

ZERVAS

FERNDALE DISTRICT BOND PLANNING

SUMMARY OF PROPOSED BOND PROJECTS AND COSTS

District-Wide Security Upgrades - See List below. \$ 800,000
(Excludes FHS at \$43,000 and North Bellingham at \$9,000)

District-Wide Critical Projects List

Level 1 Projects- Most urgently needed

• Vista Roof Repairs	\$ 200,000
• Custer Roof Repairs	\$ 150,000
• Central Roof Repairs	\$ 150,000
• Repair brick facade at Custer- repoint and seal	\$ 800,000
• Skyline leak repairs on North side of building, seal masonry	\$ 600,000
• Global HVAC Controls for Central, Eagleridge, Cascadia, Horizon, and Admin. Building (motherboards and software)	\$ 100,000
• Replace all heat valves at Vista	\$ 300,000
• New DDC control system to control thermostats at Skyline	\$ 300,000
• Replace (18) Hot water tanks within district 15 years or older	\$ 100,000
• Upgrade fire panels at Eagleridge, Central, Horizon	\$ 60,000
• <u>Upgrade to DDC controls at 4 schools</u>	<u>\$1,200,000</u>
Total	\$4,000,000

North Bellingham 45,602 SF (Renovation and Addition)

• Demolish 1938 structure	\$ 540,000
• Build new school offices and support spaces and build a new connecting roof over open breezeway/ New roofing elsewhere	\$ 4,100,000
• Upgrade M/E/P systems	\$ 1,700,000
• New cabinetry	\$ 275,000
• <u>New windows</u>	<u>\$ 540,000</u>
Total	\$7,200,000

1. **Ferndale High School:** Modernize the PAC, build the remaining area as new.

• PAC: (See detail below)	\$ 2,000,000
• New: 222,000 SF x \$325/SF=	\$ 72,000,000
• Off-Site Work: (Street Frontage Improvements)	\$ 1,000,000
• <u>Athletic Fields:</u>	<u>\$ 4,000,000</u>
• Subtotal:	\$ 79,000,000
Total x1.35 (Fees, Permits, FF&E)	\$107,000,000

PAC work includes the following:

• Ground water intrusion repairs	\$ 40,000
• Replace sound system	\$ 120,000
• Replace general and stage lighting	\$ 270,000
• Replace stage curtain system	\$ 80,000
• Repair roof	\$ 30,000
• Replace HVAC system	\$ 300,000
• Repurpose 2 Art classrooms to set design and storage	\$ 60,000
• Exterior upgrade	\$ 500,000
• Resurface floor at stage	\$ 12,000
• Add sprinkler system	\$ 110,000
• Technology upgrades including:	
• Audio/Visual	\$ 120,000
• Clock/Speaker	\$ 40,000
• Fire/Smoke Alarm	\$ 50,000
• DDC Controls	\$ 300,000
• Wireless Network	\$ 30,000
• Subtotal (included in FHS total above)	\$2,000,000

Definitions

- M/E/P: Mechanical/Electrical/Plumbing
- Mechanical: Varies per building but can include new energy efficient boilers, new digital controls that can be monitored remotely, new ducts, new hydronic piping, new radiators or cabinet unit heaters
- Electrical: Varies per building but can include new LED lights, daylight sensor lighting controls (per the energy code), addition main power or additional power outlets distributed where they are needed, new technology cabling and distribution, new audio/visual/clock/speaker systems, new data/communications systems
- Plumbing: Also varies per building and can include new low water usage toilet fixtures, new piping in some locations, new water heaters
- HVAC: (Heating, Ventilation, Air Conditioning). Exhaust fans, ventilation fans (modern codes require more than double the amount of fresh air than old systems for healthier buildings), A/C at computer and IT rooms
- Casework: (Or Cabinets). Replace old cabinets where surfaces are chipped or damaged, drawers are no longer functional or cabinet doors are failing
- Interior Finishes: Replacing carpet or hard floor surfaces, repairing trim or wall surfaces such as vinyl wall covering or wainscoting, replace water stained ceiling tiles
- Sprinkler System: Fire suppression system. In some cases the piping, heads or pumps need to be replaced
- Replace Roof: Includes strip existing, replace or add rigid insulation, add new membrane roof or comp. roof
- Frontage Improvements: Add curb/gutter/sidewalk and improve the road (Mt. View only) as required by the city
- Repoint and Seal Brick: The old original grout joints erode and allow leakage between the bricks into the building. Repointing removes the old loose grout and replaces it with new. The entire surface is then coated with a new water and graffiti repellant sealer
- DDC: Digital data control (DDC) is the automated control of a condition or process by a digital device (computer). DDC takes a centralized network-oriented approach.
- FF/E: Furnishing, fixtures, and equipment costs.