

Section Four  
**MIDDLE SCHOOLS**



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# FOOTHILL RANCH MIDDLE SCHOOL

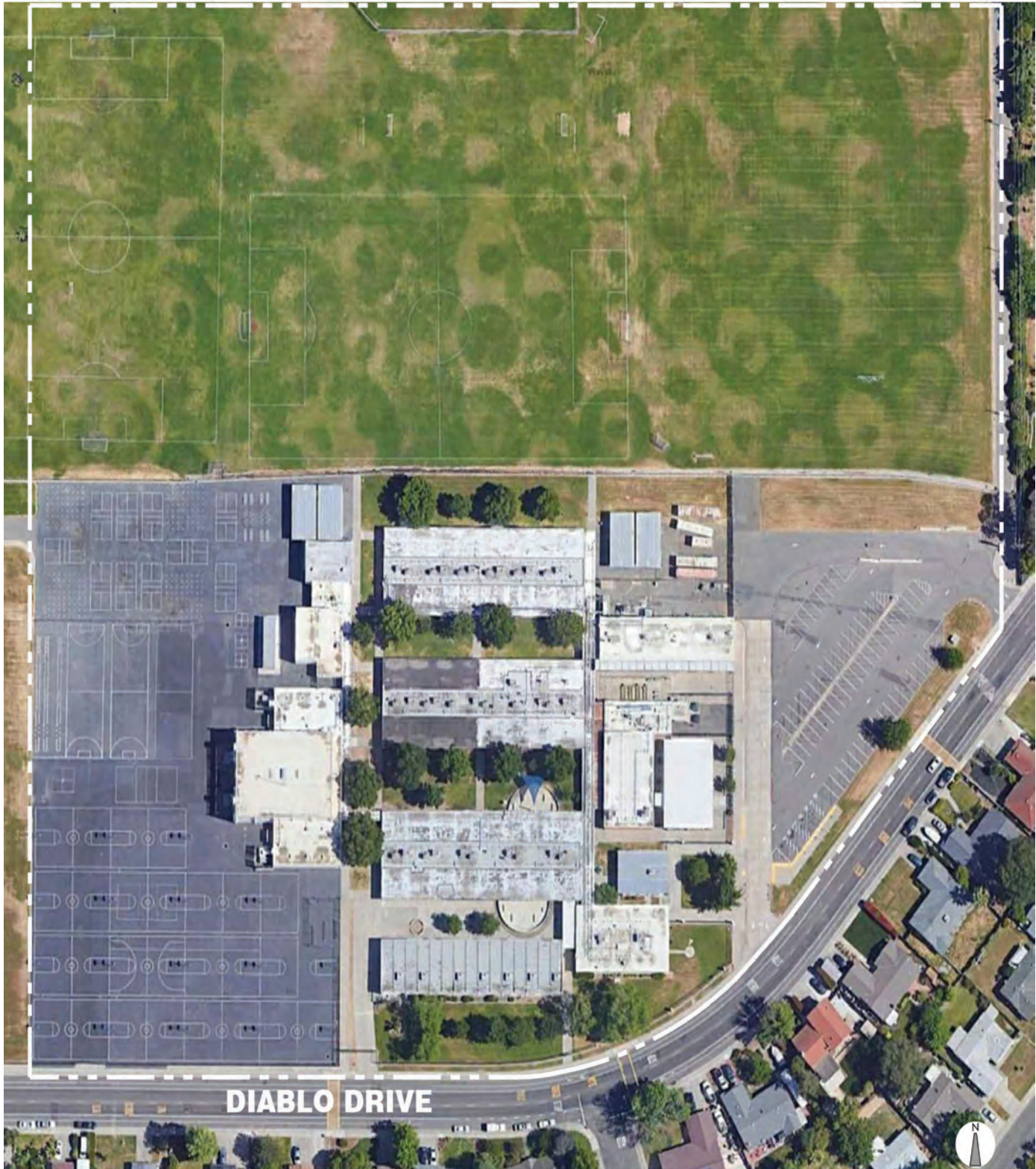


5001 DIABLO DRIVE  
SACRAMENTO, CALIFORNIA 95842

ORIGINAL BUILDING COMPLETED: 1954  
BUILDING AREA: 74,932 SF  
SITE ACREAGE: 25.78  
BUILDING CAPACITY: 858  
CURRENT ENROLLMENT: 643  
ENROLLMENT AS OF: 07/2019

# FOOTHILL RANCH MIDDLE SCHOOL

Aerial Image



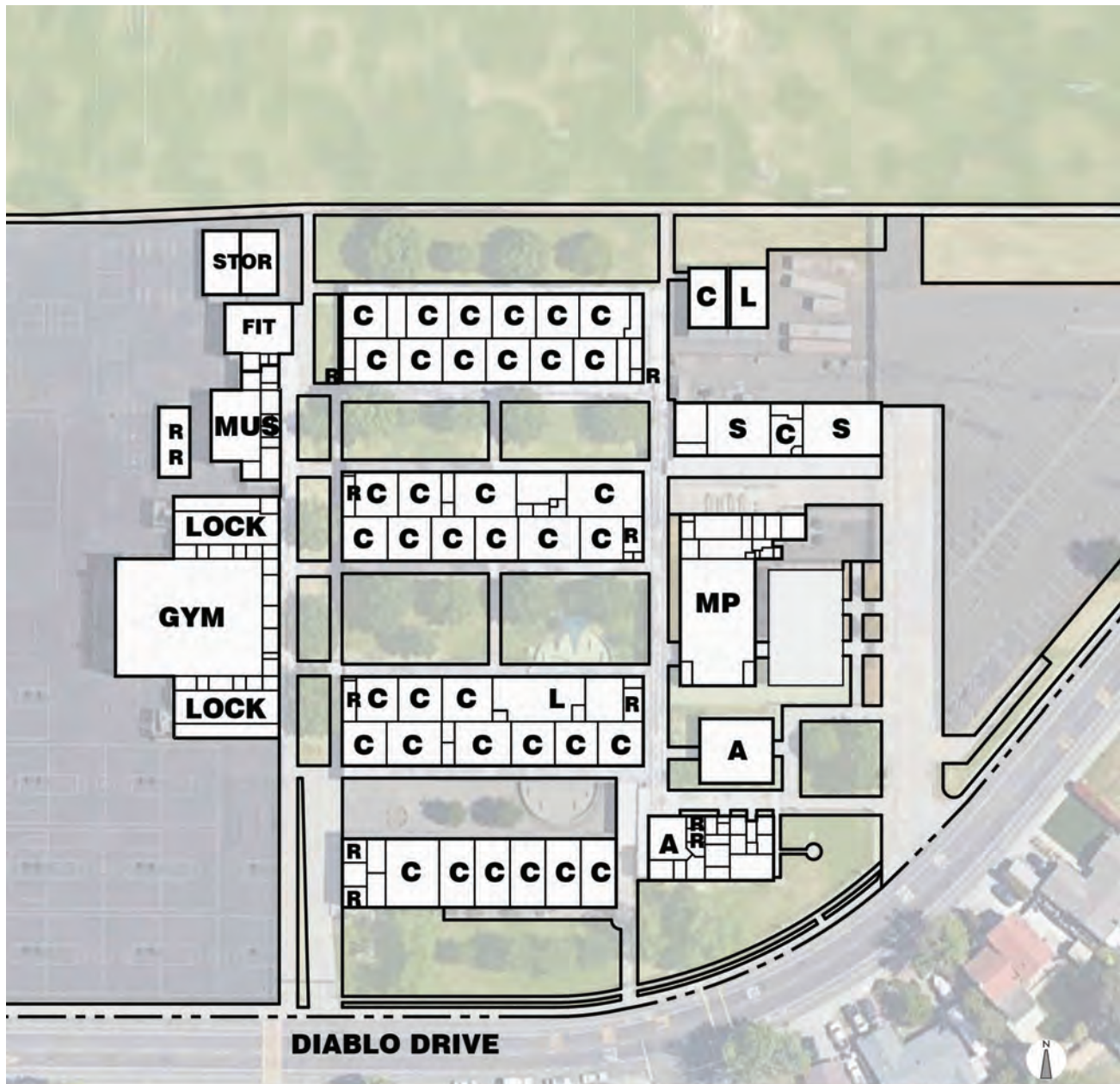
DIABLO DRIVE

SCALE 1" = 150'



# FOOTHILL RANCH MIDDLE SCHOOL

Existing Site Plan



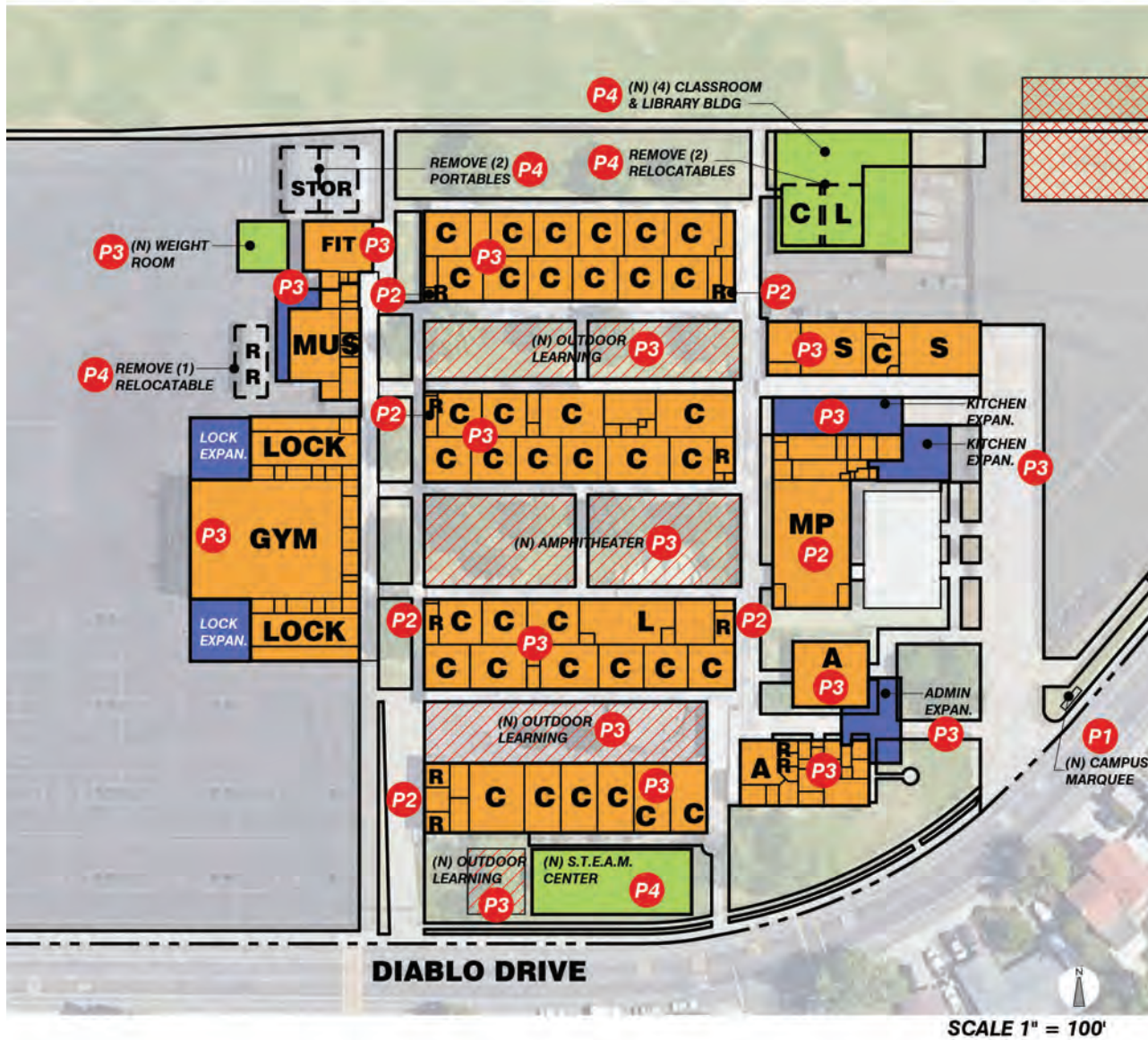
**ABBREVIATIONS:**

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM
- S CTE

SCALE 1" = 100'

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Site Plan



SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$3,130,272.75	
P2	6-15 YEARS	\$2,239,448.75	
P3	16-20 YEARS	\$57,957,746.94	
P4	21-25 YEARS	\$18,677,614.73	
<b>TOTAL COST</b>		<b>\$82,005,083.16</b>	

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

A	ADMINISTRATION
C	CLASSROOM
K	KINDERGARTEN
MP	MULTI-PURPOSE
L	LIBRARY
PC	PORTABLE CLASSROOM
PR	PORTABLE RESTROOM
R	RESTROOM
S	CTE

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



# FOOTHILL RANCH MIDDLE SCHOOL

## Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$4,905,241
Priority 2	\$3,002,701
Priority 3	\$76,467,042
Priority 4	\$29,877,884
Priority IP	\$308,550
Priority C	\$8,106,659
<b>Total</b>	<b>\$122,668,077</b>

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$0	\$285,128	\$1,534,111	\$0	\$308,550	\$61,710	\$2,189,499
Building Envelope	\$0	\$0	\$2,880,419	\$1,856,343	\$0	\$2,480,244	\$7,217,007
Architectural	\$88,007	\$2,442,349	\$53,036,818	\$26,326,117	\$0	\$84,496	\$81,977,787
Mechanical	\$1,511,194	\$0	\$148,974	\$0	\$0	\$4,581,732	\$6,241,899
Electrical	\$28,050	\$135,061	\$2,208,134	\$165,495	\$0	\$0	\$2,536,739
Plumbing	\$65,918	\$140,163	\$47,545	\$0	\$0	\$0	\$253,625
Technology	\$0	\$0	\$1,425,049	\$0	\$0	\$0	\$1,425,049
Fire & Life Safety	\$2,224,909	\$0	\$0	\$992,070	\$0	\$0	\$3,216,979
Security	\$987,164	\$0	\$653,148	\$537,859	\$0	\$898,477	\$3,076,647
Athletics/Activities	\$0	\$0	\$9,429,709	\$0	\$0	\$0	\$9,429,709
Nutrition Services	\$0	\$0	\$5,103,137	\$0	\$0	\$0	\$5,103,137
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Discipline Totals</b>	<b>\$4,905,241</b>	<b>\$3,002,701</b>	<b>\$76,467,042</b>	<b>\$29,877,884</b>	<b>\$308,550</b>	<b>\$8,106,659</b>	<b>\$122,668,077</b>

P1 Total	\$4,905,241
P1 + P2 Total	\$7,907,942
P1 + P2 + P3 Total	\$84,374,984
P1 + P2 + P3 + P4 Total	\$114,252,868
In Progress (IP) Total	\$308,550
Complete (C) Total	\$8,106,659
IP + C Totals	\$8,415,209

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>CIVIL</b>					<b>\$2,189,499</b>
208	Site drainage in courtyards need addressed and RWLs tied in.	2	PQ	SD	\$225,101
210	Repair/replace cracked concrete sidewalks throughout site.	2	PQ	SPM	\$15,007
211	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	2	PQ	SPM	\$45,020
204	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$475,448
206	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	PQ	OTH	\$12,679
207	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$475,448
212	Provide additional parking per District standards of 150 spaces (visitor & staff). Currently have (60) spaces.	3	PQ	SPN	\$570,537
209	Provide new campus marquee appropriately located near front of campus. [Completed 2020]	C	2021U	SGN	\$61,710
205	Provide new drought tolerant landscaping and irrigation with controls (allowance).	IP	2021U	IRR	\$308,550
<b>BUILDING ENVELOPE</b>					<b>\$7,217,007</b>
200	Provide miscellaneous canopy soffit repair through-out campus at various locations.	3	PQ	ESOF	\$99,052
202	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$2,781,368





# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
203	Replace existing roof per District standard.	4	2019U	RFR19	\$1,856,343
201	Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report. [Roof Replacement - Completed 2019]	C	2019U	RFM	\$2,480,244
<b>ARCHITECTURE</b>					<b>\$81,977,788</b>
169	Main Gym bleacher repair.	1	FRP	BLC	\$56,100
178	Provide new room graphics and way-finding signage per ADA requirements. (See Principal Questionnaire).	1	PQ	GRP	\$31,907
179	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
183	Modernize Boys' and Girls' Student Restrooms - (3 sets): Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	PQ	REN	\$787,854
184	Modernize - Cafeteria/MPR (4,000 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$1,500,675
185	Modernize Men's and Womens' Staff Restrooms - (1 set): Include new finishes (flooring, hard wall-surfacing, ceiling, etc.), fixtures, partitions, etc. to ensure ADA accessibility.	2	PQ	REN	\$78,785
158	Construct new (7,500 sf) addition to existing Administration area to accommodate staff. Provide sense of entry and properly sized lobby/reception area and a secure holding room. Note: Current admin. Is divided into two buildings.	3	PQ	ADD	\$5,616,224
159	Construct new (1,500 sf) Wrestling/Weight room area per new District program standards.	3	PQ	ADD	\$998,440
160	Construct new (13,000) Main Gym addition. Provide new finishes, old window wall replacement with insulated glazing, add insulation to existing envelope, new bleachers, sound system, scoreboard, etc.	3	PQ	ADD	\$8,653,145

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
161	Construct new (8,000 sf) MPR/Cafeteria addition. Expand to accommodate current enrollment to include improvements to outside eating area.	3	PQ	ADD	\$5,325,012
162	Incorporate VAPA room at stage or in portable.	3	PQ	ADD	\$166,407
163	Construct new (2,000 sf) Library addition per new District Program standards, add storage, etc.	3	FRP	ADD	\$1,331,253
164	Construct new (6,000 sf) Band/Choir addition. Including Band, Choir, Orchestra, Dance, Black Box Theater, Restroom area, etc.	3	FRP	ADD	\$3,993,759
165	Modernize existing Wrestling/Weight room area per new District program standards.	3	PQ	ADD	\$998,440
170	Provide window coverings at all classrooms.	3	FRP	BLD	\$154,520
171	Remove and replace ceiling tile and grid throughout classroom buildings.	3	PQ	CLG	\$593,771
172	Replace existing canopy breezeway along classroom wings with new aluminum canopy system.	3	PQ	CNPY	\$1,188,619
173	Replace old wooden breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$832,033
174	Remove and replace educational/classroom casework throughout campus. (NOTE: Casework in poor condition, some areas still have original.)	3	PQ	CWK	\$1,236,164
175	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
176	Remove and replace carpet and VCT flooring throughout facility.	3	PQ	FLR	\$1,426,343
177	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$92,712
180	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$1,854,245
181	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$237,724
182	Paint previously painted interior surfaces.	3	PQ	PTG	\$112,523



# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
186	Modernize existing Administration (1,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry. (current admin. Is divided into two buildings)	3	PQ	REN	\$950,895
187	Modernize Boys' and Girl's Locker Room. Include all new finishes (ceiling, walls, flooring, etc.), lockers, restroom and shower fixtures, partitions to ensure ADA accessibility. Provide additional storage.	3	PQ	REN	\$3,922,442
188	Modernize (4) portable buildings (34 -37). Include new finishes (flooring, paint interior/ exterior, etc.), repair/replacement of roof, siding, hardware, HVAC, lighting, security, technology, etc.	3	PQ	REN	\$158,483
189	Modernize existing Gym. Provide new finishes, wood floor resurface and re-striping, trackable goals, etc.	3	PQ	REN	\$2,971,547
190	Modernize Library: Currently in a classroom. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$2,218,755
191	Modernize existing (3,500 sf) Band/Choir area (including new finishes, instrument storage, acoustical treatment, etc.).	3	FRP	REN	\$1,941,411
192	Construct new (5,500 sf) Boys' and Girl's Locker Room addition. Include all new finishes (ceiling, walls, flooring, etc.), lockers, restroom and shower fixtures, partitions to ensure ADA accessibility. Provide additional storage.	3	PQ	REN	\$3,922,442
193	Modernize CTE Shop Building: Include new finishes (flooring, painting, ceiling, etc.).	3	PQ	REN	\$1,743,308
194	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$39,621
166	Construct new (23,000sf) Competition Gym and Athletic Locker Room area per new District Program standards.	4	PQ	ADD	\$17,985,169
167	Construct new (4) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$3,127,856
168	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$5,213,093
195	FOOTHILL RANCH MS EXTERIOR PAINTING (054-15-710)	C	2017U	PTG14-15	\$84,496

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>MECHANICAL</b>					<b>\$6,241,899</b>
234	Band and Exercise rooms are served by Magic Air split hot water heating air handling units and Trane outdoor condensing units installed in 2005. Replace units after 15 year expected lifespan.	1	PQ	HVAC	\$175,313
235	Replace Locker Room and band room office mini-split air conditioning units.	1	PQ	HVAC	\$262,969
236	Gymnasium and Locker Rooms are served by ground mounted packaged AC units with duct mounted hot water coils installed in 2005. Replace units after 15 year expected lifespan.	1	PQ	HVAC	\$350,625
237	Gymnasium, Lockers, Band and Exercise buildings heating hot water is provided by a Parker boiler installed in 1996 which has control and chemical feed issues. Replace boiler as necessary.	1	PQ	HVAC	\$143,055
238	Art room and metal Shop are served Trane packaged rooftop units installed in 2005. Replace units after expected 15 year lifespan.	1	PQ	HVAC	\$176,014
239	Remove asbestos HVAC piping.	1	PQ	HVAC	\$42,075
240	Replace all original hydronic piping from the 1960's due to scaling and failures.	1	PQ	HVAC	\$347,119
241	Replace classroom unit ventilator in classroom #32 which has a burst coil.	1	PQ	HVAC	\$14,025
242	Replace Main Office Carrier packaged rooftop heat pump after 15 year life expectancy.	3	PQ	HVAC	\$15,848
243	Rooms 38 through 43 are served by Carrier packaged rooftop units installed in 2003. Replace units after 15 year expected lifespan.	3	PQ	HVAC	\$95,090
244	Portable buildings have Bard exterior wall mounted equipment. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$38,036
245	Cafeteria is served by two hot water air handling units and rooftop condensing units. Replace broken condensing unit. [Completed 2017]	C	2017U	HVAC	\$46,283



# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
246	Admin Office building is served by a split hot water heating air handling unit and American standard outdoor condensing unit installed in 2003. Replace units which are heavily vandalized. [Completed 2017]	C	2017U	HVAC	\$23,141
247	Replace broken hot water pump near Nurse's office. [Completed 2017]	C	2017U	HVAC	\$4,208
248	School has a combination of Tridium controls and original pneumatic controls. Replace all controls with District preferred controls. [Completed 2017]	C	2017U	HVAC	\$213,881
249	Classroom wings are served by 2-pipe unit ventilators installed in the 1960's. Replace units which are failing and have exceeded their life expectancy. [Completed 2017]	C	2017U	HVAC	\$357,638
259	FOOTHILL RANCH MS HVAC REPLACEMENT (168-16-710) - PBK Line Items: Replace broken hot water pump near Nurse's office; Replace 2-pipe unit ventilators serving classroom wings; Replace broken hot water air handling units and rooftop condensing units serving Cafeteria; Replace split hot water heating air handling unit and American standard outdoor condensing unit serving Administration Office building; and replace Tridium controls and original pneumatic controls with preferred controls per District standard.	C	2017U	HVAC16-17	\$3,936,582
<b>ELECTRICAL</b>					<b>\$2,536,739</b>
213	Indoor transformer in electrical room water damaged from roof/ceiling water leak. Repair roof leak and ceiling. Replace water damage transformer.	1	PQ	ED	\$28,050
222	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$135,061
215	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$25,357

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
216	Campus Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$41,472
217	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$24,723
218	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$350,246
219	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$12,679
220	Music Room: Add power outlets and circuits for keyboards. Existing “daisy chain” plug strip cords in violation of electrical code and fire department and OSHA regulations.	3	PQ	ELE	\$16,546
223	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$129,599
224	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,056
225	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,094,520



# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
226	Gymnasium Locker Rooms lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$86,563
227	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$7,924
228	Gymnasium lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$324,208
229	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements.	3	PQ	LTG	\$79,241
214	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$165,495
<b>PLUMBING</b>					<b>\$253,625</b>
266	Existing plaster trap is not adequate for art room 22-23 - provide larger plaster trap/ interceptor (i.e. 18"x24" in ground-removable cover accessible type) (teacher & students have cleaned up outside in a bucket and hose for the last 8 years).	1	PQ	PLB	\$9,818
267	There is no backflow prevention between domestic water, irrigation and fire department connections on site - provide backflow preventers.	1	PQ	PLB	\$11,220
268	In-ground hose bibbs are generally broken throughout campus - replace.	1	PQ	PLB	\$30,855
274	Water heater serving Kitchen is old - replace Seismically secure water heater.	1	PQ	WTRH	\$14,025
263	Provide ADA compliant drinking fountains.	2	PQ	EDF	\$112,551
264	Staff water closet serving Kitchen - is not ADA - provide ADA compliant fixtures.	2	PQ	FXT	\$6,003

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
265	Boys' restrooms have floor mount urinals - replace with ADA compliant fixtures.	2	PQ	FXT	\$13,206
269	Replace old grease trap in Kitchen.	2	PQ	PLB	\$5,402
270	Food prep sink and garbage disposer is old and abandoned in place - replace.	2	PQ	PLB	\$3,001
271	Custodial sinks throughout campus are old -replace.	3	PQ	PLB	\$47,545
<b>TECHNOLOGY</b>					<b>\$1,425,049</b>
288	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$1,425,049
<b>FIRE &amp; LIFE SAFETY</b>					<b>\$3,216,979</b>
230	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$945,829
232	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$16,830
233	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$1,262,250
231	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$992,070
<b>SECURITY</b>					<b>\$3,076,647</b>
278	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$182,325
280	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$525,461
281	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113





# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
286	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$5,891
287	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$210,375
285	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$653,148
282	Provide card reader access portals at all remaining exterior doors (including classrooms).	4	PQ	SCR	\$537,859
277	Upgrade and replace existing clock and bell system campus-wide. [Completed 2020]	C	2021U	CLK	\$116,145
279	Upgrade and replace existing PA/intercom and communication system. [Completed 2020]	C	2021U	PA	\$116,145
283	Provide ornamental fencing at front of campus for access control and way-finding.	C	PQ	SF	\$140,250
284	Provide fencing around remaining campus for access control.	C	PQ	SF	\$525,938
<b>ATHLETICS/ACTIVITIES</b>					<b>\$9,429,709</b>
196	Construct six (6) new tennis courts (lighted).	3	PQ	AE	\$950,895
197	Construct new Baseball and Softball field complex with Tifway-419 natural turf fields, field sub-drainage, head-to-head irrigation coverage, NFHS standard outfield and foul territory distances with 8' tall field fencing, with chain link backstop, chain link fence.	3	PQ	AF	\$5,546,888
198	Construct a grass practice Soccer/Football field (230 x 400 ft.), including grading and irrigation).	3	PQ	AF	\$1,505,584
199	Construct new synthetic running track; (4 lane/400 meter).	3	PQ	AT	\$1,426,343

# FOOTHILL RANCH MIDDLE SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>NUTRITION SERVICES</b>					<b>\$5,103,137</b>
260	Construct new (6,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	PQ	ADD	\$3,993,759
261	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$316,965
262	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$792,413

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$4,905,241
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$3,002,701
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$76,467,042
4	Future Consideration (Life Expectancy 21-25 years)	\$29,877,884
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$308,550
C	Complete Scope of Work (Life Expectancy 0 years)	\$8,106,659
		<b>\$122,668,077</b>



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY



3051 FAIRFIELD STREET  
SACRAMENTO, CALIFORNIA 95815

ORIGINAL BUILDING COMPLETED: 1954  
BUILDING AREA: 102,578 SF  
SITE ACREAGE: 29  
BUILDING CAPACITY: 1,398  
CURRENT ENROLLMENT: 546  
ENROLLMENT AS OF: 07/2019

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

Aerial Image

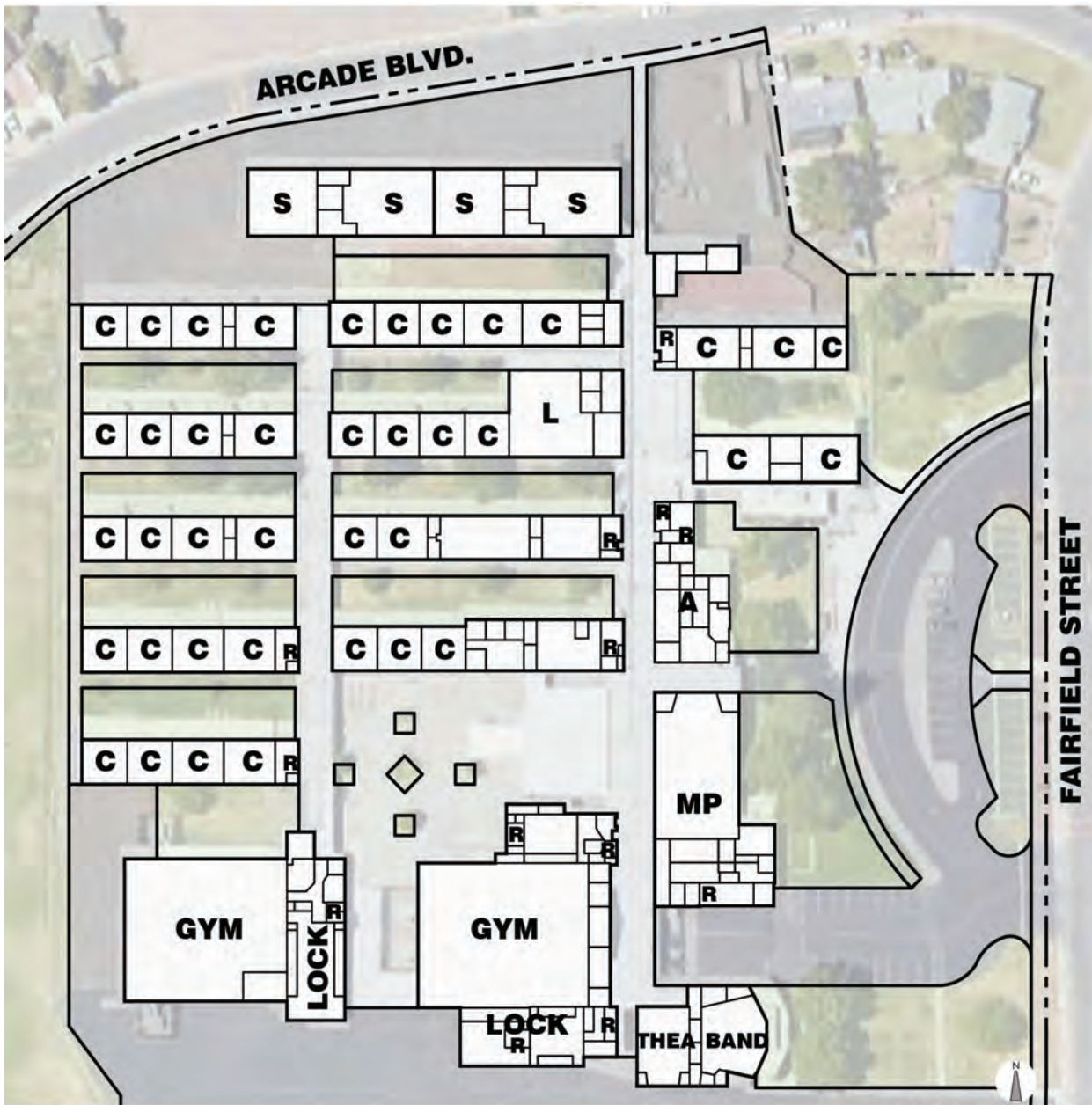


SCALE 1" = 180'



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

Existing Site Plan



**ABBREVIATIONS:**

- A ADMINISTRATION
- C CLASSROOM
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM
- S CTE

SCALE 1" = 100'

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES		
P1	1-5 YEARS	\$1,498,164.25
P2	6-15 YEARS	\$4,742,705.00
P3	16-20 YEARS	\$68,980,115.46
P4	21-25 YEARS	\$3,822,213.59
<b>TOTAL COST</b>		<b>\$79,043,198.30</b>

COST ARE SHOWN IN 2016 DOLLARS

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
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- R RESTROOM
- S CTE

Note:

Original 2015 plan was not revised as a part of the 2019 updates.



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$3,924,805
Priority 2	\$11,850,922
Priority 3	\$99,292,559
Priority 4	\$6,367,956
Priority IP	\$0
Priority C	\$4,492,620
<b>Total</b>	<b>\$125,928,862</b>

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$0	\$525,236	\$119,417	\$0	\$0	\$2,904,695	\$3,549,347
Building Envelope	\$0	\$782,393	\$7,623,008	\$0	\$0	\$780,822	\$9,186,223
Architectural	\$35,588	\$3,564,103	\$68,502,080	\$4,691,783	\$0	\$277,249	\$77,070,803
Mechanical	\$7,013	\$6,543,993	\$14,263	\$160,861	\$0	\$200,533	\$6,926,663
Electrical	\$0	\$157,571	\$3,103,911	\$157,220	\$0	\$0	\$3,418,703
Plumbing	\$104,486	\$90,041	\$133,252	\$0	\$0	\$0	\$327,779
Technology	\$0	\$0	\$1,950,818	\$0	\$0	\$0	\$1,950,818
Fire & Life Safety	\$1,308,816	\$0	\$0	\$1,358,092	\$0	\$329,323	\$2,996,230
Security	\$2,468,902	\$187,584	\$2,677,053	\$0	\$0	\$0	\$5,333,540
Athletics/Activities	\$0	\$0	\$9,263,302	\$0	\$0	\$0	\$9,263,302
Nutrition Services	\$0	\$0	\$5,905,454	\$0	\$0	\$0	\$5,905,454
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Discipline Totals</b>	<b>\$3,924,805</b>	<b>\$11,850,922</b>	<b>\$99,292,559</b>	<b>\$6,367,956</b>	<b>\$0</b>	<b>\$4,492,620</b>	<b>\$125,928,862</b>

P1 Total	\$3,924,805
P1 + P2 Total	\$15,775,727
P1 + P2 + P3 Total	\$115,068,286
P1 + P2 + P3 + P4 Total	\$121,436,242
In Progress (IP) Total	\$0
Complete (C) Total	\$4,492,620
IP + C Totals	\$4,492,620

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>CIVIL</b>					<b>\$3,549,347</b>
811	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$315,142
814	Site grading to be addressed by room 20, wing 60, and Girls' bathroom by main hallway to prevent flooding.	2	PQ	SD	\$112,551
815	Flood Zone occurrence. In front of Room 70 & 71 (general area).	2	PQ	SD	\$97,544
810	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$118,862
813	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$555
812	Dumpster location is inefficient - relocate.	C	PQ	OTH	\$11,220
816	Provide new campus marquee appropriately located near front of campus.	C	PQ	SGN	\$35,063
817	Provide miscellaneous parking and play area paving repairs/replacement and re-stripe to ensure proper ADA parking spaces and accessible route. [Completed 2016 - 130-16-730]	C	2021U	SPM	\$2,087,037
818	Provide additional parking per District standards of 150 spaces (visitor & staff). Currently have (160) spaces.	C	PQ	SPN	\$771,375
<b>BUILDING ENVELOPE</b>					<b>\$9,186,223</b>
808	MLK JR TECH ACADEMY ROOFING (2020)	C	2021U	RFM19	\$712,412
802	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	2	2017U	RFR	\$782,393
803	Replace existing roof per District standard.	3	PQ	RFR	\$3,264,740





# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
804	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$4,358,269
806	MLK JR TECH ACADEMY ROOFING (2015) (015-15-730) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report.	C	2017U	RFM15-16	\$34,996
807	MLK JR TECH ACADEMY ROOFING (2017) (063-17-730)	C	2017+19U	RFM16-17	\$33,414
<b>ARCHITECTURE</b>					<b>\$77,070,803</b>
777	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$35,588
778	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
783	Modernize Cafeteria/MPR (6,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$2,438,597
784	ADA - Reconfigure student and staff restroom to comply with ADA requirements.	2	PQ	REN	\$1,050,473
762	Construct new (5,500 sf) addition to existing Administration/Clinic area. Provide sense of entry and properly sized lobby/reception area (include accessible restrooms, etc.)	3	PQ	ADD	\$3,660,946
763	Construct new (1,500 sf) Library addition per new District Program standards, add storage, etc.	3	PQ	ADD	\$1,123,245
764	Construct new (5,500 sf) MPR addition to include new stage with existing MPR - (currently no stage). For new VAPA "music" room requirements.	3	PQ	ADD	\$3,660,946
765	Construct new (3,000 sf) Wrestling/Weight room area per new District program standards.	3	PQ	ADD	\$1,996,880
766	Construct new (5,000 sf) Boys' and Girls' Athletic Locker Room addition.	3	PQ	ADD	\$3,744,149
767	Construct new (9,000 sf) Main Gym addition.	3	PQ	ADD	\$5,990,639
768	Construct new (11,000 sf) Auxiliary Main Gym addition.	3	PQ	ADD	\$7,321,892

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
769	Construct new (7,000 sf) Band/Choir addition. Including Band, Choir, Orchestra, Dance, Black Box Theater, Restroom area, etc.	3	FRP	ADD	\$4,659,386
771	Provide window coverings at all classrooms.	3	FRP	BLD	\$178,293
772	Repair old wooden breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$316,965
773	Remove and replace educational/classroom casework throughout campus. (NOTE: Casework in poor condition, some areas still have original).	3	PQ	CWK	\$1,426,343
774	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
775	Replace flooring at all classrooms	3	PQ	FLR	\$950,895
776	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$71,317
779	Replace marker boards and tack boards in all classrooms.	3	PQ	MBTB	\$2,139,514
780	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$2,139,514
781	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$332,813
782	Paint previously painted interior surfaces.	3	PQ	PTG	\$332,813
785	Modernize Fine Arts/VAPA area.	3	PQ	REN	\$1,901,790
786	Modernize existing Administration (3,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$1,386,722
787	Modernize existing Library. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$2,852,685
788	Modernize existing Main Gym. Provide new finishes, wood floor resurface and re-stripping, trackable goals, etc.	3	PQ	REN	\$4,556,372
789	Modernize existing Auxiliary Gym. Provide new finishes, wood floor resurface and re-stripping, trackable goals, etc.	3	PQ	REN	\$3,763,959
790	Modernize existing Main Boys' and Girls' Athletic Locker Rooms.	3	PQ	REN	\$4,437,510
791	Modernize existing Auxiliary Boys' and Girls' Athletic Locker Rooms	3	PQ	REN	\$2,852,685
792	Incorporate VAPA room at stage or in portable.	3	PQ	REN	\$158,483



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
793	Modernize existing (2,500 sf) Band/Choir area (including new finishes, instrument storage, acoustical treatment, etc.).	3	FRP	REN	\$1,386,722
794	Modernize CTE Shop Building: Include new finishes (flooring, painting, ceiling, etc.).	3	PQ	REN	\$4,754,475
795	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$47,545
770	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783
796	MLK JR TECH ACADEMY BAND ROOM FLOORING REPLACEMENT (011-15-730)	C	2017U	FLR14-15	\$10,787
797	MLK TECH ACADEMY PAINTING (147-16-730) - PBK Line Item: Paint previously painted exterior surfaces. [Completed 2017]	C	2017U	PTG16-17	\$266,462
<b>MECHANICAL</b>					<b>\$6,926,663</b>
845	Replace Kitchen exhaust fans to provide code required clearance from air conditioning units.	1	PQ	HVAC	\$7,013
846	Replace office window air conditioner with packaged rooftop unit.	2	PQ	HVAC	\$9,004
847	Majority of school has Carrier equipment installed in 1993. Replace units which have exceeded their expected lifespan.	2	PQ	HVAC	\$5,627,531
852	Replace Tridium controls with District preferred Pelican controls. [Complete 2021]	C	2021U	HVAC	\$183,068
848	Replace mini-split air conditioners at 10's and 20's buildings with packaged rooftop units similar to rest of school.	2	PQ	HVAC	\$750,338
849	Removed abandoned boiler plants, piping and related equipment.	2	PQ	HVAC	\$90,041
850	Provide exhaust fans and intake/relief at restrooms by Nurse's office.	2	PQ	HVAC	\$8,254
851	Replace old restroom exhaust fans.	2	PQ	HVAC	\$58,826
853	Replace weathered exterior ductwork.	3	PQ	HVAC	\$14,263
854	Provide flexible duct connection at existing packaged rooftop units due to duct noise issues.	4	PQ	HVAC	\$160,861
859	MLK JR TECH ACADEMY HVAC CHANGEOUTS IN ROOMS 10, 25-28 AND 44 (018-15-730)	C	2017U	HVAC14-15	\$11,659
860	MLK HVAC CHANGEOUT (SERVER RM) (022-14-730)	C	2017U	HVAC16-17	\$5,806

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>ELECTRICAL</b>					<b>\$3,418,703</b>
830	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$157,571
823	Campus Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$43,805
824	Replace existing exposed broken EMT conduits and associate fittings on roof.	3	PQ	ELE	\$51,348
825	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$503,657
826	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$38,036
827	Computer Lab Room: Add power outlets and circuits for computers equipment. Existing power strips "daisy chained" in violation of electrical code and fire department regulations.	3	PQ	ELE	\$11,411
828	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$25,357
831	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$138,672
832	Campus-wide has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$15,848



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
833	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,510,972
834	Gymnasium lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$422,340
835	Gymnasium Locker Rooms lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$58,036
836	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$118,862
837	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$79,241
838	MUSIC ROOM lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system. The new LED light fixtures plus the new control system will reduce energy cost +/- 30 to 40%. Also Utility company rebate program available to the District.	3	PQ	LTG	\$16,482
839	Theater lighting fixtures and switching controls are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$69,843
822	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$157,220

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>PLUMBING</b>					<b>\$327,779</b>
866	Replace broken and outdated in-ground hose bibbs throughout campus.	1	PQ	PLB	\$28,050
867	Abandoned boilers, piping with asbestos insulation and water heater at Boys' and Girls' Gyms - remove all plumbing equipment from boiler room and cap piping back to point of removal.	1	PQ	PLB	\$42,075
868	Gas mains and headers are rusted at gas meter - replace rusted gas piping.	1	PQ	PLB	\$11,290
869	There is no domestic water back flow preventer - there is a check valve at water meter - install back flow preventer.	1	PQ	PLB	\$11,150
874	Replace Kitchen water heater. Also seismically secure, provide expansion tank, drain pan, and discharge T&P to approved receptacle.	1	PQ	WTRH	\$11,921
864	Remove and replace drinking fountain at Boys' restroom.	2	PQ	EDF	\$90,041
865	Restroom fixtures throughout campus not ADA compliant - replace with ADA compliant.	3	PQ	FXT	\$133,125
870	Custodial sinks throughout campus are old - replace.	3	PQ	PLB	\$127
<b>TECHNOLOGY</b>					<b>\$1,950,818</b>
887	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$1,950,818
<b>FIRE &amp; LIFE SAFETY</b>					<b>\$2,996,230</b>
840	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$1,294,791
842	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$14,025



# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
841	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$1,358,092
844	MLK TECH ACADEMY SAFETY SCREENS (123-17-730)	C	2017U	OTH16-17	\$6,748
843	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	C	PQ	REN	\$322,575
<b>SECURITY</b>					<b>\$5,333,540</b>
876	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$417,210
877	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$203,363
878	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$445,984
879	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$719,328
880	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113
881	Provide card reader access portals at all remaining exterior doors (including classrooms).	1	PQ	SCR	\$455,813
885	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$6,311
886	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$157,781
882	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$187,584
883	Provide fencing around remaining campus for access control.	3	PQ	SF	\$1,782,928
884	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$894,125

# MARTIN LUTHER KING JR. TECHNOLOGY ACADEMY

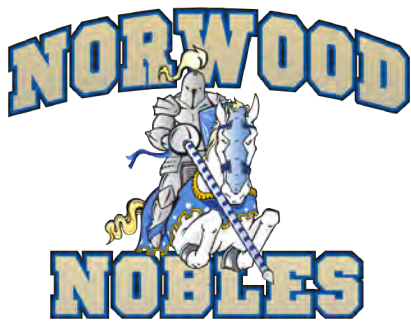
## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

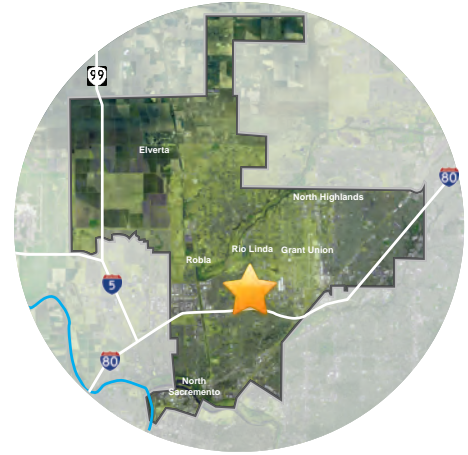
ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>ATHLETICS/ACTIVITIES</b>					<b>\$9,263,302</b>
798	Construct six (6) new tennis courts (lighted).	3	PQ	AE	\$950,895
799	Construct new Baseball and Softball field complex with Tifway-419 natural turf fields, field sub-drainage, head-to-head irrigation coverage, NFHS standard outfield and foul territory distances with 8' tall field fencing, with chain link backstop, chain link fence.	3	PQ	AF	\$5,150,681
800	Construct a grass practice Soccer/Football field (230 x 400 ft.), including grading and irrigation).	3	PQ	AF	\$1,576,901
801	Construct new synthetic running track; (4 lane/400 meter).	3	PQ	AT	\$1,584,825
<b>NUTRITION SERVICES</b>					<b>\$5,905,454</b>
861	Construct new (4,500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.).	3	PQ	ADD	\$3,369,734
862	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$316,965
863	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.).	3	PQ	REN	\$2,218,755

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$3,924,805
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$11,850,922
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$99,292,559
4	Future Consideration (Life Expectancy 21-25 years)	\$6,367,956
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$0
C	Complete Scope of Work (Life Expectancy 0 years)	\$4,492,620
		<b>\$125,928,862</b>





# NORWOOD JUNIOR HIGH SCHOOL



4601 NORWOOD AVENUE  
SACRAMENTO, CALIFORNIA 95838

ORIGINAL BUILDING COMPLETED: 2003  
BUILDING AREA: 76,297 SF  
SITE ACREAGE: 26.6  
BUILDING CAPACITY: 966  
CURRENT ENROLLMENT: 662  
ENROLLMENT AS OF: 07/2019

# NORWOOD JUNIOR HIGH SCHOOL

Aerial Image

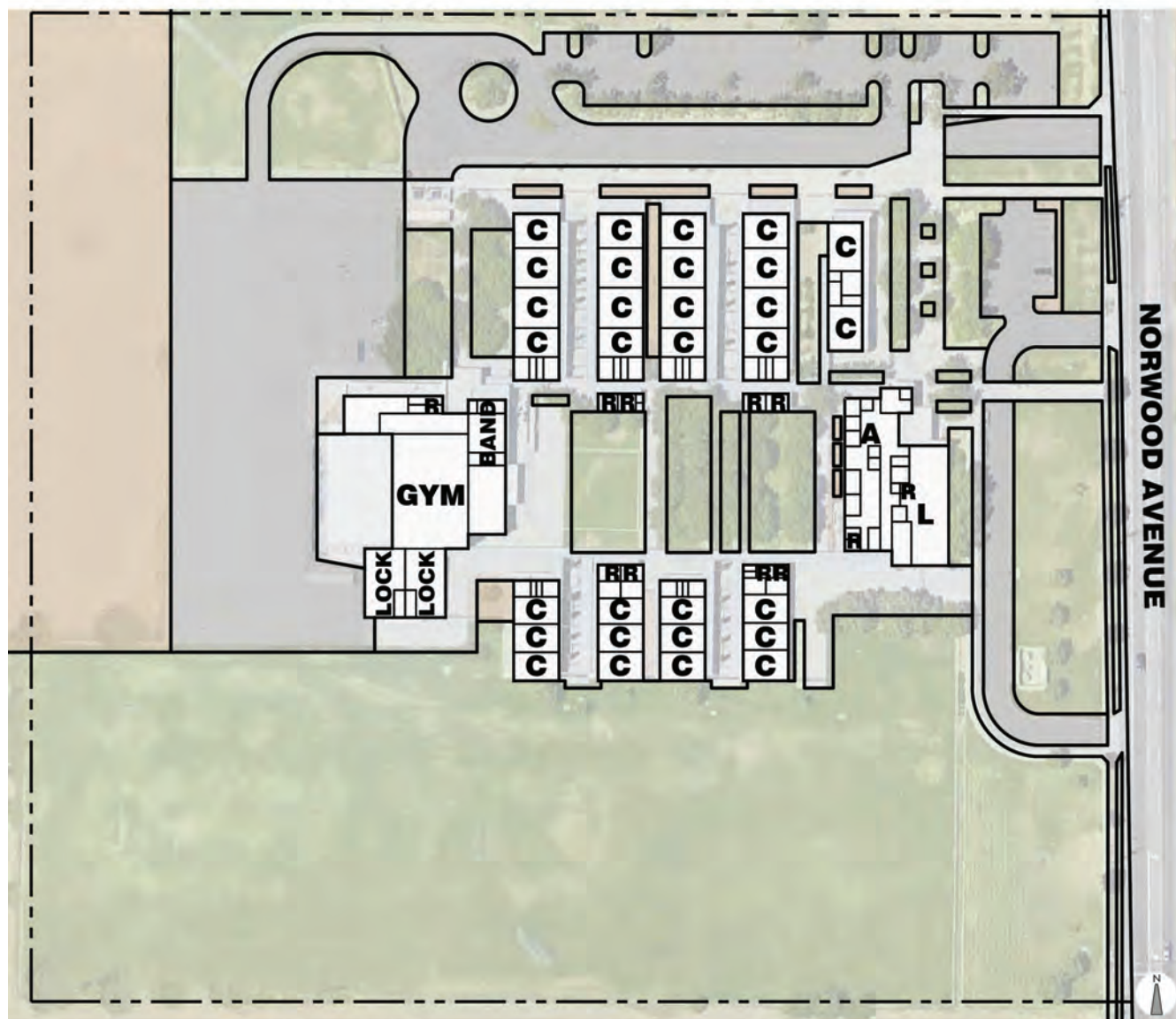


SCALE 1" = 120'



# NORWOOD JUNIOR HIGH SCHOOL

Existing Site Plan



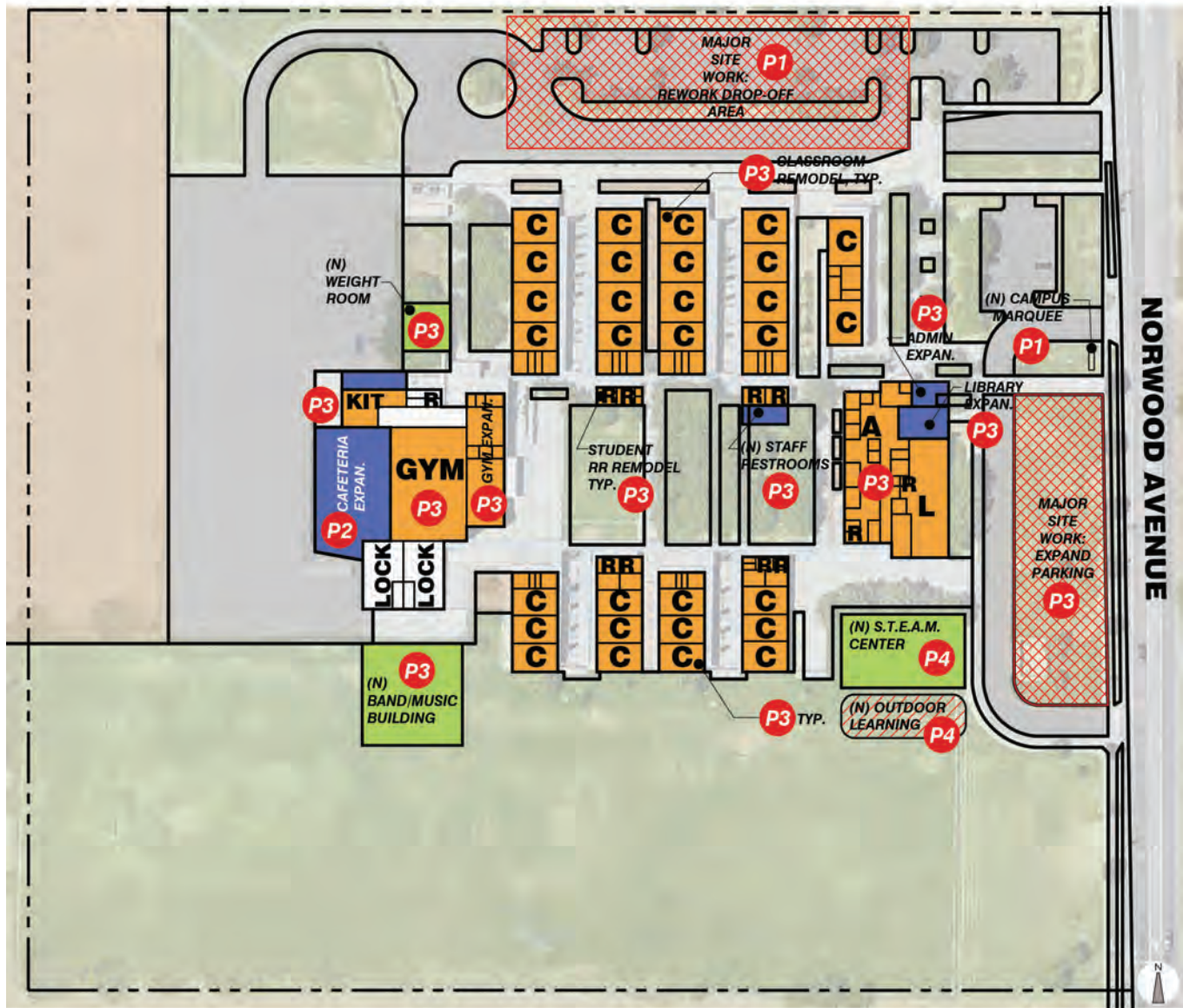
SCALE 1" = 120'

**ABBREVIATIONS:**

- A** ADMINISTRATION
- C** CLASSROOM
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- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

# NORWOOD JUNIOR HIGH SCHOOL

Existing Site Plan



SCALE 1" = 120'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES		
P1	1-5 YEARS	\$1,074,906.25
P2	6-15 YEARS	\$4,372,500.00
P3	16-20 YEARS	\$49,512,799.55
P4	21-25 YEARS	\$19,166,842.82
<b>TOTAL COST</b>		<b>\$74,127,048.61</b>

ABBREVIATIONS:

- A ADMINISTRATION
- C CLASSROOM
- K KINDERGARTEN
- MP MULTI-PURPOSE
- L LIBRARY
- PC PORTABLE CLASSROOM
- PR PORTABLE RESTROOM
- R RESTROOM

Note:

COST ARE SHOWN IN 2016 DOLLARS

Original 2015 plan was not revised as a part of the 2019 updates.



# NORWOOD JUNIOR HIGH SCHOOL

## Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$6,231,223
Priority 2	\$5,612,525
Priority 3	\$66,704,900
Priority 4	\$30,205,115
Priority IP	\$3,459,512
Priority C	\$436,402
<b>Total</b>	<b>\$112,649,677</b>

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$35,063	\$555,250	\$1,597,504	\$0	\$0	\$36,076	\$2,223,892
Building Envelope	\$0	\$0	\$2,440,631	\$2,250,732	\$0	\$14,099	\$4,705,461
Architectural	\$3,400,361	\$75,034	\$41,650,282	\$25,934,721	\$3,459,512	\$85,526	\$74,605,437
Mechanical	\$0	\$4,269,420	\$0	\$0	\$0	\$300,701	\$4,570,121
Electrical	\$0	\$150,068	\$2,424,193	\$471,661	\$0	\$0	\$3,045,921
Plumbing	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Technology	\$0	\$0	\$1,451,009	\$0	\$0	\$0	\$1,451,009
Fire & Life Safety	\$1,246,364	\$0	\$0	\$1,010,142	\$0	\$0	\$2,256,506
Security	\$1,549,436	\$562,753	\$1,259,355	\$537,859	\$0	\$0	\$3,909,403
Athletics/Activities	\$0	\$0	\$9,746,674	\$0	\$0	\$0	\$9,746,674
Nutrition Services	\$0	\$0	\$6,135,254	\$0	\$0	\$0	\$6,135,254
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Discipline Totals</b>	<b>\$6,231,223</b>	<b>\$5,612,525</b>	<b>\$66,704,900</b>	<b>\$30,205,115</b>	<b>\$3,459,512</b>	<b>\$436,402</b>	<b>\$112,649,677</b>

P1 Total	\$6,231,223
P1 + P2 Total	\$11,843,748
P1 + P2 + P3 Total	\$78,548,648
P1 + P2 + P3 + P4 Total	\$108,753,763
In Progress (IP) Total	\$3,459,512
Complete (C) Total	\$436,402
IP + C Totals	\$3,895,914

# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>CIVIL</b>					<b>\$2,223,892</b>
944	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	1	PQ	SPM	\$35,063
939	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$330,149
942	Regrade site to prevent flooding at bus loading area.	2	PQ	SD	\$225,101
938	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$1,109,378
940	Provide new dumpster pad in different location (current dumpster location is inefficient).	3	PQ	OTH	\$12,679
941	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$475,448
946	Provide new campus marquee appropriately located near front of campus. [Completed 2018]	C	2017+19U	SGNM18	\$26,014
947	NORWOOD JHS ASPHALT REPAIRS (024-15-780)	C	2017U	SPM14-15	\$10,063
<b>BUILDING ENVELOPE</b>					<b>\$4,705,461</b>
936	NORWOOD JHS ROOFING (015-15-780), 15-16FY	C	2017U	RFM15-16	\$931
937	NORWOOD JHS ROOFING (015-15-780), 16-17FY	C	2017U	RFM16-17	\$1,000
933	Replace existing roof per District standard.	3	PQ	RFR	\$2,440,631
934	Replace old exterior classroom windows with new energy efficient glazing and frames.	4	FRP	WDW	\$2,250,732
935	NORWOOD JHS ROOFING (015-15-780) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report.	C	2017U	RFM14-15	\$12,168
<b>ARCHITECTURE</b>					<b>\$74,605,437</b>



# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
913	Provide new room graphics and way-finding signage per ADA requirements. (See Principal Questionnaire)	1	PQ	GRP	\$34,361
917	Enclose and modernize existing outdoor Cafeteria/MPR (6,000 sf): Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	1	PQ	REN	\$3,366,000
914	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
888	Construct new (4,000 sf) addition to existing Administration/Clinic area. Provide sense of entry and properly sized lobby/reception area.	3	PQ	ADD	\$2,662,506
889	Construct new (3,000 sf) Wrestling/Weight room area per new District program standards.	3	PQ	ADD	\$1,996,880
890	Construct Main Gym: Provide new finishes, wood floor resurface and re-striping, trackable goals, etc.	3	PQ	ADD	\$13,645,343
891	Construct new (6,500 sf) Locker Room addition per new District Program standards. NOTE: currently Gym was decreased in size for Weight Room.	3	PQ	ADD	\$4,867,394
892	Construct new (4,000 sf) Band/Choir addition including Band, Choir, Orchestra, Dance, Black Box Theater, Restroom area, etc.	3	FRP	ADD	\$2,995,319
897	Provide window coverings at all classrooms.	3	FRP	BLD	\$134,710
898	Remove and replace ceiling tile to match other tiles. Wing 'B' rooms B-1 thru. B-6	3	PQ	CLG	\$45,643
899	Remove and replace ceiling tile to match other tiles. Wing 'A' rooms A-1 thru. A-6	3	PQ	CLG	\$45,643
900	Remove and replace ceiling tile to match other tiles. Wing 'C' rooms C-1 thru. C-9	3	PQ	CLG	\$76,072
901	Remove and replace ceiling tile to match other tiles. Wing 'D' rooms D-1 thru. D-10	3	PQ	CLG	\$83,679
902	Remove and replace ceiling tile to match other tiles. Wing 'T' rooms T-1 and T-2	3	PQ	CLG	\$24,850
903	Remove and replace educational/classroom casework throughout campus.	3	PQ	CWK	\$1,077,681
904	Remove and replace all exterior doors and frames.	3	PQ	DR	\$356,586
905	Install walk-in floor mat (VCT/carpet). See diagram.	3	PQ	FLR	\$55,469

# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
906	Remove and replace carpet. Wing 'B' rooms B-1 thru. B-6	3	PQ	FLR	\$109,543
907	Remove and replace carpet. Wing 'A' rooms A-1 thru. A-6	3	PQ	FLR	\$109,543
908	Remove and replace carpet. Wing 'C' rooms C-1 thru. C-9	3	PQ	FLR	\$182,572
909	Remove and replace carpet. Wing 'D' rooms D-1 thru. D-10	3	PQ	FLR	\$200,829
910	Remove and replace carpet. Wing 'T' rooms T-1 and T-2	3	PQ	FLR	\$59,640
911	Remove and replace carpet in Library.	3	PQ	FLR	\$54,772
912	Remove and replace VCT. Wing 'B' rooms B-1 thru. B-6	3	PQ	FLR	\$646,609
915	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$1,616,522
916	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$221,876
918	Modernize existing Administration (5,000 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$1,981,031
919	Modernize existing student and staff restrooms.	3	PQ	REN	\$1,109,378
920	Modernize existing Locker Room area. Provide new finishes, lockers, etc.	3	PQ	REN	\$2,218,755
921	Modernize existing (5,500 sf) Band/Choir area (including new finishes, instrument storage, acoustical treatment, etc.).	3	FRP	REN	\$3,050,788
922	Modernize CTE Shop Building: Include new finishes (flooring, painting, ceiling, etc.).	3	PQ	REN	\$1,981,031
924	I.T. MDF & IDF: Provide dedicated locked "Data" room to include dedicated HVAC conditioned for I.T. server and equipment.	3	PQ	TECH	\$39,621
893	Incorporate VAPA room at stage or in portable.	4	PQ	ADD	\$165,081
894	Add staff male restroom.	4	PQ	ADD	\$304,097
895	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,170,474
896	Construct new (23,000 sf) Competition Gym and athletic Locker Room area per new District program standards.	4	PQ	ADD	\$17,985,169
923	Modernize existing Library, include new finishes, shelving, circulation desk, etc.	4	PQ	REN	\$3,309,900





# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
925	NORWOOD JHS FLOORING REPLACEMENT ROOMS A5, C3, D8 & Tech 1 (011-15-780)	C	2017U	FLR14-15	\$20,760
926	NORWOOD JHS EXTERIOR PAINTING (007-15-780)	C	2017U	PTG14-15	\$32,417
927	NORWOOD JHS EXTERIOR PAINTING (007-15-780) - PBK Line Item: Paint previously painted exterior surfaces. (2015 Painting Project)	C	2017U	PTG15-16	\$32,350
928	NORWOOD JHS ENCLOSURE. MOD OUTDOOR CAFÉ (NEW)	IP	2017U	REN16-17	\$3,459,512
<b>MECHANICAL</b>					<b>\$4,570,121</b>
966	Majority of school has Carrier equipment installed in 2003. Replace units after expected 15 year lifespan.	2	PQ	HVAC	\$4,126,856
967	Cafeteria/Gym/Locker Building and Office/Library Building are served by Trane equipment installed in 2003. Replace units after expected 15 year lifespan.	2	PQ	HVAC	\$142,564
968	NORWOOD JHS HVAC CHANGEOUT - SERVER ROOM C1 (022-14-780)	C	2017U	HVAC	\$7,348
970	NORWOOD JHS Kitchen BLDG E HVAC CHANGEOUT (029-15-780)	C	2017U	HVAC14-15	\$29,494
971	NORWOOD JHS KITCHEN BLDG E HVAC CHANGEOUT (029-15-780) - PBK Line Item: Kitchen has temporary cooling equipment which is insufficient. Provide air conditioning.	C	2017U	HVAC15-16	\$70,108
964	Replace Trane equipment Alerton controls with District preferred controls. [Completed 2021]	C	2021U	HVAC	\$56,250
965	Replace local thermostat controls at Carrier equipment with controls tied into District energy management system. [Completed 2021]	C	2021U	HVAC	\$137,500
<b>ELECTRICAL</b>					<b>\$3,045,921</b>
953	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$150,068

# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
949	Campus Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$20,286
950	All classrooms in conjunction with addition/minor remodel: Add more power receptacles and circuits.	3	PQ	ELE	\$426,204
951	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$19,018
954	Administration: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural additions and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$63,393
955	All classrooms lighting fixtures in conjunction with addition/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system to comply with Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,331,887
956	Gymnasium lighting fixtures and switching controls: Replace with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$418,394
957	Gymnasium Locker Rooms lighting fixtures and switching controls: Replace with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$85,581
958	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$59,431
948	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$198,594
952	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	4	PQ	ELE	\$66,198



# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
959	Library lighting in conjunction with new/additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	4	PQ	LTG	\$206,869
<b>TECHNOLOGY</b>					<b>\$1,451,009</b>
987	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$1,451,009
<b>FIRE &amp; LIFE SAFETY</b>					<b>\$2,256,506</b>
960	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$963,059
962	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$16,830
963	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$266,475
961	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$1,010,142
<b>SECURITY</b>					<b>\$3,909,403</b>
976	Upgrade and replace existing clock and bell system campus-wide.	1	PQ	CLK	\$310,319
977	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$196,350
978	Upgrade and replace existing PA/intercom and communication system.	1	PQ	PA	\$331,720
979	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	PQ	SCM	\$535,033

# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
980	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	PQ	SCR	\$63,113
985	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$7,714
986	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$105,188
982	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$562,753
983	Provide fencing around remaining campus for access control.	3	PQ	SF	\$594,309
984	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$665,046
981	Provide card reader access portals at all remaining exterior doors (including classrooms).	4	PQ	SCR	\$537,859
<b>ATHLETICS/ACTIVITIES</b>					<b>\$9,746,674</b>
929	Construct six (6) new tennis courts (lighted).	3	PQ	AE	\$950,895
930	Construct new Baseball and Softball field complex with Tifway-419 natural turf fields, field sub-drainage, head-to-head irrigation coverage, NFHS standard outfield and foul territory distances with 8' tall field fencing, with chain link backstop, chain link fence.	3	PQ	AF	\$5,150,681
931	Construct a grass practice Soccer/Football field (230 x 400 ft.), including grading and irrigation).	3	PQ	AF	\$1,664,066
932	Construct new synthetic running track; (4 lane/400 meter).	3	PQ	AT	\$1,981,031
<b>NUTRITION SERVICES</b>					<b>\$6,135,254</b>
972	Construct new (6,500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$4,867,394
973	Provide Kitchen new equipment (allowance).	3	PQ	MEQ	\$316,965



# NORWOOD JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
974	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$950,895

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$6,231,223
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$5,612,525
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$66,704,900
4	Future Consideration (Life Expectancy 21-25 years)	\$30,205,115
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$3,459,512
C	Complete Scope of Work (Life Expectancy 0 years)	\$436,402
		<b>\$112,649,677</b>

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# RIO LINDA PREPARATORY ACADEMY



1101 G STREET  
RIO LINDA, CALIFORNIA 95673

ORIGINAL BUILDING COMPLETED: 1951  
BUILDING AREA: 55,705 SF  
SITE ACREAGE: 37.18  
BUILDING CAPACITY: 948

# RIO LINDA PREPARATORY ACADEMY

Aerial Image



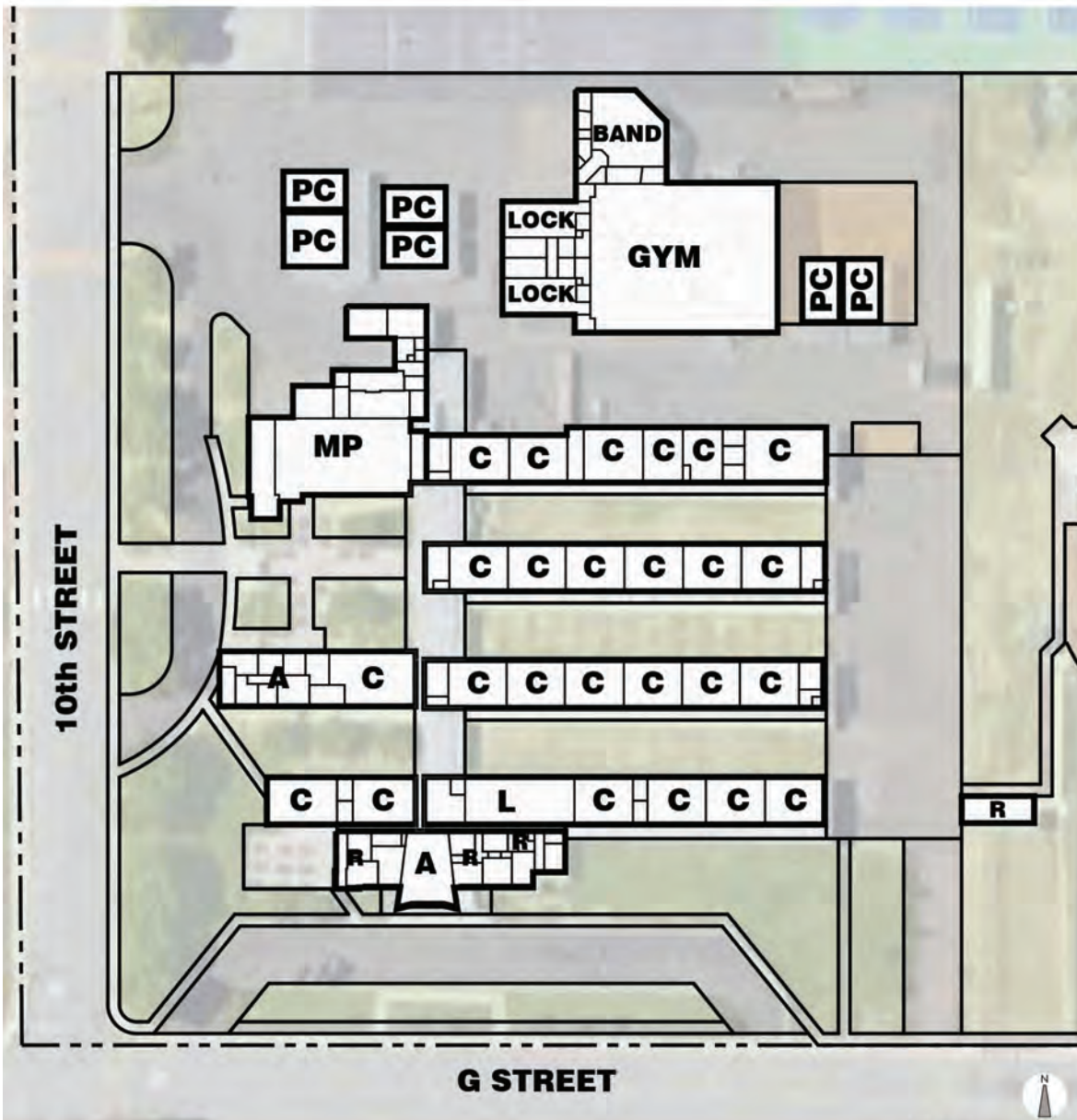
SCALE 1" = 250'





# RIO LINDA PREPARATORY ACADEMY

Existing Site Plan



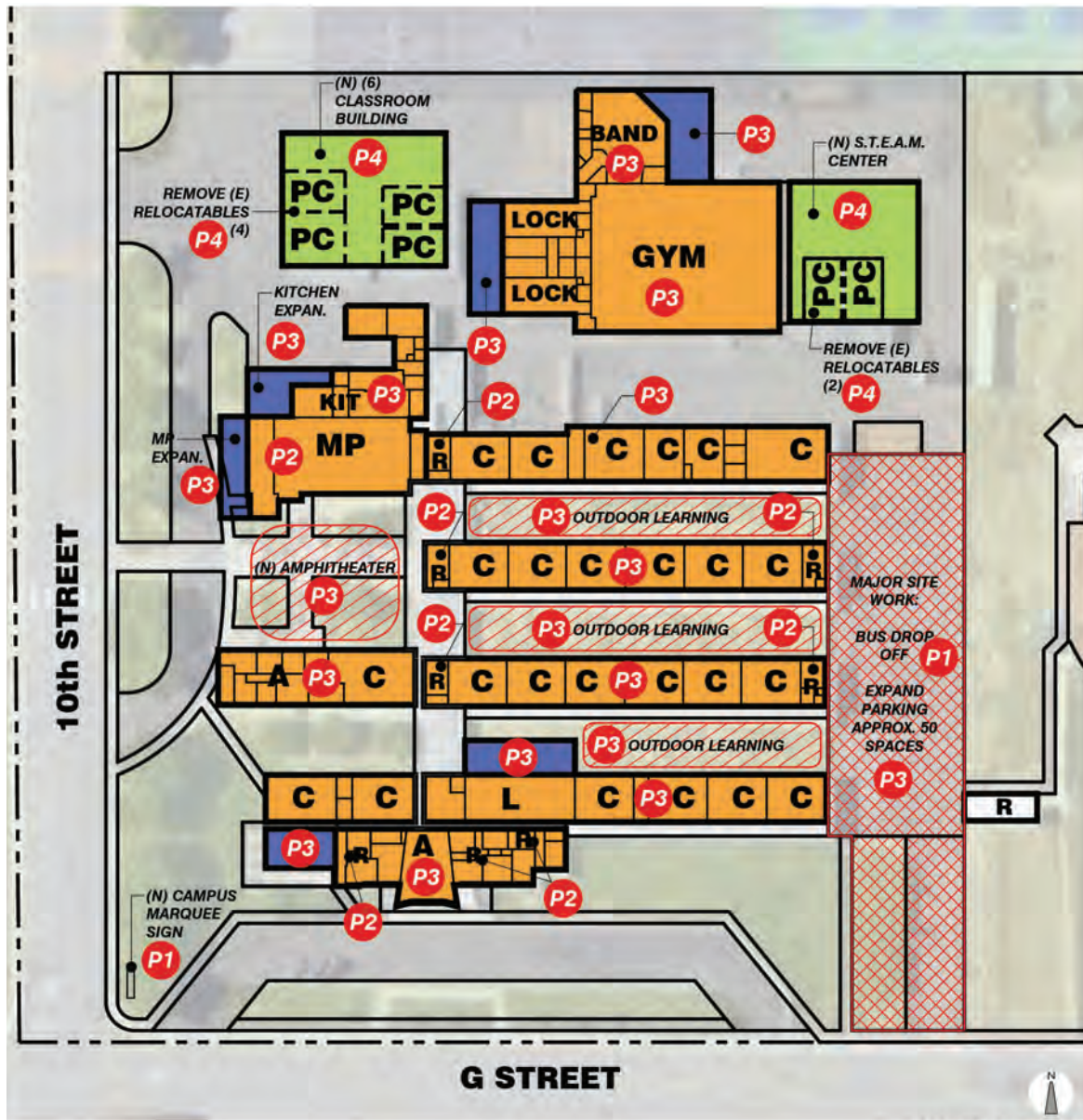
SCALE 1" = 100'

**ABBREVIATIONS:**

- A** ADMINISTRATION
- C** CLASSROOM
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

# RIO LINDA PREPARATORY ACADEMY

Proposed Site Plan



SCALE 1" = 100'

SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS	\$860,653.75	
P2	6-15 YEARS	\$2,334,040.50	
P3	16-20 YEARS	\$56,960,168.35	
P4	21-25 YEARS	\$21,040,852.59	
<b>TOTAL COST</b>		<b>\$81,195,715.19</b>	

ABBREVIATIONS:

A	ADMINISTRATION
C	CLASSROOM
MP	MULTI-PURPOSE
L	LIBRARY
PC	PORTABLE CLASSROOM
PR	PORTABLE RESTROOM
R	RESTROOM

Note:

COST ARE SHOWN IN 2016 DOLLARS

Original 2015 plan was not revised as a part of the 2019 updates.



# RIO LINDA PREPARATORY ACADEMY

## Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$3,405,789
Priority 2	\$7,443,843
Priority 3	\$73,097,466
Priority 4	\$28,118,660
Priority IP	\$0
Priority C	\$651,287
<b>Total</b>	<b>\$112,717,044</b>

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$59,606	\$504,227	\$685,437	\$0	\$0	\$232,375	\$1,481,645
Building Envelope	\$1,570,800	\$2,565,148	\$1,664,066	\$0	\$0	\$25,048	\$5,825,063
Architectural	\$66,619	\$3,263,968	\$53,464,572	\$25,544,153	\$0	\$92,142	\$82,431,454
Mechanical	\$0	\$161,323	\$798,752	\$140,671	\$0	\$99,791	\$1,200,536
Electrical	\$0	\$168,826	\$2,201,820	\$165,495	\$0	\$0	\$2,536,141
Plumbing	\$18,233	\$120,054	\$43,424	\$0	\$0	\$0	\$181,711
Technology	\$0	\$0	\$1,059,392	\$0	\$0	\$0	\$1,059,392
Fire & Life Safety	\$1,052,359	\$0	\$0	\$737,512	\$0	\$0	\$1,789,871
Security	\$638,173	\$660,297	\$881,761	\$537,859	\$0	\$201,931	\$2,920,020
Athletics/Activities	\$0	\$0	\$6,735,506	\$992,970	\$0	\$0	\$7,728,476
Nutrition Services	\$0	\$0	\$5,562,736	\$0	\$0	\$0	\$5,562,736
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Discipline Totals</b>	<b>\$3,405,789</b>	<b>\$7,443,843</b>	<b>\$73,097,466</b>	<b>\$28,118,660</b>	<b>\$0</b>	<b>\$651,287</b>	<b>\$112,717,044</b>

<b>P1 Total</b>	<b>\$3,405,789</b>
<b>P1 + P2 Total</b>	<b>\$10,849,632</b>
<b>P1 + P2 + P3 Total</b>	<b>\$83,947,098</b>
<b>P1 + P2 + P3 + P4 Total</b>	<b>\$112,065,757</b>
<b>In Progress (IP) Total</b>	<b>\$0</b>
<b>Complete (C) Total</b>	<b>\$651,287</b>
<b>IP + C Totals</b>	<b>\$651,287</b>

# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>CIVIL</b>					<b>\$1,481,645</b>
1252	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$59,606
1248	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$331,649
1249	Provide new booster pump for park irrigation.	2	PQ	IRR	\$75,034
1253	Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	2	PQ	SPM	\$97,544
1247	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$51,507
1250	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$475,448
1251	Courtyards between buildings floods during rain - provide storm drainage system serving these areas. [Completed 2021]	C	2021U	SD	\$232,375
1254	Provide additional parking per District standards (visitors, student and staff).	3	PQ	SPN	\$158,483
<b>BUILDING ENVELOPE</b>					<b>\$5,825,063</b>
1245	RIO LINDA PREP ROOFING (015-15-714), 15-16FY	C	2017U	RFM15-16	\$24,048
1246	RIO LINDA PREP ROOFING (015-15-714), 16-17FY	C	2017U	RFM16-17	\$1,000
1242	Replace existing roof per District standard.	1	2019U	RFR	\$1,570,800
1244	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	2	2017U	RFM14-15	\$2,565,148
1243	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$1,664,066



# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>ARCHITECTURE</b>					<b>\$82,431,454</b>
1208	Main Gym bleacher repair.	1	FRP	BLC	\$42,075
1221	Provide new room graphics and way-finding signage per ADA requirements (include accessible signage in Girls' Locker Room).	1	PQ	GRP	\$24,544
1222	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$225,101
1226	Modernize Cafeteria/MPR (4,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$3,038,867
1196	Construct new (6,500 sf ) addition to existing Administration, Teachers' Workroom/break room/Clinic area. Provide secure sense of entry.	3	PQ	ADD	\$3,785,751
1197	Construct new (3,000 sf) Wrestling/Weight room area per new District program standards.	3	PQ	ADD	\$1,996,880
1198	Construct new (7,500 sf) Music Center addition per District standards.	3	PQ	ADD	\$4,368,174
1199	Construct new Locker Room addition to accommodate Boys' and Girls' P.E. and Athletics per District standards.	3	PQ	ADD	\$6,656,265
1200	Construct new (3,500 sf) Library addition per District standards.	3	PQ	ADD	\$2,329,693
1201	Construct new (7,500 sf) addition at existing Multi-Purpose Room to include new stage to accommodate new VAPA/Music Room requirements.	3	PQ	ADD	\$4,368,174
1202	Construct new (7,500 sf) Locker Room addition. Include new finishes and misc. wall repair, new lockers and reconfigure restroom to ensure ADA accessibility in existing Locker Rooms;	3	PQ	ADD	\$4,992,199
1203	Construct new (13,000 sf) Gym addition per new District program standards.	3	PQ	ADD	\$8,653,145
1209	Provide window coverings at all classrooms.	3	FRP	BLD	\$99,052
1210	Remove and replace damaged glue-up ceiling tiles in all classrooms.	3	PQ	CLG	\$160,844
1211	Replace old wood canopy breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$277,344

# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1212	Remove and replace educational/classroom casework throughout all 25 classrooms. Provide ADA accessible sink locations.	3	PQ	CWK	\$792,413
1213	Remove and replace all exterior doors and frames.	3	PQ	DR	\$446,921
1214	Install walk-in mat (VCT/carpet).	3	PQ	FLR	\$47,545
1215	Remove and replace VCT at Rooms 14, 15, 16 and 17.	3	PQ	FLR	\$62,303
1216	Remove and replace VCT at Rooms 22, 23, 24, 25, 26 and 27.	3	PQ	FLR	\$91,971
1217	Remove and replace VCT at Rooms 30, 31, 32, 33, 34, and 35.	3	PQ	FLR	\$91,971
1218	Remove and replace VCT at Rooms 41, 42, 43, 44 and 45.	3	PQ	FLR	\$59,013
1219	Remove and replace VCT at Rooms 11 and 12.	3	PQ	FLR	\$29,934
1220	Remove and replace VCT at Rooms 20 and 21.	3	PQ	FLR	\$50,835
1223	Remove and replace marker board/tack board in all classrooms.	3	PQ	MBTB	\$1,188,619
1224	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$177,500
1225	Paint previously paint interior surfaces throughout classrooms.	3	PQ	PTG	\$95,090
1227	Modernize Gym: Include new finishes and misc. wall repair, new lockers and reconfigure restroom to ensure ADA accessibility in existing Locker Rooms; refinish Gym floor, provide additional Locker Rooms, storage, public restrooms, replace	3	PQ	REN	\$4,754,475
1228	Modernize all (6) portable classroom buildings. Include new flooring, paint, miscellaneous exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$237,724
1229	Modernize existing Administration (2,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$990,516
1230	Modernize existing music area (include new finishes, instrument storage, etc.).	3	PQ	REN	\$792,413
1231	Modernize existing Library. Include new finishes, shelving, circulation desk, etc.	3	PQ	REN	\$1,584,825



# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1232	ADA - Reconfigure student and staff restroom to comply with ADA requirements.	3	PQ	REN	\$637,892
1233	Modernize Locker Rooms. Include new finishes and misc. wall repair, new lockers and reconfigure restroom to ensure ADA accessibility in existing Locker Rooms;	3	PQ	REN	\$1,664,066
1234	Modernize CTE Shop Building: Include new finishes (flooring, painting, ceiling, etc.).	3	PQ	REN	\$1,981,031
1204	Construct new (23,000 sf) competition Gym and athletic Locker Room area per new District program standards.	4	PQ	ADD	\$15,986,817
1205	Construct new (6) classroom addition to replace all portable classrooms with integral Special Education Learning Center.	4	PQ	ADD	\$4,691,783
1206	Construct new S.T.E.A.M. Center building.	4	PQ	ADD	\$4,691,783
1207	Incorporate VAPA room at stage or in portable.	4	PQ	ADD	\$173,770
1235	RIO LINDA PREP FLOORING REPLACEMENT ROOMS 15, 20 and office (011-15-714)	C	2017U	FLR14-15	\$10,336
1236	RIO LINDA PREP EXTERIOR PAINTING (006-15-714) - PBK Line Item: Paint exterior previously painted surfaces. (2015 Painting Project)	C	2017U	PTG14-15	\$41,455
1237	RIO LINDA PREP EXTERIOR PAINTING (006-15-714)	C	2017U	PTG15-16	\$40,352
<b>MECHANICAL</b>					<b>\$1,200,536</b>
1273	Replace Gym coaches mini-split AC units.	2	PQ	HVAC	\$15,007
1274	Replace Trane air handler in multipurpose room which is in poor condition.	2	PQ	HVAC	\$93,792
1275	Remove abandoned boiler and related asbestos piping and other appurtenances in multipurpose building.	2	PQ	HVAC	\$52,524
1277	Majority of school has Trane packaged equipment installed in 2004. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$722,680
1279	Portable buildings have Bard exterior wall mounted equipment installed in 2004. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$76,072
1280	Provide flexible duct connection at existing packaged rooftop units due to duct noise issues.	4	PQ	HVAC	\$140,671

# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1276	Replace Tridium controls with District preferred Pelican controls. [Completed 2021]	C	2021U	HVAC	\$77,291
1278	Replace local thermostat controls at portable buildings with controls tied into District energy management system. [Completed 2021]	C	2021U	HVAC	\$22,500
<b>ELECTRICAL</b>					<b>\$2,536,141</b>
1263	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	2	PQ	LTG	\$168,826
1256	Provide ground fault interrupting testing and adjust to remedy the campus outdoor 2000A, 277/480 volt Main Switchboard's main circuit breakers frequent tripping.	3	PQ	ELE	\$71,317
1257	Administration general and computer use receptacles/outlets: Add power outlets and circuits in conjunction with the architectural additions and minor remodel.	3	PQ	ELE	\$20,286
1258	Replace existing exposed broken EMT conduits and associate fittings on roof in conjunction with roof maintenance and repair.	3	PQ	ELE	\$95,090
1259	Typical classrooms in conjunction with classroom remodel: Add more power outlets and circuits.	3	PQ	ELE	\$353,708
1260	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$19,018
1261	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$31,697





# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1264	Campus has no existing building master lighting control system in place. All local manual switching with no occupancy sensors to auto shut off of lighting when room is not occupy, exception only in the Library room. No day light sensor in place. Recommend adding new occupancy sensors in all rooms; ceiling mounted type in large rooms, wall mounted type in small offices and/or rooms.	3	PQ	LTG	\$23,772
1265	All classrooms lighting fixtures are obsolete, exceeded their life expectancy and are manually switched. Recommend to replace with energy efficient LED lighting fixtures and lighting control system to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$1,093,450
1266	Gymnasium lighting fixtures with local manual switching are obsolete, exceeded their life expectancy. Recommend replacement with energy efficient LED lighting fixtures and lighting control system.	3	PQ	LTG	\$335,000
1267	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$59,431
1268	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$99,052
1255	Upgrade/replace emergency generator and automatic transfer switch.	4	PQ	EG	\$165,495
<b>PLUMBING</b>					<b>\$181,711</b>
1288	Campus sanitary sewer - Drains through old septic tank before exiting grounds. Septic tank backs up frequently - remove septic tank or bypass.	1	PQ	PLB	\$6,311

# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1297	Replace water heater and circulation pump serving Kitchen located in boiler room. Also provide seismic strap, expansion tank, drain pan and discharge T&P to approved receptacle, provide gas dirtleg before equipment connection.	1	PQ	WTRH	\$11,921
1285	Replace inoperable drinking fountains and provide new drinking fountains where needed.	2	PQ	EDF	\$90,041
1289	In-ground hose bibbs are generally broken throughout campus - replace.	2	PQ	PLB	\$30,014
1286	Replace custodial sinks (old and need replacement).	3	PQ	FXT	\$39,621
1287	Waterless urinals at Boys' at 41 - replace.	3	PQ	FXT	\$3,804
<b>TECHNOLOGY</b>					<b>\$1,059,392</b>
1310	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$1,059,392
<b>FIRE &amp; LIFE SAFETY</b>					<b>\$1,789,871</b>
1269	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$703,136
1271	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$35,063
1272	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$314,160
1270	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$737,512



# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>SECURITY</b>					<b>\$2,920,020</b>
1300	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$131,835
1302	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	FRP	SCM	\$390,631
1303	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
1308	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$52,594
1305	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$562,753
1309	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	2	PQ	SL	\$97,544
1306	Provide fencing around remaining campus for access control.	3	PQ	SF	\$396,206
1301	Upgrade and replace existing PA/intercom and communication system. [Completed 2020]	C	2021U	PA	\$104,447
1299	Upgrade and replace existing clock and bell system campus-wide. [Completed 2020]	C	2021U	CLK	\$97,484
1307	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$485,555
1304	Provide card reader access portals at all remaining exterior doors (including classrooms).	4	FRP	SCR	\$537,859
<b>ATHLETICS/ACTIVITIES</b>					<b>\$7,728,476</b>
1239	Construct new Baseball and Softball field complex with Tifway-419 natural turf fields, field sub-drainage, head-to-head irrigation coverage, NFHS standard outfield and foul territory distances with 8' tall field fencing, with chain link backstop, chain li	3	PQ	AF	\$4,952,578

# RIO LINDA PREPARATORY ACADEMY

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1241	Construct new synthetic running track; (4 lane/400 meter).	3	PQ	AT	\$1,782,928
1238	Construct six (6) new tennis courts (lighted).	4	PQ	AE	\$992,970
<b>NUTRITION SERVICES</b>					<b>\$5,562,736</b>
1282	Construct new (5,500 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$3,660,946
1283	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$316,965
1284	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	REN	\$1,584,825

PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$3,405,789
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$7,443,843
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$73,097,466
4	Future Consideration (Life Expectancy 21-25 years)	\$28,118,660
IP	In Progress Scope of Work (Life Expectancy 0 years)	\$0
C	Complete Scope of Work (Life Expectancy 0 years)	\$651,287
		<b>\$112,717,044</b>



# RIO TIERRA JUNIOR HIGH SCHOOL



3201 NORTHSTEAD DRIVE  
SACRAMENTO, CALIFORNIA 95833

ORIGINAL BUILDING COMPLETED: 1957  
BUILDING AREA: 66,370 SF  
SITE ACREAGE: 24.5  
BUILDING CAPACITY: 870  
CURRENT ENROLLMENT: 468  
ENROLLMENT AS OF: 07/2019

# RIO TIERRA JUNIOR HIGH SCHOOL

Aerial Image

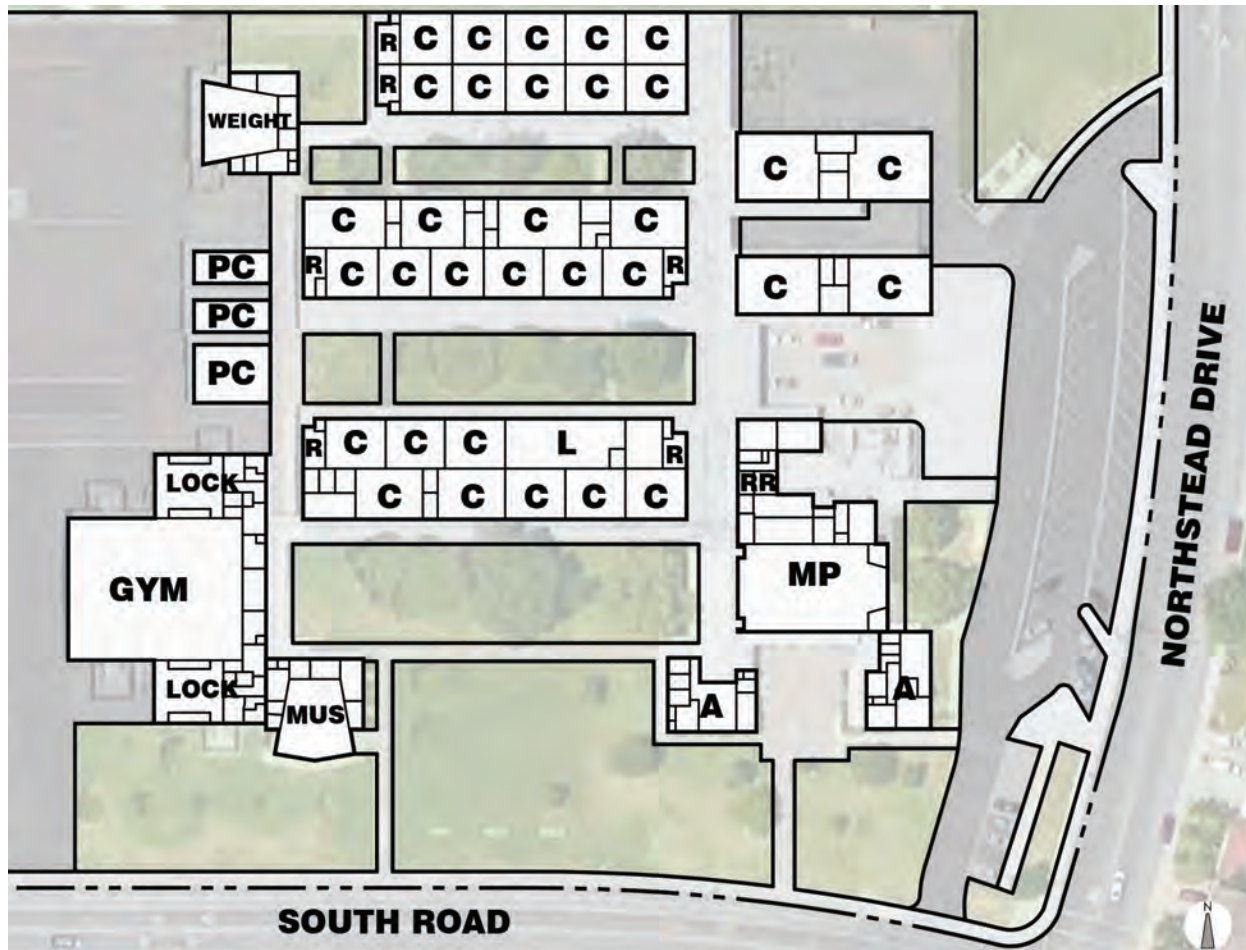


SCALE 1" = 150'



# RIO TIERRA JUNIOR HIGH SCHOOL

Existing Site Plan



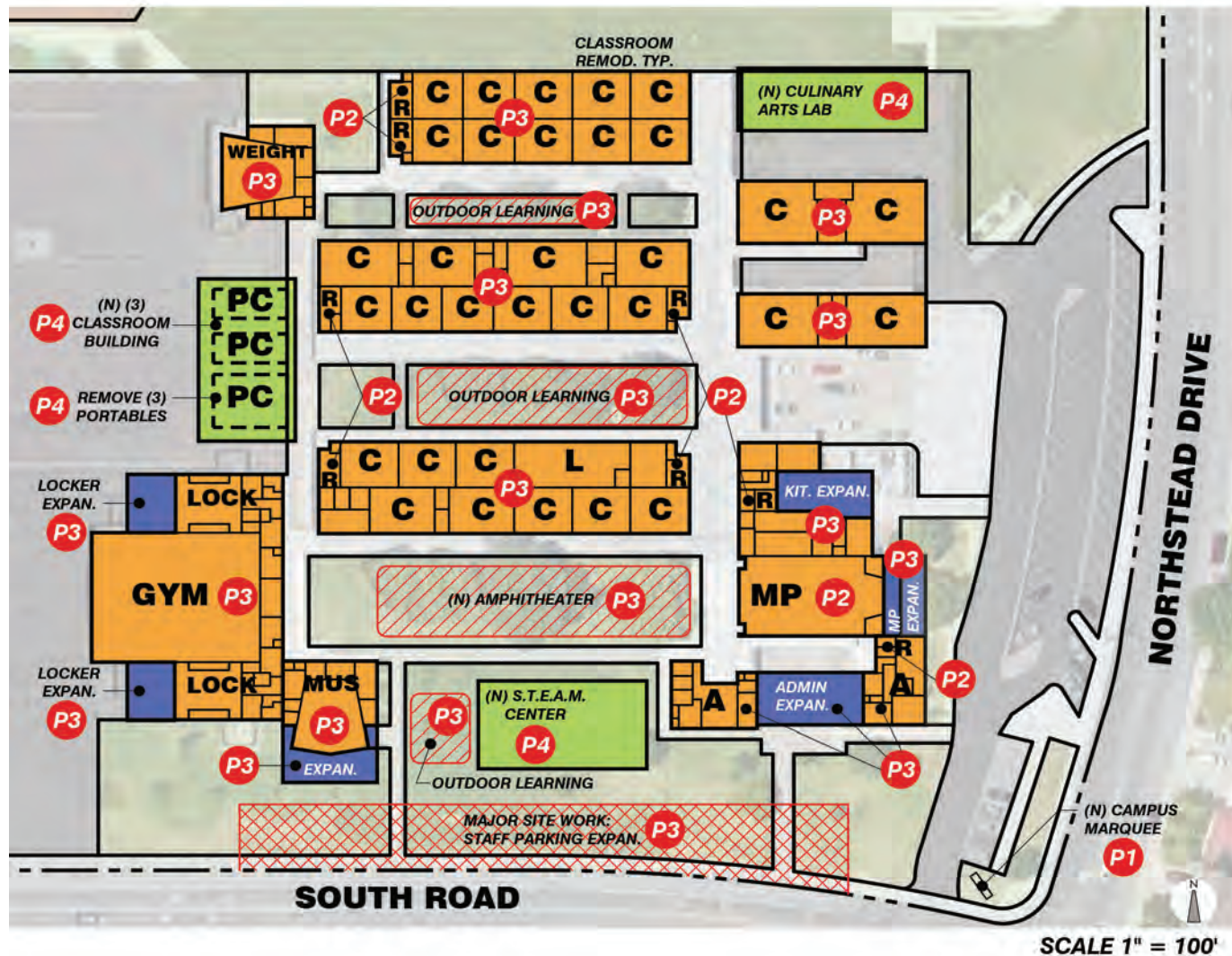
SCALE 1" = 100'

**ABBREVIATIONS:**

- A** ADMINISTRATION
- C** CLASSROOM
- MP** MULTI-PURPOSE
- L** LIBRARY
- PC** PORTABLE CLASSROOM
- PR** PORTABLE RESTROOM
- R** RESTROOM

# RIO TIERRA JUNIOR HIGH SCHOOL

Proposed Site Plan



SCOPE
EXISTING BLDG. - NO WORK
MODERNIZATION
BUILDING EXPANSION
NEW BUILDINGS

PRIORITY KEYNOTES			
P1	1-5 YEARS		\$1,197,919.25
P2	6-15 YEARS		\$2,733,104.00
P3	16-20 YEARS		\$53,975,961.88
P4	21-25 YEARS		\$19,511,443.19
<b>TOTAL COST</b>			<b>\$77,418,428.31</b>

- ABBREVIATIONS:
- A ADMINISTRATION
  - C CLASSROOM
  - K KINDERGARTEN
  - MP MULTI-PURPOSE
  - L LIBRARY
  - PC PORTABLE CLASSROOM
  - PR PORTABLE RESTROOM
  - R RESTROOM

Note:

Original 2015 plan was not revised as a part of the 2019 updates.

COST ARE SHOWN IN 2016 DOLLARS





# RIO TIERRA JUNIOR HIGH SCHOOL

## Facility Totals

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

Priority	Total Cost
Priority 1	\$2,393,626
Priority 2	\$8,920,868
Priority 3	\$72,160,941
Priority 4	\$26,389,767
Priority IP	-\$15,573
Priority C	\$1,927,797
<b>Total</b>	<b>\$111,777,425</b>

Discipline	Priority 1	Priority 2	Priority 3	Priority 4	Priority IP	Priority C	Total Cost
Civil	\$61,009	\$595,768	\$1,131,565			\$1,282,755	\$3,071,097
Building Envelope		\$4,075,638	\$2,218,755			\$315,044	\$6,609,437
Architectural	\$60,833	\$2,708,718	\$51,665,137	\$23,980,226		\$99,741	\$78,514,655
Mechanical	\$37,868	\$703,066	\$935,047				\$1,675,980
Electrical	\$157,781		\$183,047				\$340,829
Plumbing	\$77,320	\$274,924	\$39,621				\$391,864
Technology			\$1,264,690				\$1,264,690
Fire & Life Safety	\$1,140,695			\$878,712		\$6,259	\$2,025,666
Security	\$858,120	\$562,753	\$1,172,826	\$537,859		\$223,999	\$3,355,556
Athletics/Activities			\$8,716,538	\$992,970	-\$15,573		\$9,693,934
Nutrition Services			\$4,833,716				\$4,833,716
Other							\$0
<b>Discipline Totals</b>	<b>\$2,393,626</b>	<b>\$8,920,868</b>	<b>\$72,160,941</b>	<b>\$26,389,767</b>	<b>-\$15,573</b>	<b>\$1,927,797</b>	<b>\$111,777,425</b>

P1 Total	\$2,393,626
P1 + P2 Total	\$11,314,493
P1 + P2 + P3 Total	\$83,475,435
P1 + P2 + P3 + P4 Total	\$109,865,201
In Progress (IP) Total	-\$15,573
Complete (C) Total	\$1,927,797
IP + C Totals	\$1,912,224

# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>CIVIL</b>					<b>\$3,071,097</b>
1363	Provide new campus marquee appropriately located near front of campus.	1	PQ	SGN	\$61,009
1359	Provide new drought tolerant landscaping and irrigation with controls (allowance).	2	PQ	IRR	\$333,150
1362	Site drainage in courtyards need addressed and RWLs tied in.	2	PQ	SD	\$262,618
1358	Replace existing freestanding canopies between buildings.	3	PQ	CNPY	\$237,724
1361	Add or modify existing outdoor amphitheater to serve as an outdoor learning space. Provide adequate shade and seating area for entire student body and provide multiple outdoor learning spaces. Each space to accommodate 80 students each for collaborative learning (assuming two classes of 40 students each for collaborative learning). Outdoor learning environments will be wireless capable to support outdoor instructional programs. The design of the outdoor learning spaces are to support project based learning (i.e. sundials, gardens, etc.).	3	PQ	REN	\$475,448
1364	Provide additional parking per District standards of 150 spaces (visitor & staff). Currently have 84 spaces.	3	PQ	SPN	\$418,394
1360	Provide new dumpster pad in different location (current dumpster location is inefficient).	C	2017U	OTH	\$8,415
1365	RIO TIERRA JHS ASPHALT IMPROVEMENTS (021-14-750)	C	2017U	SPM14-15	\$379,312
1366	RIO TIERRA JHS ASPHALT IMPROVEMENTS (021-14-750) - PBK Line Item: Provide miscellaneous parking and play area paving repairs/resurfacing and re-stripe to ensure proper ADA parking spaces and accessible route.	C	2017U	SPM15-16	\$892,029
1367	RIO TIERRA JHS ASPHALT IMPROVEMENTS (021-14-750) - Hardcourt	C	2017U	SPM16-17	\$3,000
<b>BUILDING ENVELOPE</b>					<b>\$6,609,437</b>
1352	Provide miscellaneous roof maintenance and repair per 2016 Roof Assessment Report.	2	PQ	RFR	\$3,805,517
1354	Provide extensive exterior plaster wall repair throughout campus.	2	PQ	WRE	\$270,122



# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

All cost estimates are in 2021 dollars and include total soft costs. Inflation values are based on priority assigned. Items marked as complete are shown with their final dollar value at time of completion.

ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1353	Replace old exterior classroom windows with new energy efficient glazing and frames.	3	PQ	WDW	\$2,218,755
1419	RIO TIERRA JHS GYM ROOF [Completed 2021]	C	2021U	RFM19	\$155,211
1355	RIO TIERRA JHS ROOFING (2015) (015-15-750)	C	2017U	RFM14-15	\$1,883
1356	RIO TIERRA JHS ROOFING (2015) (015-15-750) - PBK Line Item: Provide miscellaneous roof maintenance and repair as proposed by 2016 Roof Assessment Report.	C	2017U	RFM15-16	\$24,152
1357	RIO TIERRA JHS ROOFING (2017) (069-17-750) [Completed 2018]	C	2017+19U	RFM16-17	\$133,798
<b>ARCHITECTURE</b>					<b>\$78,514,655</b>
1321	Main Gym bleacher repair.	1	PQ	BLC	\$35,063
1329	Provide new room graphics and way-finding signage per ADA requirements.	1	PQ	GRP	\$25,771
1330	Provide "super" graphics paint package (include wall mural at MPR and floor logo).	2	PQ	GRP	\$75,034
1334	Modernize Cafeteria/MPR (4,500 sf). Include all new finishes (flooring, paint, hard-surface wall treatment, ceiling, etc.), acoustical treatment, stage, window replacement, etc.	2	PQ	REN	\$1,688,259
1335	Modernize Boys' and Girls' student restrooms (2 set). Include all new finishes (ceiling, walls, flooring, etc.), fixtures, partitions to ensure ADA accessibility.	2	PQ	REN	\$787,854
1336	Modernize Mens' and Womens' staff restrooms (2 set). Include all new finishes (ceiling, walls, flooring, etc.), fixtures, partitions to ensure ADA accessibility.	2	PQ	REN	\$157,571
1311	Construct new (6,500 sf) addition to Administration area per new District program standards. Provide secure sense of entry.	3	PQ	ADD	\$4,326,572
1312	Construct new (3,500 sf) Library addition. Include new finishes, shelving, circulation desk, etc. Construct new addition per District standards.	3	PQ	ADD	\$2,329,693
1313	Construct new (7,500 sf) MPR addition. Include new finishes, new energy efficient windows, acoustic treatment, etc. Include VAPA room with stage.	3	PQ	ADD	\$4,992,199

# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1314	Construct new (5,000 sf) Boys' and Girls' Locker Room addition. Include all new finishes (flooring, paint, etc.), fixtures, lockers, etc.	3	PQ	ADD	\$2,912,116
1315	Construct new (13,000 sf) Gym addition per new District program standards.	3	PQ	ADD	\$8,653,145
1316	Construct new (6,500 sf) Band/Choir addition. Including Band, Choir, Orchestra, Dance, Black Box Theater, Restroom area, etc.	3	FRP	ADD	\$4,326,572
1322	Provide window coverings at all classrooms.	3	FRP	BLD	\$138,672
1323	Remove and replace ceiling tiles. Provide new District standard lay-in acoustical tile and grid throughout all classrooms.	3	PQ	CLG	\$530,916
1324	Repair old wooden breezeway structures along classroom wings and provide proper piping supports.	3	PQ	CNPY	\$1,981,031
1325	Remove and replace educational/classroom casework throughout campus. Provide ADA accessible sink locations.	3	PQ	CWK	\$1,109,378
1326	Remove and replace all exterior doors and frames.	3	PQ	DR	\$1,426
1327	Remove and replace VCT and carpet throughout campus.	3	PQ	FLR	\$1,274,199
1328	Install walk-in mat (VCT/carpet).	3	PQ	FLR	\$58,639
1331	Remove and replace marker board/tack board in all classrooms.	3	PQ	MTB	\$1,664,066
1332	Paint previously painted exterior surfaces (life cycle).	3	PQ	PTG	\$212,367
1333	Paint previously painted interior surfaces.	3	PQ	PTG	\$117,277
1337	Modernize Library. Include new finishes, shelving, circulation desk, etc.). Construct new addition per District standards.	3	PQ	REN	\$1,584,825
1338	Modernize existing Administration (2,500 sf). Include new finishes (floors, walls, ceiling), casework, new windows, etc. Provide secure sense of entry.	3	PQ	REN	\$990,516
1339	Modernize Boys' and Girls' Locker Room attached to either side of Gymnasium building. Include all new finishes (flooring, paint, etc.), fixtures, lockers, etc.	3	PQ	REN	\$3,486,615



# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1340	Modernize existing Gym. Include wood floor resurfacing, new finishes, exterior window-wall replacement-existing leaks badly, additional insulation, new seat tops for bleachers, sound system, scoreboard, HVAC system-currently none, etc. - (see principal survey)	3	PQ	REN	\$3,169,650
1341	Modernize all (3) portable classroom buildings. Include new flooring, paint, miscellaneous exterior roofing and siding repairs, etc. Provide secondary emergency means of egress.	3	PQ	REN	\$118,862
1342	Modernize/Repurpose "old band building" currently being used as a fitness/weight room into new S.T.E.A.M. program.	3	PQ	REN	\$2,139,514
1343	Modernize Wrestling/Weight Room area per new District program standards.	3	PQ	REN	\$1,664,066
1344	Modernize existing (3,000 sf) Band/Choir area (including new finishes, instrument storage, acoustical treatment, etc.).	3	FRP	REN	\$1,901,790
1345	Modernize CTE Shop Building: Include new finishes (flooring, painting, ceiling, etc.).	3	PQ	REN	\$1,981,031
1317	Construct new (23,000 sf) competition Gym and athletic Locker Room area per new District program standards.	4	PQ	ADD	\$15,986,817
1318	Construct new (4) classroom addition to replace all portable classrooms.	4	PQ	ADD	\$3,127,856
1319	Construct new S.T.E.A.M. Center building.	4	FRP	ADD	\$4,691,783
1320	Incorporate VAPA room at stage or in portable.	4	PQ	ADD	\$173,770
1346	RIO TIERRA JHS EXTERIOR PAINTING (054-15-750)	C	2017U	PTG14-15	\$99,741
<b>MECHANICAL</b>					<b>\$1,675,980</b>
1378	Remove asbestos piping.	1	PQ	HVAC	\$13,324
1379	Replace inadequate Kitchen hoods and exhaust fan with code compliant system.	1	PQ	HVAC	\$24,544
1380	Replace mini-split air conditioners serving room 51A with packaged rooftop equipment.	2	PQ	HVAC	\$54,024
1381	Remove two abandoned boiler plants, piping and related equipment.	2	PQ	HVAC	\$90,041

# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1382	Cafeteria and Gymnasium buildings have Trane packaged equipment installed in 2005. Replace units after expected 15 year lifespan.	2	PQ	HVAC	\$525,236
1383	Replace inadequate restroom exhaust fans.	2	PQ	HVAC	\$33,765
1384	Majority of school has Carrier heat pump units installed in 1995. Replace units which have exceeded their expected lifespan. Gas has been run for future to replace heat pumps with typical packaged units.	3	PQ	HVAC	\$697,323
1385	Replace Tridium controls with District preferred controls.	3	PQ	HVAC	\$206,820
1386	Replace local thermostat controls at portable buildings with controls tied into District energy management system.	3	PQ	HVAC	\$11,886
1387	Portable buildings have Bard exterior wall mounted equipment. Replace units after expected 15 year lifespan.	3	PQ	HVAC	\$19,018
<b>ELECTRICAL</b>					<b>\$340,829</b>
1370	Multi-Purpose Room lighting in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	1	PQ	LTG	\$157,781
1368	Kitchen in conjunction with addition/remodel: Add more power outlets and circuits for Kitchen equipment and appliances. New additional panel is required. Recommend adding new receptacle outlets and circuits.	3	PQ	ELE	\$19,018
1369	Library and Computer Rooms in conjunction with new/additions/remodel: Add power outlets and circuits for computers and Library equipment.	3	PQ	ELE	\$25,357
1371	Kitchen in conjunction with additions/minor remodel: Replace with energy efficient LED lighting fixtures and lighting control system in conjunction with the architectural addition and minor remodel to comply with current Title 24 lighting requirements with automatic occupancy sensors and daylight sensors.	3	PQ	LTG	\$59,431



# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1372	Library lighting in conjunction with new/ additions/remodel: Replace existing lighting with energy efficient LED fixtures and lighting control system in conjunction with the architectural additions and minor remodel in order to comply with current Title 24 lighting requirement.	3	PQ	LTG	\$79,241
<b>PLUMBING</b>					<b>\$391,864</b>
1396	Condensate line is broken at ground mounted HVAC units - repair condensate line.	1	PQ	PLB	\$8,415
1397	Drywell serving ground mounted HVAC units are insufficient to accept condensate volume generated by units and causes backup and flooding of area thus causing algae growth - increase drywell size.	1	PQ	PLB	\$7,013
1398	Provide 90 degree elbows at discharge ends of condensate drains to roof gutters.	1	PQ	PLB	\$8,247
1399	Broken condensate drain at various HVAC unit bases - repaired as necessary.	1	PQ	PLB	\$38,569
1400	Automatic gas shut-off actuator serving Kitchen hood is exposed in housing - replace housing cover.	1	PQ	PLB	\$3,927
1405	Replace Kitchen water heater and circulation pump. Also provide seismic strap, expansion tank, discharge T&P to approved receptacle, and drain pan.	1	PQ	WTRH	\$11,150
1392	Replace non-ADA drinking fountains with ADA compliant.	2	PQ	EDF	\$225,101
1393	In-ground hose bibbs are broken throughout campus - replace.	2	PQ	FXT	\$30,014
1394	Boys' restrooms have floor urinals - provide ADA fixtures.	2	PQ	FXT	\$19,809
1395	Custodial sinks throughout campus are old - replace.	3	PQ	FXT	\$39,621
<b>TECHNOLOGY</b>					<b>\$1,264,690</b>
1418	Information Technology (I.T.) systems: Provide infrastructure to include racks, cabinets, patch panels, conduit pathways, cables (fiber optic & Cat-5E), data device outlets and power as needed and determined by District's I.T. planned upgrade and/or replacements.	3	PQ	TECH	\$1,264,690

# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
<b>FIRE &amp; LIFE SAFETY</b>					<b>\$2,025,666</b>
1373	Upgrade and replace fire alarm system to comply with DSA & NFPA 72. All existing and new strobes shall be synchronized to comply with DSA & NFPA 72 to address autistic students' negative reaction to visual strobes that are not synchronized.	1	PQ	FA	\$837,755
1375	Provide interior and/or exterior egress emergency lighting. Add new egress lighting fixtures with integrated emergency battery pack and new exit light signs in rooms with two or more exit doors. Replace existing exit light signs with new LED exit lights.	1	PQ	LTG	\$28,050
1376	Establish dedicated area for auto and bus drop-off/pick-up. Provide covered waiting area, seating and traffic control as required.	1	PQ	REN	\$274,890
1374	Upgrade and replace fire protection (sprinkler) system (none at this time).	4	PQ	FSPR	\$878,712
1377	RIO TIERRA JHS SAFETY SCREENS (124-17-750)	C	2017U	OTH16-17	\$6,259
<b>SECURITY</b>					<b>\$3,355,556</b>
1408	Provide new lockset and re-key entire facility per new District "Grand Master" keying system.	1	PQ	HDW	\$147,263
1410	Upgrade and add standardized surveillance camera to 100% IP system campus-wide. Locations and placement must be comprehensively reviewed.	1	FRP	SCM	\$465,420
1411	Provide card reader access portals at all public access doors at MPR, Gym, Teachers' Workroom and Library.	1	FRP	SCR	\$63,113
1416	Limited exterior building and walkway lighting for egress, safety and security cameras. All exterior lighting controls through one or multiple astronomic time clocks, no photocell. Recommend add new lighting fixtures and replacing existing lighting.	1	PQ	SL	\$77,138
1417	Parking lot lighting limited for egress, safety and security. All exterior lighting control through one or multiple astronomic time clocks, no photocell. Add new pole mounted energy efficient LED lighting fixtures to include motion sensors.	1	PQ	SL	\$105,188





# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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ITEM NO.	ITEM DESCRIPTION	PRIORITY CODE	SOURCE CODE	CLASSIFICATION CODE	TOTAL COST
1413	Provide ornamental fencing at front of campus for access control and way-finding.	2	PQ	SF	\$562,753
1414	Provide fencing around remaining campus for access control.	3	PQ	SF	\$594,309
1409	Upgrade and replace existing PA/intercom and communication system. [Completed 2021]	C	2021U	PA	\$116,148
1407	Upgrade and replace existing clock and bell system campus-wide. [Completed 2021]	C	2021U	CLK	\$107,851
1415	Upgrade and replace intrusion alarm system campus-wide.	3	PQ	SIA	\$578,517
1412	Provide card reader access portals at all remaining exterior doors (including classrooms).	4	FRP	SCR	\$537,859
<b>ATHLETICS/ACTIVITIES</b>					<b>\$9,693,934</b>
1348	Construct new Baseball and Softball field complex with Tifway-419 natural turf fields, field sub-drainage, head-to-head irrigation coverage, NFHS standard outfield and foul territory distances with 8' tall field fencing, with chain link backstop, chain link fence.	3	PQ	AF	\$4,952,578
1349	Construct a grass practice Soccer/Football field (230 x 400 ft.), including grading and irrigation).	3	PQ	AF	\$1,782,928
1350	Construct new synthetic running track; (4 lane/400 meter).	3	PQ	AT	\$1,981,031
1347	Construct six (6) new tennis courts (lighted).	4	PQ	AE	\$992,970
1351	RIO TIERRA FIELD IMPROVEMENTS (006-12-750)	IP	2017U	AF16-17	-\$15,573
<b>NUTRITION SERVICES</b>					<b>\$4,833,716</b>
1389	Construct new (5,000 sf) Kitchen addition. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment allowance, stainless steel prep area, walk-in cooler/freezer, etc.	3	PQ	ADD	\$3,328,133
1390	Provide new Kitchen equipment (allowance).	3	PQ	MEQ	\$316,965
1391	Modernize existing Kitchen. Include all new finishes (flooring, paint, ceiling, etc.), new kitchen equipment, etc.	3	PQ	REN	\$1,188,619

# RIO TIERRA JUNIOR HIGH SCHOOL

## Proposed Work Items

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PRIORITY CODE	PRIORITY DESCRIPTION	TOTAL
1	Must Do: Legal, Safety Reasons of Critical Replacements (Life Expectancy 1-5 years)	\$2,393,626
2	Should Do: Curricular, Instructional, Program Need - (Life Expectancy 6-15 years)	\$8,920,868
3	Would Like To Do: Curricular, Instructional, Program Enhancement (Life Expectancy 16-20 years)	\$72,160,941
4	Future Consideration (Life Expectancy 21-25 years)	\$26,389,767
IP	In Progress Scope of Work (Life Expectancy 0 years)	(\$15,573)
C	Complete Scope of Work (Life Expectancy 0 years)	\$1,927,797
		<b>\$111,777,425</b>