

Parkrose Middle School

New lights, scoreboard,
and seating

New Site
Restrooms

New Elevator to
lower level

Cover and
Upgrade Courtyard

Allow access to
Upper Play Area

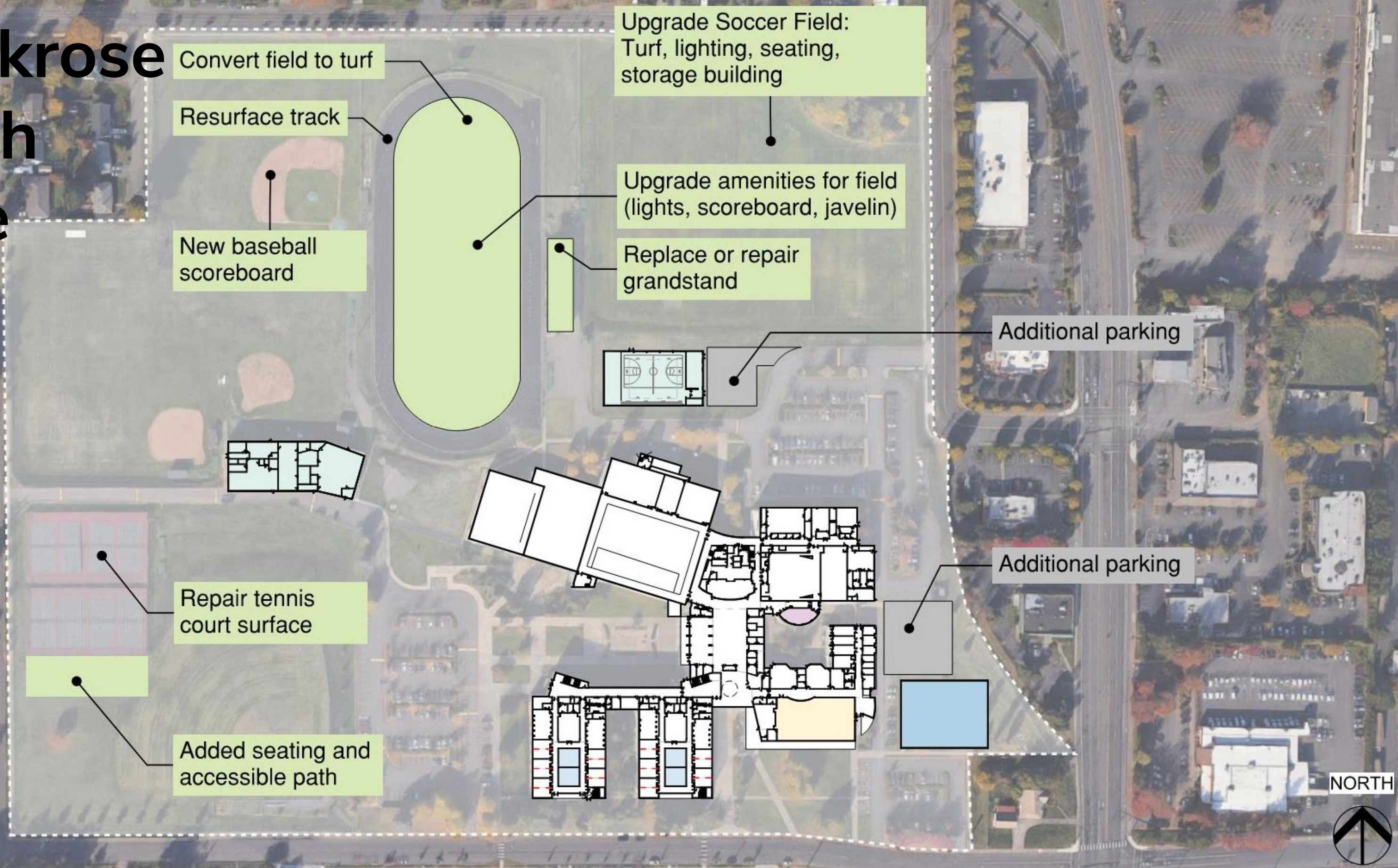


Parkrose School District
Long-Range Facility Planning
Multnomah County, Oregon

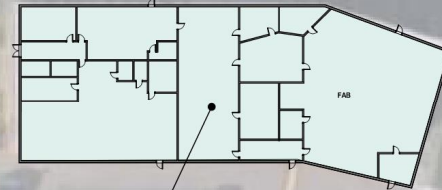
January 10th, 2022

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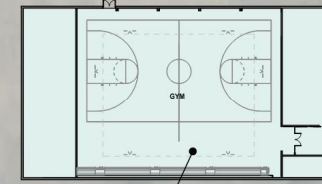
Parkrose High Site



Parkrose High School Building



Convert FAB to athletic program, field equipment storage/ use



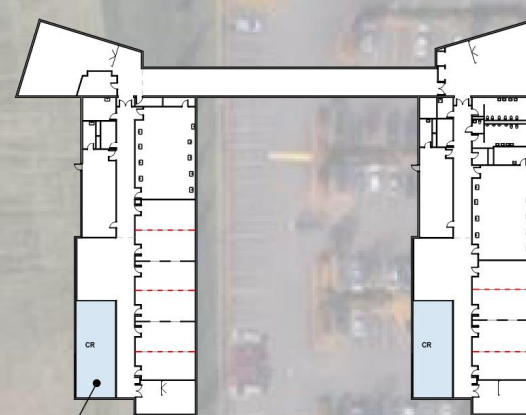
New Auxiliary Gym



New Locker rooms for pool

New Athletic Vestibule

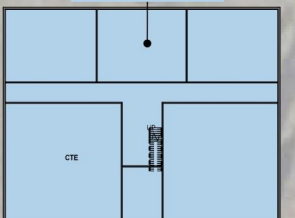
Extend Canopy for better functionality



Added Classrooms

Renovate to new Office Space

(6) New Classrooms & (2) CTE Labs



(2) - (4) Added Classrooms

Renovate Library

New Admin & Secure Vestibule

Added Offices

Remove operable walls at Seminar Rooms



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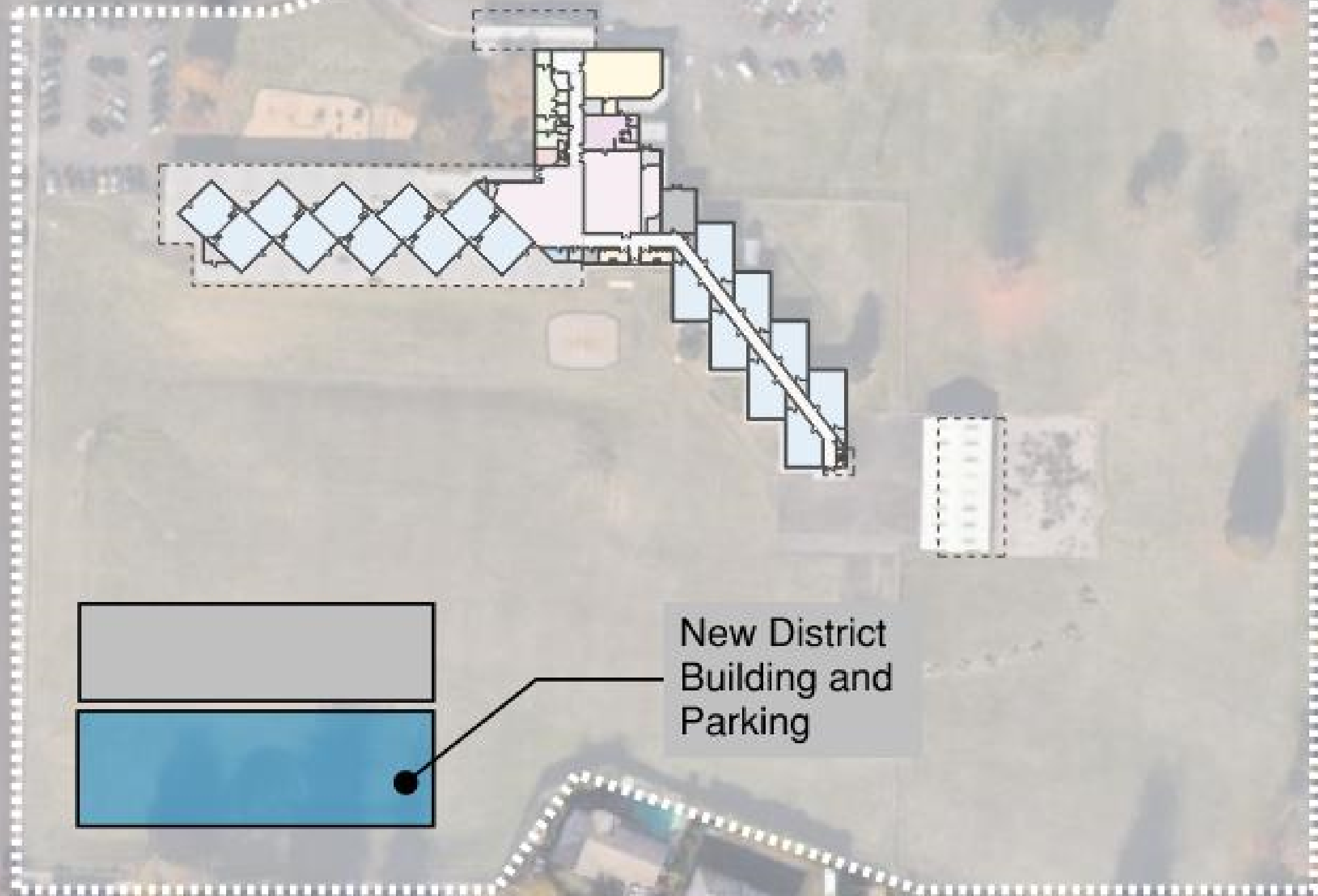
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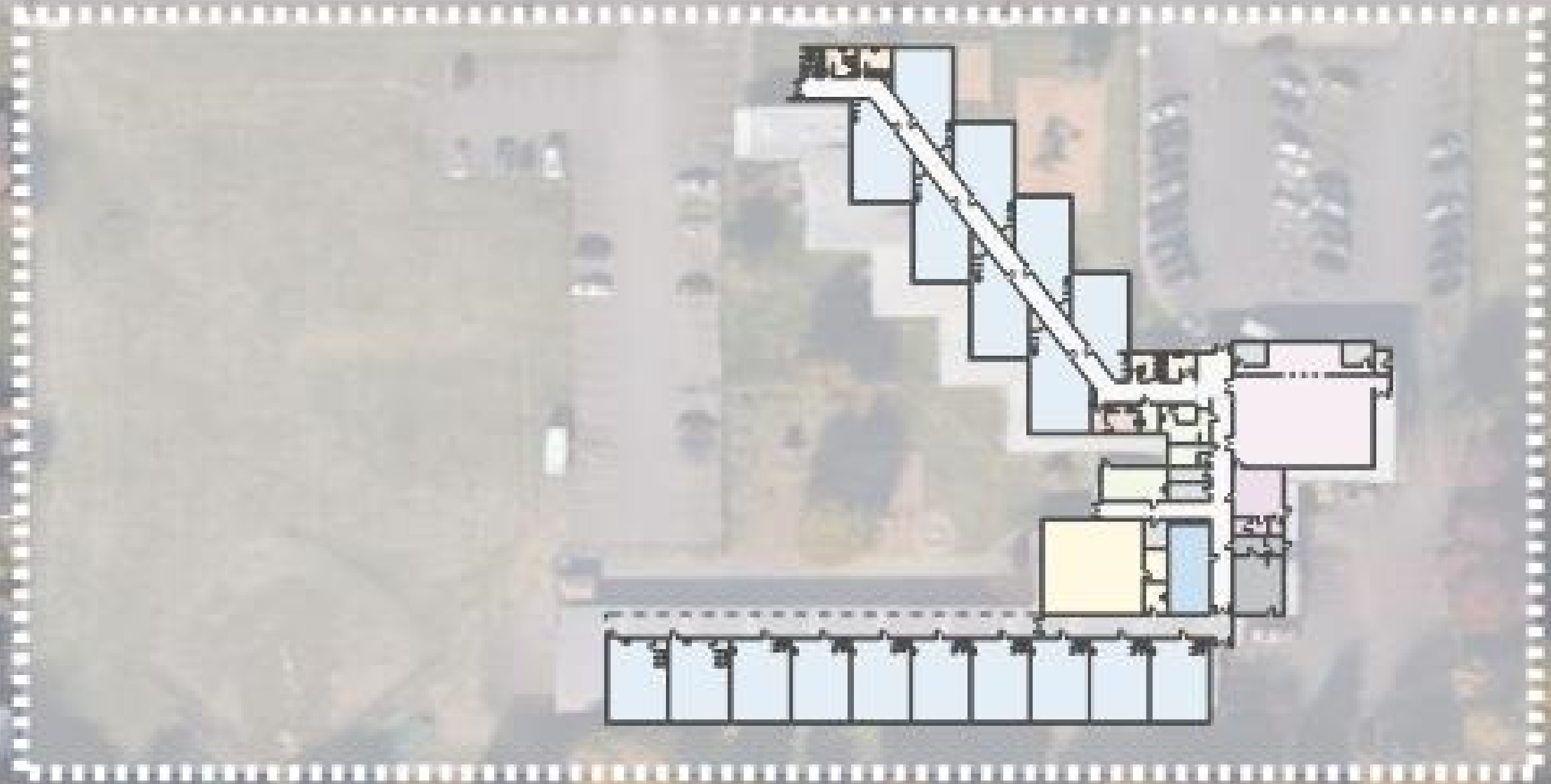
Sumner / Helensview



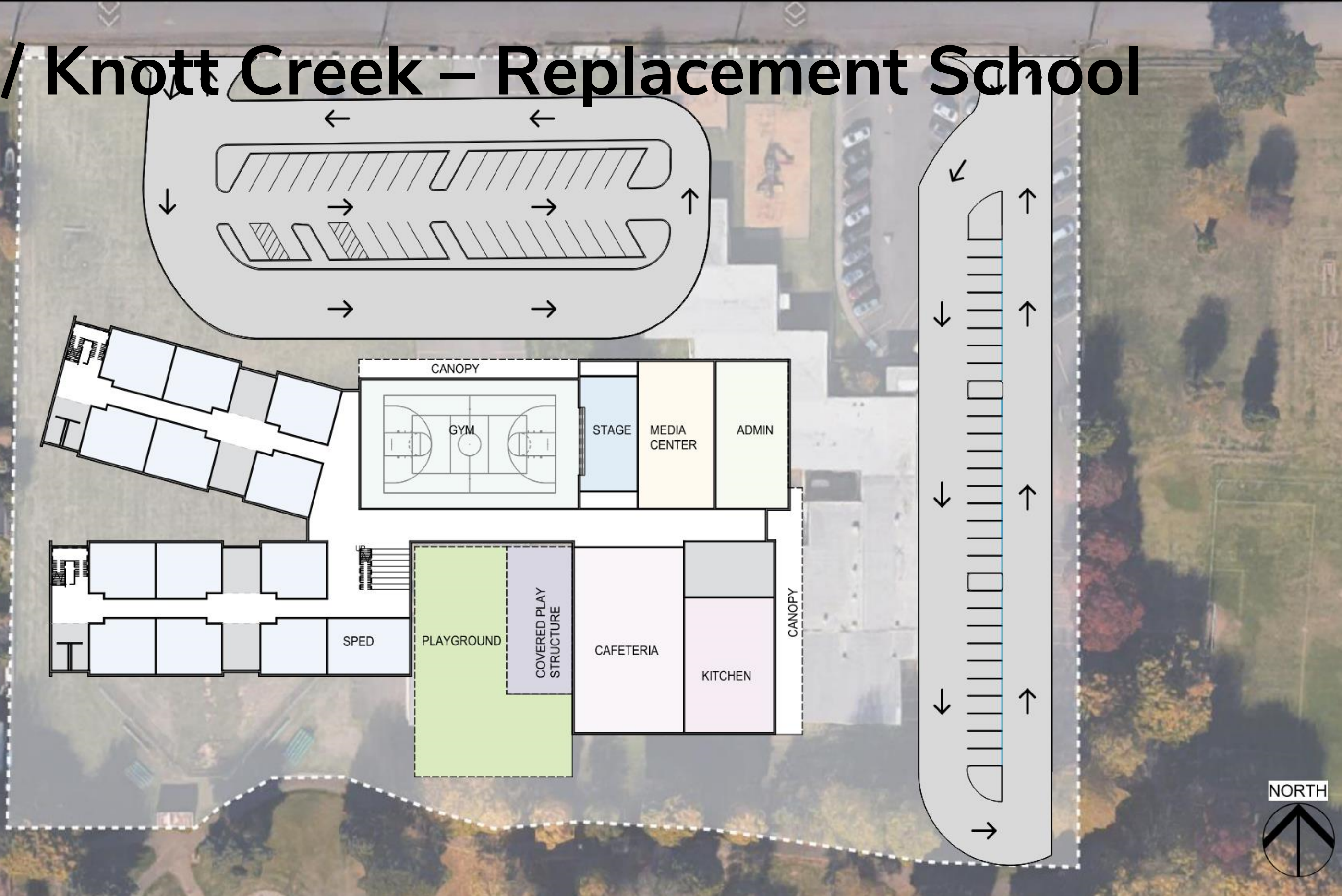
Thompson / Wheatley



Knott / Knott Creek



Knott / Knott Creek – Replacement School



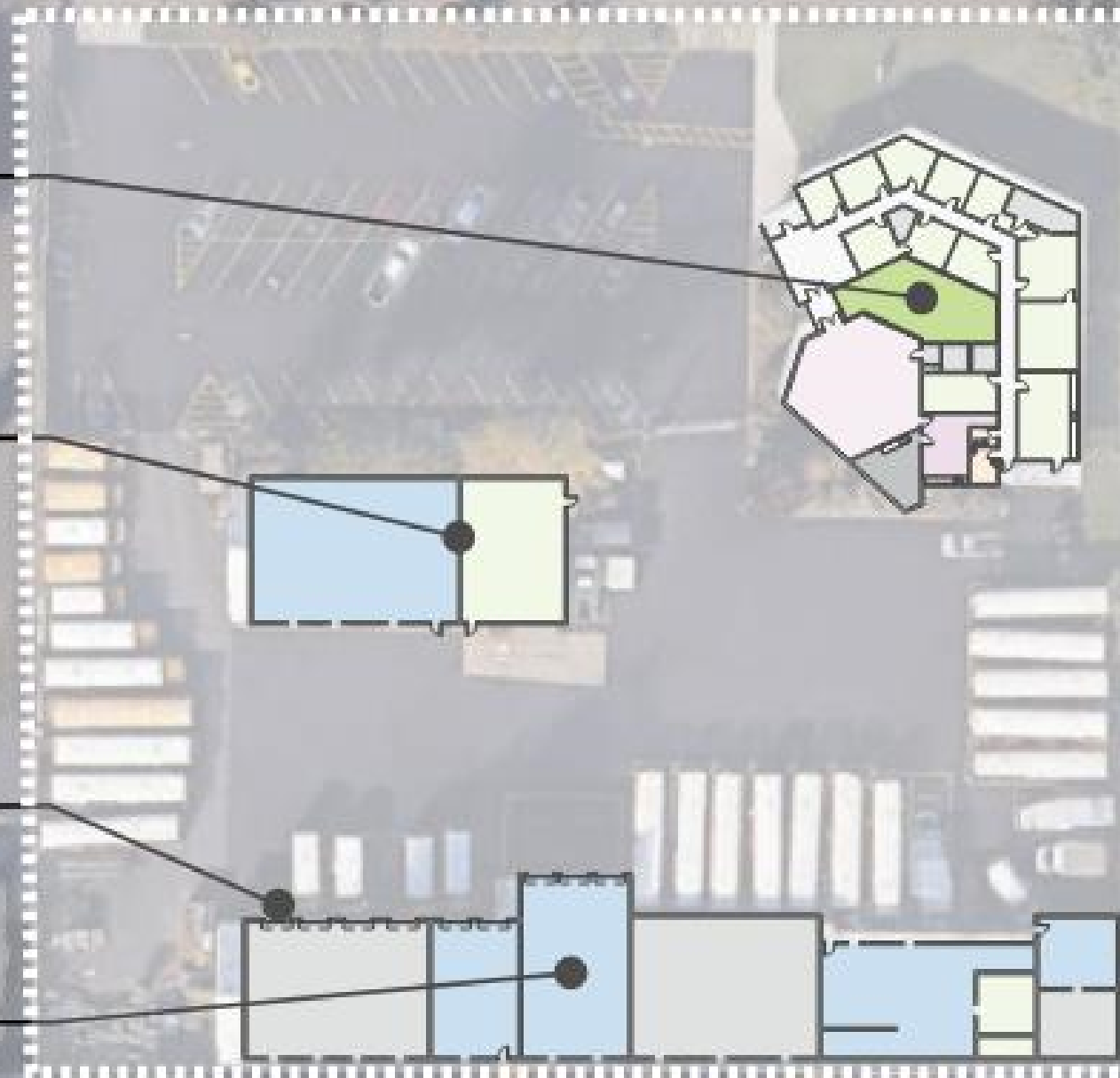
District Office

INFILL EXISTING
COURTYARD FOR
ADDITIONAL OFFICE
SPACE

REPLACE ROOFING,
REPAINT EXTERIOR,
MINOR INTERIOR
RENOVATIONS FOR
INCREASED EFFICIENCY

UPGRADE DOORS,
EXTERIOR ENVELOPE
(POWERED DOORS,
REPAIR DAMAGED
HEADERS)

REPLACE VEHICLE LIFTS
IN SERVICE BAYS



COST STUDIES BY SITE



Parkrose School District
Long-Range Facility Planning
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January 10th, 2022

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Cost Study Summary – FAR Identified Items

| FAR SCOPE ITEMS BY SITE | Total Project |
|---|----------------------|
| Prescott Elementary School | \$ 3,757,385 |
| Russell Elementary School | \$ 4,333,624 |
| Sacramento Elementary School | \$ 3,385,843 |
| Shaver Elementary School | \$ 4,860,302 |
| Parkrose Middle School | \$ 713,740 |
| Parkrose High School | \$ 12,674,187 |
| Helensview School (Sumner) | \$ 5,697,675 |
| Wheatley School (Thompson) | \$ 3,944,700 |
| Knott Creek School (Knott) | \$ 3,496,500 |
| District Office, Maintenance + Bus Barn | \$ 1,144,024 |
| FAR SCOPE ITEMS TOTAL COSTS | \$ 44,007,979 |



Cost Study Summary – Planning Items

| PLANNING SCOPE ITEMS BY SITE | | Total Project |
|---|----|----------------|
| Prescott Elementary School | \$ | 5,032,935 |
| Russell Elementary School | \$ | 9,072,675 |
| Sacramento Elementary School | \$ | 6,007,500 |
| Shaver Elementary School | \$ | 5,573,475 |
| Parkrose Middle School | \$ | 6,743,925 |
| Parkrose High School | \$ | 38,556,675 |
| Helensview School (Sumner) | \$ | - |
| Wheatley School (Thompson) | \$ | 9,720,000 |
| Knott Creek School (Knott) Replacement | \$ | 74,520,000 |
| District Office, Maintenance + Bus Barn | \$ | 1,485,000 |
| PLANNING SCOPE ITEMS TOTAL COSTS | | \$ 156,712,185 |



Planning Item Summary – by Site

| MAJOR PLANNING SUMMARY ITEMS BY SITE | | Total Project Costs | |
|--------------------------------------|---|---------------------|------------|
| Prescott Elementary School | | \$ | 5,032,935 |
| | Add Classrooms (4) | \$ | 3,780,000 |
| | Replace Covered Play Structure + ADA Access Ramp | \$ | 928,935 |
| | Added Parking Lot | \$ | 324,000 |
| Russell Elementary School | | \$ | 9,072,675 |
| | Add Classrooms (6) | \$ | 7,492,500 |
| | Renovate Library, Infill Courtyard, Add Canopy | \$ | 1,580,175 |
| | Alternate - Large Expansion with New Gym Building | \$ | 22,017,299 |
| | Alternate - Large Expansion with MPR Renovation | \$ | 17,543,034 |
| Sacramento Elementary School | | \$ | 6,007,500 |
| | Add Classrooms (6) | \$ | 6,007,500 |
| | Alternate - Large Expansion with New Gym Building | \$ | 27,801,954 |
| | Alternate - Large Expansion with MPR Renovation | \$ | 24,572,754 |

Items in ‘red’
optional and
not included
in total



Planning Item Summary – by Site

| MAJOR PLANNING SUMMARY ITEMS BY SITE | | Total Project Costs | |
|---|--|---------------------|------------|
| Shaver Elementary School | | \$ | 5,573,475 |
| Add Classrooms (4) | | \$ | 4,522,500 |
| Renovate Library, Infill Courtyard, Add Canopy | | \$ | 240,975 |
| Enclose Covered Walkway to Connect Buildings | | \$ | 810,000 |
| Alternate - Large Expansion with New Gym Building | | \$ | 21,457,656 |
| Parkrose Middle School | | \$ | 6,743,925 |
| Additional auxiliary gym requested | | \$ | 5,508,000 |
| Add Track Ameneties (Scoreboard, Lighting, Seating, Restroom) | | \$ | 580,500 |
| Extend Courtyard Canopy Between Gyms and Commons | | \$ | 587,925 |
| Increase Crossing Safety at High School Crosswalk | | \$ | 67,500 |

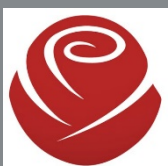
Items in ‘red’
optional and
not included
in total



Planning Item Summary – by Site

| MAJOR PLANNING SUMMARY ITEMS BY SITE | | Total Project Costs |
|--|----|---------------------|
| Parkrose High School | | \$ 38,556,675 |
| Add athletic entry vestibule at Rossi Field House | \$ | 270,000 |
| Repair + upgrade tennis courts (seating, accessible path, etc.) | \$ | 2,376,000 |
| Replace existing grass football field with turf | \$ | 1,883,250 |
| Replace existing Grandstand | \$ | 3,948,750 |
| Alternate - Expand Grandstand for Dual-Sided Configuration | \$ | 2,187,000 |
| Auxiliary Gym addition and required parking / site work associated | \$ | 10,287,000 |
| Add field lighting at Varsity soccer field | \$ | 162,000 |
| Convert FAB to athletic program, field equipment storage | \$ | 1,012,500 |
| Renovate Locker Rooms for separate public access | \$ | 472,500 |
| Add All-Season building (batting cages, etc.) | \$ | 947,700 |
| Convert 'Community Fitness' area to Volleyball (underutilized) | \$ | 168,750 |
| Improve exterior building entry to gyms from fields | \$ | 32,400 |
| Renovate existing corridor and Media Center to add (4) new classrooms | \$ | 252,450 |
| Replace moveable walls at Seminar Rooms with fixed, framed walls | \$ | 151,875 |
| CTE building addition (2 labs + 6 classrooms), parking + site work | \$ | 16,200,000 |
| Renovate Media Center & Teacher's Lounge for better utilization | \$ | 252,450 |
| Add signage to improve wayfinding - major entries, community use, etc. | \$ | 24,300 |
| Renovate to create new office space in existing corridor/ mini-commons | \$ | 114,750 |

Items in 'red'
optional and
not included
in total



Planning Item Summary – by Site

| MAJOR PLANNING SUMMARY ITEMS BY SITE | | Total Project Costs | |
|--|--|---------------------|------------|
| Helensview School (Sumner) | | \$ | - |
| None Identified | | \$ | - |
| Wheatley School (Thompson) | | \$ | 9,720,000 |
| Added District Program area for future use (PK, behavior, etc.) | | \$ | 9,720,000 |
| Knott Creek School (Knott) Replacement | | \$ | 74,520,000 |
| Replacement elementary school (future capacity) + site work | | \$ | 74,520,000 |
| District Office, Maintenance + Bus Barn | | \$ | 1,485,000 |
| Infill courtyard, renovation for additional program / office space | | \$ | 1,485,000 |

Items in ‘red’ optional and not included in total



Cost Study Summary – by Category

| DISTRICT FACILITY | SCOPE BY CATEGORY | | | | | | | PLANNING SCOPE | | SUMMARY BY SITES | | |
|------------------------------------|-----------------------------------|---------------------------|--------------------------|------------------|----------------------------|---------------------------|---------------|----------------|---------------|-----------------------------|--------------|---------------------|
| | Mechanical, Electrical + Plumbing | Technology Infrastructure | Building Envelope + Site | Seismic Upgrades | Safety + Security Upgrades | Accessibility + Athletics | Food Services | Added Capacity | Site Upgrades | Subtotal Construction Costs | Soft Costs | Total Project Costs |
| PRESCOTT ES | \$132,000 | \$109,224 | \$1,059,024 | TBD | \$108,000 | \$325,000 | \$1,050,000 | \$3,488,100 | \$240,000 | \$6,511,348 | \$2,278,972 | \$8,790,320 |
| RUSSELL ES | \$694,000 | \$90,081 | \$902,261 | TBD | \$550,000 | \$300,000 | \$673,750 | \$6,512,500 | \$208,000 | \$9,930,592 | \$3,475,707 | \$13,406,299 |
| SACRAMENTO ES | \$174,800 | \$92,491 | \$1,874,491 | TBD | N/A | \$200,000 | \$166,250 | \$4,450,000 | N/A | \$6,958,032 | \$2,435,311 | \$9,393,343 |
| SHAVER ES | \$330,102 | \$98,811 | \$1,978,811 | TBD | N/A | \$300,000 | \$892,500 | \$4,128,500 | N/A | \$7,728,724 | \$2,705,053 | \$10,433,777 |
| PARKROSE MS | \$243,243 | \$155,453 | N/A | N/A | N/A | \$100,000 | \$16,000 | \$4,080,000 | \$929,500 | \$5,524,196 | \$1,933,469 | \$7,457,665 |
| PARKROSE HS | \$3,910,000 | \$586,118 | \$2,115,618 | TBD | \$1,700,000 | \$513,250 | \$563,300 | \$12,589,500 | \$15,971,000 | \$37,948,787 | \$13,282,075 | \$51,230,862 |
| HELENSVIEW / SUMNER | \$2,102,000 | N/A | \$2,118,500 | TBD | N/A | N/A | N/A | N/A | N/A | \$4,220,500 | \$1,477,175 | \$5,697,675 |
| WHEATLEY / THOMPSON | \$2,172,000 | N/A | \$750,000 | TBD | N/A | N/A | N/A | \$7,200,000 | N/A | \$10,122,000 | \$3,542,700 | \$13,664,700 |
| KNOTT CREEK / KNOTT | \$1,765,000 | N/A | \$825,000 | TBD | N/A | N/A | N/A | \$55,200,000 | N/A | \$57,790,000 | \$20,226,500 | \$78,016,500 |
| District Office, Maintenance + Bus | \$55,000 | \$36,225 | \$756,200 | TBD | N/A | N/A | N/A | \$1,100,000 | N/A | \$1,947,425 | \$681,599 | \$2,629,024 |
| Subtotal | \$11,578,145 | \$1,168,403 | \$12,379,905 | \$0 | \$2,358,000 | \$1,738,250 | \$3,361,800 | \$98,748,600 | \$17,348,500 | \$148,681,603 | \$52,038,561 | \$200,720,164 |



QUESTIONS AND NEXT STEPS



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