



Solana Santa Fe School Modernization Scope, Timeline, and Budget

Solana Beach School District
Board Meeting
August 13, 2020

Purpose

To provide the Board with updated information regarding the scope, timeline, and budget for the modernization of Solana Santa Fe School.

Outcomes

To seek Board direction on the most up-to-date scope, timeline, and budget for the Solana Santa Fe Modernization Project.

Scope of the Project

SCHEMATIC DESIGN

CONCEPTUAL SITE PLAN

JULY 24, 2020



- RELOCATED LUNCH SHELTER
- RELOCATED ONE
- KINDERGARTEN PLAY AREA
- LOBBY EXPANSION
- DROP OFF LANE (42 CARS)
- PASSING LANE
- QUEUING LANE (20 CARS)

- HIGH RETAINING WALL
- 47 PARKING SPACES

KINDERGARTEN PLAY AREA	
CURRENT	±9,000 SF
PLAN WITH CUI VERT	±12,600 SF
REVISED PLAN	±11,600 SF
HARDSCAPE PLAY AREA	
CURRENT	±24,000 SF
PLAN WITH CULVERT	±26,000 SF
REVISED PLAN	±29,400 SF
FIELD AREA	
CURRENT	±112,600 SF
PLAN WITH CULVERT	±108,700 SF
REVISED PLAN	±108,700 SF
CAR STACKING	
CURRENT	±42
PLAN WITH CULVERT	±48
REVISED PLAN	±49
PARKING SPACES	
CURRENT	45
PLAN WITH CULVERT	±74
REVISED PLAN	±57

North Wall Rendering



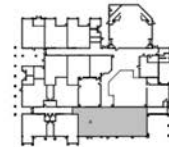
Front Entry Rendering



SCHEMATIC DESIGN

BLDG A - ADMINISTRATION - FLOOR PLAN

JULY 24, 2020



Areas Identified

Building A
Modernization

Fire Alarm
Access Compliance
Flooring
Exterior Paint
Administration Modifications
Reconfigure of Entry and Office Spaces
Lactation Room
Child Nutrition Services Kitchen
HVAC

Areas Identified

Building C Modernization	Fire Alarm Access Compliance Flooring Exterior Paint HVAC
Replacement of Building B Portable Classrooms (8)	Construct a two-story eight classroom building Demolition or disposal of 8 portable classrooms

Areas Identified

Site Work	Traffic Improvements Ingress/Egress Onsite queuing for pick-up and drop-off Additional Parking Relocate Lunch Shelter Kindergarten Play Area Fencing and Gates
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New Classroom Building Rendering



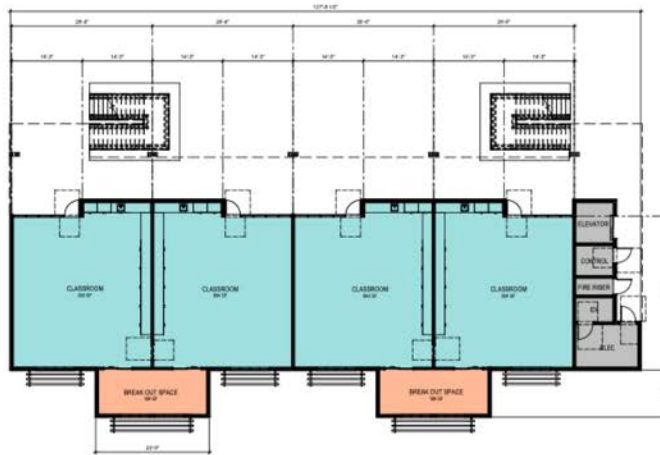
SCHEMATIC DESIGN

CLASSROOM BUILDING - CONCEPTUAL PLANS

JULY 24, 2020



SECOND FLOOR



FIRST FLOOR

SCHEMATIC DESIGN

CLASSROOM BUILDING - ELEVATIONS

JULY 24, 2020



NORTH



EAST



SOUTH

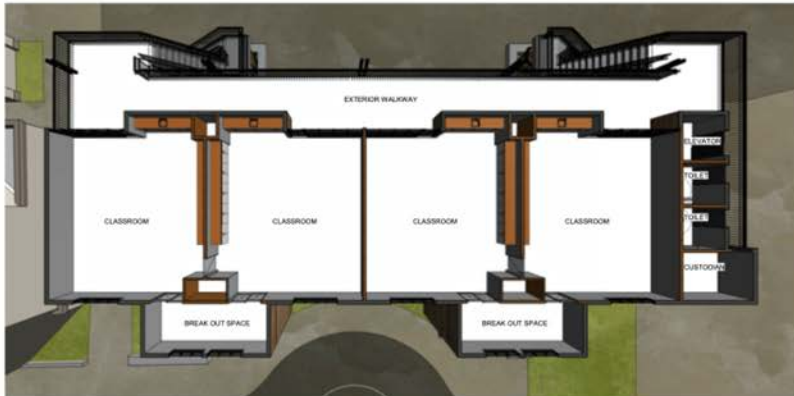


WEST

SCHEMATIC DESIGN

CLASSROOM BUILDING - CONCEPTUAL PLANS

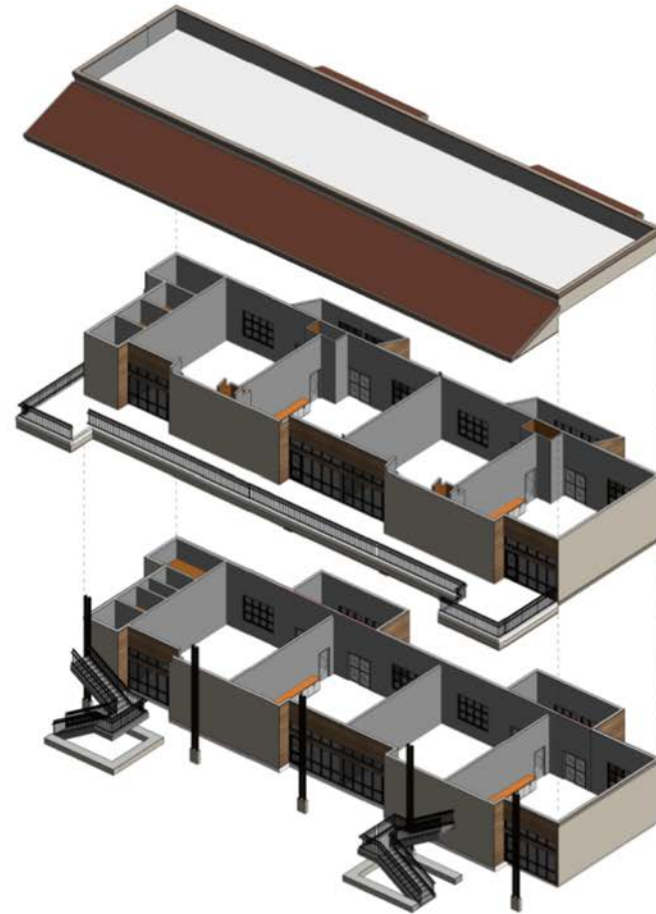
JULY 24, 2020



SECOND FLOOR



FIRST FLOOR



Projected Project Pre-Construction Timeline

Item	Description	Dates
1	Submit Plans to Department of State Architect (DSA)	A#1 - Oct/Nov 2020 A#2 - Dec 2020/Jan 2021
2	DSA Approval	A#1 - Jan/Feb 2021 A#2 - May/June 2021
3	Contractor Bidding	A#1 - Feb/Mar 2021 A#2 - July/Aug 2021
4	Commence Construction	A#1 - April 2021 A#2 - Sep/Oct 2021

DSA Application Numbers:

A#1 = North Wall, Site Work, K Play Demolition and Reconfigure K, Disposal/Removal Portable Classrooms, Student Kitchen

A#2 = Classroom Building, Bldg A and C Modernization

Project Timeline

Proposed Construction Schedule: April 2021 - December 2022

Phase	Description	Estimated Duration (with overlap)
1	North Wall, Demolish and Temporarily Reconfigure K Play Area, Site Work	3 months
2	Student Service Kitchen, Relocate Lunch Shelter	3 months
3	Construct Classroom Building	10 months
4	Demolish Portable Classrooms, Bldg A and C Modernization	3 months
5	Remainder Site Work	5 months

Project Budget

Total Project Budget \$21M*

*Includes hard and soft costs

Board Discussion