

Buena Vista School Board
Buena Vista, Virginia

Called Meeting
Ramsey Center
October 14, 2020
6:00 P M

School Board Members in attendance: Chairman Teresa Ellison, Wayne Flint, Lisa Kerr, John Rice, Mac Felts and John Roberts. Dr. Keeler, Kelly Linkenhoker, Sandy Mohler, Sherrie Wheeler and Donna Frazier.
Audience via Zoom.

Meeting was called to order by Chairman Teresa Ellison. Pledge of Allegiance and a moment of silence was observed.

Approval of Agenda:

Motion was made by Mac Felts to approve the Agenda. It was seconded by Wayne Flint. All Board Members present voted yes. Any opposed? The Agenda is approved.

Presentation by RRMM

Introduction: Tonight we are continuing with our discussions of our school facilities. Under School Board policy FB the School Board provides for the erecting, furnishing, equipment and maintenance of all School facilities. The Superintendent presents to the Board annually or as necessary to coordinate with the planning process of the appropriation body. Capital improvement program, which includes recommendations regarding timing, location, cost and savings associated with new building requirements or restoration and renewal of existing school facilities. The Superintendent may make recommendations for new buildings or renovations after receiving input from facilities utilization, development, and enclosure from the community. Recommendation are supported by the data. Supports the feasibility and the need for construction and for renovations. Tonight is a continuation of this process. Process started informally under way as early as 2015. We are going to take a look at our school facilities at Enderly, Kling and Parry McCluer Middle School. Enderly is 54 years old. Kling is 44 years old. Middle School main section of the building was built in 1923. It will reach the century mark in over 2 years. Need to answer these questions. Is it feasible to take all 3 schools and build one school? Or should we continue operating 3 separate facilities? With us to discuss this process is the architect firm of RRMM. They specialize in school construction. It is a pleasure to introduce Jeff Ayers and Chris Philips. They will talk about the feasibility of building a new school.

RRMM

Chris Philips (Principal Architect) – Good evening and thank you Dr. Keeler. It is a privilege to be here with you this evening. We thank you for this opportunity. Share our thoughts about the process of deciding on what to do. This is an informational presentation. Please feel free to stop us at any point and ask questions. We encourage that. Share some information to help you navigate the process of design and construction of a new school. With me this evening is Principal Architect Jeff Ayers. It looks like you have already started the design process and that

is encouraging. So much goes into the design and construction of building a new school. So many decisions lay ahead of you. We just want to help equip you to make those decisions. We want you to understand the givens of a 21st century school design. One of the things that this school system, parents, teachers and student will face and how the architect will response to that. We will help you evaluate the components of various school design to help you craft a unique elementary school. We will share what your next step and other important things to consider. One of the first questions will be what will drive this process? What makes the project successful? How to measure success? Every school system is different in how they measure success. Is the project program driven or Budget Driven? What is the value driven process? We are here to embrace your values? Our goal is help you map out a plan to improve your school system according to your values. We don't specialize one certain type or design. We specialize in your design. What we want to do to begin the process will be to work through many ideals. Most people want to know where the money is going. 85% goes toward construction cost, 15% is what we call soft costs. Soft costs are architect fees, furniture and feasibility study fees. Really good start is a Feasibility study because it helps lay the ground work identifies the things you need to know in order to move on to the next phase. Project Management is also key to the success of your project. The 3 key parts are understanding the design, scope and quality; the schedule and budget. Several project delivery methods – Design-Bid-Build process. RRMM would design the building, publicly advise the project for bids and award a contract to build the school. CM at Risk process. The owner would hire a construction manager. To help manage the process. Last process is the Design-Build. The architect and engineer would be joined with a general contractor.

When you decide to hire an architect there are several givens to be aware of. You will decide what your givens will be. What is important to you? You will help create what that givens list will include. These are some common things that needs to be included in your givens list.

1) Safety and Security. This is a key design in schools today. 2) Robust infrastructure – need to have the infrastructure in place to handle technology changes in the future. 3) Energy efficiency/indoor air quality – required by law. You will get a well performed building. 4) Accessibility – There are standards that have to be met in order to occupy the building. You will add to this list, things that are important to you.

What are the “macro” issues to carefully evaluate? 1) Organization/configuration of the floor plan and site plan (functional characteristics). 2) Natural light/daylighting capability (quality of the environment). It is very important. Studies have been done on the importance of daylight and the positive impact on students and testing. 3) Adaptability for sloped metal roofs (if desired).

Need to be aware of these things up front to before we start the design.

What features are more readily interchangeable? 1) Classroom layouts, instructional technologies, FFE. Furniture can have a big impact, it can increase the flexibility of a room. 2) Materials, colors, finishes. Customize the school to what you are looking for. So each school have its own identify. 3) Architectural style-to a degree daylighting strategy and roofing preferences will have impact. A good architect should be able to design your school to fit your needs and prefaces. They should never press upon you their prefaces.

Applying 21st Century learning ideas. Having a big impact on education today. Design building to be able to learn anytime/anywhere learning environments. Students can work in small groups, think tanks are available. Innovative Interiors are flexible, collaborative, dual-purpose, student movement and impact of color helps engage students and enjoy the learning spaces.

Feasibility Study will give you a document you can rely on as a solid foundation for your project. Help you establish the need, the budget and the schedule. Some basics are: 1) Not all studies are equal – wide range in size scope and effort. Study will be tailored to you. 2) Often set the stage for larger capital projects – establishes need, budget and schedule.

3) Create a building program – student capacity, # of classrooms, support spaces, and overall building square footage. 4) Records the goals and vision – meeting with key stakeholders and conceptual design. 5) Evaluation of options – comparing new construction to renovation/expansion.

2015 Kling feasibility study – add on to the existing building, expanded 2 story wing. Building to house 675 students.

Next step: 1) Issue an RFP (request for proposal) for A/E services. Would advertise for proposals. Interview candidates and select the most qualified architect to do the job.

2) Programmatic requirements. Set down with leadership, staff, and community talk about what you want this school to be. 3) Tailoring the design to your site. 4) Establish a timeline. Often driven by funding. 5) Deciding who decides – critical in any design process.

6) Community/stakeholder input. 7) Board members guide to design and construction. More detailed information for School Board members. 8) Touring other schools. Glad to show you some other schools RRMM has designed.

We know a new school is important to every school district. You need to take the time to do it right. Make sure you are making the best decision suited to your school system. We want to help you make the right choices.

What determines the cost of the feasibility study? The cost will be based on what you want to include. It will be customized to what you goal is. Cost could range from \$30,000 to \$100,000.

Chairman Ellison – Welcome of Visitors, Parents and Community Leaders and Public Comments:

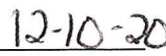
No comments at this time.

Wayne Flint made the motion was made to adjourn the meeting by Wayne Flint. It was seconded by Lisa Kerr. All other members voted yes. No one opposed.

Meeting is adjourned.



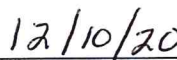
Lisa Kerr Vice Chair



Date



Sandra Mohler Clerk



Date