

# 725 Student Building

	Renovation Only	Renovation and Addition		Replacement	
Criteria	Option not fully evaluated because required capacity could not be provided	Renovation/Addition to Waverley	Renovation/Addition to Rock Creek	Option 1 (Front of Site)	Option 2 (Rear of Site)
<b>EDUCATIONAL GOALS</b>					
<b>Capacity:</b> option provides the required capacity	No	Yes	Yes	Yes	Yes
<b>Educational Adequacy:</b> the option allows for the correct number, size, and adjacency of rooms to meet the required educational program	No	Gym is distant from classrooms.	Classrooms are separated in small clusters, shape is not ideal; gym and cafeteria are distant.	Yes. Building can be arranged efficiently and with correct adjacencies.	Yes. Building can be arranged efficiently and with correct adjacencies.
<b>Daylighting:</b> option maximizes access to daylight in instructional rooms	N/A	New classroom wing can be oriented for maximum daylight but old classroom wing is not.	Few classrooms can be oriented for maximum daylight.	Yes. Classrooms can be oriented for maximum daylight.	Yes. Classrooms can be oriented for maximum daylight.
<b>Operational Effectiveness:</b> building will effectively serve the administrative and support functions of the school	N/A	Long travel distances from some classrooms to Gym and Cafeteria.	Long travel distances from some classrooms to Gym and Cafeteria.	Yes. Building configuration and layout can be arranged to facilitate ease of educational operation.	Yes. Building configuration and layout can be arranged to facilitate ease of educational operation.
<b>Flexibility:</b> the building layout provides flexibility for future changes in educational programming	N/A	Classroom addition may allow for design of flexible spaces. Renovation of existing building will have limited flexibility.	Classroom addition may allow for design of flexible spaces. Renovation of existing building will have limited flexibility.	Yes. Building can be designed to incorporate flexible learning spaces.	Yes. Building can be designed to incorporate flexible learning spaces.
<b>BUILDING FUNCTIONALITY</b>					
<b>Security:</b> building layout allows for clear site lines and avoids creating areas that are difficult to supervise	N/A	Long corridors limit effective supervision.	Greater number of corridors and classroom wings limit effective supervision.	Yes. Building configuration and layout can be designed to allow for passive supervision.	Yes. Building configuration and layout can be designed to allow for passive supervision.
<b>Site Amenities:</b> option provides the required site amenities	N/A	Yes	Yes	Yes	Yes
<b>Building Accessibility:</b> option allows for adequate access by maintenance and support vehicles	N/A	Requires extension of existing service drive to be accessed from three sides.	Requires additional service drive to be accessed from three sides.	Yes. Building can be accessed from three sides.	Yes. Building can be accessed from three sides.
<b>Future Expansion (725 only):</b> option allows for location of future portables	N/A	Portables could potentially be placed where existing portables are, if stormwater pond does not interfere.	Area for portables may be limited.	Yes.	Yes.
<b>Longevity of Building Systems:</b> the building will minimize the need for major building systems replacements within the next 20 years	N/A	Some spaces or equipment choices are compromised due to existing layouts.	Some spaces or equipment choices are compromised due to existing layouts.	Yes. All building systems will be new.	Yes. All building systems will be new.
<b>Life Cycle Cost:</b> option minimizes the long-term costs of operating and maintaining the building	N/A	\$14.6 million	\$14.4 million	\$14.0 million	\$14.0 million
<b>Maintenance:</b> option allows for design and installation of systems with proper access for service and maintenance	N/A	New addition will allow for adequate access to systems. Renovation of existing building may have limited access to systems.	New addition will allow for adequate access to systems. Renovation of existing building may have limited access to systems.	Yes. Building can be designed to allow for proper access to systems.	Yes. Building can be designed to allow for proper access to systems.
<b>Energy Efficiency:</b> option minimizes energy usage	N/A	Existing systems may limit some energy efficiency measures.	Existing systems may limit some energy efficiency measures.	Building can be designed with efficiency in mind.	Building can be designed with efficiency in mind.
<b>CONSTRUCTION AND COST</b>					
<b>Construction Timing:</b> option allows the project to be completed in 24 months or less	N/A	27 – 33 months	18 – 24 months	18 – 20 months	18 – 20 months
<b>Initial Cost:</b> option minimizes construction costs	N/A	\$38.6 million	\$35.5 million	\$39.5 million	\$39.6 million
<b>Construction Operations:</b> option provides adequate space to stage construction on the site	N/A	Staging area is limited due to access needed for Rock Creek swing space and restricted area on north side.	Existing Rock Creek parking lot provides some room for construction staging.	Placement of building on site limits construction staging area.	Yes.
<b>Minimize Disruption to Students:</b> project schedule minimizes the number of moves for students and staff and minimizes student exposure to dust and noise	N/A	Students will need to temporarily relocate to Rock Creek building and portables prior to construction and then move back when project is completed.	Yes. Students can remain in existing building and portables during construction.	Yes. Students can remain in existing building and portables during construction.	Yes. Students can remain in existing building and portables during construction.
<b>Environmental Impact:</b> option allows for minimal grading and tree removal	N/A	Yes.	Yes.	Yes.	Yes.

## KEY

	Satisfies Criteria
	Somewhat Satisfies Criteria
	Does not Satisfy Criteria