



Minutes Meeting #8 Parkview Elementary School Ed Spec/Design Advisory Committee Wednesday, March 6, 2019

Mylo Allen, Parkview Elementary School principal, opened the meeting, welcoming the advisory group. He confirmed with the team that minutes from the November 5, 2018 meeting had been emailed and approved in November and ensured the committee had conceptual plans to review.

Ron Cowan, Executive Director of Capital Projects and School Facilities, summarized work and decisions that have been going on since the last meeting.

We will not be using any park property for the new school. The city and the district worked hard to see if the district could acquire the park property, but it did not work out. Because of our ongoing partnership with the city, they have agreed to let us use the park property as a staging area during construction, and as a playfield after the new school is built.

Terry Brown, Zervas Group architects, shared the proposed relocation of the existing sewer line, as we cannot build on top of an existing sewer line. Relocating the line allows us to build in the vacated area.

Terry then shared the proposed site plan indicating the footprint of where the school will sit on the property. One of the main determining factors was traffic, separating bus traffic and parent drop off/pick up areas. With the proposed plan, parent drop off/pick up shifts to Cornwall Avenue, with a 460' two-lane drive through and staging area and approximately 33 parking spaces. The bus loop and approximately 51 staff parking spaces will be accessed off Coolidge Drive. This will approximately triple onsite parking capacity. These areas are the last phase of the project, which is helpful for demolition.

Committee comments and discussion of the site plan included the following:

- Safety concerns are mitigated with the separation of bus loop and parent drop off/pick up.
- Cornwall Avenue is currently not a designated school zone. Ron stated this will be a discussion with our partners at the city.
- Current bike/walk routes to school may need revisions. Jonah Stinson, Director School Safety and Emergency Management, with the Routes to School committee will review.
- Is there adequate space for off street parking along Cornwall Avenue? Discussions between Terry and traffic engineers indicate there should be, but a review of the existing Cornwall Avenue public right-of-way needs to take place to be certain.
- Concerns were raised with cars queuing up at parent drop off/pick up and potentially backing up onto Cornwall Avenue. The 460' of double lane drop off/pick up area should ease back-up conditions onto Cornwall Avenue.

- There are no sidewalks proposed next to the Cornwall Rose Garden on Cornwall Avenue. The school district only builds sidewalks along our property frontage. This will be a discussion to have with our city partners.
- The City Parks Department would like to see a north/south trail connection in Cornwall Park. The school district will discuss a trail connection with the Parks Department.

Terry presented the proposed floor plan to the group. The plan represents a two-story building which is the district's elementary model. Two-stories are more energy efficient, with floors neatly stacked where stairs and plumbing line up, and more sustainable in terms of reduced storm water run-off.

Classrooms are in clusters, with glass to the outdoors and into the hall areas offering more natural light into hall spaces. There are extended learning spaces just outside the classroom clusters. Younger students, K-2 are on the main floor, with administration, commons and gym. 3-5 grade students will be on the second floor, and will also include the library, Bridges classrooms, motor room and resource room.

Committee comments and discussion on the floor plan included:

- A book room needs to be provided or identified.
- Gym storage feels small. More space would be helpful for mat storage and preschool equipment storage.
- The gym will be using part of the same footprint as the existing gym. We may be able to keep the existing gym walls part way up.
- Is a conference room needed next to the library, and could this square footage be used for another purpose?
- Is there enough curriculum storage?
- Are extended learning areas designed to be as useable as possible? Ron indicated that they are part the elementary educational model and will remain as part of the plan.
- Main floor bathroom would be more conducive to supervising preschoolers if it was turned 90 degrees on the floor plan.
- The commons feels small. Is there an option to make it larger? Ron explained that the square footage of the commons was completed in the recent remodel and will not be adjusted. In addition, Mylo indicated that the commons functions well and that potential conflicts can be addressed via program adjustments.
- Are proper acoustics being addressed for Bridges classrooms? Yes, they are located above the first-floor toilet rooms.
- Open staircase from main floor to second floor will need to have adequate railings well above code for safety.

Ron summarized that Terry and his team will take the feedback from today's meeting and see what modifications can be made. Once we reach consensus on the site and floor plans, we will host a neighborhood meeting to share these plans. What the individual spaces will look like will come later. The entire committee will not meet as a group on this work, but there will be more focused meetings with teachers, librarian, PE teacher, etc, to discuss their specialized area. We will reconvene in a few weeks, with Zervas sharing design refinements from committee feedback.

Meeting adjourned 3:50 p.m.