

OPTION 1 - RENOVATION / ADDITIONS

ADVANTAGES

SBA Funding

- Higher reimbursement rate due to renovation / reuse
- Emergency work done prior to project will be utilized as part of the completed project

Spatial

- Includes 1,400 seat, 16,500 s.f. auditorium
- Provides 5 PE stations
- Maintains the Planetarium
- Potential flexibility for future growth

Construction Phasing

- Manageable while occupied
- Emergency work needed immediately will be realized on a rate of return
- Addition/renovation work can start immediately

Final Product

- High quality finished spaces throughout
- Code compliance throughout, modern and current technology throughout
- All the conveniences of new construction will be provided including technology, power, lighting, ventilation, air conditioning

DISADVANTAGES

Size of classrooms not optimum throughout

Inefficient layout

Larger building to maintain

Student HS exposure to two years of construction

Need for temporary classrooms and/or use of Wilson School (class separation)

Noise and environmental controls critical

Handling hazardous materials near occupied spaces

Some imperfections to be tolerated

Some limits may be set due to existing conditions

OPTION 2 - NEW CONSTRUCTION

ADVANTAGES

SBA Funding

Spatial

- All new spaces designed and configured to meet specific program needs
- More efficient layout possible
- Probable that building will be more energy efficient No Planetarium

Planning and Permitting

Construction Phasing

- No need for temporary spaces
- No student/staff exposures of construction

Final Product

- High quality new finished spaces throughout
- Code compliance including sensible handicapped access throughout the building

DISADVANTAGES

- Need for 34 Acre site

- Lower reimbursement rate due to new construction

- Emergency work at existing high school still required, little benefits realized

- No reimbursement for land cost

Auditorium limited to 1000 persons (or 9,800 s.f.)

- Site plan approval and extensive environmental concerns

Athletic fields - possible disruption