



# Facility Improvement Projects Update 1/4/2024

# Assessment Priority Definitions



**Priority 1:** Legal mandate. Critical/major functional loss. Direct impact to health or safety. Code required. Consideration of external financial leveraging.

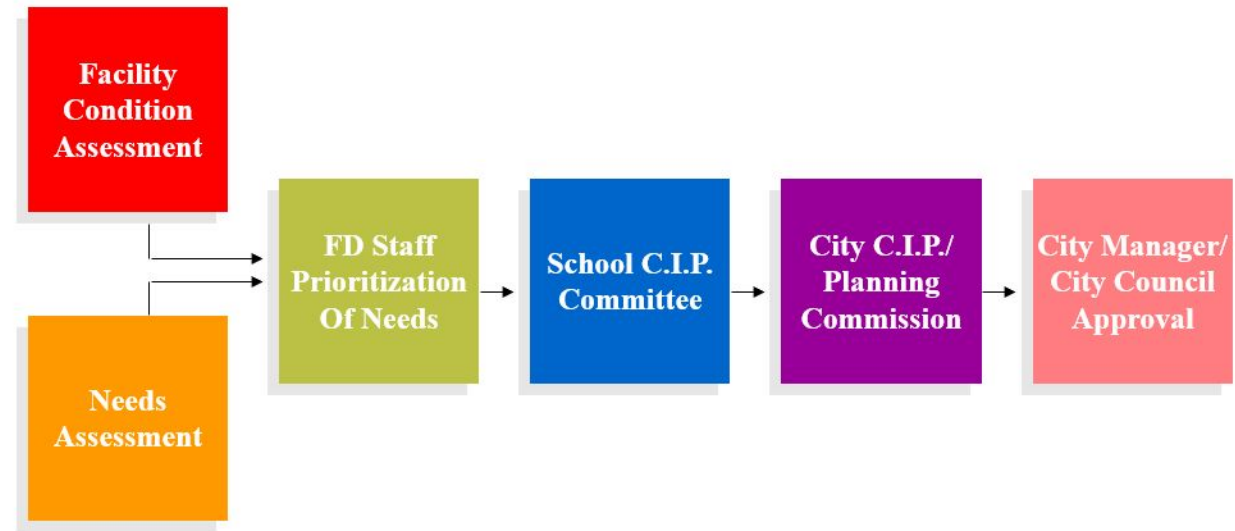
**Priority 2:** Asset preservation – critical. Impacts use of facility. Critical code compliance.

**Priority 3:** Asset preservation – non-critical. Impacts use on overall facility. Operating efficiency. Cost savings.

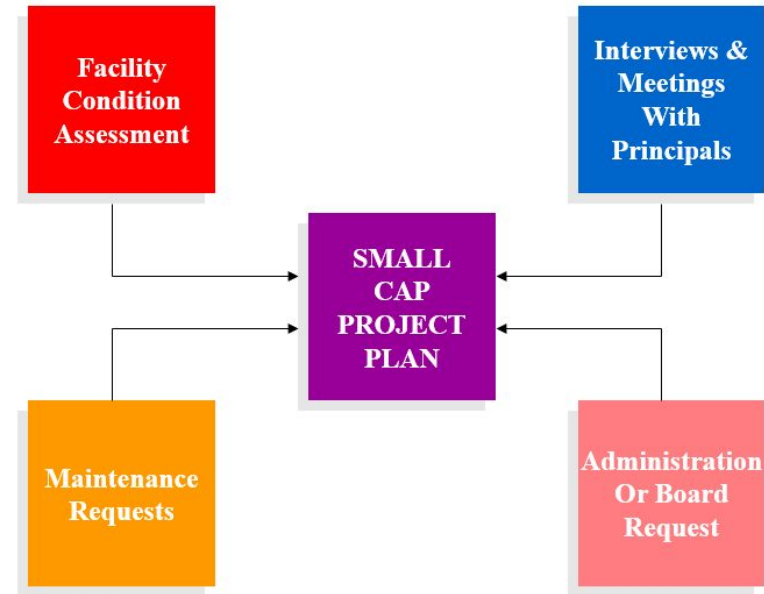
**Priority 4:** Partial space or function loss. Quality of space/function.

**Priority 5:** Future, long range improvements. Non-critical code compliance.

# CIP Process (Line Item)



# Lump Sum Process (Small and Large Cap)



# Projects in Construction and Completed

- Middle School Reconfiguration
- Greenbrier Modernization
- Johnson Modernization Phase 1
- CHS Electrical Equipment Replacement (phase 1, 2)
- CHS Roof (Phase 1,2)
- Various Roof Small Replacements
  - CHS Ticket Booths
  - Johnson, Burnley Snow Guards
  - Lugo Puff Roof
- Clark Lower Level Drainage
- CCS Admin Building ADA and Security Upgrades

# Middle School Reconfiguration



## **SCOPE:**

Major Addition and Renovation to existing Buford campus to add a new academic and athletics wing while renovating the remaining buildings

**BACKGROUND:** Responding to need for modernization and reconfiguration of middle years school buildings.

## **STATUS & SCHEDULE:**

Construction underway

**A/E:** VMDO

**PM:** Facilities Development

**GC:** Nielsen



Site Plan – Schematic Design Base Estimate

**VMDO**

02.17.2022  
Reconfiguration  
Working Group

10

**Project Budget:**~\$91M



# Middle School Reconfiguration – Snapshot 12/14/2023





# Middle School Reconfiguration – December Photos





# Middle School Reconfiguration



Schematic Design – Main Entrance View



# Middle School Reconfiguration



Schematic Design – Dining Terrace (Base Estimate)



# Middle School Reconfiguration



Schematic Design – Field View



# Greenbrier Modernization



**SCOPE:**

Modernize Greenbrier Library

**BACKGROUND:**

Next in the series of modernization projects is focused on the Library, as well as replacement of old school classroom furniture with new flexible furnishings, new touch screen monitors and improved storage.

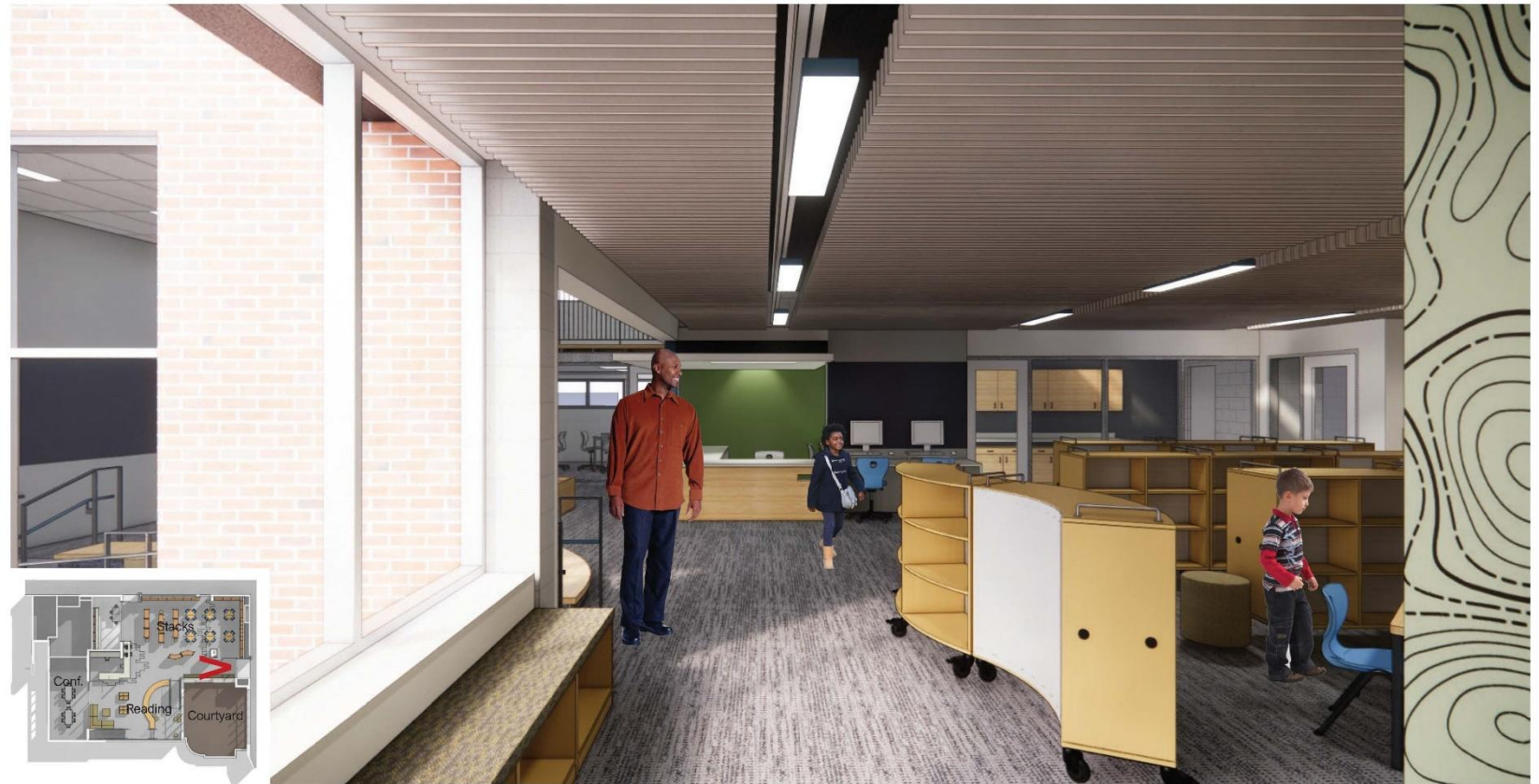
**STATUS & SCHEDULE:**

Project Complete

**A/E:** VMDO

**PM:** Facilities Development

**GC:** Piney Ridge



Greenbrier Elementary School – Proposed Renovation



**Project Budget:**\$1.25M



# Greenbrier Modernization





# Johnson Modernization



## **SCOPE:**

Modernize Johnson Classrooms and Learning Terrace

**BACKGROUND:** This is the fifth of our school modernization projects.

## **STATUS & SCHEDULE:**

Work begun in summer 2023, Terrace scope came in over budget, VE process complete, bidding Jan 2024 for summer 2024 construction.

**A/E:** VMDO Architects

**PM:** Facilities Development

**GC:** Woodland Construction



**Project Budget:** \$1.25M

# Other Projects



## CHS Electrical Switchgear Replacement- Phase 1

### **SCOPE:**

Replace switchgear school to reduce fire risk and support modern electrical needs.

**BACKGROUND:** Building had original switchgear, which was considered a fire risk, and was incorrectly sized. We are replacing it in 3 phases, with an additional scope to replace generators and expand capacity.

### **STATUS & SCHEDULE:**

Phase 1 complete, phase 2 under contract.

**A/E:** Masters Engineering

**PM:** Facilities Development

**GC:** Colonial Webb (ph2)

**Project Budget:** \$1.5M

## CHS Roof Replacement

### **SCOPE:**

Replace Failing Roof on CHS

**BACKGROUND:** Roof is past due for replacement, and has had many patches to extend useful life. Project is occurring in three phases. We anticipate following phases with solar installation.

### **STATUS & SCHEDULE:**

Phase 1 complete

**A/E:** Grimm & Parker

**PM:** Facilities Development

**GC:** Blackstone Roofing

**Project Budget:** \$6M over 3 yrs

## Small Roof Replacements

### **SCOPE:**

Replace several small roofs on school buildings

**BACKGROUND:** Roof assessments identified many small roofs that were in danger of failure. We initiated a program to repair them quickly using small cap funding.

### **STATUS & SCHEDULE:**

Work Complete Including:

-Johnson and Burnley snowguard repairs

-CHS Ticket Booths

Under contract:

Lugo Main building roof

**A/E:** Facilities Development

**PM:** Facilities Development

**GC:** Blackstone Roofing

**Project Budget:** \$100,000



# Other Projects - Continued



## Clark Drainage Improvement

### **SCOPE:**

Enhance drainage on side entrances to cafeteria.

**BACKGROUND:** Facility Condition Assessment identified water infiltration in lower cafeteria area. We added multiple linear drains and additional area drains to mitigate the problem

### **STATUS & SCHEDULE:**

Complete

**A/E:** Line and Grade

**PM:** Facilities Development

**GC:** Simpson

**Project Budget:** \$47,000

## Administration Building Security & ADA Access

### **SCOPE:**

Renovate building to improve access and security, remediate asbestos tile.

**BACKGROUND:** Building was found to be largely inaccessible to people with disabilities, and lacking in physical security.

### **STATUS & SCHEDULE:**

Work is underway, completion expected over winter holiday

**A/E:** Virginia A&E

**PM:** Facilities Development

**GC:** Centennial Construction

**Project Budget:** \$400K



# FY25-29 Planned Work

- CHS Restroom Reconfiguration (Priority Improvement)
- Burnley Moran Roof Replacement FY27- \$1.5M
- Jackson Via Roof Replacement FY28- \$1.5M
- CHS Generator Upgrades FY25- \$550K
- CHS Turf Field Replacement FY26- \$900
- Jackson Via Modular Classroom FY25- TBD



# CHS Restrooms – Concept

- Gender neutral
- Improved individual privacy
- Improved area supervision
  - Supports better monitoring for unsafe behaviors

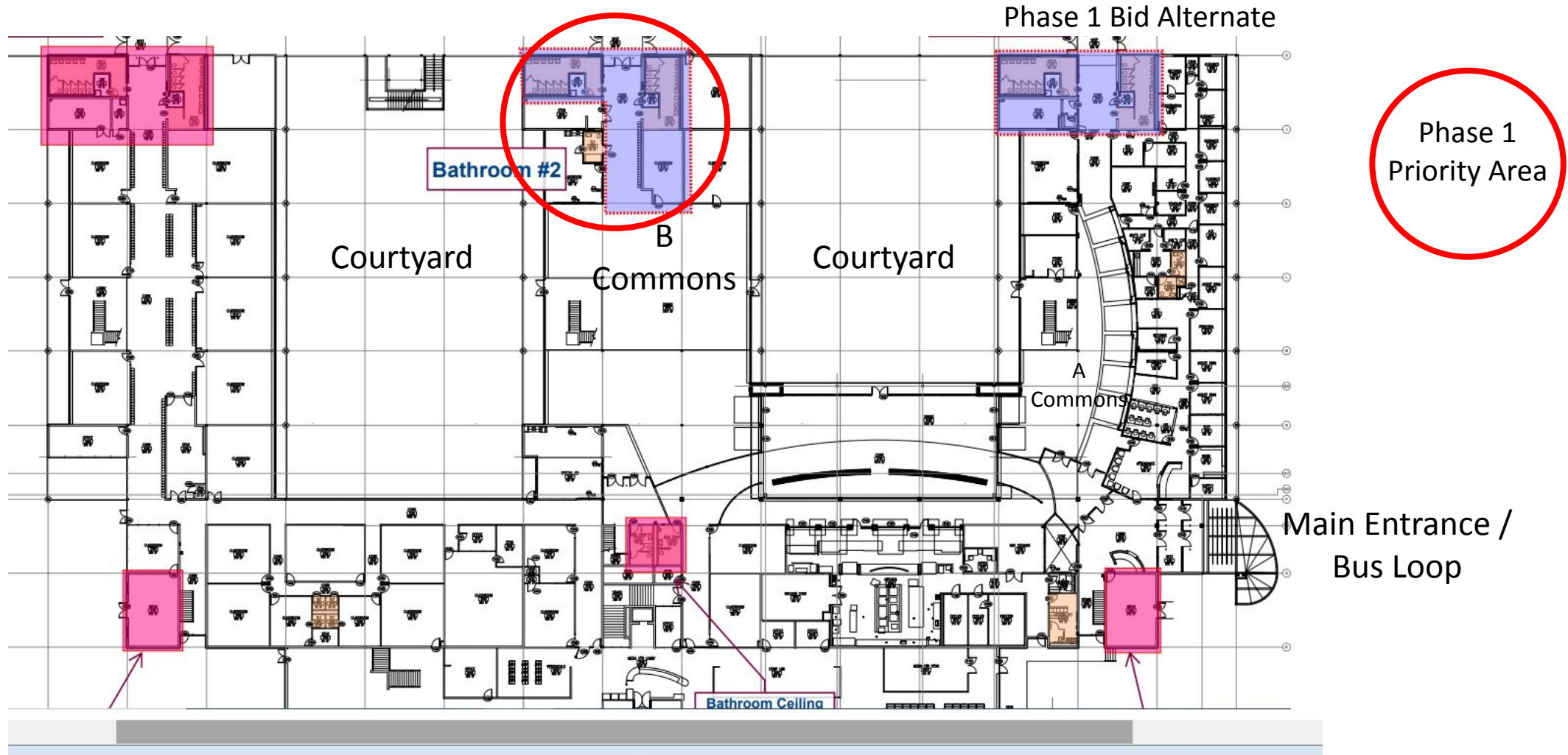
Consistent with new Middle School restroom design.

Phase 1 construction planned for summer 2024.

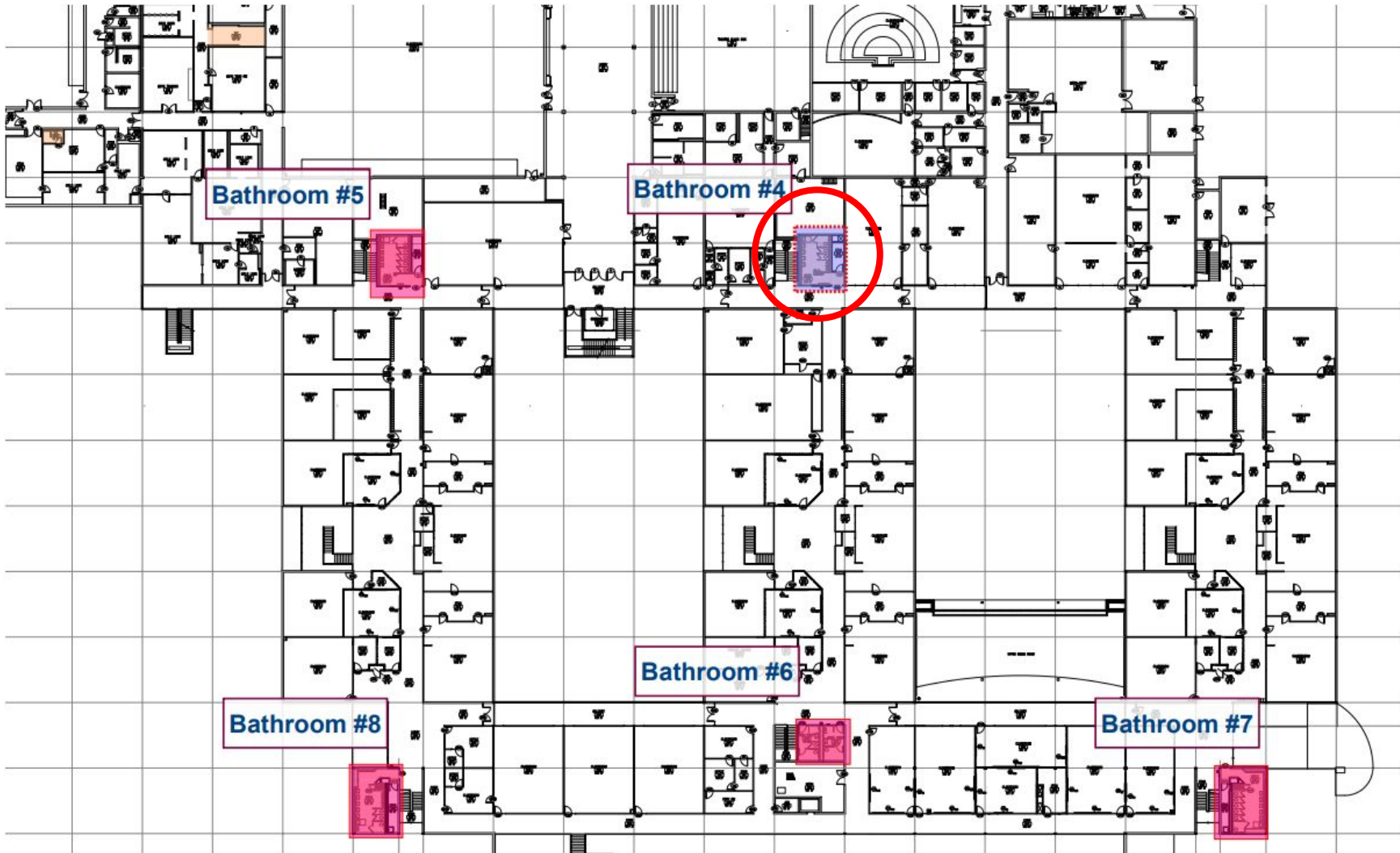
- B Commons restrooms
- One 2nd floor restroom area
- A Commons restrooms - bid alternate for Phase 1



# CHS Restrooms – First Floor



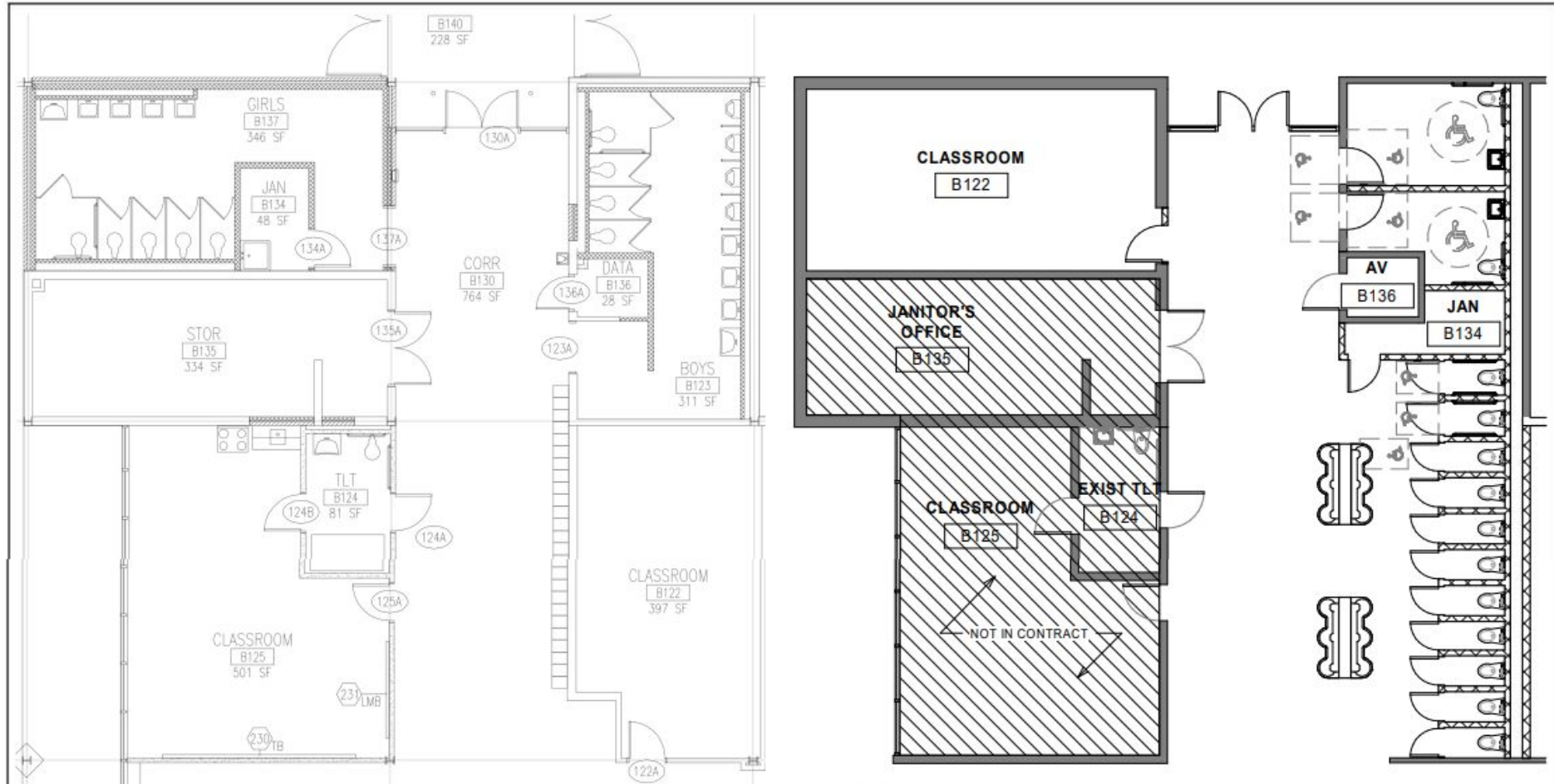
# CHS Restrooms – Second Floor



Phase 1  
Priority Area



# CHS Restrooms – B Commons Concept Preview



① BATHROOM 2 - EXISTING  
1/8" = 1'-0"

② BATHROOM 2 - PROPOSED DESIGN  
1/8" = 1'-0"

**EXISTING FIXTURE COUNT**

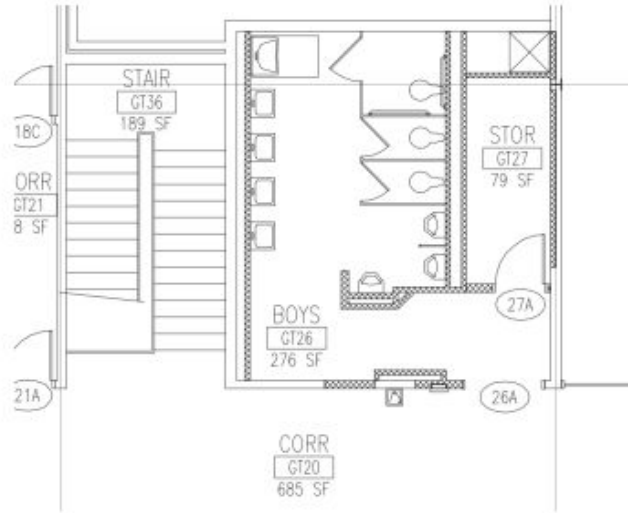
TOILETS :	7
TOILETS (ADA) :	2
URINALS :	4
LAVATORIES :	7
LAVATORIES (ADA) :	2

**NEW FIXTURE COUNT**

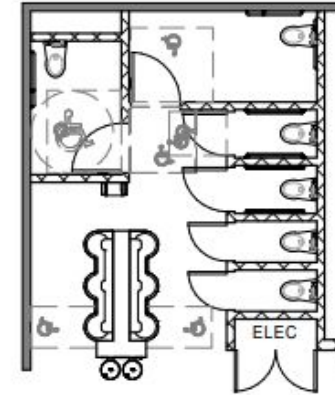
TOILETS :	9
TOILETS (AMBULATORY) :	2
TOILETS (ADA) :	2
LAVATORIES :	11
LAVATORIES (ADA) :	3

**Wiley|Wilson**  
Constant Progress  
127 Nationwide Drive  
Lynchburg, VA 24502 | 434.947.1901

# CHS Restrooms – 2<sup>nd</sup> Floor Concept Preview



① BATHROOM 4 - EXISTING  
1/8" = 1'-0"



② BATHROOM 4 - PROPOSED DESIGN  
1/8" = 1'-0"

#### EXISTING FIXTURE COUNT

TOILETS :	2
TOILETS (ADA) :	1
URINALS :	3
LAVATORIES :	4
LAVATORIES (ADA) :	1

#### NEW FIXTURE COUNT

TOILETS :	2
TOILETS (AMBULATORY) :	2
TOILETS (ADA) :	2
LAVATORIES :	4
LAVATORIES (ADA) :	2



127 Nationwide Drive  
Lynchburg, VA 24502 | 434.947.1901

# FY25-29 CIP New Requests

- Pre-K Center at Walker campus \$25M-\$30M FY27
- Johnson Elementary Roof Replacement \$1.5M- FY29
- Clark Window Replacement FY25- \$450K
- **CCS Phase 1 Classroom A/C Unit Replacement Program**