

CAREER CENTER REDEVELOPMENT

CAREER CENTER WORKING GROUP (CCWG)

AHCA UPDATE MAY 8, 2018



Career Center Site

Patrick Henry Elementary School > Montessori

Career Center

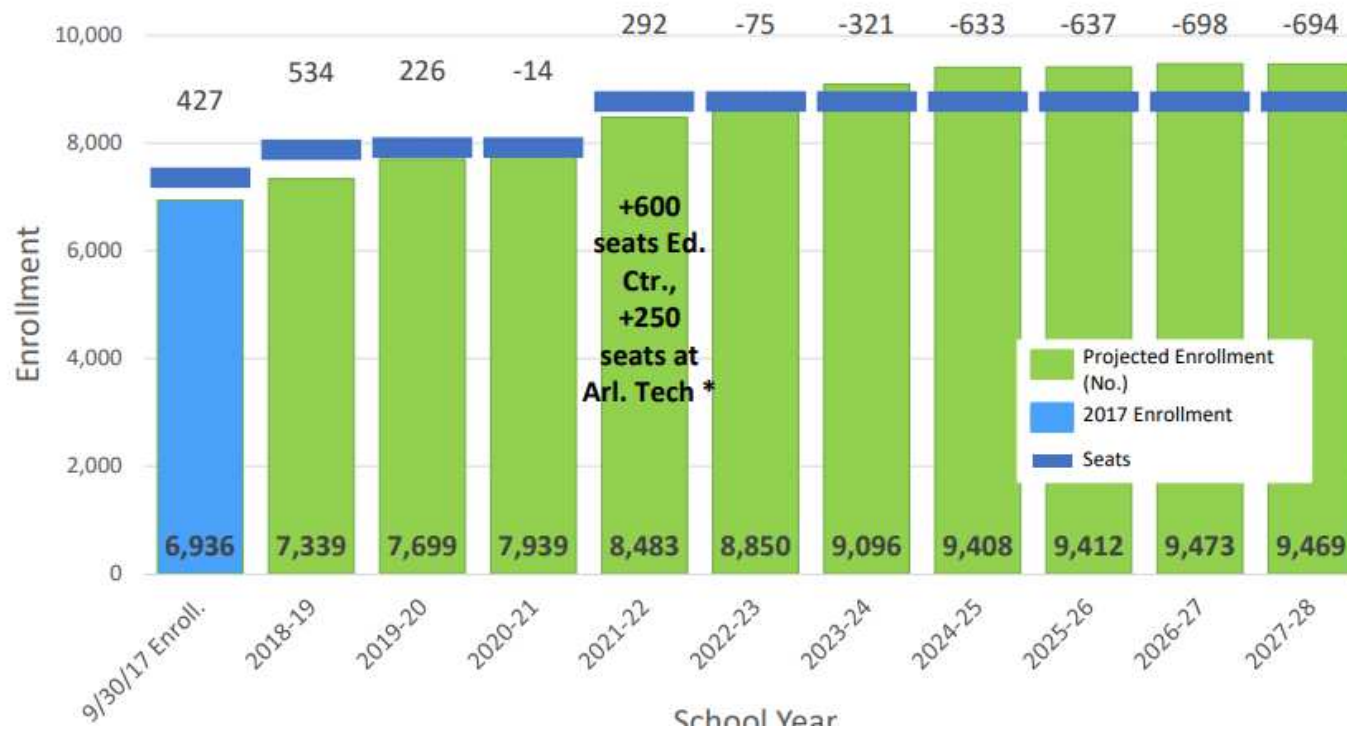
Arlington Tech.

Arlington Community High School

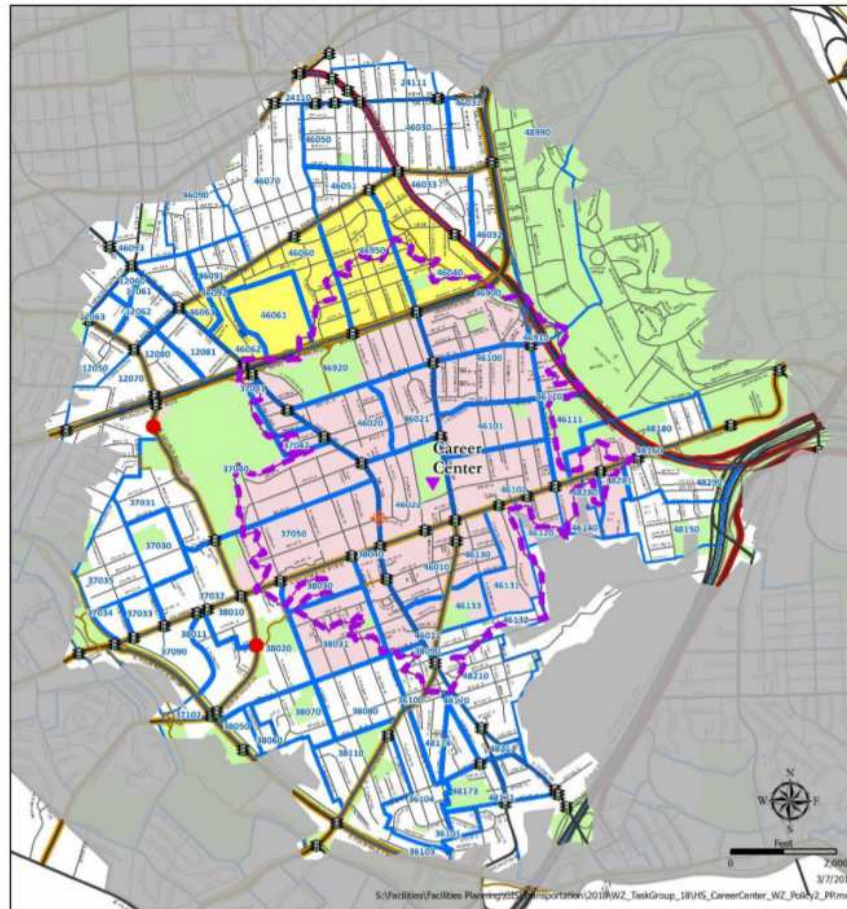
Columbia Pike Library



APS high school projections



Proposed Walk Zone

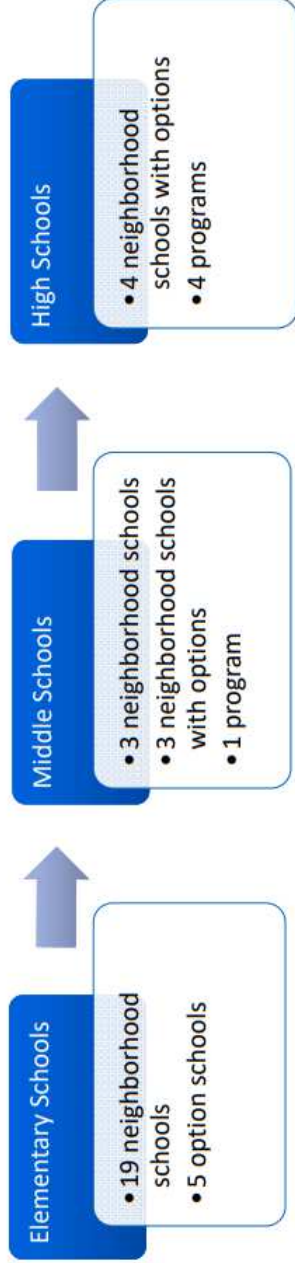


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Arlington
Public
Schools

INSTRUCTIONAL CONCEPT



For example...



Note

This is a draft concept that will be reviewed and revised through the elementary boundary process and new strategic plan, working with principals, staff, and advisory committees.



High School Seats at Career Center



	CTAE Program*	Arlington Tech	Other Programs**	High School	Total
Fall 2018	300	350	150		800
By Fall 2021		250			250
Fall 2026				800	800
TOTAL	300	600	150	800	1,850

**Does NOT include Arlington Community high school = 350
Montessori at Patrick Henry = 500+**

* There are approximately 300 seats that are used throughout the school day to serve approximately 900 part-time students.

** Other Programs include Academic Academy, Program for Employment Preparedness (PEP), HILT Institute, and Alternatives for Parenting Teens



Capital Projects Considered for FY 2019-28 CIP – High School



Potential Capital Projects	Description	Seats	Total Project Cost 2019 Dollars (Millions)	
			Low Estimate	High Estimate
Renovation of existing facility for high school seats, 55,000 sq. ft.	Education Center <i>Note: part of the 1,300 seats included in the FY 2017-26 CIP</i>	500-600	\$30.4	\$34.2
Additional seats for high school use, 30,000-35,000 sq. ft.	Career Center/Arlington Tech <ul style="list-style-type: none"> addition for general classrooms on roof of existing building with new stair and elevator access includes no additional parking offsite leased parking will be required 	250	\$14.0	\$16.9

Notes

- (1) All amounts are in 2019 dollars – 4% per year compounded escalation must be added based on planned project completion date to arrive at final estimated cost.
- (2) Total project cost includes costs for construction, design/project management/other professional services fees, commissioning, utility services, permitting, furniture, equipment (including technology), moving, legal expenses, project contingencies, and APS staff.
- (3) The 250 seats at Arlington Tech are the remaining seats needed to complete the FY 2017-26 CIP project for planned growth at Arlington Tech to 600 students. The FY 2017-26 CIP project seats were to be delivered by September 2018. This timeline has shifted to allow a comprehensive phased development planning effort to occur through the Career Center Working Group (CCWG) prior to beginning any capital expansion project.
- (4) Additional information on each project will be available on the Engage FY 2019-28 CIP webpage, apsva.us/engage/cip_fy19-28/, on April 25, 2018.

Capital Projects Considered for FY 2019-28 CIP – High School (Continued)



Phased
Development

Potential Capital Projects	Description	Seats	Total Project Cost 2019 Dollars (Millions)	
			Low Estimate	High Estimate
Options for future high school, Career Center	<u>Phase 1</u> • add 172,000 sq. ft., including general classrooms, specialty shops and multi-purpose gymnasium/assembly/performance space • 50,000 sq. ft. renovation of existing building <i>Note: part of the 1,300 seats included in the FY 2017-26 CIP</i>	800	\$102.5	\$105.1
	<u>Phase 2</u> • add 82,500 sq. ft. for general classrooms and theater/performance/assembly space • 50,000 sq. ft. renovation of existing building	500	\$60.9	\$72.7
	<u>Phase 3</u> • add 82,500 GSF addition for general classrooms • 50,000 sq. ft. renovation of existing building	500	\$60.9	\$72.7
	<u>Phase 4</u> • add 82,500 sq. ft. for general classrooms	500	\$42.4	\$50.8

Notes

- (1) All amounts are in 2019 dollars – 4% per year compounded escalation must be added based on planned project completion date to arrive at final estimated cost.
- (2) Total project cost includes costs for construction, design/project management/other professional services fees, commissioning, utility services, permitting, furniture, equipment (including technology), moving, legal expenses, project contingencies, and APS staff.



Capital Projects Considered for FY 2019-28 CIP – High School (Continued)



Potential Capital Projects	Description	Seats	Total Project Cost 2019 Dollars (Millions)	
			Low Estimate	High Estimate
Options for future high school, Career Center	Field/Parking Garage New multi-use field above 500 structured parking spaces below grade (required concurrent with or before completion of Career Center Phase 2 unless Henry building is demolished)	0	\$31.8	\$35.0
	Demolition of Henry and construction of multi-use field (cannot occur before replacement elementary seats are available)	(468)	\$5.8	\$6.8

Notes

- (1) All amounts are in 2019 dollars – 4% per year compounded escalation must be added based on planned project completion date to arrive at final estimated cost.
- (2) Total project cost includes costs for construction, design/project management/other professional services fees, commissioning, utility services, permitting, furniture, equipment (including technology), moving, legal expenses, project contingencies, and APS staff.
- (3) Additional information on each project will be available on the Engage FY 2019-28 CIP webpage, apsva.us/engage/cip_fy19-28/, on April 25, 2018.

High School at Career Center Site

Full Build Out



Full build out

Development	Seats	Total Cost Estimate 2019 Dollars (Millions)		Description
		Low	High	
<i>In Superintendent's CIP</i>				
800+ seats Per CCWG Charge	800	\$102.50	\$105.10	<ul style="list-style-type: none"> • New building 172,000 sq. ft., including general classrooms, specialty shops and multi-purpose gymnasium/assembly/performance space, expanded cafeteria, library/media center, black box theater • Renovation of existing building 50,000 sq. ft.
<i>Additional Funding Needed</i>				
Field and parking garage	0	\$31.80	\$35.00	New multi-use field on top of 500 structured parking spaces below grade
Performing arts facility addition	0	\$7.40	\$8.50	
Swimming pool addition	0	\$24.30	\$27.90	
Demolish Henry and replace seats at another site	-468	\$5.80	\$6.80	Demolition of Henry and construction of multi-use field
	725 to 750	\$54.60	\$64.30	New elementary school with structured parking below
Total		\$226.40	\$247.60	

Notes

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(2) Total project cost includes costs for construction, design/project management/other professional services fees, commissioning, utility services, permitting, furniture, equipment (including technology), moving, legal expenses, project contingencies, and APS staff.

Source

APS, Facilities & Operations Department. Data is as of May 2, 2018

Joint School Board/County Board Work Session – April 17th

Link to video: http://arlington.granicus.com/MediaPlayer.php?view_id=2&clip_id=3508

- After a discussion of why our socioeconomically diverse neighborhoods deserve equal high school facilities
 - County Board Member Erik Gutshall remarked, “I think that equal does not necessarily, when we talk about equal education, equal quality, does not necessarily mean the same.”
 - He then went on to describe how high school students at the Career Center site could possibly fulfill their PE/aquatics education requirement by being bused to other Arlington High Schools as part of an “exchange student” program.
 - Libby Garvey, suggested simply expanding the high school day from 6 am to 11 pm.

Options for our neighborhood?

For discussion

Use Permit #: U-3516-18-1

Description: Use Permit for an increase in capacity of 200 students at the Career Center. The increase specifically supports the Arlington Tech high school program. The increase will be accommodated through interior modification of the building; no exterior construction is planned and no roads will be blocked for construction.

Design Capacity & Enrollment:

Existing Building Design Capacity*	600	Existing Arlington Tech Enrollment	150
Proposed Building Design Capacity	800	Proposed Arlington Tech Enrollment	350
Increase in Total Design Capacity	200	Increase in Total Enrollment	200

*Multiple uses operate out of the Career Center building, so the entire population of users may be greater than the design capacity throughout the day.

Parking:

Vehicle Parking			
		Required	Proposed
Career Center		80	
	Arlington Tech	35	
	Other programs*	45	
Patrick Henry Elementary*		112	
<i>Arl. Community HS (Fenwick)*</i>		<i>10</i>	
<i>Columbia Pike Branch Library</i>		<i>39</i>	
			234 spaces^
			11 spaces^^
		241	246
Bicycle Parking (1 space per 20 students)			
		Required	Proposed
Career Center		43	50
	Arlington Tech	18	
	Other programs	23	

Figures in Red are not included in the staff report but were used in the analysis.

*Enrollment may exceed design capacity because programs operate throughout the day and may not be concurrent.

**Use permit approved July 2017. School will be moving off site in Fall 2019.

^In shared lot.

^^Marked spaces in rear lot – Career Center staff only.

VERY IMPORTANT MEETING TO ATTEND

Wednesday, May 30

- 7 - 9:50 PM
- Career Center

CIP Timeline



Status	Date	Schedule for the CIP
✓	April 17	Career Center Working Group, Joint Work Session with County Board
✓	April 19	Monitoring Item
✓	April 24	Work Session #1
✓	May 3	Supt's Proposed FY19-28 CIP
✓	May 7	Work Session #2
	May 14	ADDED - Community Outreach - CIP Information Session at Washington-Lee
	May 15	Work Session #3
	May 16	Community Outreach - CIP Information Session at Reed
	May 22	Work Session #4
	May 29	Joint Work Session with County Board
	May 30	Community Outreach: CIP Information Session at Career Center
	June 7	School Board's Proposed FY19-28 CIP
	June 12	Work Session #5 (if needed)
	June 21	School Board adopts final FY19-28 CIP
	July	County Board adopts final FY 19-28 CIP (includes schools)
	Nov. 6	2018 Bond referendum

Contact us:

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<https://www.apsva.us/career-center/>

