

PROJECT	Measure A: Santa Cruz High School	MEETING DATE	1/25/2018
CLIENT	Santa Cruz City Schools	PREVIOUS MEETING	10/11/2017
		PROJECT #	17-008

SCCSD	ATTENDEES Trevor Miller Brent Kline
BA	Mark Bartos Monica Landaverde Laszlo Petrik

Planning Review Committee

NUMBER	SUBJECT STATUS	DATE	DISCUSSION
01-01	Purpose of meeting/Introductions		
		06/13/17	Review purpose of this meeting group
01-02	Participants		
		06/13/17	Sign In Sheet / Discuss who should attend
01-03	Meeting Schedule		
		06/13/17	Set up meetings to occur as soon as possible
01-04	Scope		
		01/25/18	<p><i>The following projects were discussed:</i></p> <ul style="list-style-type: none"> • <i>Gymnasium Interior Painting</i> <ul style="list-style-type: none"> ○ <i>Schedule during the first and second week of April 2018 (Spring Break is during the first week of April).</i> ○ <i>Replacement of scoreboard for varsity: Trevor requested BA to get pricing.</i> ○ <i>(15) Backboards were donated to the school. BA shall request installation by painting contractor.</i> • <i>Commons/ Kitchen</i> <ul style="list-style-type: none"> ○ <i>BA shall schedule meeting with Amy Farr to define scope of work for the Commons and Kitchen, and to coordinate location of toilet rooms' addition.</i> • <i>Home Ec Building</i> <ul style="list-style-type: none"> ○ <i>(5) Classrooms would be a good number for the Home Ec Building</i>

Modernization/ Reconfiguration.

- *Main Building Modernization*
 - *BA shall schedule a site visit with a Mechanical Engineer for air quality evaluation.*

10/11/17

The following CTE items were discussed:

- *Current programs to be considered for CTE applications could be:*
 - *Digital Media*
 - *Auto Shop*
 - *Bike Shop*
 - *Computer Science*
- *Current CTE programs at other SCCS sites:*
 - *Medical Technology and Sports Medicine at Harbor*
 - *Agricultural program at Soquel*
 - *Carpentry and Welding at Harbor and Soquel*

The following items were discussed for the Science classrooms:

- *Clutter needs to be removed. Then, evaluate if storage rooms or cabinets would be needed in classrooms.*
- *Trident Building classrooms used by a Science teacher are not equipped with water and gas.*
- *Smoke detectors at Karen's classroom trigger the fire alarm.*
- *Karen's room is cooler than the rest. The other classrooms need ventilation.*
- *Relocate fume hood at Karen's classroom, so students can gather around it for demonstrations.*
- *Out of (6) teachers, (3) have desks in the middle corridor.*
- *BA shall provide current Science classrooms layout to Brent Kline to distribute to teachers, so they provide additional input for each classroom.*

The following items were discussed for the Kitchen:

- *Equipment in general is 30 years or older. Hood was recently retrofitted.*
- *Provide a better serving area for students (indoor and/or outdoor).*
- *Provide technology improvements at registers.*
- *Provide walk-in fridge and freezer?*
- *Provide additional preparation space.*
- *Water pipe issues need to be addressed. Currently, staff needs to run water for 10-15 minutes to flush out rust.*
- *Provide independent gas shut-off valve for this building.*
- *Existing room adjacent to Kitchen is used for storage but not for Kitchen storage. There is an existing ramp adjacent to this room. Amy said that it would be great having a delivery area connected directly to the Kitchen.*
- *Trevor requested Amy to provide a list of needs.*

Toilet Room needs:

- *The toilet room located in the main building at the third floor has been assigned to staff, said Brent Kline.*
- *Provide additional toilet rooms for students and staff.*
- *Trevor requested BA to avoid surface mounted pipes.*
- *Trevor suggested BA to provide toilet room assessment to Brent Kline for*

NUMBER	SUBJECT	DATE	DISCUSSION
--------	---------	------	------------

further input.

Gymnasium scope:

- *Interior Finishes scope at Gymnasium (Phase 1):*
 1. *Install safety pads at north and south wall. Order safety pads as soon as possible.*
 2. *Paint walls (including logos), ceiling, and floor.*
 3. *Install acoustic panel at ceiling.*
- *Interior Finishes scope at Gymnasium (Phase 2):*
 1. *Replace flooring material.*
 2. *Refinish bleachers.*

Gymnasium and Locker Rooms roof replacement (Phase 3).

06/13/17

Review initial project list/ scope/ goals/ history (Trevor)

Items discussed and not included in the current list of Master Plan Projects:

- *Brent said the Adult Education Building is in really bad condition. Trevor said that there has been an idea to replace it with a (2) story building to be used as a CTEFP building or a transition building between projects.*
- *The current programs taught at the shops are the following: Wood, Video, Bicycle Mechanics, and Jewelry. The Jewelry program is taught at a small area in the metals shop.*
- *Provide spaces for kids to hang out together.*
- *At the south east side of the Softball Field, PG&E will be working on the storage yard for a gas pipe project in the area. PG&E will pave the storage yard and the pole vault.*
- *The Tennis Courts need to be resurfaced. Before scheduling work, keep in mind that they could be used as a temporary location for portable buildings during construction.*
- *Add (1) more Tennis Court.*
- *At some point (possibly a future bond), they would like to replace the turf at the Softball and Baseball field.*
- *For the Library, some work (lighting, audio-visual, and ventilation) is needed.*
- *District is thinking of relocating the District's IT department to Room 67.*
- *A security office is needed at each end of school.*
- *They need more secure fencing.*
- *No projectors. The District will start using Google Chromecast with large flat panel TVs (wall mounted on an articulating arm).*
- *Reconnect abandoned street light fixtures on Taylor Street.*
- *Provide electric gate with access through digital code or card reader at east parking lot. The coaches and VIP park at this parking lot. Trevor mentioned there are homeless intrusions through that gate.*
- *The pool is rented out to the public quite a bit.*
- *It would be nice to have a new scoreboard, said Trevor.*
- *Provide card access reader system at all athletic facilities.*
- *At Math Wing: re-do lighting system with LEDs, add cooling system, and replace flooring with recycled material product.*

01-05 Current list of "Master Plan Projects" from Fall 2016

06/13/17

- Existing Building(s) Modernization
 - Classrooms are OK in the Main Building, said Brent; he likes the historical value of the spaces. There is a total of (23) classrooms in the Main Building.
 - No roof leaks in Main Building.
 - Main building was recently modernized but it has issues that need to be resolved:
 - Moisture protection at ground level.
 - Main office is not functional and needs to be reconfigured.
 - A greeting place is needed at the front entrance.
 - The front entrance is not accessible. The elevator is at the rear side of the building.
- School Furnishings

In reference to the concept of 21st century classroom, Brent Kline explained that all he needs is technology, desks that function and are not going to be moved to the corner, no rolling chairs, and permanent walls.
- HVAC System
 - The Auditorium has been modernized but the ventilation system is noisy. Trevor has recommended Trane Controls.
 - VRF System is a possibility for the classrooms.
- Utility Infrastructure
 - At the Main building the following issues need to be resolved:
 - HVAC system. Lack of ventilation. For this project, Trevor considers the building would have to be abandoned. Mark Bartos suggested that a floor by floor approach could be considered.
 - Water supply pipes. The water comes out brown.
 - Gas pipes leak.
 - Sewer system has issues also.
 - Electrical conduit to be installed within walls (not exposed conduit).
- Paint Exterior of School
- Re-roof Existing School
- Landscape and Irrigation Improvements
- New Pool Building
 - Provide the following rooms: weight room, restrooms, changing/shower room, and storage.
 - Look at providing restrooms and changing/shower room into hillside (west side of pool) and also having seating that overlooks the pool.
- Athletic Fields Concession and Restroom Building
 - At some point in time, said Trevor, the snack shack building would have to be demolished because it was not a DSA project. There is a thought of removing the existing snack shack and building a new one with restrooms.
 - Bleachers are not needed at the east side of the football field, only at the west side (extend existing bleachers out to both sides). Per Trevor's request, the circulation should be provided at mid bleacher's height and not at the front row (refer to Rabobank Stadium bleachers).
 - Another thought is to provide a snack shack, restrooms, and storage (it

NUMBER	SUBJECT STATUS	DATE	DISCUSSION
			<p><i>doesn't have to be too deep) below the bleachers.</i></p> <ul style="list-style-type: none"> ○ <i>A Press Box would also be needed. Provide sound system.</i> ○ <i>The bleachers, snack shack, restrooms, and storage project is supported by the school and the community as the SECOND project priority.</i> <ul style="list-style-type: none"> ● <i>Install Lighting at Parking and Track</i> <ul style="list-style-type: none"> ○ <i>Replace existing light fixtures at track. BA would verify if it could be considered maintenance project, so structural and fire life safety approval are not required from DSA.</i> ● <i>Existing Kitchen and Cafeteria Modernization</i> <ul style="list-style-type: none"> ○ <i>Kitchen is in relative good condition, said Trevor.</i> ○ <i>The Cafeteria is used as a Wrestling Room for practice purposes (matches occur in the Gym). Brent would like to open it up to be an inviting space for kids to hang out together. The Cafeteria modernization is at the top of Brent's list. Currently, kids go to downtown Santa Cruz for lunch.</i> ● <i>Existing Science Labs Modernization</i> <ul style="list-style-type: none"> ○ <i>The middle of the corridor is used for storage. Classrooms are in good shape but they might need minor work.</i> ● <i>Existing Gym Modernization and Reconfiguration</i> <ul style="list-style-type: none"> ○ <i>The Modernization and Reconfiguration of the Gym is the FIRST priority from the school and the community stand point. Tied to the Gym is the provision of a Wrestling Room.</i> ○ <i>Relocate Weight Room to New Pool Building. The existing Weight Room is located in the second floor. Provide Wrestling Room at existing Weight Room. Trevor and Brent suggested using the Metals Shop for temporary Wrestling Room location.</i> ○ <i>Add a lobby and restrooms (provide public restrooms separate from team restrooms. The existing front doors are located at the south side of the building and lead directly into the courts. Most people enter the building through the east side parking lot.</i> ○ <i>Bleachers in Gym do not comply with accessible requirements.</i> ○ <i>Currently, the Visitors change in the Girls' Locker Room but if girls are present, the Weight Room or the Girls' Team Room could be available for them.</i> ○ <i>Shower heads at (2) shower towers need to be replaced.</i> ○ <i>Provide Athletic Director's office off the main entrance. Currently, the office is located within the Boys Locker Room.</i> ○ <i>Provide full wall padding, re-paint, improve acoustics, re-do the courts boundaries.</i>

**01-06 Rough Thoughts on Schedule Priorities of the above projects / Site Master Plan
(Review with team. This is JUST a first guess)**

08/28/17 Review conceptual phasing diagram.

- *Brent Kline requested BA to refer to the existing room between the Home Ec building and the Kitchen as "Commons" area and not as Cafeteria. Trevor Miller said the scope of work for the "Commons" should not include full modernization but minor upgrades.*
- *For the Kitchen, Trevor Miller suggested us talking to a Food Services staff representative to define the upgrades scope.*
- *Home Ec building could be a good place for temporary housing but it would need to be reconfigured.*

NUMBER	SUBJECT	STATUS	DATE	DISCUSSION
--------	---------	--------	------	------------

- *Potential summer projects are:*
 - *Commons upgrades (this project is linked to the Gym modernization/ addition because the wrestling practices currently housed in the Commons, are to be relocated to the Gym).*
 - *Home Ec reconfiguration.*
- *Gymnasium modernization/addition was not addressed in the last bond, so the District wants to prioritize it for this bond:*
 - *Open up the space towards sports field to create visual connection with community/sport events.*
 - *Provide large windows at Weight Room and isolate it from the other rooms, since there is intense use of music and it can be noisy.*
 - *Provide office for Athletic Director*
 - *Roof replacement.*
 - *Address nonfunctioning mechanical/ ventilation units on roof.*
 - *Address gas utility issues.*
 - *Replace finishes in general. Flooring replacement is in urgent need.*
 - *Replace acoustic panels.*
 - *Roll-up divider screen between courts.*
- *Showers:*
 - *For the existing showers in the Locker Rooms, the scope of work includes:*
 - *Fixing drainage issues*
 - *Replacement of shower heads*
 - *Leveling floor surface*
 - *Use of showers at Locker Rooms is limited than at other District high school sites due to distance to pool.*
 - *A shower room is needed by the pool. A New Pool Building was considered within the last bond. Provide a card access reader system for this new building.*
- *Other Athletic facilities improvements:*
 - *Trevor Miller requested BA to replace the existing bleachers, locate the new bleachers closer to the hill side, walk up the bleachers from behind, provide storage and toilet rooms under the bleachers.*
 - *Athletic facilities outside of the gymnasium have a secondary priority. Gymnasium goes first.*
 - *Resurface the existing Tennis Courts with a material that would last for the short term.*
 - *Trevor Miller recommended BA to verify if the existing concession stand adjacent to the existing bleachers would need to be approved by DSA. If it doesn't need DSA approval, school/ community would like to keep it.*
- *Science Building:*
 - *Trevor Miller recommended BA meeting with the Science program staff to assess the Science building needs. The following needs were discussed:*
 - *Provide office and storage space. Central hallway is being used as storage and office space.*
 - *Additional gas/water stations at labs.*
- *Math Building:*
 - *Minor upgrades that might not need to go to DSA.*
- *Parking:*
 - *Current agreement with the City of Santa Cruz only provides street parking for 25% of the parking that is needed.*

NUMBER	SUBJECT STATUS	DATE	DISCUSSION
			<ul style="list-style-type: none"> ○ <i>The existing parking lots on campus (adjacent to Bldg. A, Gym, Adult Ed, and between Shops) are for faculty.</i> ○ <i>A parking study is needed. Brent Kline shall provide information.</i> ○ <i>Provide bike parking and skateboard parking.</i> <ul style="list-style-type: none"> ● <i>Career Tech Programs:</i> <ul style="list-style-type: none"> ○ <i>Provide the largest possible two story building where the existing Adult Ed portable is located. Use it for temporary housing first and for Career Tech programs later.</i> ○ <i>Coordinate meeting with CTE staff to define the CTE sectors/pathways the school wants to pursue for State grants.</i> <ul style="list-style-type: none"> ● <i>Security:</i> <ul style="list-style-type: none"> ○ <i>Brent Kline said that the school doesn't need security offices.</i> ○ <i>Replace the existing portion (about 25'-0" wide) of short fence located at the north east side of campus, with a 10'-0" high fence to prevent unauthorized campus access.</i> ○ <i>Provide electric gate at north east parking lot.</i> ○ <i>Provide lighting at north east parking lot.</i> <ul style="list-style-type: none"> ● <i>Temporary Housing:</i> <ul style="list-style-type: none"> ○ <i>Brent Kline shall provide current class schedule per classroom, so we identify spaces that are not being used, in order to minimize the need for temporary housing.</i> <ul style="list-style-type: none"> ● <i>At the Main Building, address upgrades to the following utility systems:</i> <ul style="list-style-type: none"> ○ <i>Water system.</i> ○ <i>Sewer system.</i> ○ <i>Gas system (on 28 September 2017, Trevor informed BA that there is an underground gas leak at a pipe located at the north east side of the main building).</i> ○ <i>Data system (IDF/ head end).</i> ○ <i>Clock/speaker system.</i> ○ <i>Fire alarm system.</i> ○ <i>Install card access reader system.</i> ○ <i>The District is transitioning to VOIP (Voice over Internet Protocol).</i> <ul style="list-style-type: none"> ● <i>Music Building:</i> <ul style="list-style-type: none"> ○ <i>Roof replacement, per e-mail provided by Trevor Miller on 21 September 2017.</i> <ul style="list-style-type: none"> ● <i>Toilet Rooms assessment:</i> <ul style="list-style-type: none"> ○ <i>On 28 September 2017, Trevor Miller requested BA to provide a Toilet Room analysis to assess additional plumbing fixtures needed on campus.</i>
06/13/17			<p>We will collaborate with team to develop/refine site master plan. Below is a rough list of potential priorities.</p> <p><i>Roof</i></p> <ul style="list-style-type: none"> ● Built-up Roof Replacement at areas with no HVAC equipment (Phase 1) <p><i>Exterior Improvements</i></p> <ul style="list-style-type: none"> ● Install Lighting at Parking and Track ● Exterior Window and Door Replacement/ Repair? (part of "modernization") ● Exterior Building Painting

NUMBER	SUBJECT STATUS	DATE	DISCUSSION
			<ul style="list-style-type: none"> • Replace Deck at Library • Front Landscape Improvements (Phase 1) • Exterior accessibility upgrades?
			<i>Utility Infrastructure</i>
			<i>Existing Science Labs Modernization</i>
			<i>New Pool Building</i>
			<i>Athletic Fields Concession and Restroom Buildings</i>
			<i>Existing Classroom Building(s) Modernization (with Technology, Furnishings, and HVAC)</i> <ul style="list-style-type: none"> • Built-up Roof Replacement (Phase 2) • Landscape Improvements between buildings (Phase 2)
			<i>Existing Gym Modernization and Reconfiguration</i>
			<i>Existing Kitchen and Cafeteria Modernization</i>