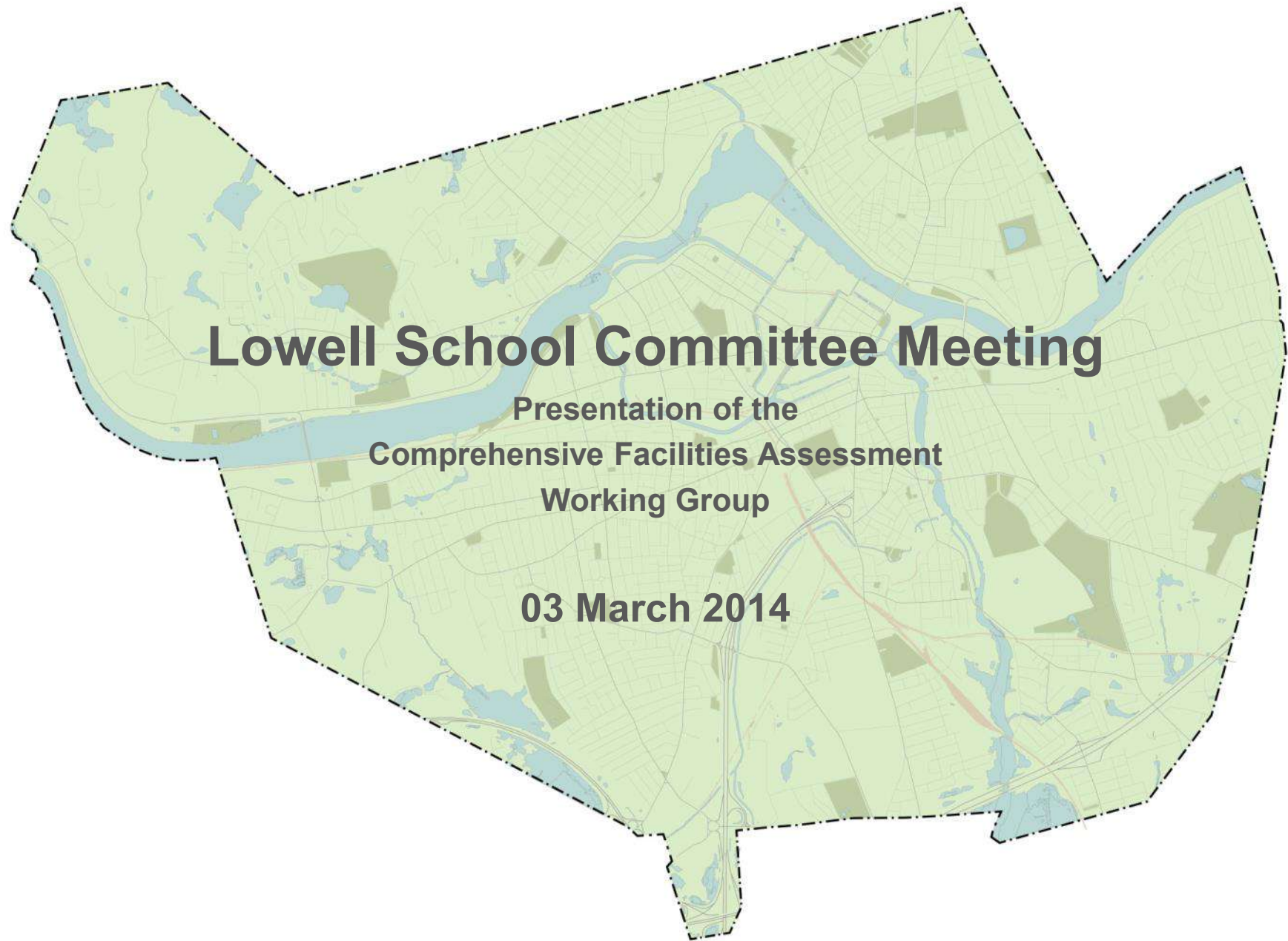


Lowell Public Schools



omr architects

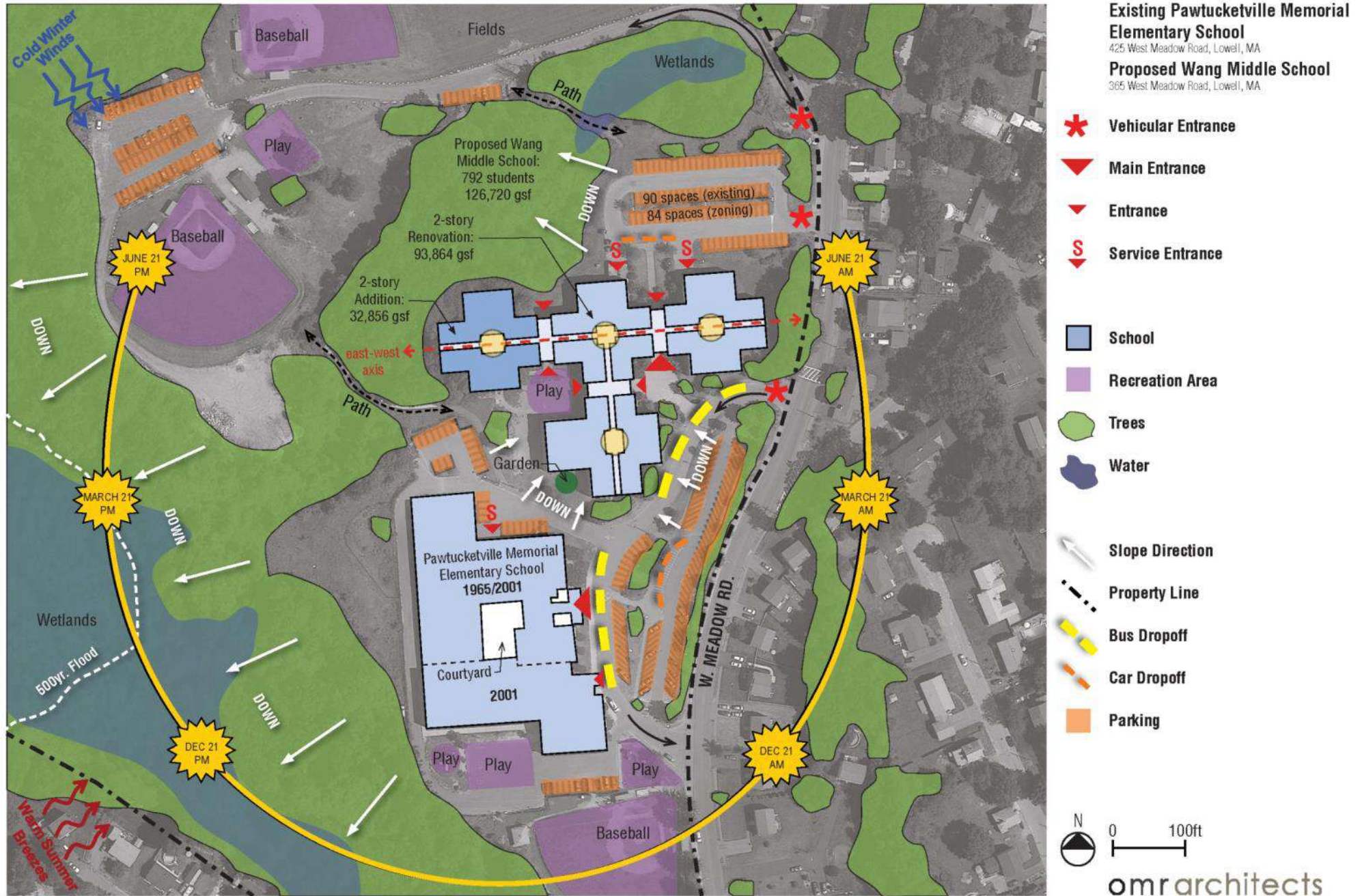
Agenda



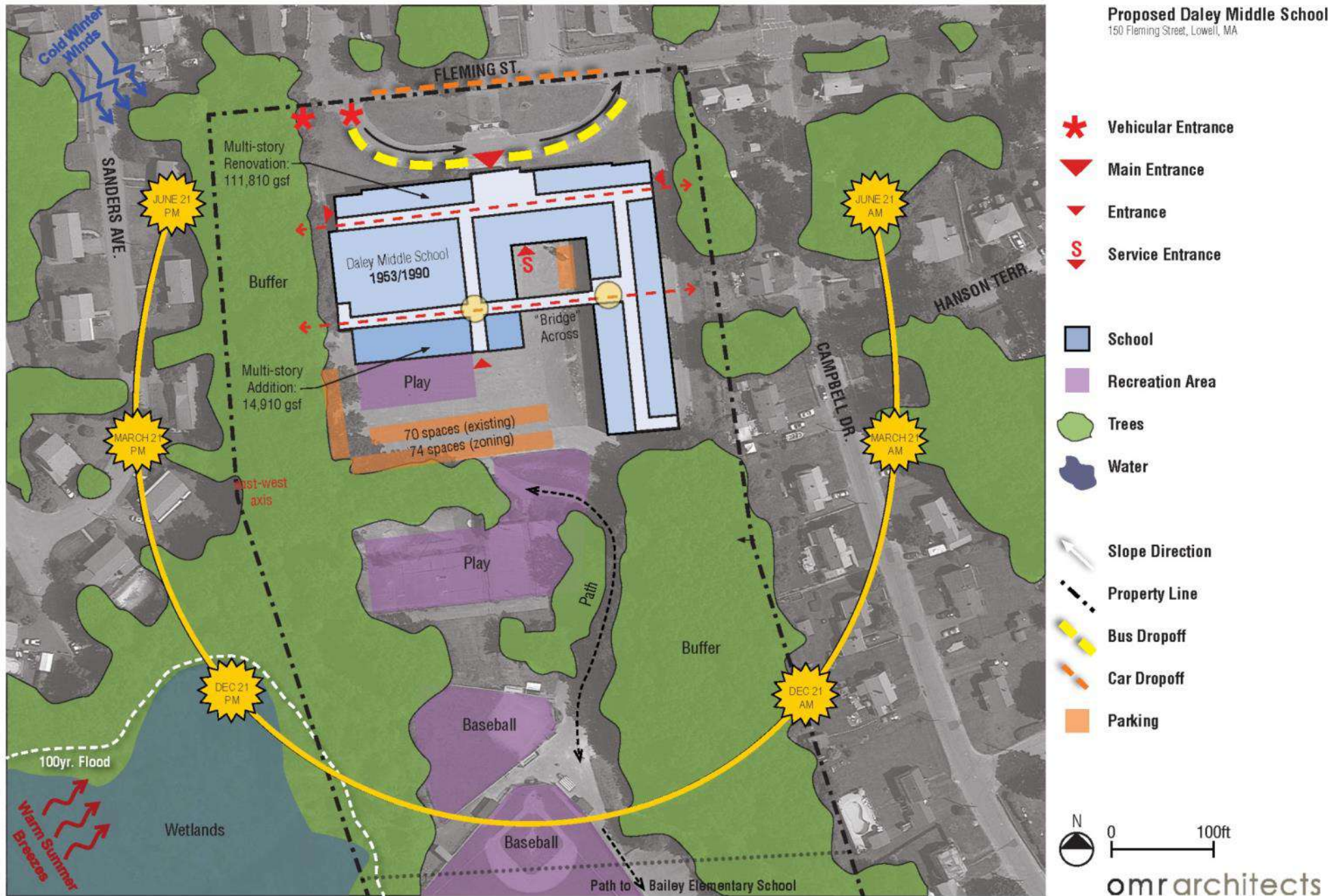
LPS Master Planning Cost / Value Options (excluding High School)

Key		Notes	New		Addition		Renovation		Repair		Total			Values						
+	Positive	- Dollar values are shown in millions (M). - Costs do not include escalation or land acquisition. - Options include Alt, Day, & AEC school repair const. costs of approx. \$18.7 M.	# of Buildings	Construction Cost	# of Buildings	Construction Cost	# of Buildings	Construction Cost	# of Buildings	Construction Cost	# of Buildings	Construction Cost	Project Cost (1.25 Multiplier)	21 st C. Educ. Spaces/ MSBA Prog Regs	Sustainability / Energy Efficiency	Minimal Phasing / Disruption	Expandability	Minimal Project Cost	Site Location & Availability	
Existing Grade Configuration (K-4, 5-8)	PK Integrated	Option 1A Additions & Renos to All ES, MS, & K-8 schools			20	\$86.2M	21	\$179.7M	6	\$18.0M	27	\$312.0M	\$390.0M	+	-	-	-	-	-	
		Option 1B Add (1) MS, (2) ES, (2) PK-8 schools	5	\$134.7M			1	\$12.1M	26	\$103.6M	32	\$250.4M	\$313.0M	O	O	O	O	O	-	
		Option 1C Add (1) ES, (4) PK-8 two-strand schools	5	\$132.9M			1	\$12.1M	26	\$103.6M	32	\$248.6M	\$310.8M	O	O	O	O	O	-	
		Option 1D Add (1) ES, (2) PK-8 four-strand schools	3	\$107.8M			1	\$12.1M	26	\$103.6M	30	\$223.5M	\$279.4M	O	+	+	+	+	O	
		Option 1E Additions & Renos to (3) MS, Add (3) ES	3	\$68.4M	3	\$9.9M	3	\$45.0M	24	\$97.5M	30	\$220.8M	\$276.0M	O	O	O	O	+	-	
		Option 1F Additions & Renos to (1) MS, Add (1) MS, (3) ES	4	\$102.5M	1	\$3.3M	2	\$13.9M	25	\$100.8M	31	\$220.6M	\$275.8M	O	O	O	O	+	-	
		Option 1G Additions & Renos to (5) MS + (1) PK-8, Add (1) PK-8	1	\$34.3M	6	\$33.1M	6	\$74.0M	21	\$73.3M	28	\$228.2M	\$289.5M	O	+	+	+	+	O	
		Option 1H Additions & Renos to (3) MS + (1) PK-8, Add (1) PK-8	1	\$37.7M	4	\$27.1M	4	\$66.0M	23	\$84.4M	28	\$215.8M	\$270.0M	O	+	+	+	+	+	
		Option 1J Additions & Renos to (1) MS + (1) PK-8, Add (1) PK-8	1	\$45.1M	2	\$31.5M	2	\$30.7M	25	\$98.9M	28	\$207.4M	\$259.3M	-	+	+	+	+	O	
		Separate PK Centers	Option 2A Add (1) ES, (1) MS, (2) K-8 two-strand schools, (2) PK's	6	\$137.2M			1	\$12.1M	26	\$103.6M	33	\$252.9M	\$316.1M	-	-	O	-	O	-
	Option 2B Add (4) two-strand schools K-8, (2) PK's		6	\$136.0M			1	\$12.1M	26	\$103.6M	31	\$251.7M	\$314.6M	O	O	O	O	O	-	
	Option 2C Add (2) four-strand schools K-8, (2) PK's		4	\$113.9M			1	\$12.1M	26	\$103.6M	31	\$229.6M	\$287.0M	O	+	+	+	+	O	
	Option 2D Additions & Renos to (3) MS, Add (2) ES, (2) PK's		4	\$74.0M	3	\$9.0M	3	\$45.3M	24	\$73.3M	31	\$218.5M	\$277.3M	O	+	+	+	+	-	
	Grade Reconfiguration (K-5, 6-8)	PK Int.	Option 3 Additions & Renos to All ES's & (2) Alt/Day schools			14	\$83.2M	15	\$97.4M	12	\$44.7M	27	\$247.5M	\$309.4M	-	-	-	-	O	-
		Separate PK Centers	Option 4A Additions & Renos to All ES's & (1) Alt school, (2) PK's	2	\$29.1M	13	\$58.5M	14	\$94.2M	13	\$47.4M	29	\$248.9M	\$311.1M	-	-	-	-	O	-
			Option 4B Add (5) ES & (2) PK's	7	\$139.3M			1	\$12.1M	26	\$103.6M	35	\$255.0M	\$318.8M	+	O	O	O	O	-
			Option 4C Add (1) ES & (4) two-strand K-8, (2) PK's	7	\$158.8M			1	\$12.1M	26	\$103.6M	34	\$274.5M	\$343.1M	O	O	O	O	-	-
			Option 4D Add (1) ES & (2) four-strand K-8, (2) PK's	5	\$136.7M			1	\$12.1M	26	\$103.6M	32	\$252.4M	\$315.5M	O	+	O	+	O	O

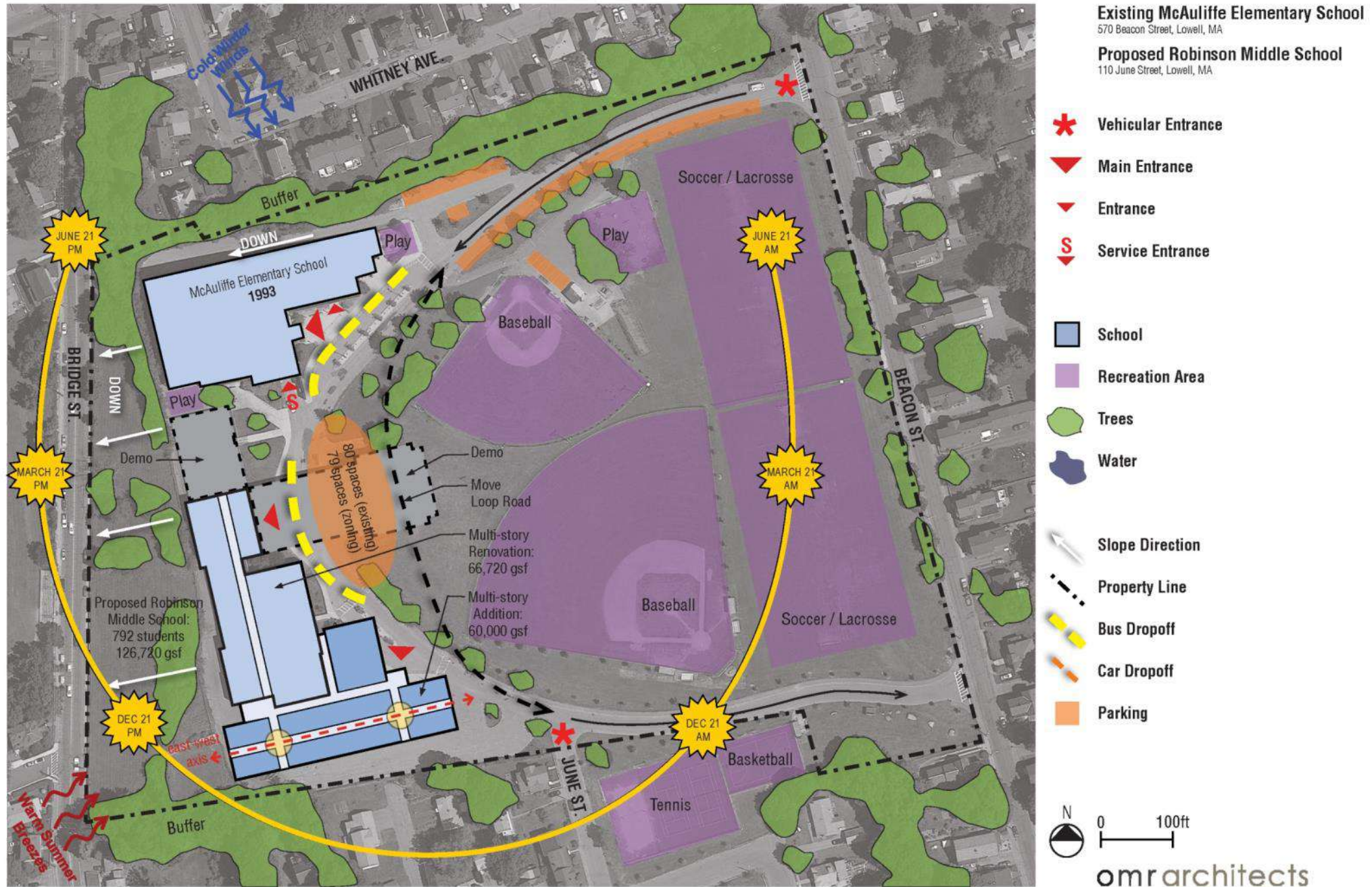
Master Planning Solution – Wang Middle School



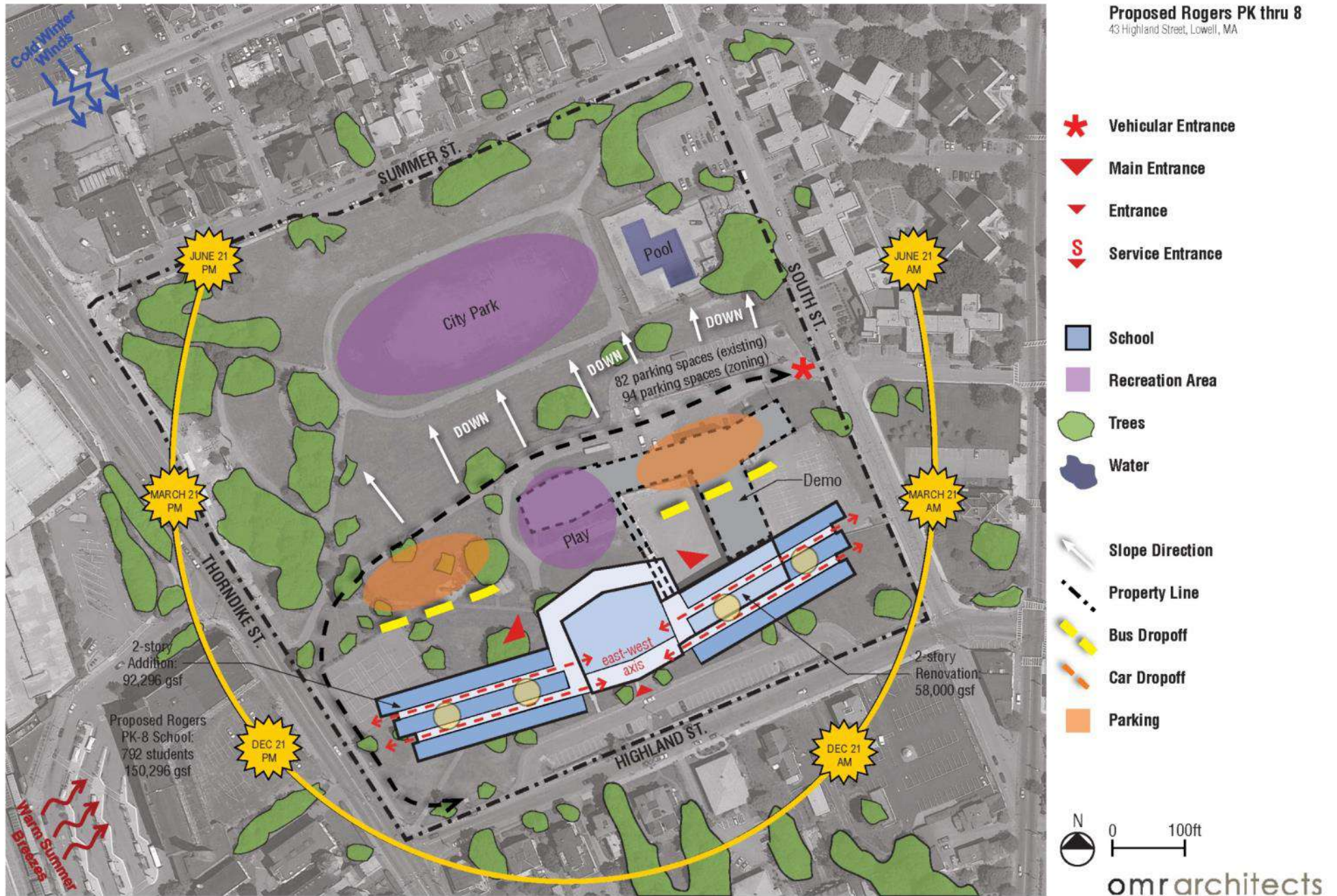
Master Planning Solution – Daley Middle School



Master Planning Solution – Robinson Middle School



Master Planning Solution – Rogers PK-8 School



Parking Study

School	Staff Quantity	Parking Spaces - Existing *	Parking Spaces - Required by Zoning and MAAB *			Parking Spaces - Owner Desired	Parking Spaces Needed Per Owner Request *
			General	Accessible	Total		
Bailey Elementary School	73	36	46	2	48	73	37
Bartlett Community Partnership School	75	42	45	2	47	75	33
Butler Middle School	75	80	60	3	63	75	-5
Daley Middle School	92	70	62	3	65	92	22
Greenhalge Elementary School	80	40	40	2	42	80	40
Lincoln Elementary School	76	40	48	3	51	76	36
Lowell High School	428	NA	-	-	NA	428	NA
McAuliffe Elementary School	66	30	45	2	47	66	36
McAvinnue Elementary School	71	26	46	2	48	71	45
Moody Elementary School	39	40	23	1	24	39	-1
Morey Elementary School	82	81	43	2	45	82	1
Murkland Elementary School	76	45	40	2	42	76	31
Pawtucketville Memorial Elementary School	74	75	42	2	44	74	-1
Pyne Arts Magnet School	71	80	45	2	47	71	-9
Reilly Elementary School	77	70	48	2	50	77	7
Robinson Middle School	89	80	59	3	62	89	9
Shaughnessy Elementary School	77	60	40	2	42	77	17
Stoklosa Middle School	82	110	57	3	60	82	-28
Sullivan Middle School	86	55	56	3	59	86	31
Wang Middle School	85	90	59	3	62	85	-5
Washington Elementary School	41	40	24	2	26	41	1
Rogers School	-	82	90	4	94	94	12
Cardinal O'Connell Alternative School	-	15-20	-	-	-	-	NA
Green School - Adult Ed. Center	-	NA	-	-	NA	-	NA
Laura Lee Theraputic Day School	-	0	-	-	-	-	NA
LeBlanc Theraputic Day School	-	15-20	-	-	-	-	NA
Molloy Alternative School	-	10-20	-	-	-	-	NA
Riverside Alternative School	-	10-20	-	-	-	-	NA

* City of Lowell Zoning Bylaws have accomodations for use of off-street public parking facilities within 1,500 feet of the school entrance, in certain instances, per the High-Rise Commercial District (HRC) exception.

Lowell High School Master Planning Cost / Value Options

Key			GSF	New		Addition		Renovation		Repair		Total			Values					
+ Positive				Total GSF	# of Buildings	Cost	# of Buildings	Cost	# of Buildings	Cost	# of Buildings	Construction Cost	Project Cost	21 st C. Educ. Spaces/ MSBA Program Regs Sustainability / Energy Efficiency	Minimal Phasing / Disruption	Expandability	Minimal Project Cost	Site Location & Availability		
O Neutral																				
- Negative																				
One 3900 Student School	Existing Site	Option 1A 1 School - Major Repair/Minor Renovation	630,000					1	\$29.6M	2	\$48.9M	3	\$78.5M	\$98.1M	-	-	-	-	+	+
		Option 1B 1 School - Full Renovation	630,000					3	\$121.6M			3	\$121.6M	\$152.0M	-	-	-	-	+	+
		Option 1C 1 School - Renovation/Addition - w/o Freshman Academy Building	650,000			1	\$8.2M	1	\$121.6M			2	\$129.8M	\$162.3M	O	O	-	-	+	+
		Option 1D 1 School - Lowell Downtown Evolution Plan (LDEP)	650,000			1	\$134.1M	1	62.2M			2	\$196.3M	\$245.4M	+	O	-	-	O	+
		Option 1E 1 School - LDEP Alternative Design Concept	650,000			1	\$134.1M	1	62.2M			2	\$196.3M	\$245.4M	+	O	-	-	O	+
	New Site	Option 2A New 1 School - Cawley Site	650,000	1	\$232.4M							1	\$232.4M	\$290.5M	+	+	+	O	-	O
		Option 2B New 1 School - South Common**	650,000	1	\$234.1M							1	\$234.1M	\$292.6M	+	+	+	O	-	O
1950 Student Schools (Select Two)	Ex. Site	Option 3 1/2 School - Existing Site*	331,000			1	\$35.0M	1	\$48.6M			2	\$83.6M	\$104.5M	O	O	O	O	O	+
	New Site	Option 4A New 1/2 School - Cawley Site	331,000	1	\$118.4M							1	\$118.4M	\$198.0M	+	+	+	O	-	O
		Option 4B New 1/2 School - South Common Site	331,000	1	\$118.4M							1	\$118.4M	\$198.0M	+	+	+	O	-	O
		Option 4C New 1/2 School - LeBlanc Park Site	331,000	1	\$118.4M							1	\$118.4M	\$198.0M	+	+	+	O	-	O
		Option 4D New 1/2 School - Prince Site**	331,000	1	\$123.7M							1	\$123.7M	\$154.6M	+	+	+	O	O	-

Notes: - Green Adult Education Center not included in these cost options.

- Dollar values shown in millions (M).

- For new and addition schemes, Gross Square Footage (GSF) is calculated using MSBA avg. grossing factor of 1.45.

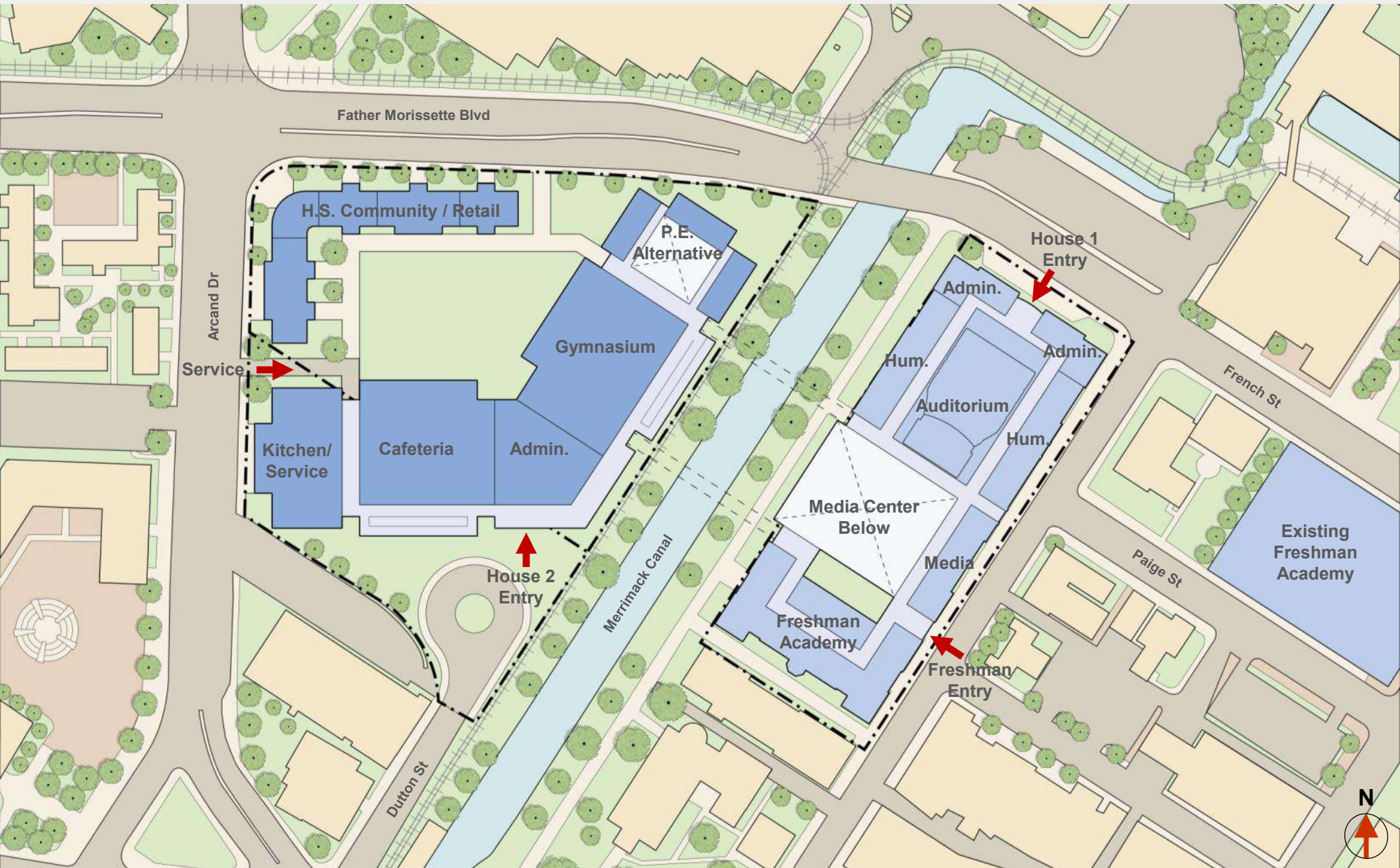
Additional GSF has been included to account for LHS unique programs in addition to MSBA standard SF per student.

- Costs do not include escalation or land acquisition.

* Repurpose existing Freshman Academy and 1892 Building.

** Demolish existing building on site.

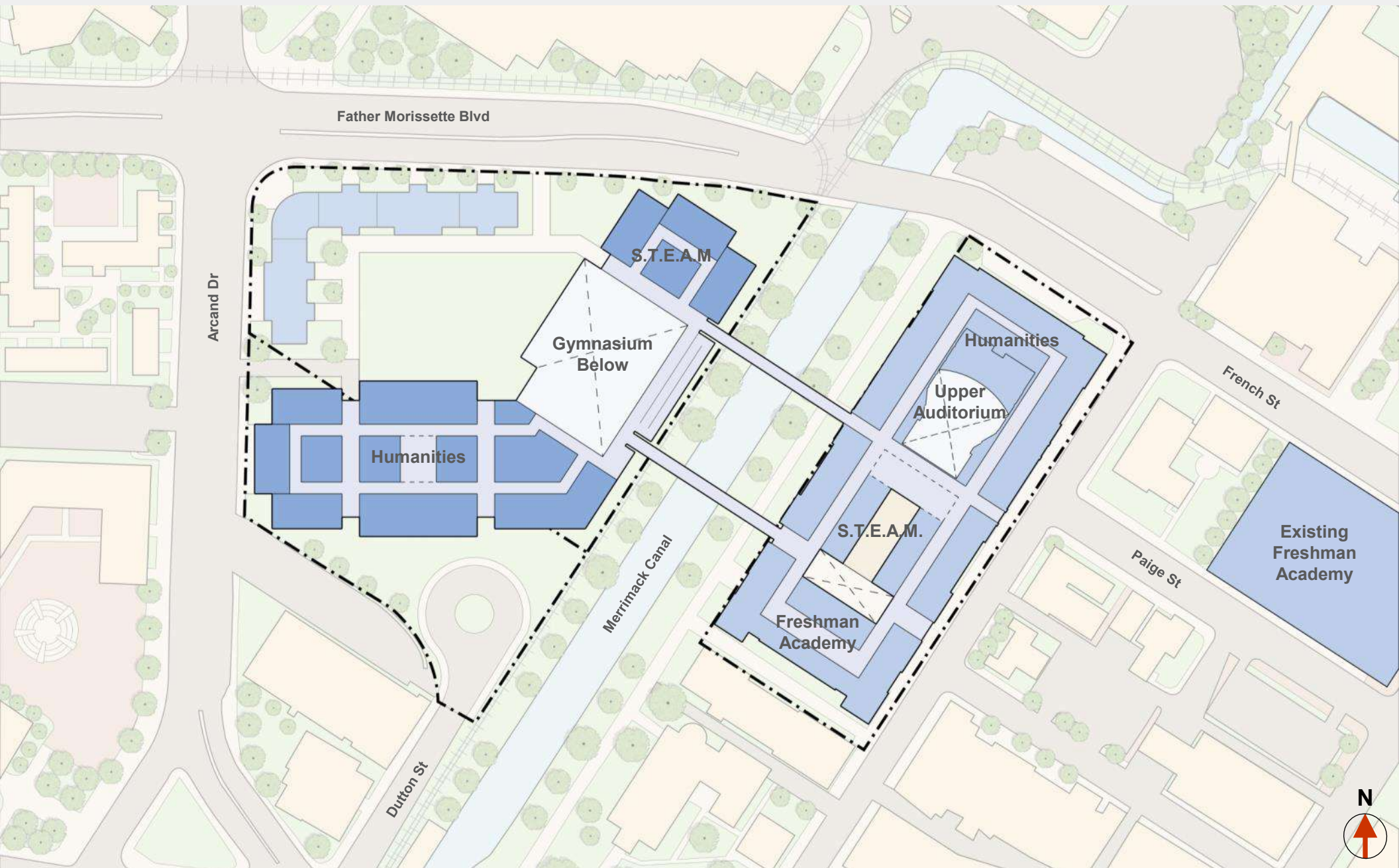
LHS Design Scheme A (Two Houses) – First Floor Plan



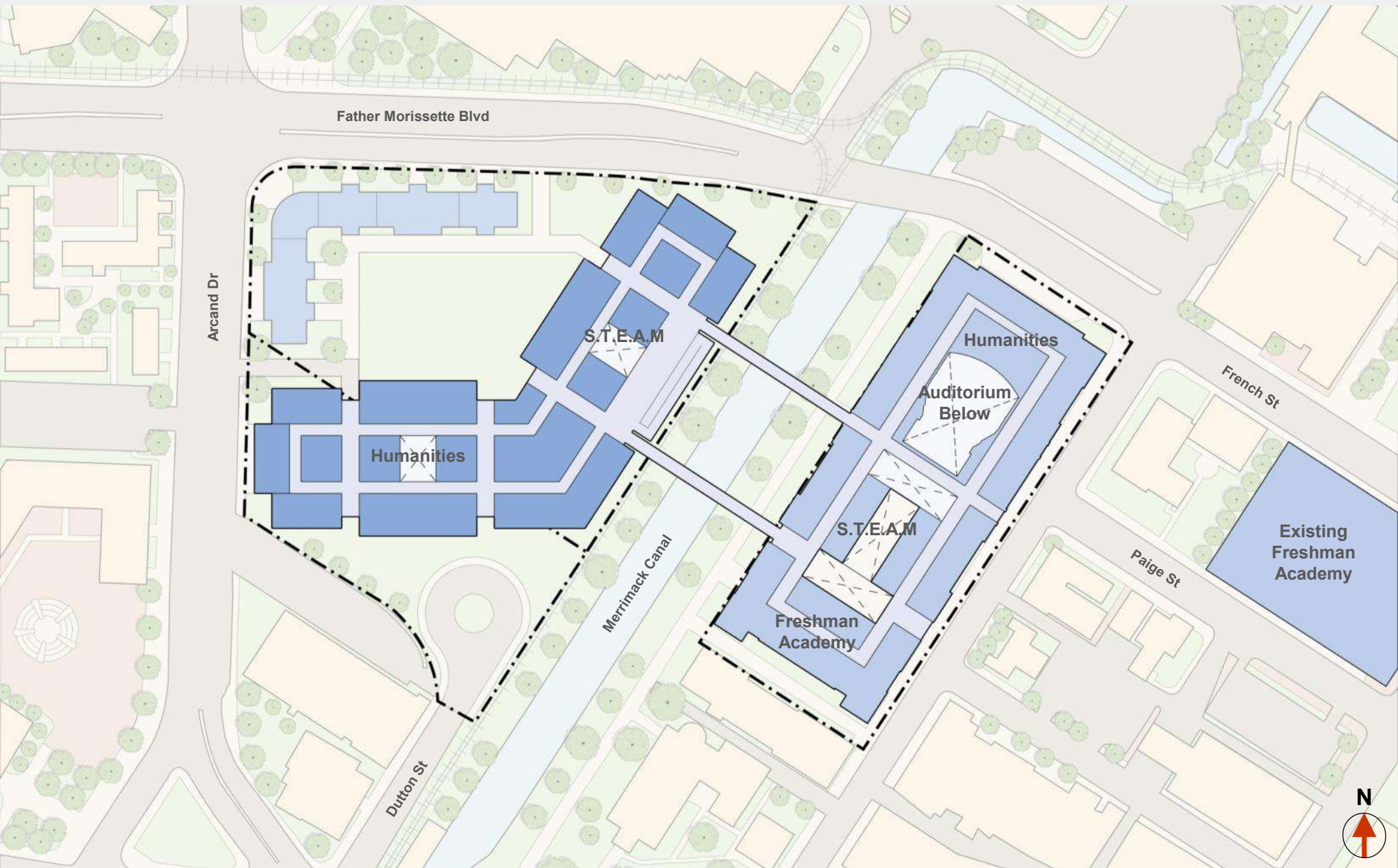
LHS Design Scheme A – Basement Floor Plan



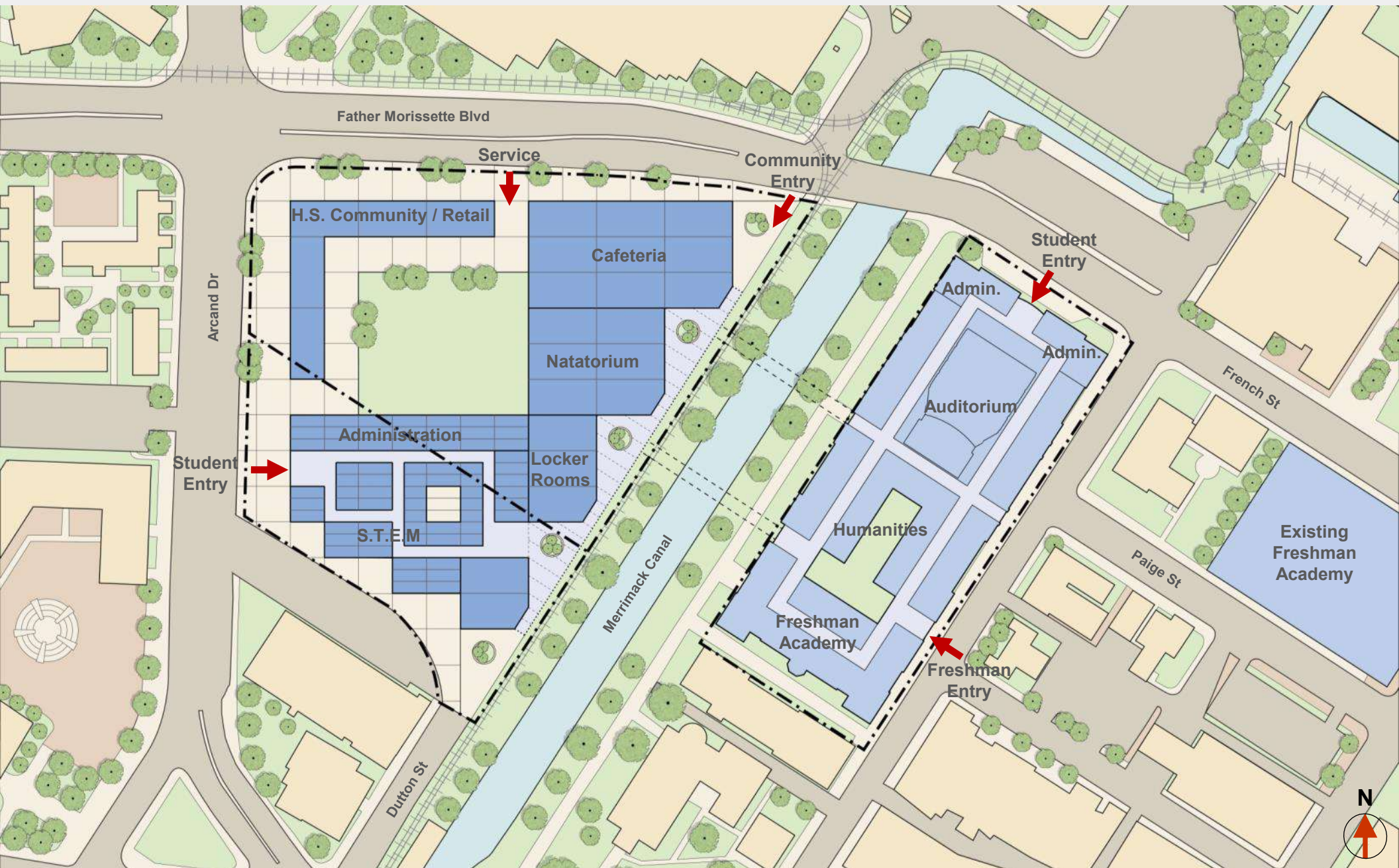
LHS Design Scheme A – Second Floor Plan



LHS Design Scheme A – Third Floor Plan



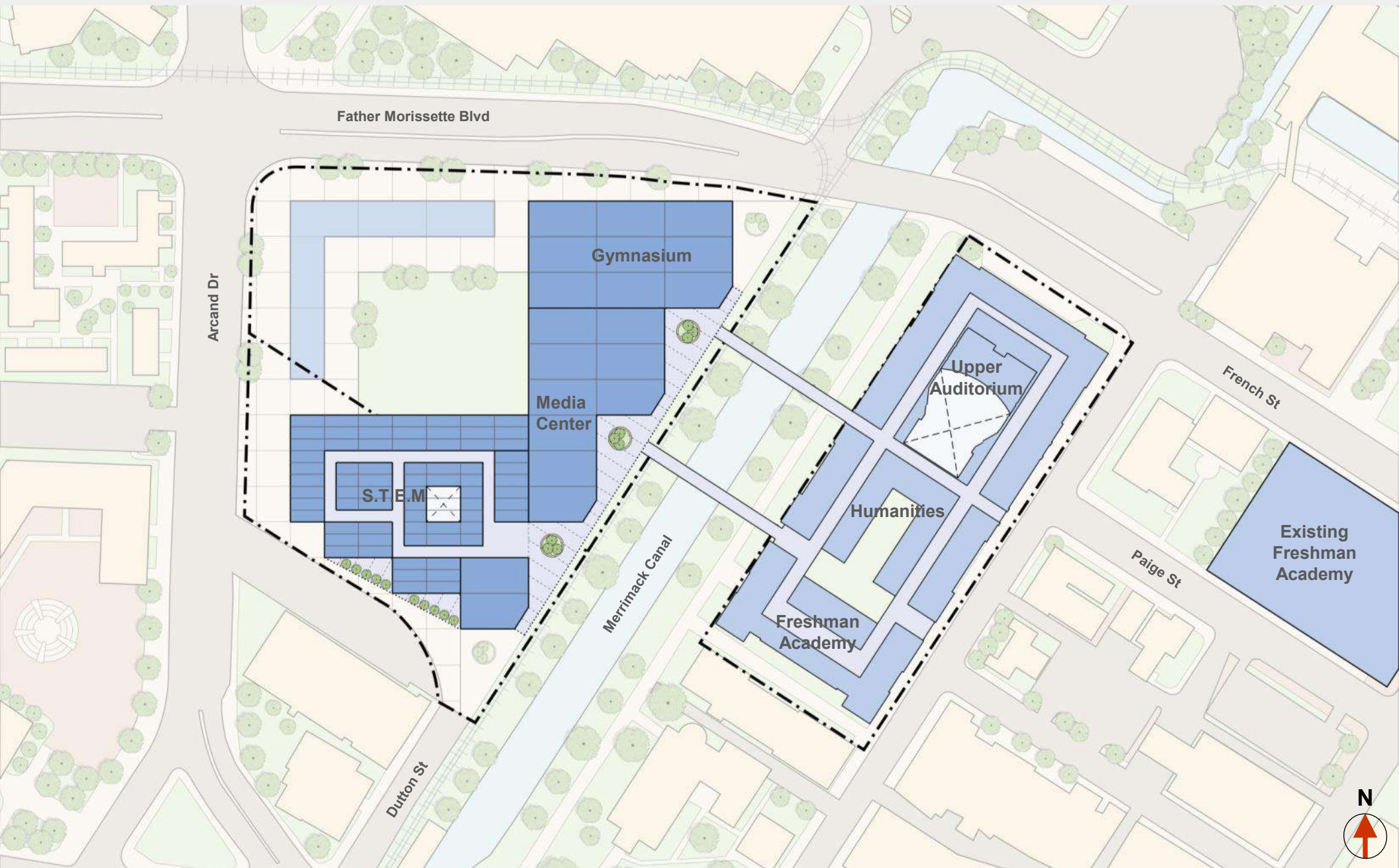
LHS Design Scheme B (STEM Facility) – First Floor Plan



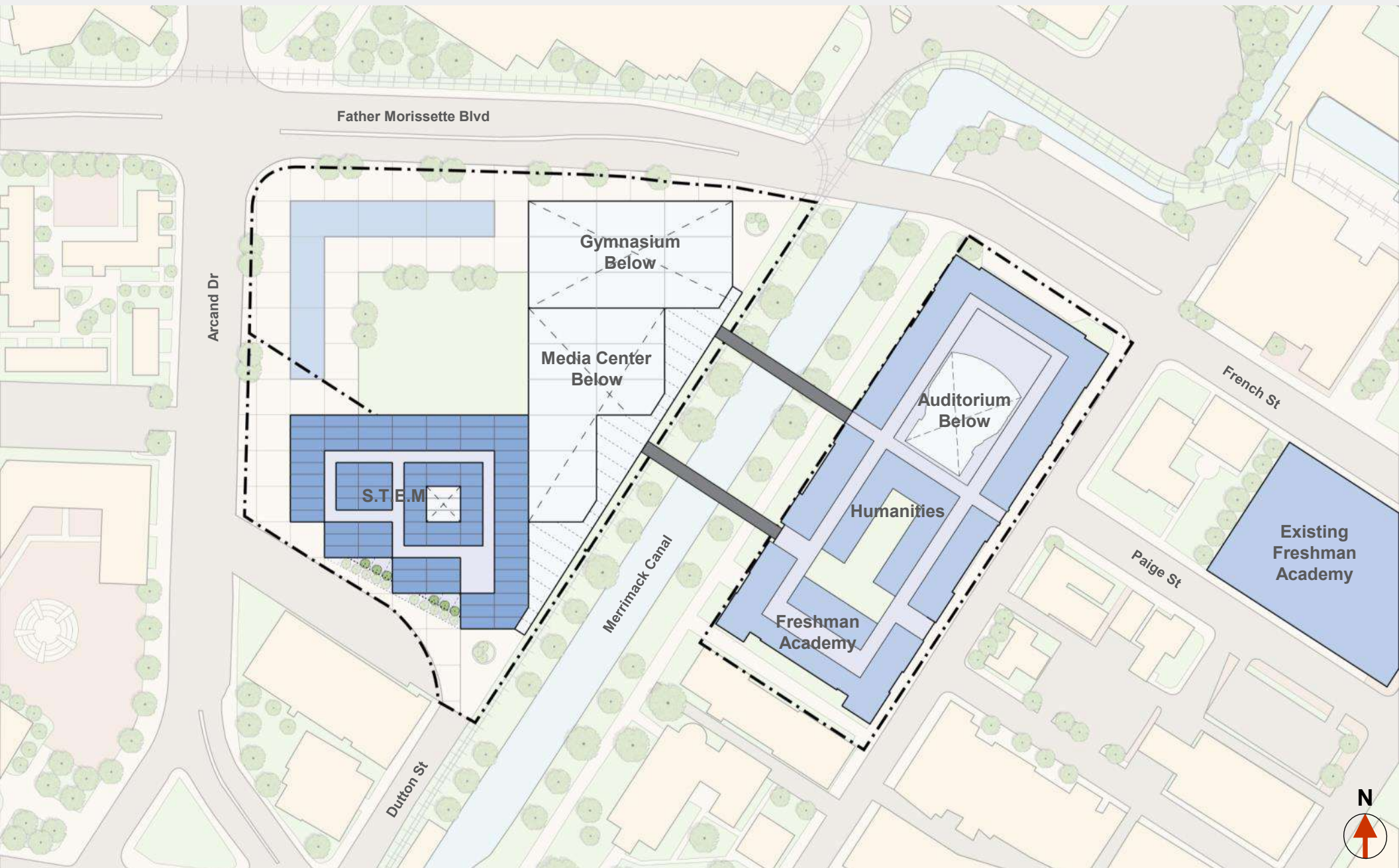
LHS Design Scheme B – Basement Floor Plan



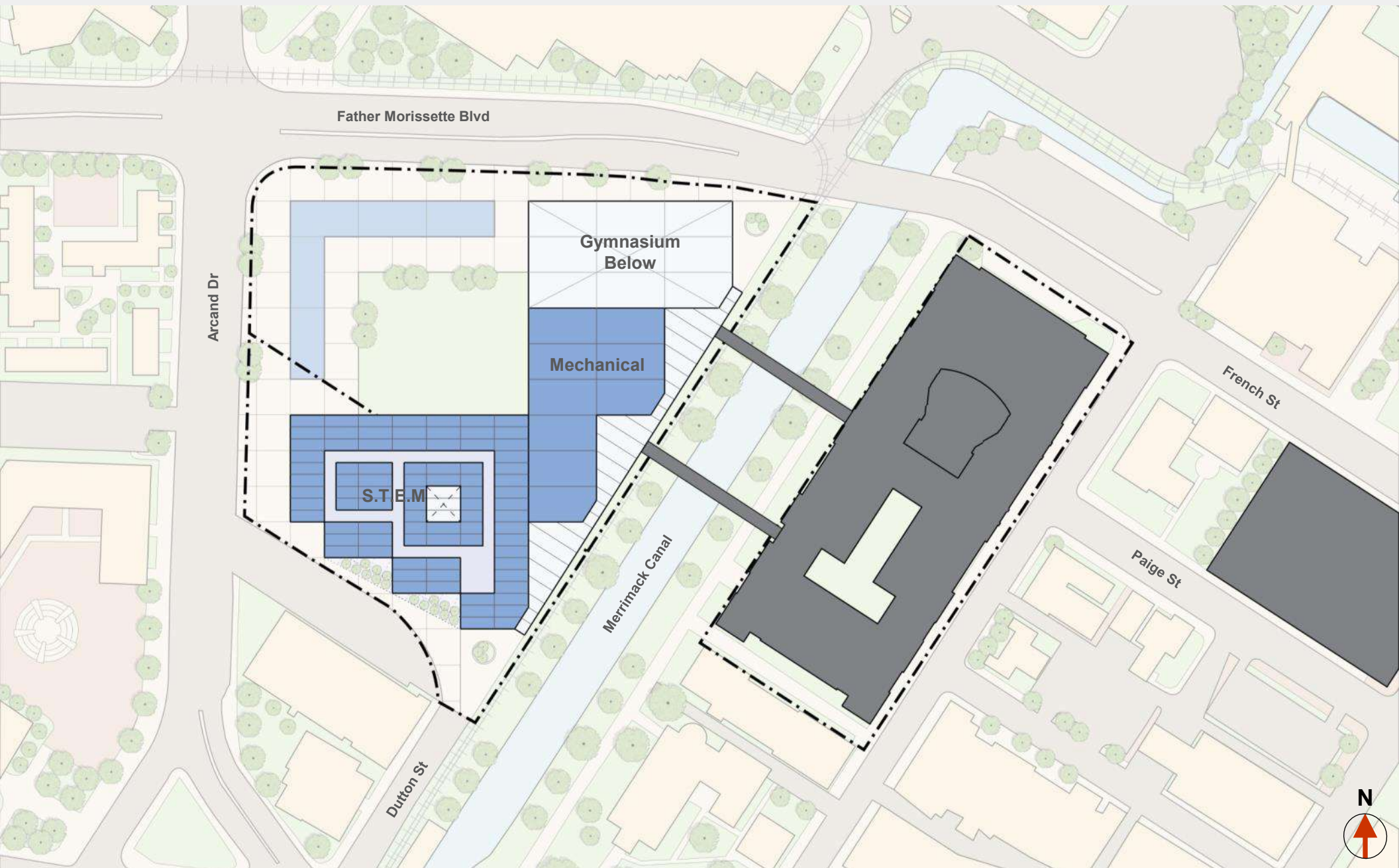
LHS Design Scheme B – Second Floor Plan



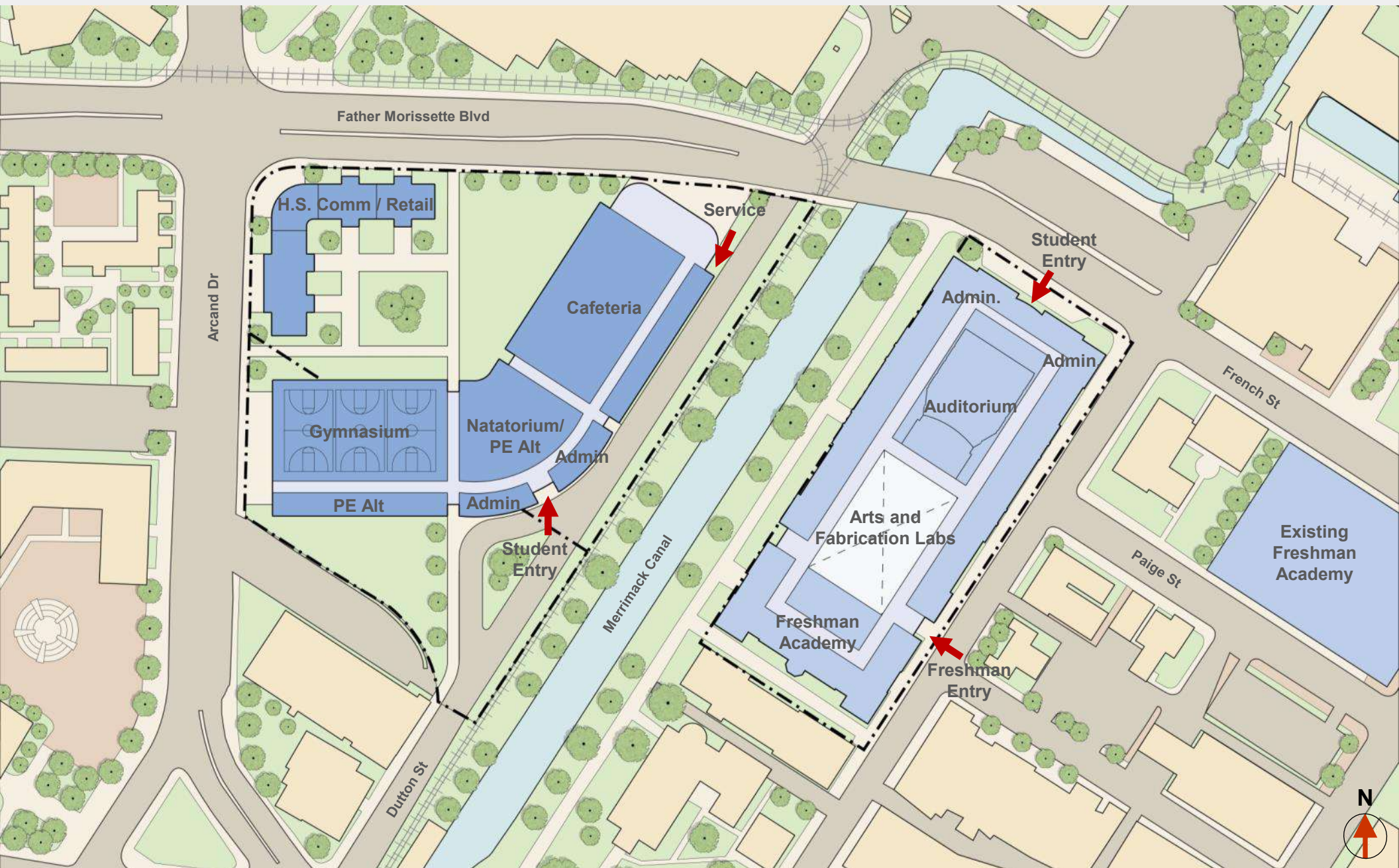
LHS Design Scheme B – Third Floor Plan



LHS Design Scheme B – Fourth Floor Plan



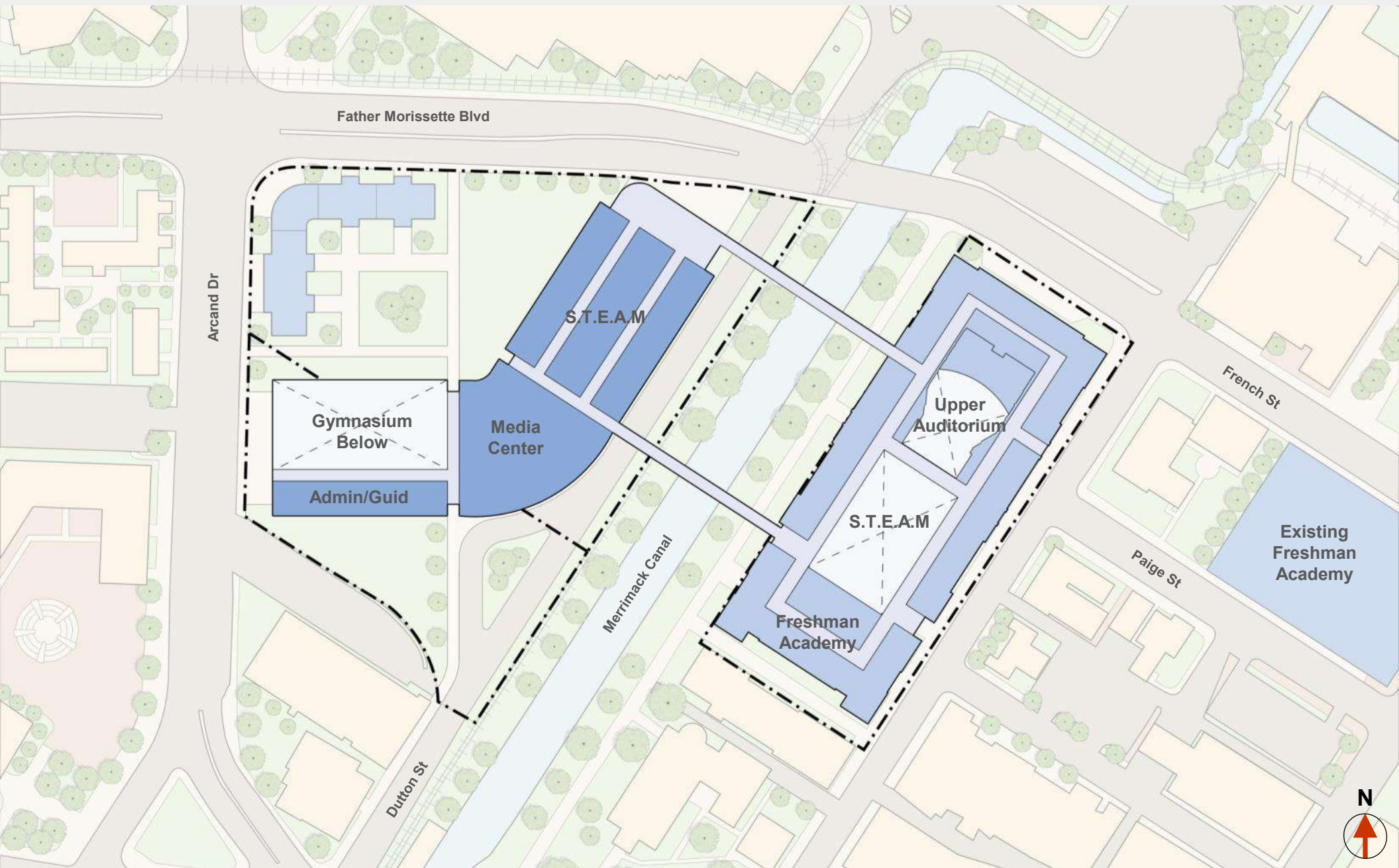
LHS Design Scheme C (Integrated STEAM) – First Floor Plan



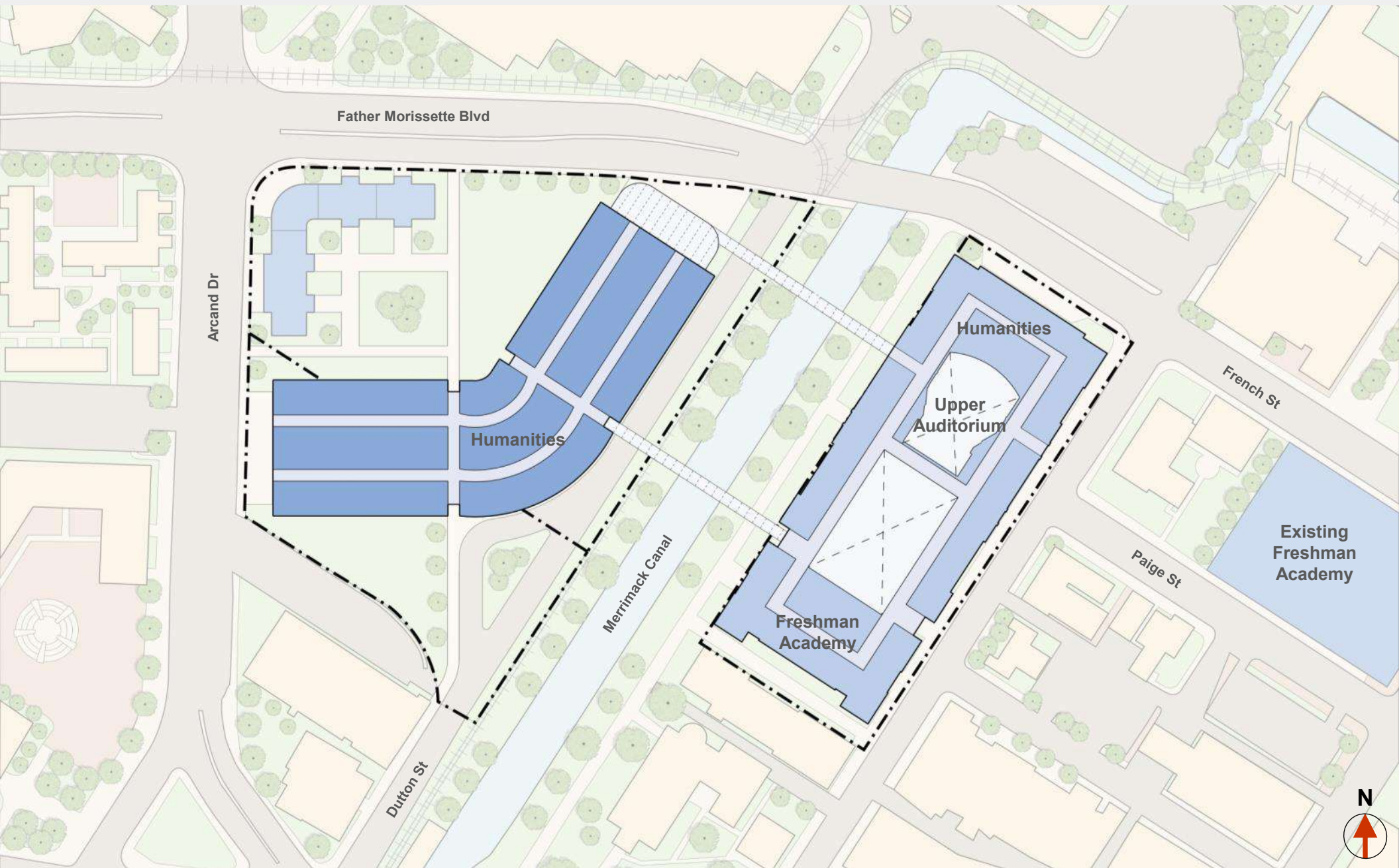
LHS Design Scheme C – Basement Floor Plan



LHS Design Scheme C – Second Floor Plan



LHS Design Scheme C – Third Floor Plan



LHS Design Scheme C – Phasing



Note: Phasing similar in each scheme

Agenda



Proposed Ten-Year Capital Plan Schedule

	Anticipated Cost	2013		2014		2015		2016		2017		2018		2019		2020		2021		2022		2023	
		1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR	1st QTR	3rd QTR
Projected PK-8 Overcrowding			1578		1710		1586		1844		2450		2572		1026		1026		0		0		0
Phased Return of Rogers to Elementary School (PK-4)				★		★		★															
MSBA Capital Pipeline - New Program Projects	\$ 408.9M																						
Add's + Reno's to Wang Middle School				SOI									★										
Add's + Reno's to Daley Middle School				SOI									★										
Add's + Reno's to Robinson Middle School				SOI									★										
Build New PK-8 School				SOI										★									
Add's + Reno's to Lowell High School				SOI															★				
Rogers School site to PK-8						SOI												★					
MSBA Accelerated Repair Projects	\$ 9.8M																						
- Greenhalge Elem. School - Roof, Boilers				SOI																			
- Lincoln Elem. School - Roof, Boilers				SOI																			
- McAvinnue Elem. School - Roof, Boilers				SOI		★																	
- Murkland Elem. School - Roof, Boilers				SOI																			
- Butler Middle School - Roof				SOI																			
- Pyne Arts K-8 - Roof, Boilers				SOI																			
- Cardinal O-Connell - Roof, Windows, Boiler						SOI																	
- Adult Education Center - Roof, Windows						SOI																	
- LeBlanc Day School - Roof, Windows						SOI																	
- McAuliffe Elem. School - Roof						SOI		★															
- Shaughnessy Elem. School - Roof						SOI																	
- Molloy Alt. School - Roof, Windows						SOI																	
- Bartlett K-8 - Roof, Boilers								SOI															
- Riverside Alt. School - Windows								SOI		★													
- Bailey Elem. School - Boilers								SOI															
MSBA Capital Pipeline - Major Repair Projects	\$ 59.9M																						
- Sullivan Middle School						SOI						★											
- Reilly Elementary School						SOI																	
- Butler Middle School								SOI					★										
- Lincoln Elementary School								SOI															
- McAvinnue Elementary School										SOI													
- Greenhalge Elementary School										SOI						★							
- McAuliffe Elementary School												SOI						★					
- Bailey Elementary School												SOI											
- Bartlett K-8 School													SOI										
- Moody Elementary School													SOI								★		
- Washington Elementary School																SOI							★

Next Steps

- SC to discuss SOI strategy and priority in preparation for April MSBA filing deadline
- WG and SC to provide feedback on draft report for final report

