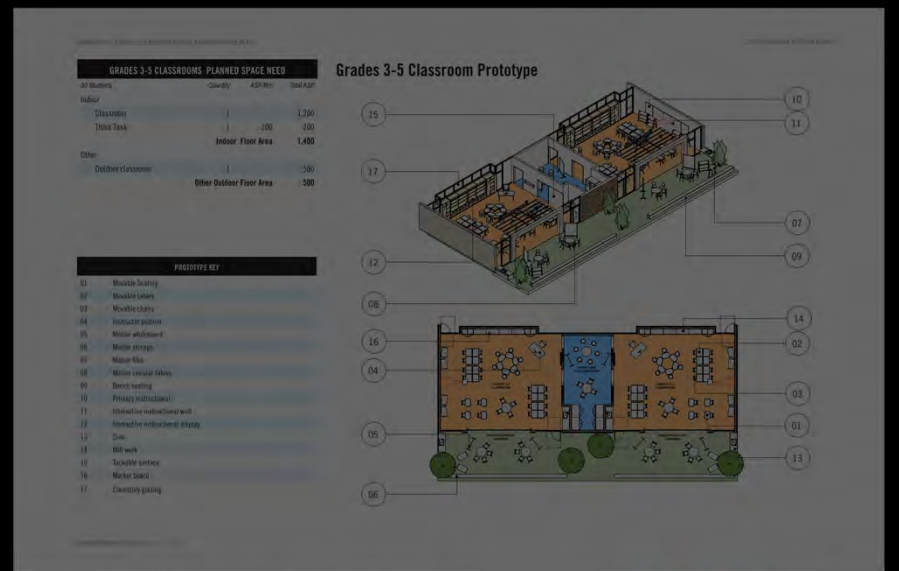
Special Education Classroom Prototype



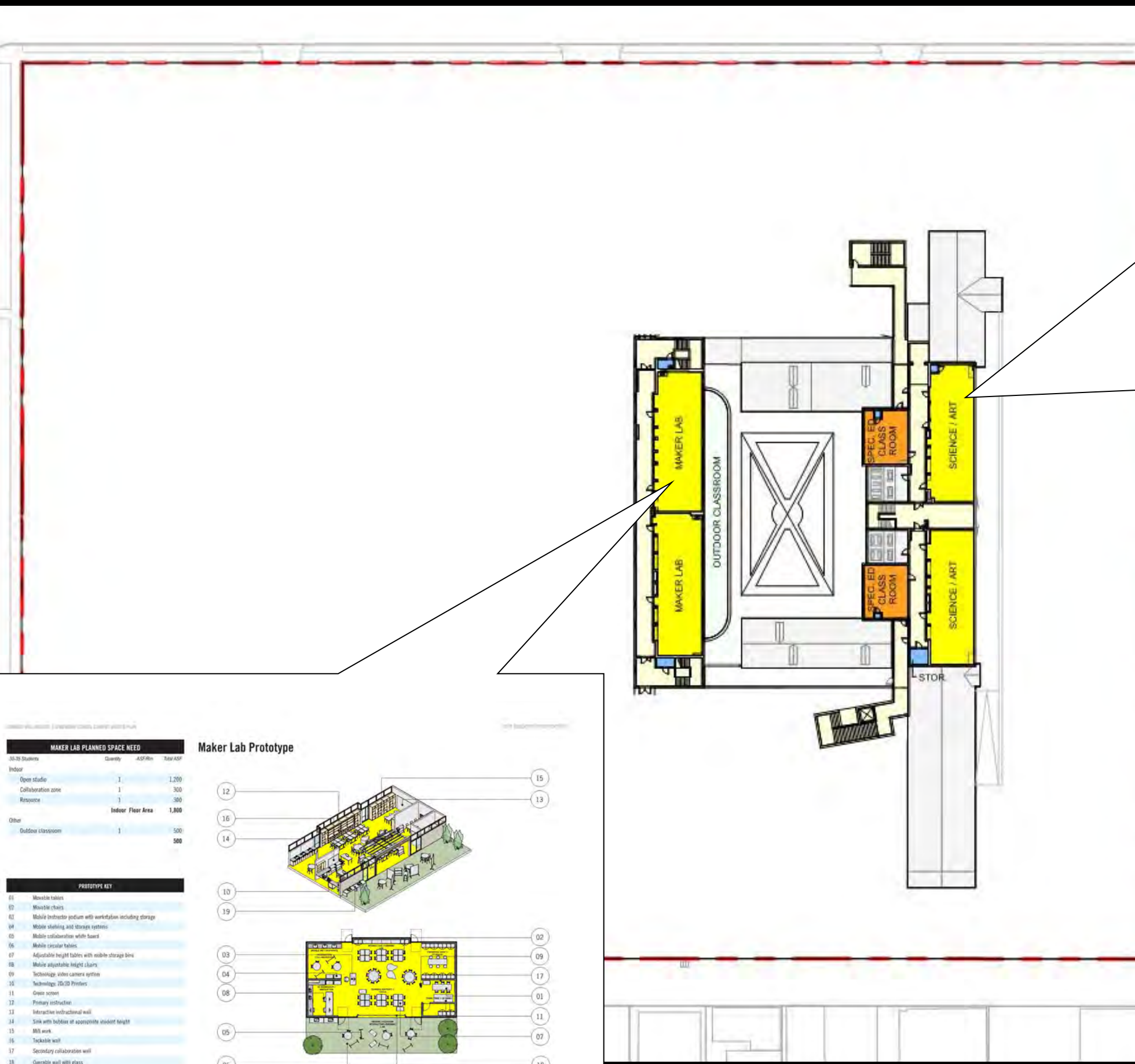
SPECIAL EDUCATION @ 1,500 SF



1ST AND 2ND GRADES @ 1,270 SF



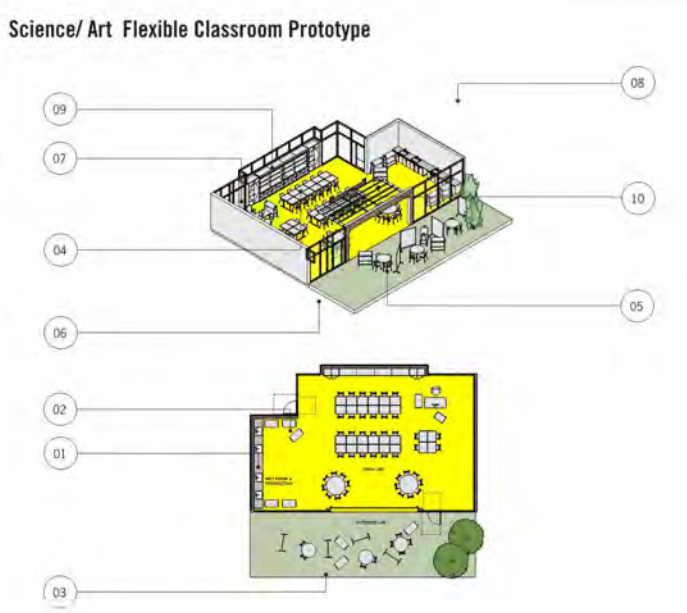
3RD - 5TH GRADES @ 1,400 SF



SCIENCE AND ART PLANNED SPACE NEED

30-32 Students	Quantity	ASFP/sq	Total ASFP
Classroom	1		1,000
Workroom and resource	2	100	200
		Indoor Floor Area	1,200
Other			
Outdoor classroom	1		500-800
		Other Floor Area	500-800

- PROTOTYPE KEY**
- 01 Movable seating
 - 02 Movable tables
 - 03 Movable chairs
 - 04 Mobile instructor podium with worktable including storage
 - 05 Mobile collaboration white board
 - 06 Mobile circular tables
 - 07 Interactive instructional wall
 - 08 Sink with bubbler at appropriate student height
 - 09 Mill work
 - 10 Operable wall with glass



SCIENCE/ART CLASSROOMS @ 1,400 SF



GRADES 3-5 CLASSROOMS PLANNED SPACE NEED

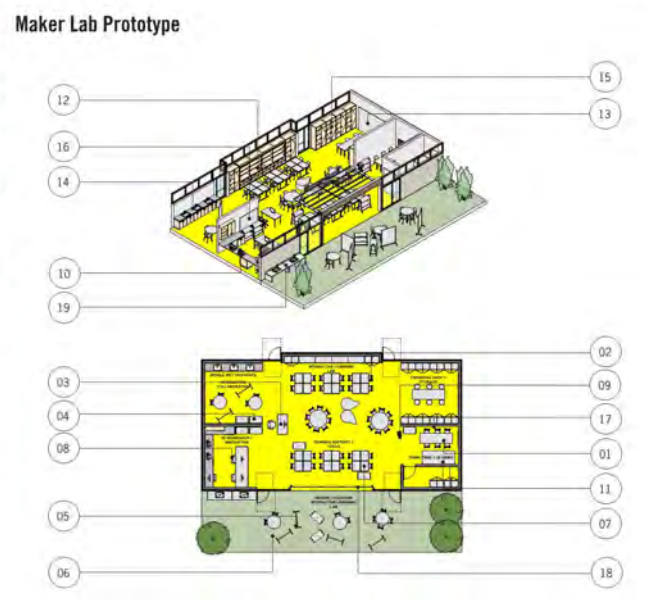
30-32 Students	Quantity	ASFP/sq	Total ASFP
Classroom	1		1,200
Think Tank	1	100	100
		Indoor Floor Area	1,400
Other			
Outdoor classroom	1		500
		Other Outdoor Floor Area	500



3RD - 5TH GRADES @ 1,400 SF

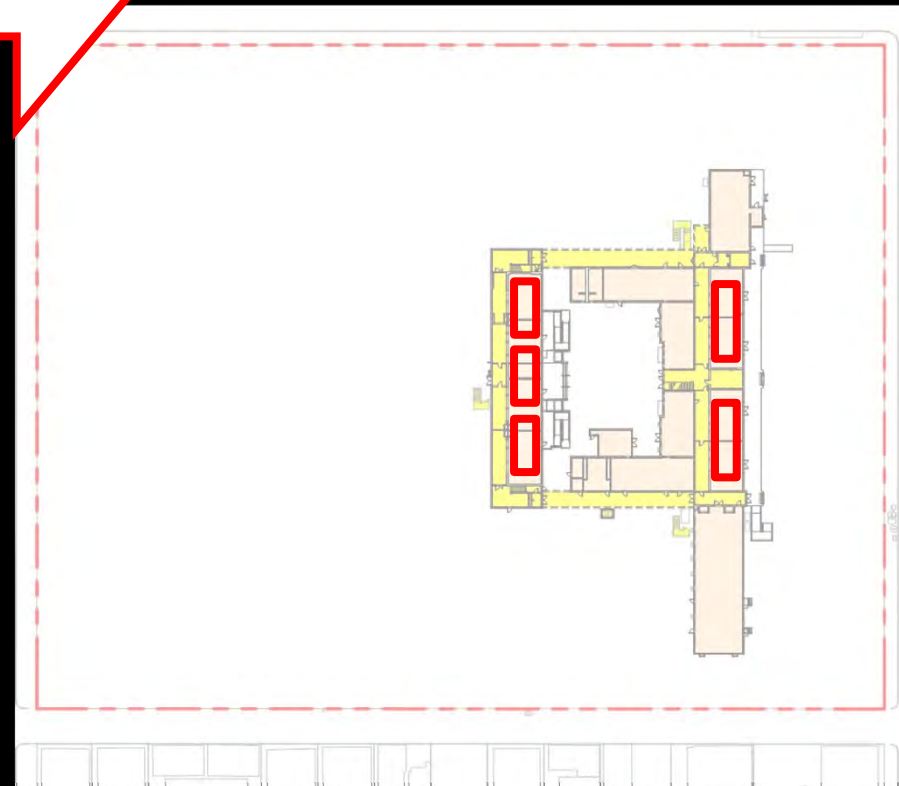
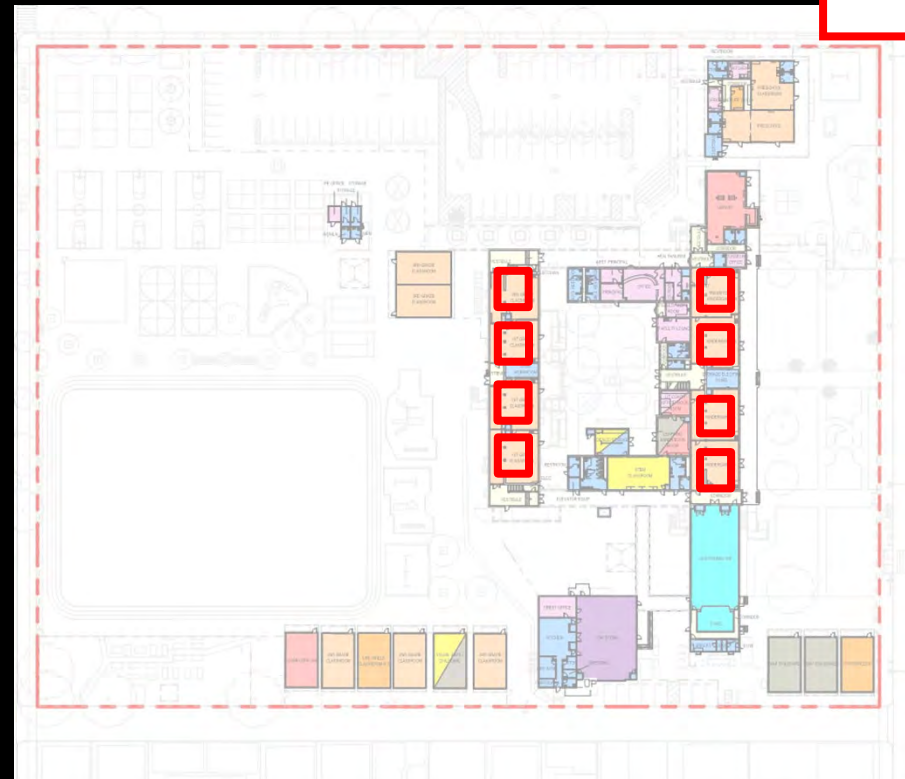
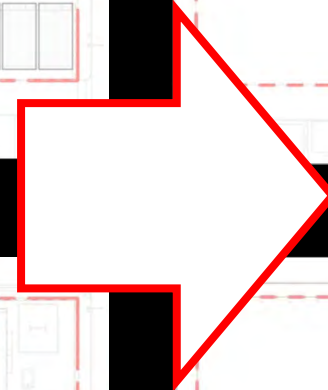
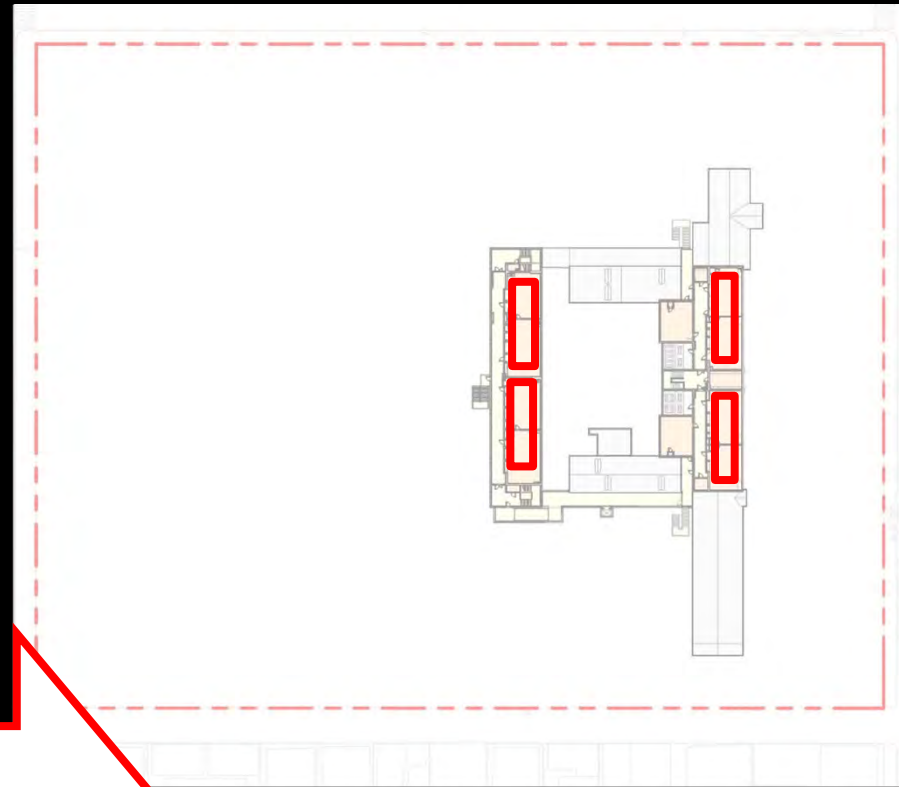
MAKER LAB PLANNED SPACE NEED

30-32 Students	Quantity	ASFP/sq	Total ASFP
Open studio	1		1,200
Collaboration zone	1	100	100
Resource	1	100	100
		Indoor Floor Area	1,800
Other			
Outdoor classroom	1		500
		Other Floor Area	500



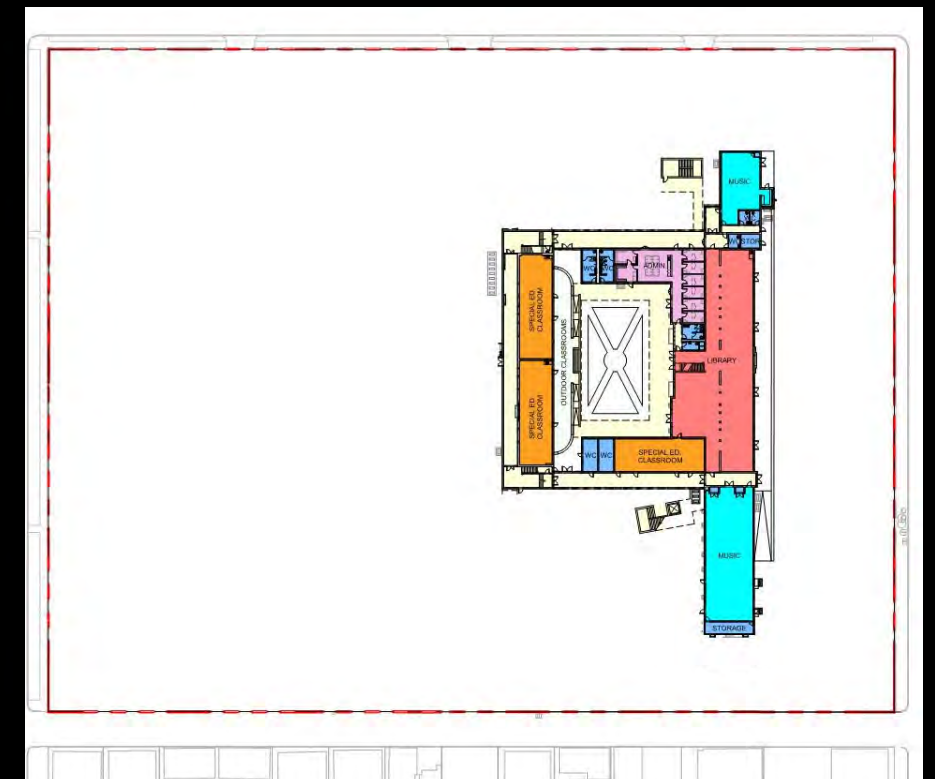
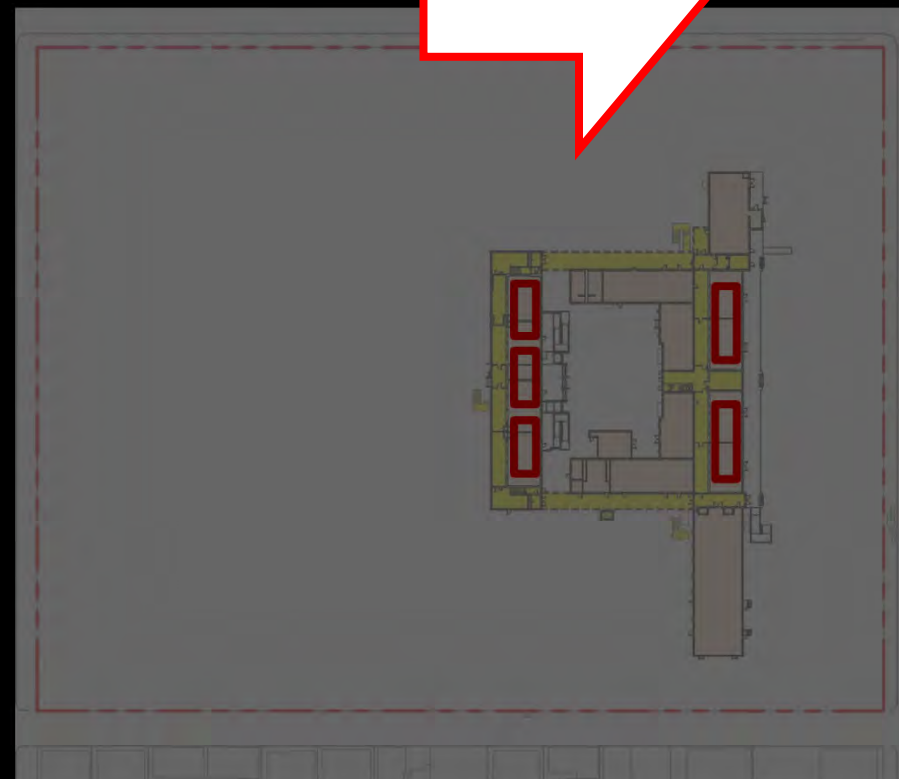
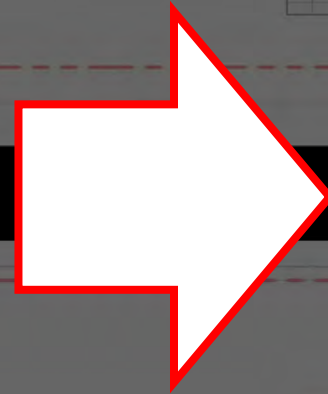
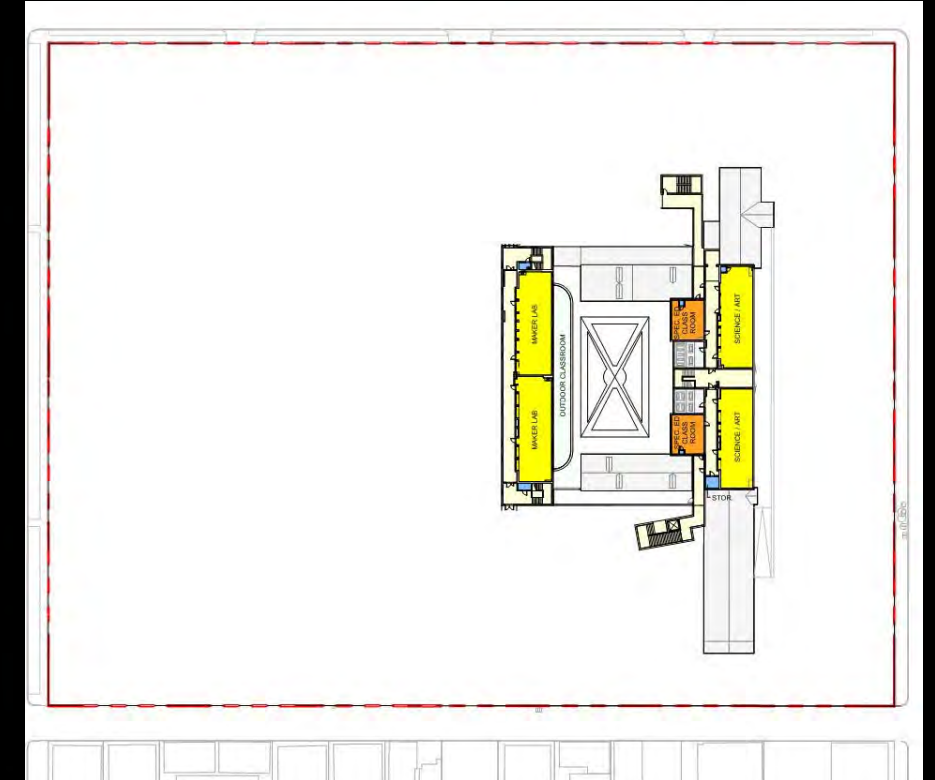
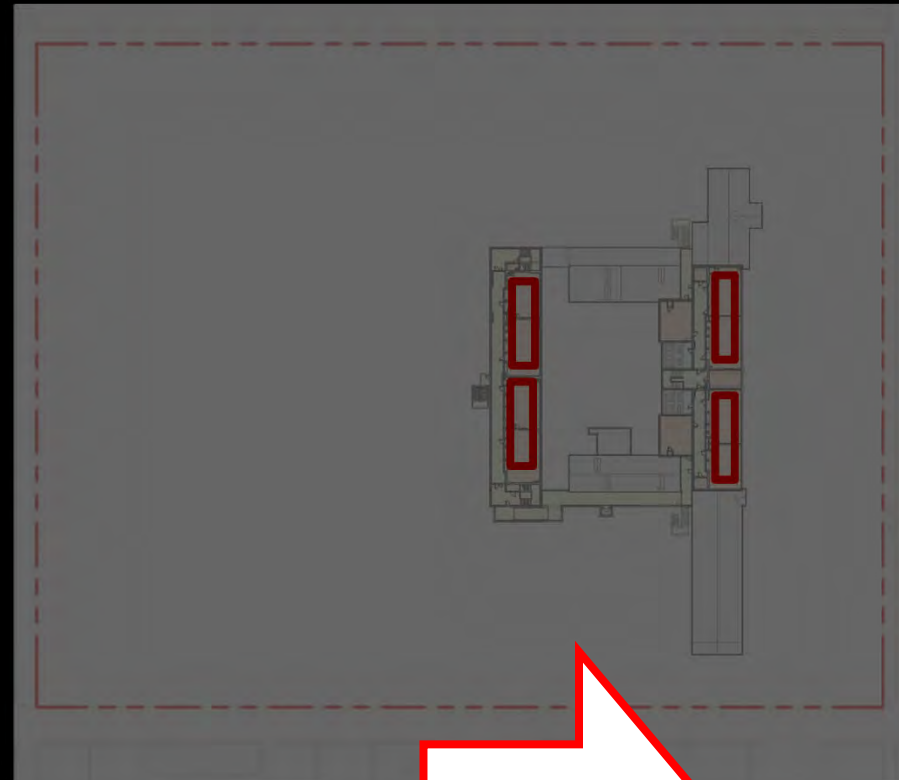
- PROTOTYPE KEY**
- 01 Movable tables
 - 02 Movable chairs
 - 03 Mobile instructor podium with worktable including storage
 - 04 Mobile shelving and storage systems
 - 05 Mobile collaboration white board
 - 06 Mobile circular tables
 - 07 Adjustable height tables with mobile storage bins
 - 08 Mobile adjustable height chairs
 - 09 Technology video camera system
 - 10 Technology 3D/2D Printers
 - 11 Guest screen
 - 12 Primary instructor
 - 13 Interactive instructional wall
 - 14 Sink with bubbler at appropriate student height
 - 15 Mill work
 - 16 Tackable wall
 - 17 Secondary collaboration wall
 - 18 Operable wall with glass
 - 19 Outdoor sink

SPECIAL EDUCATION @ 1,800 SF



(16) GENERAL PURPOSE CLASSROOMS

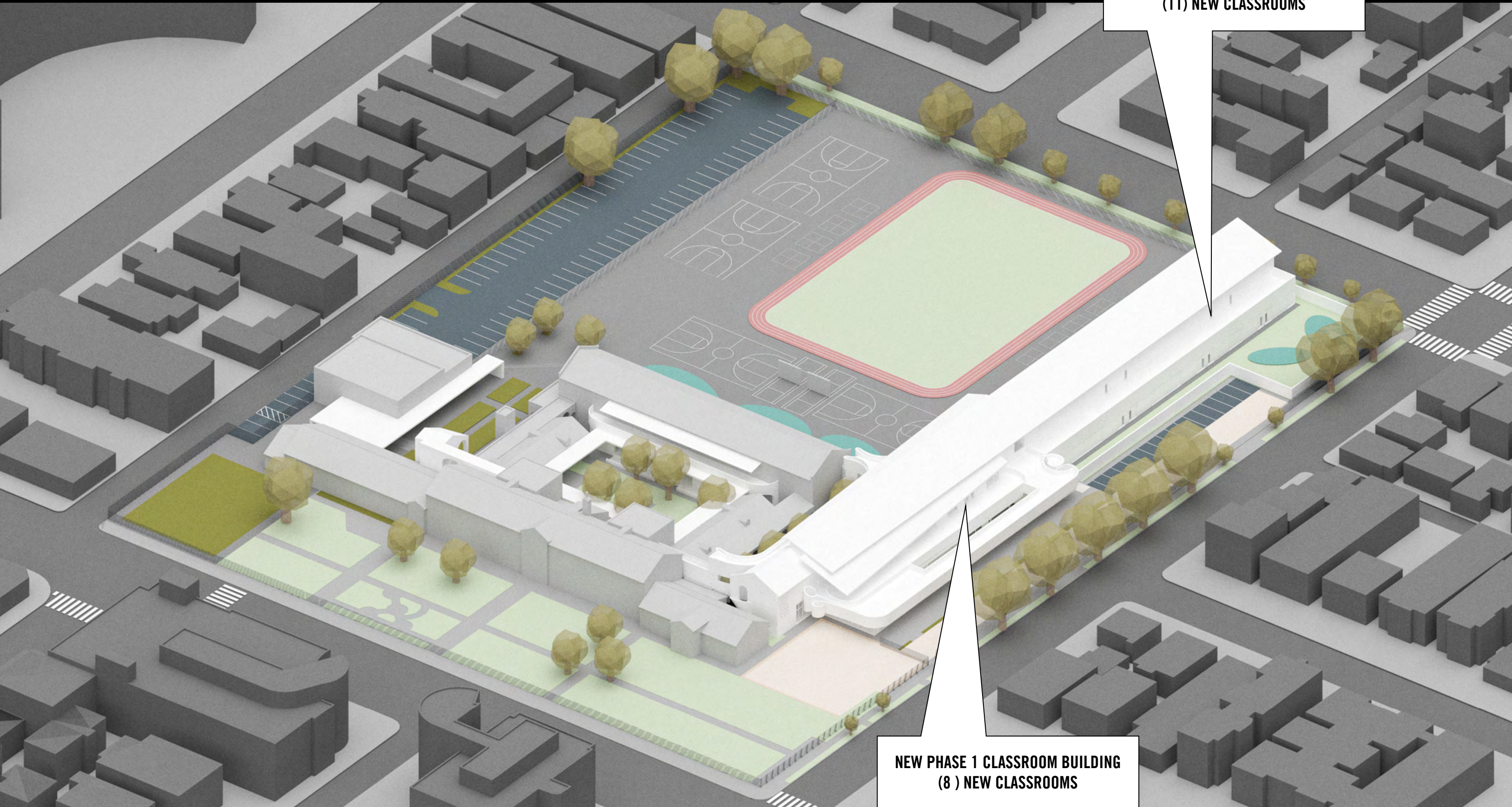
(9) GENERAL PURPOSE CLASSROOMS



(16) GENERAL PURPOSE CLASSROOMS

(9) GENERAL PURPOSE CLASSROOMS

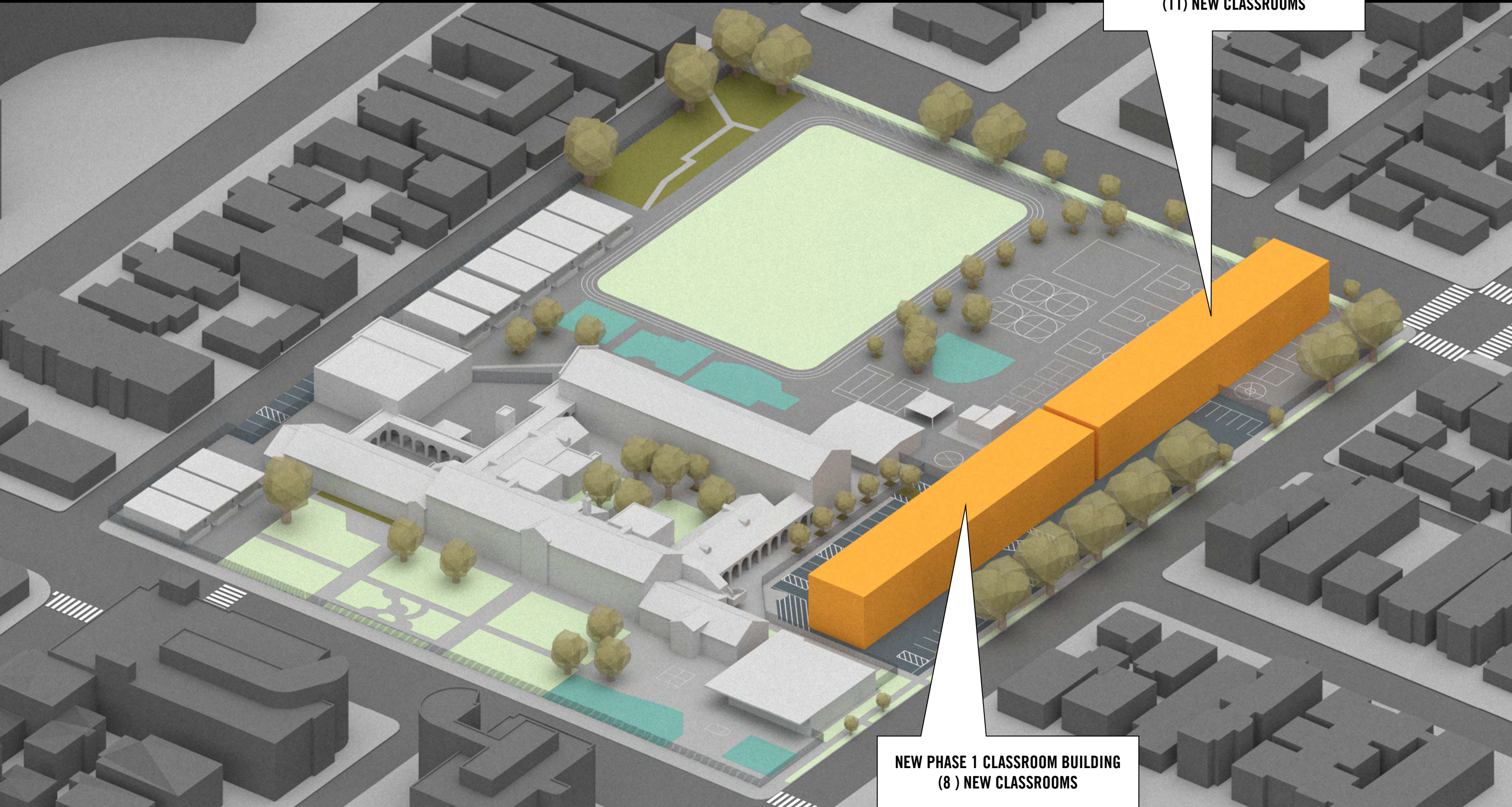
ALL SCHOOL FACILITIES



**NEW PHASE 2 CLASSROOM BUILDING
(11) NEW CLASSROOMS**

**NEW PHASE 1 CLASSROOM BUILDING
(8) NEW CLASSROOMS**

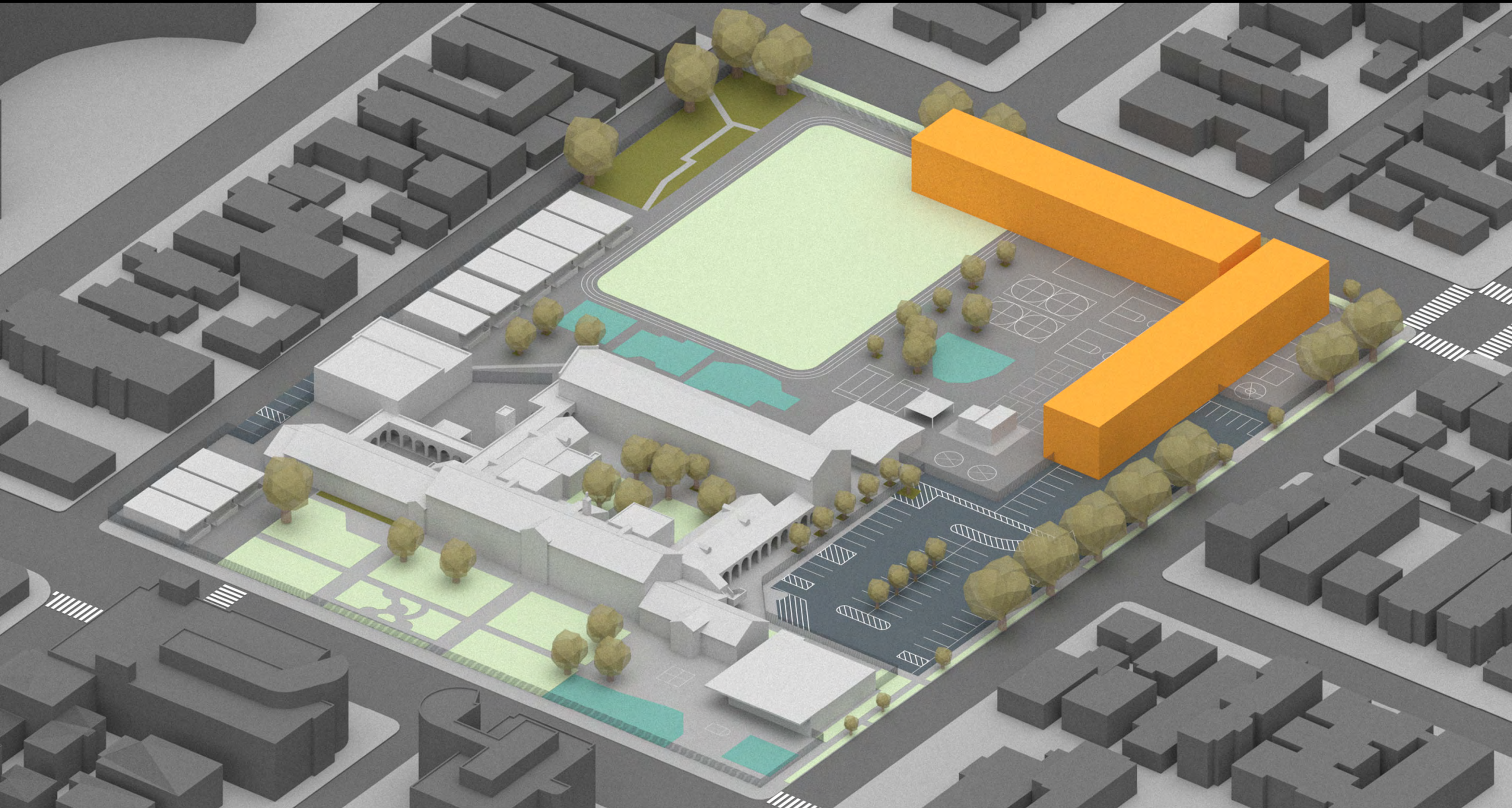
PHASE 2 AT COMPLETION



**NEW PHASE 2 CLASSROOM BUILDING
(11) NEW CLASSROOMS**

**NEW PHASE 1 CLASSROOM BUILDING
(8) NEW CLASSROOMS**

PHASE 2 AT COMPLETION



ALTERNATE LOCATION / CONFIGURATION



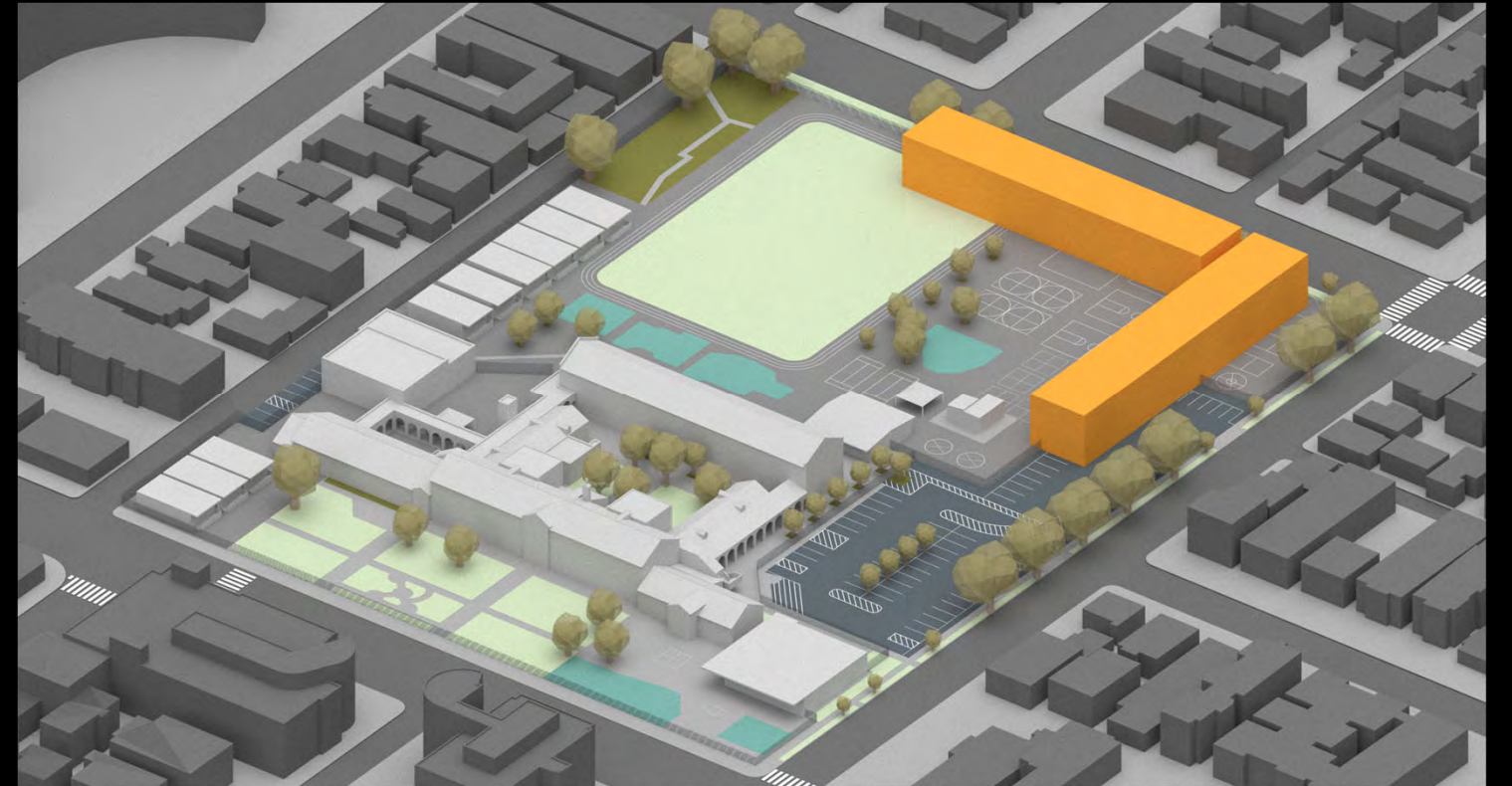
ALTERNATE LOCATION / CONFIGURATION



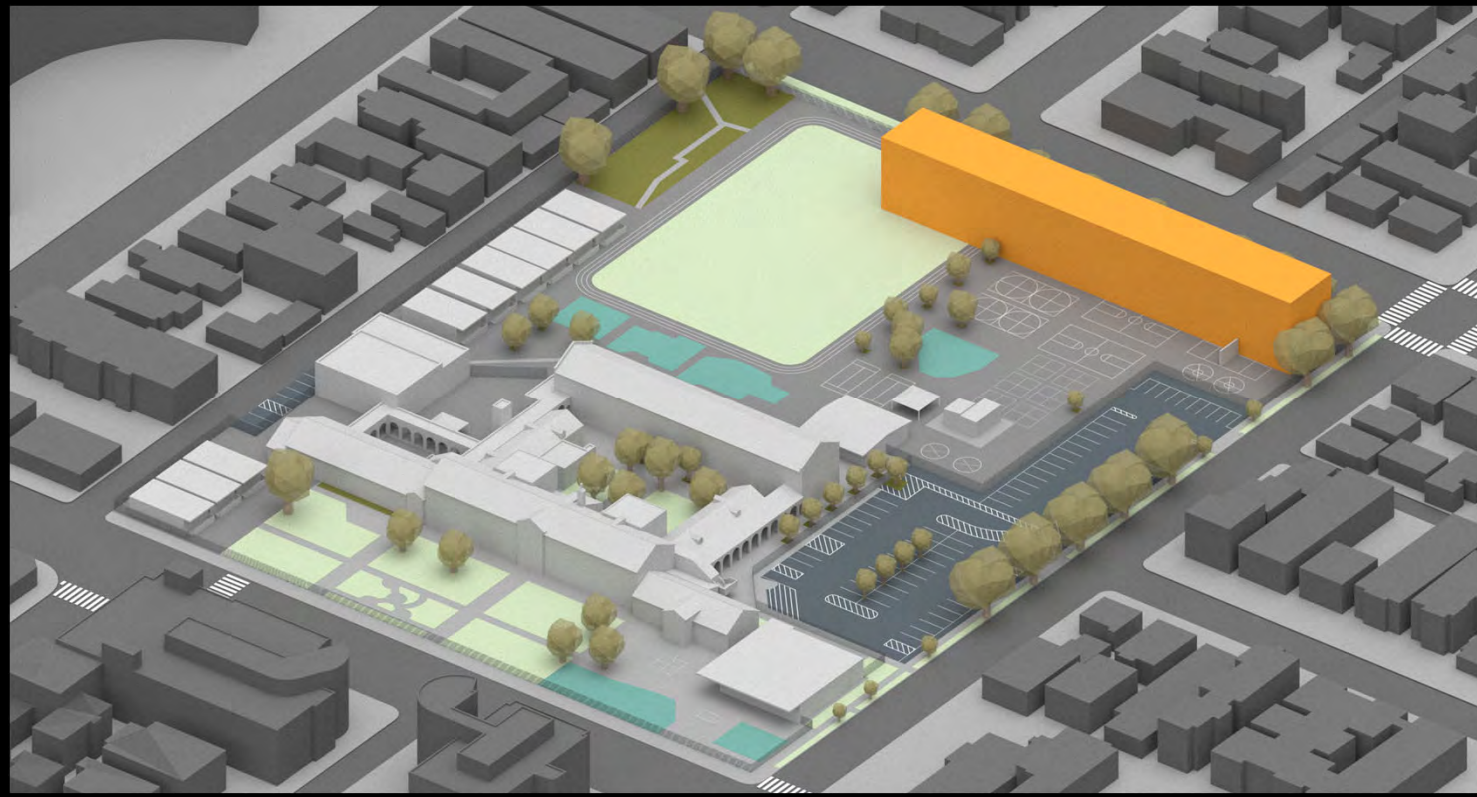
ALTERNATE LOCATION / CONFIGURATION



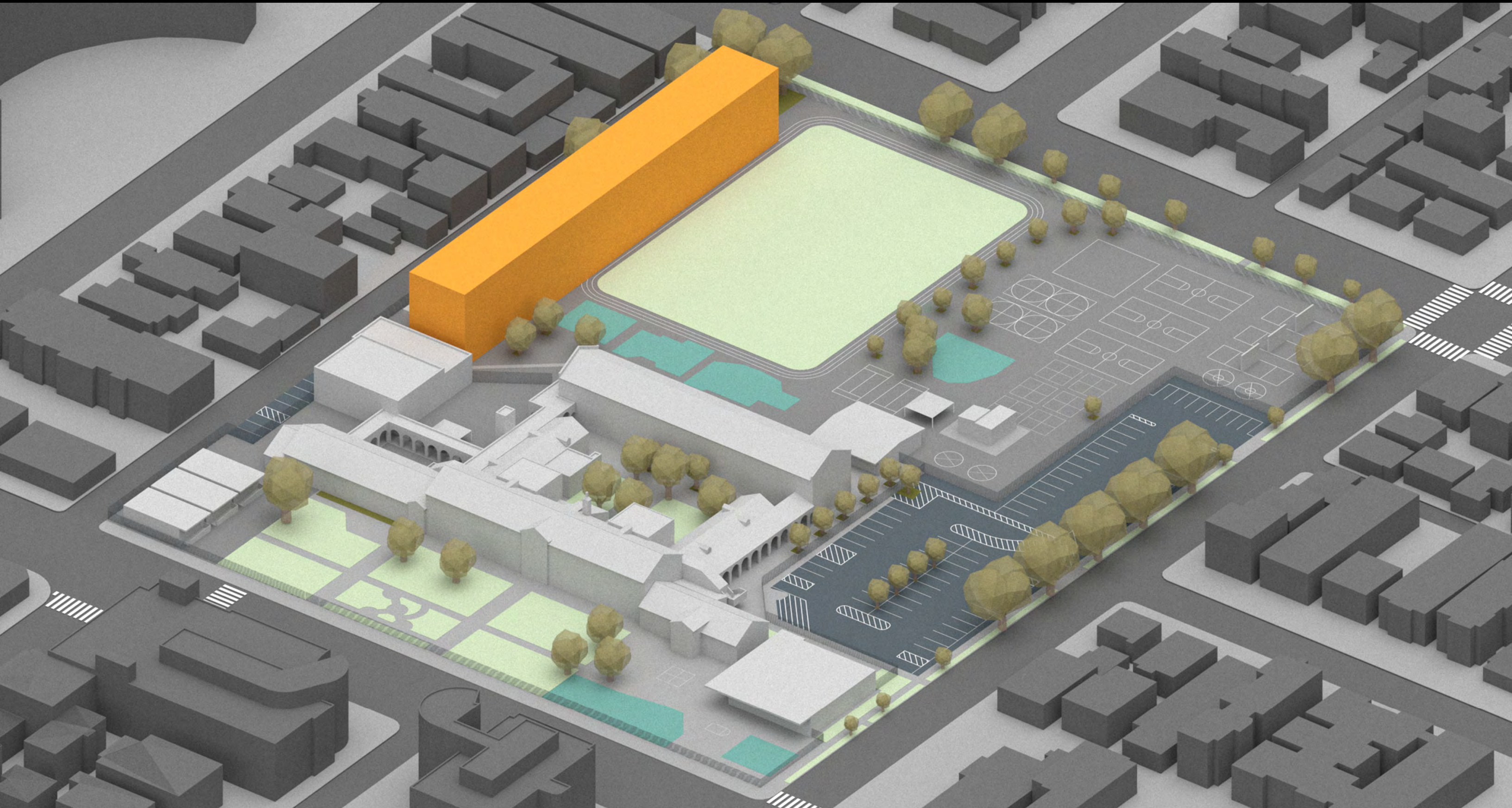
ALTERNATE LOCATION / CONFIGURATION



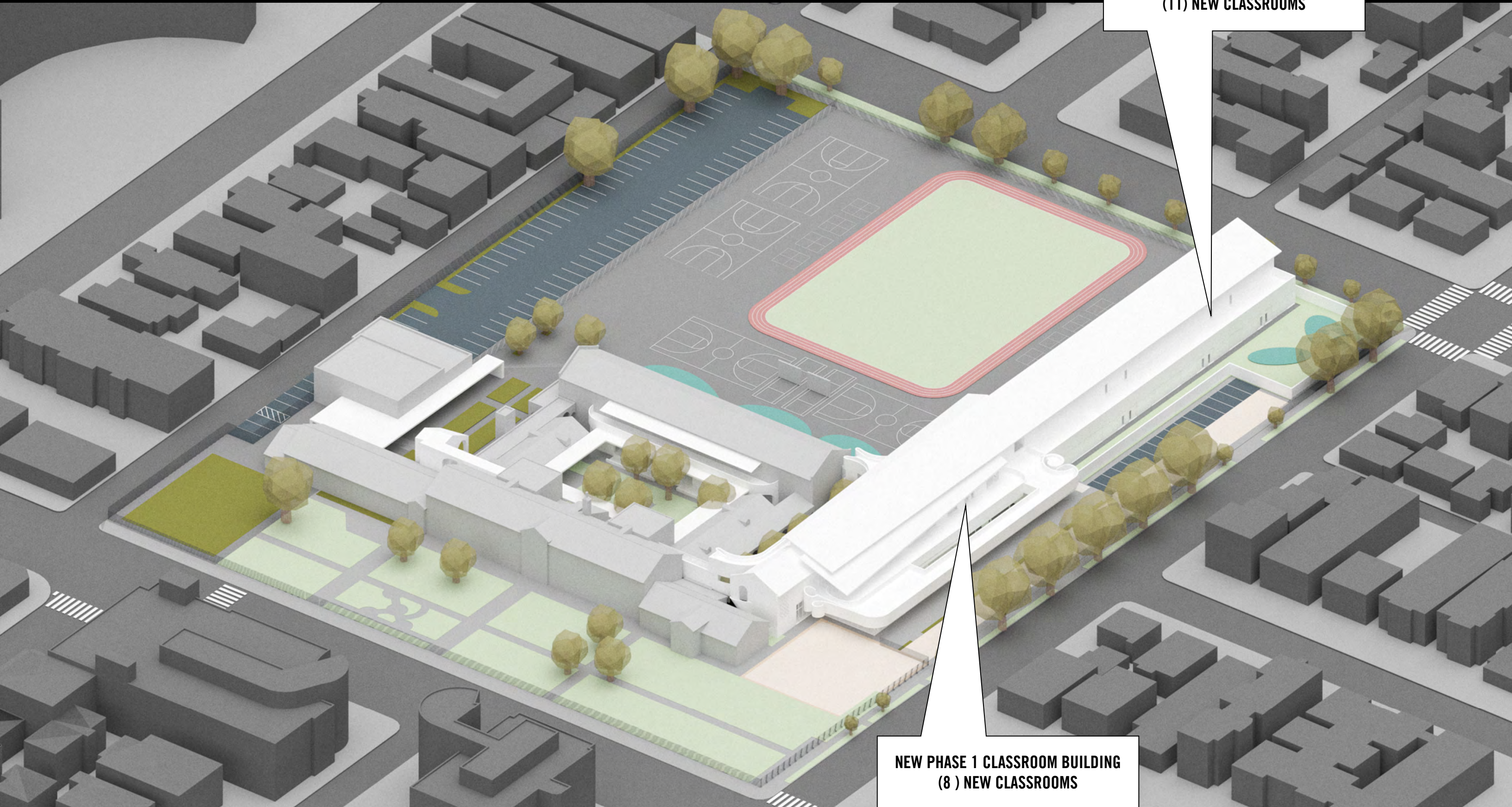
ALTERNATE LOCATIONS / CONFIGURATIONS



ALTERNATE LOCATIONS / CONFIGURATIONS



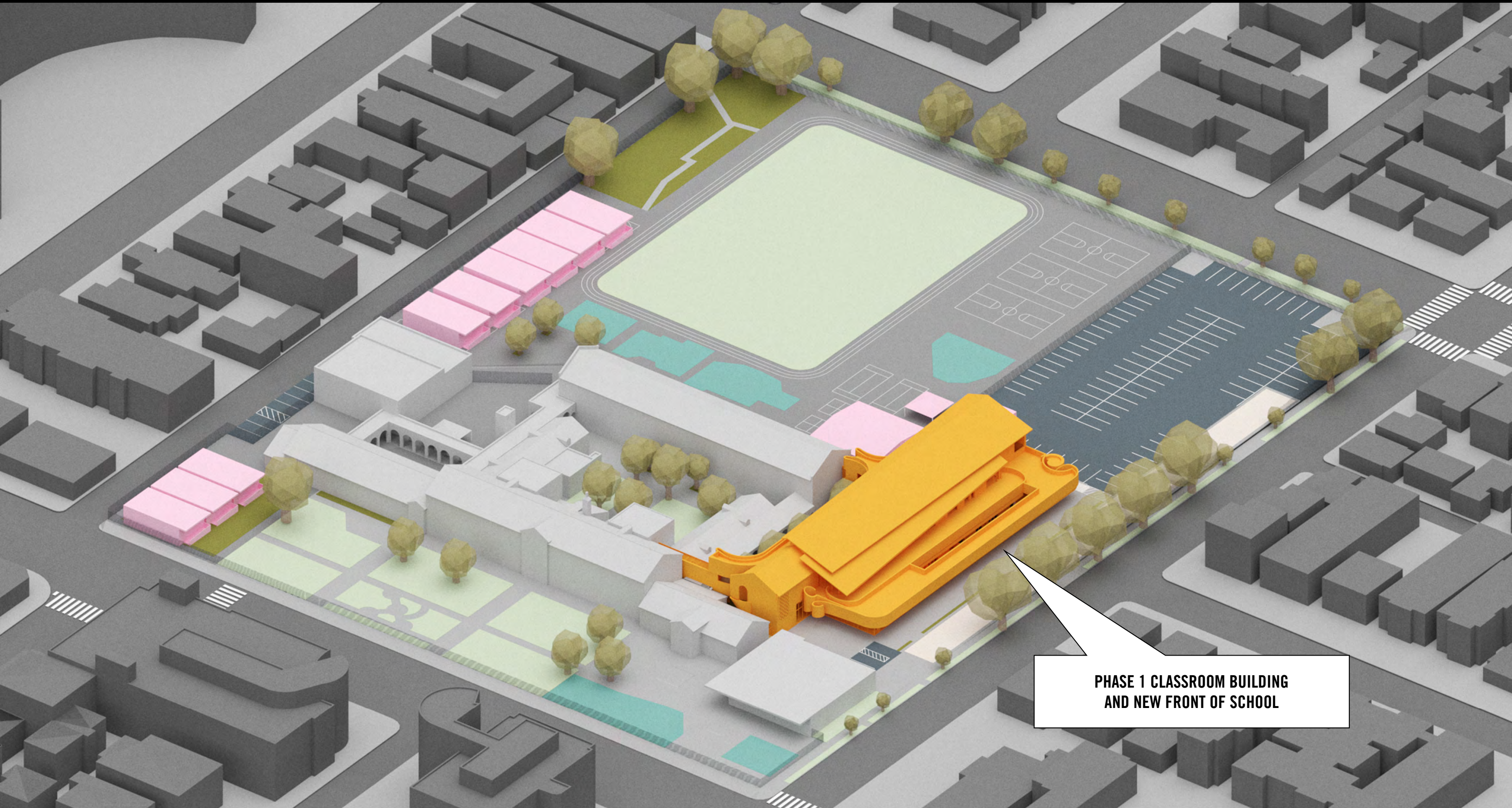
ALTERNATE LOCATION / CONFIGURATION



**NEW PHASE 2 CLASSROOM BUILDING
(11) NEW CLASSROOMS**

**NEW PHASE 1 CLASSROOM BUILDING
(8) NEW CLASSROOMS**

PHASE 2 AT COMPLETION: NEW ELEMENTARY AND EARLY EDUCATION CLASSROOM BUILDINGS



**PHASE 1 CLASSROOM BUILDING
AND NEW FRONT OF SCHOOL**

PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING

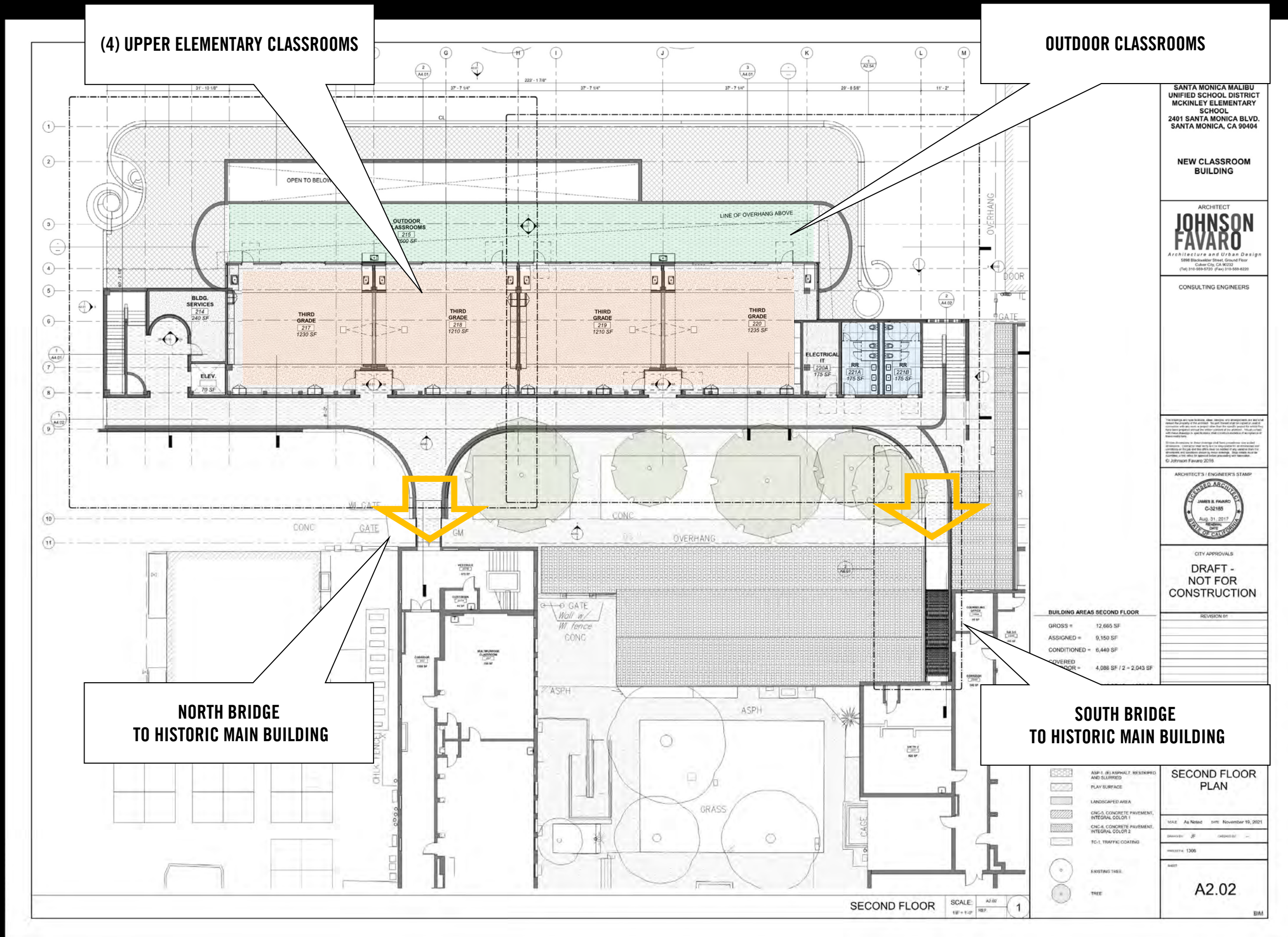
SMS funded early education building



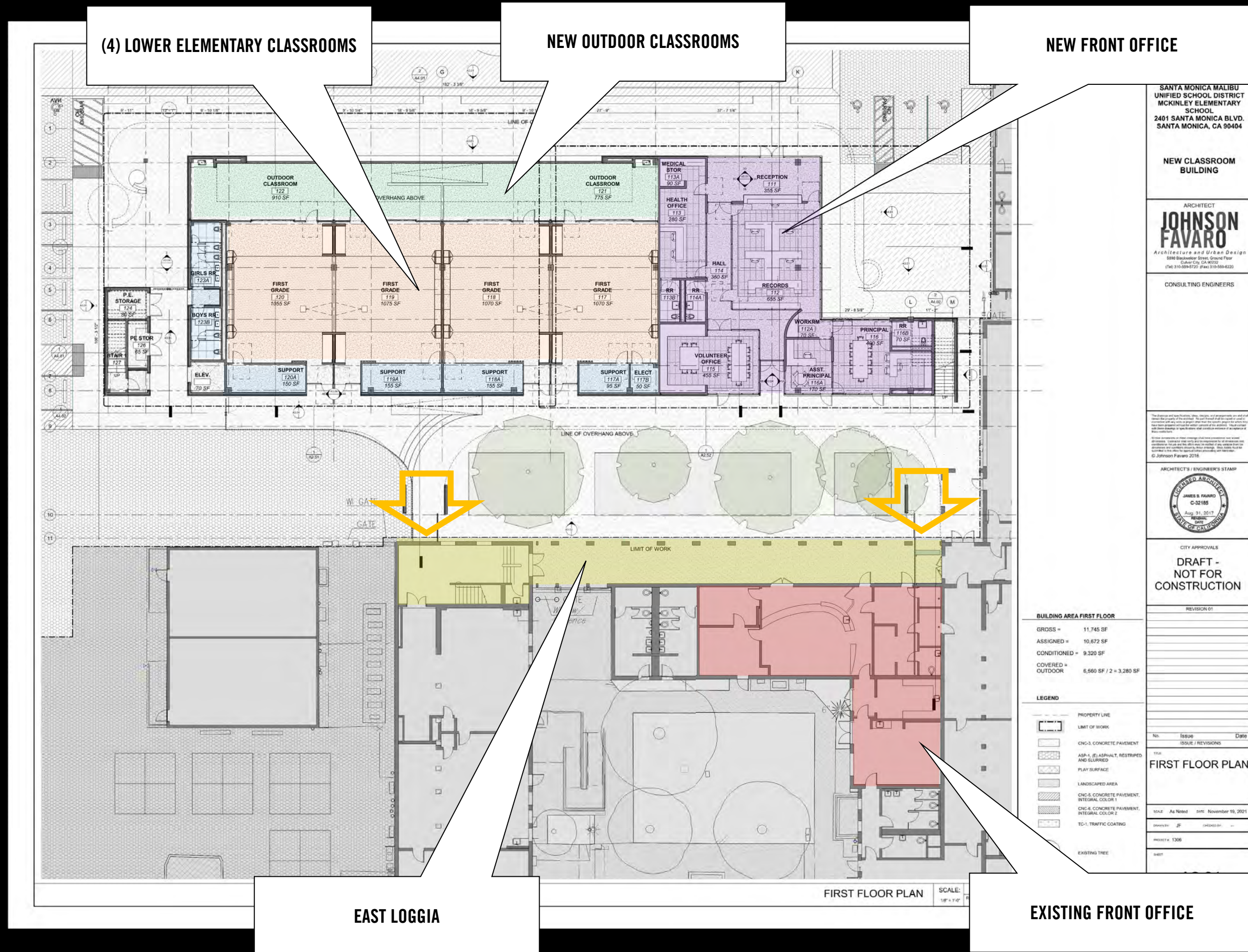
PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING



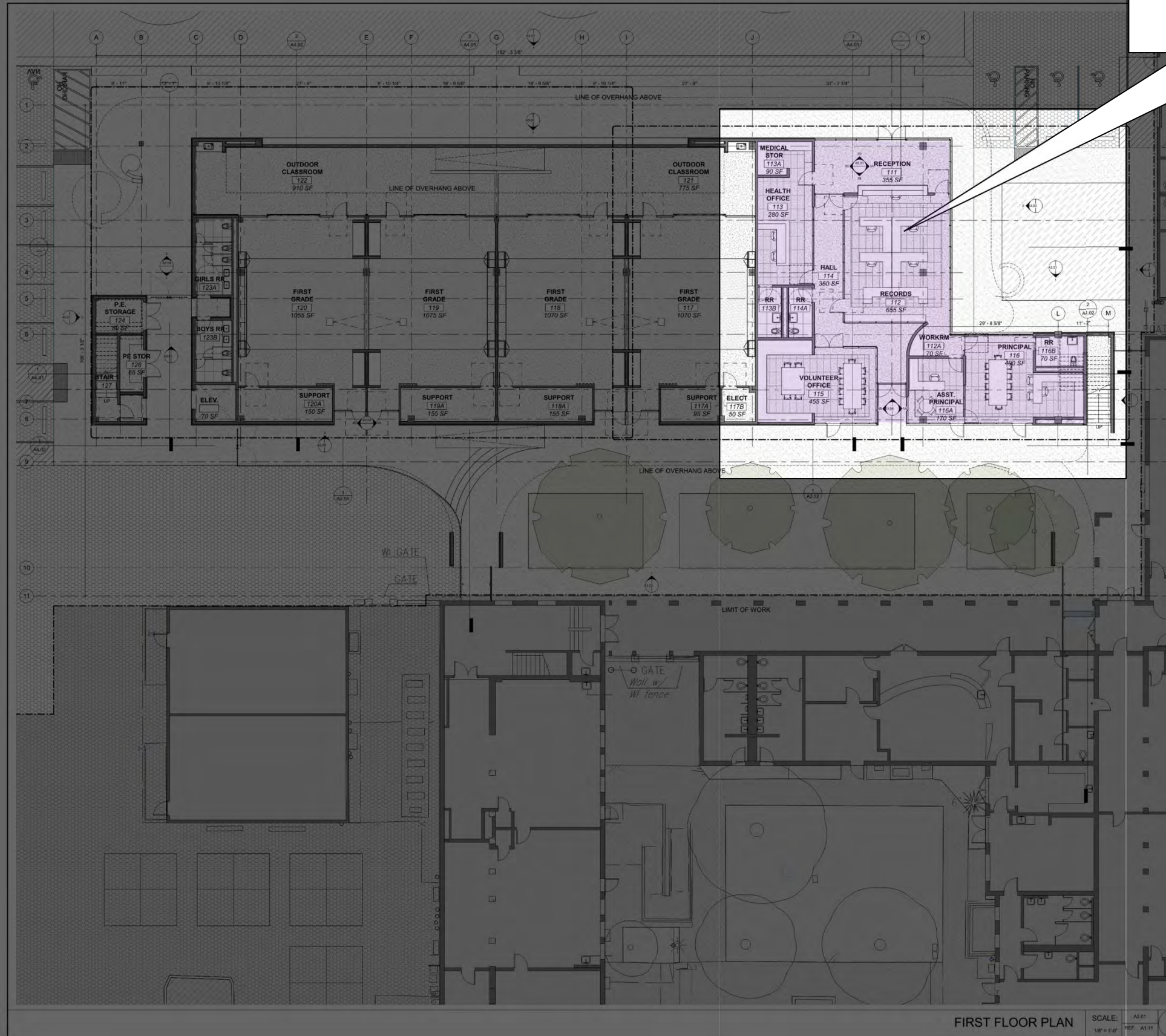
PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING



PHASE 1: NEW FRONT OFFICE AND CLASSROOM BUILDING 2ND FLOOR



NEW FRONT OFFICE



SANTA MONICA MALIBU UNIFIED SCHOOL DISTRICT MCKINLEY ELEMENTARY SCHOOL 2401 SANTA MONICA BLVD. SANTA MONICA, CA 90404

NEW CLASSROOM BUILDING

ARCHITECT
JOHNSON FAVARO
Architecture and Urban Design
3186 MacArthur Street, Second Floor
Culver City, CA 90230
(310) 559-5720 / Fax: (310) 559-8220

CONSULTING ENGINEERS

The drawings and specifications, plans, sections, and annotations are not valid unless they are approved by the architect. No part of these drawings shall be used for any other purpose without the written consent of the architect. The architect shall not be responsible for any errors or omissions in these drawings or specifications, or for any consequences arising therefrom. © Johnson Favaro 2016

ARCHITECTS / ENGINEERS STAMP



CITY APPROVALS
DRAFT - NOT FOR CONSTRUCTION

REVISION 01

BUILDING AREA FIRST FLOOR

GROSS =	11,745 SF
ASSIGNED =	10,672 SF
CONDITIONED =	9,320 SF
COVERED =	6,560 SF / 2 = 3,280 SF

LEGEND

	PROPERTY LINE
	LIMIT OF WORK
	CNC-3. CONCRETE PAVEMENT
	ASP-1. (E) ASPHALT, RESTRIPEDED AND SLURRED
	PLAY SURFACE
	LANDSCAPED AREA
	CNC-5. CONCRETE PAVEMENT, INTEGRAL COLOR 1
	CNC-6. CONCRETE PAVEMENT, INTEGRAL COLOR 2
	TC-1. TRAFFIC COATING
	EXISTING TREE
	TREE

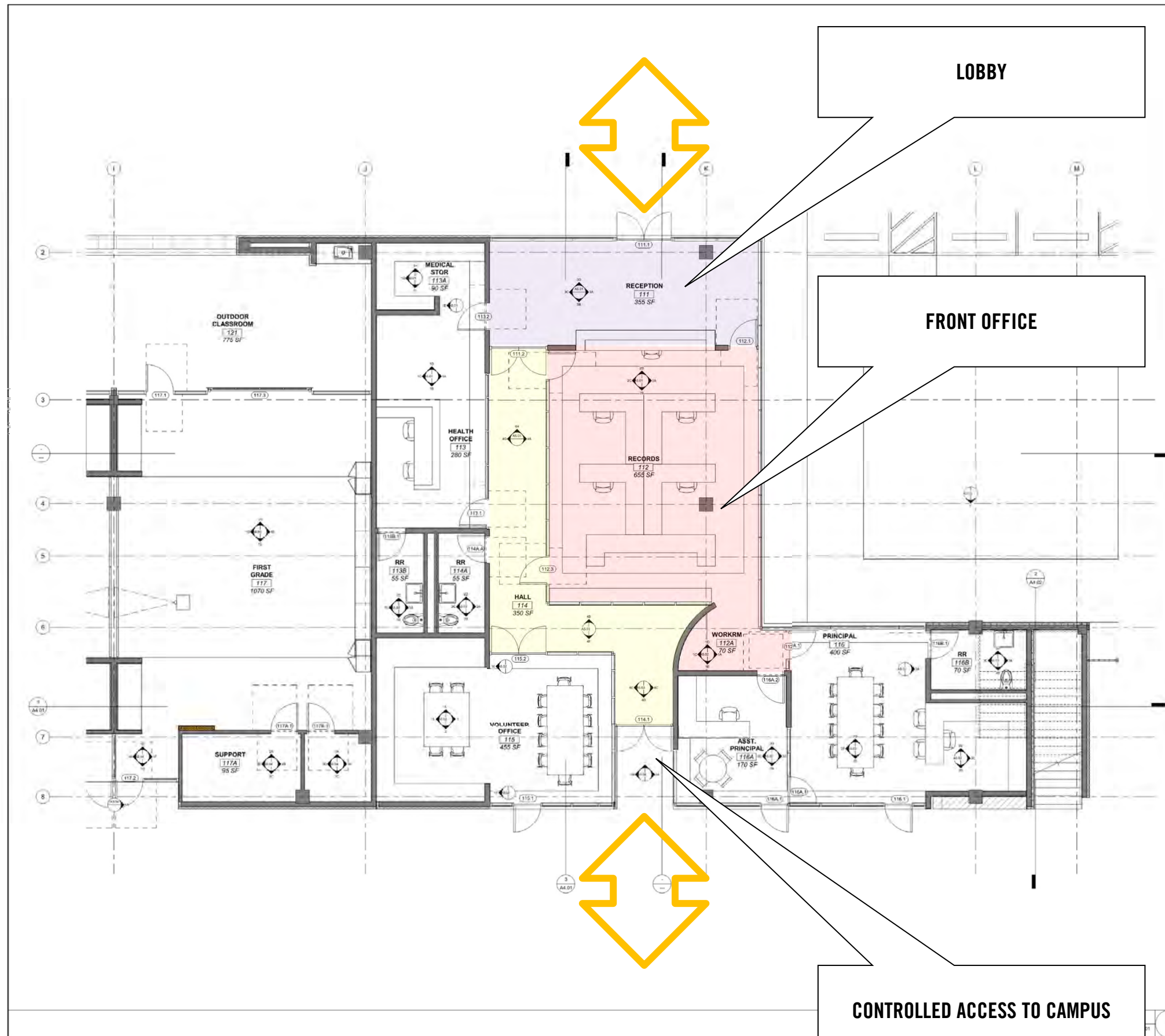
FIRST FLOOR PLAN

SCALE: As Noted DATE: November 19, 2021

PROJECT # 1306

A2.01

FIRST FLOOR PLAN SCALE: A2.01 1/8" = 1'-0" REF: A1.11 1



PROJECT

SANTA MONICA MALIBU UNIFIED SCHOOL DISTRICT MCKINLEY ELEMENTARY SCHOOL
2401 SANTA MONICA BLVD. SANTA MONICA, CA 90404

NEW CLASSROOM BUILDING

ARCHITECT
JOHNSON FAVARO
Architecture and Urban Design
1088 Westwood Blvd., Suite 200
Culver City, CA 90230
(310) 310-8400 (fax) (310) 310-8401

CONSULTING ENGINEERS

The drawings and specifications, plans, sections, and annotations are not to be construed as a contract. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities.

ARCHITECT'S / ENGINEER'S STAMP

REGISTERED ARCHITECT
JAMES R. FAVARO
C-32185
Aug. 31, 2017
ARCHITECT
STATE OF CALIFORNIA

CITY APPROVALS

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REVISION 01

100% SD	ISSUE	DATE
No.	ISSUE / REVISIONS	Date

ENLARGED FIRST FLOOR PLAN-SE

SCALE: As Noted DATE: 02/11/2022

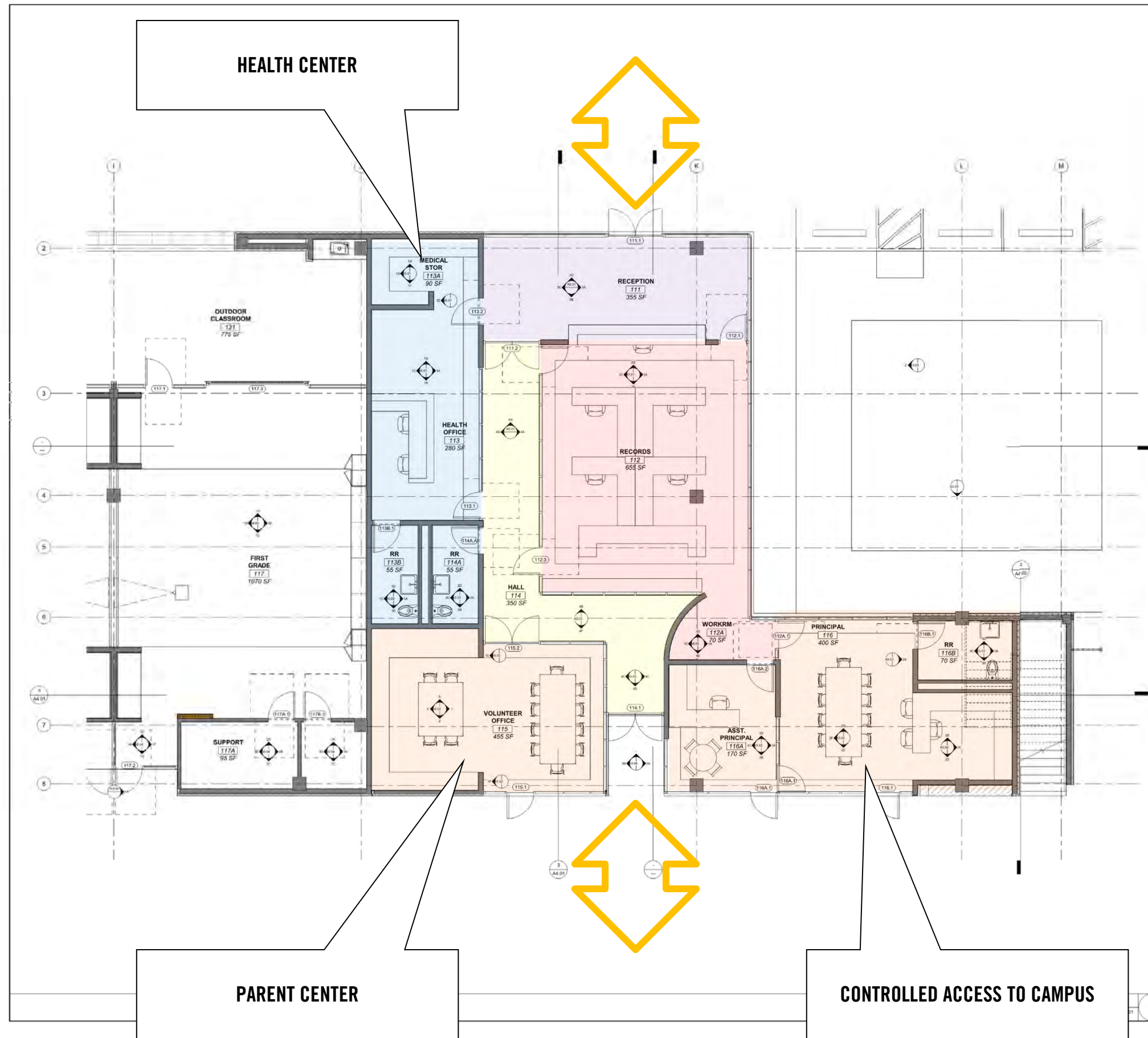
DRAWN BY: JF CHECKED BY: --

PROJECT #: 1306

SHEET:

A2.52

BIM



PROJECT

SANTA MONICA MALIBU UNIFIED SCHOOL DISTRICT
MCKINLEY ELEMENTARY SCHOOL
2401 SANTA MONICA BLVD. SANTA MONICA, CA 90404

NEW CLASSROOM BUILDING

ARCHITECT
JOHNSON FAVARO
Architecture and Urban Design
1088 Westwood Blvd., Suite 200
Culver City, CA 90230
(310) 310-8400 (fax) (310) 308-4007

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Aug. 31, 2017
ARCHITECT
STATE OF CALIFORNIA

CITY APPROVALS

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REVISION 01

100% SD	ISSUE	DATE
No.	ISSUE / REVISIONS	Date

TITLE
ENLARGED FIRST FLOOR PLAN-SE

SCALE: As Noted DATE: 02/11/2022

DRAWN BY: JF CHECKED BY: --

PROJECT #: 1306

SHEET:
A2.52

BIM



NEW FRONT OFFICE AND SCHOOL SUPPORT



CHELSEA AVENUE



CHELSEA AVENUE



NORTH BRIDGE



SOUTH BRIDGE



NEW COURTYARD GARDEN



LOWER ELEMENTARY CLASSROOMS



LOWER ELEMENTARY OUTDOOR CLASSROOMS



OPTION 2

UPPER ELEMENTARY OUTDOOR CLASSROOMS



UPPER ELEMENTARY CLASSROOMS

Thank you

CEQA PROCESS



Overview of CEQA Process

Data Gathering and Technical Studies

- Impact of Master Plan on Historic Resources
- Construction noise and air quality
- Environmental Site Assessment

Publish Notice of Preparation/Initial Study

- 30-day public review period (*Early Summer*)
- CEQA Scoping Public Meeting (*Early Summer*)

Prepare and Publish Draft EIR

- 45-day public review period (*Early Winter*)
- Public Meeting (*Early Winter*)

Prepare and Publish Response to Comments/Final EIR

- 10-Day Agency Review of Comments (*Spring 2023*)

School Board adopts Project (*Spring 2023*)

- School Board Hearing to adopt Findings, MMRP, and Statement of Overriding Considerations (*Spring 2023*)



Comments?

