



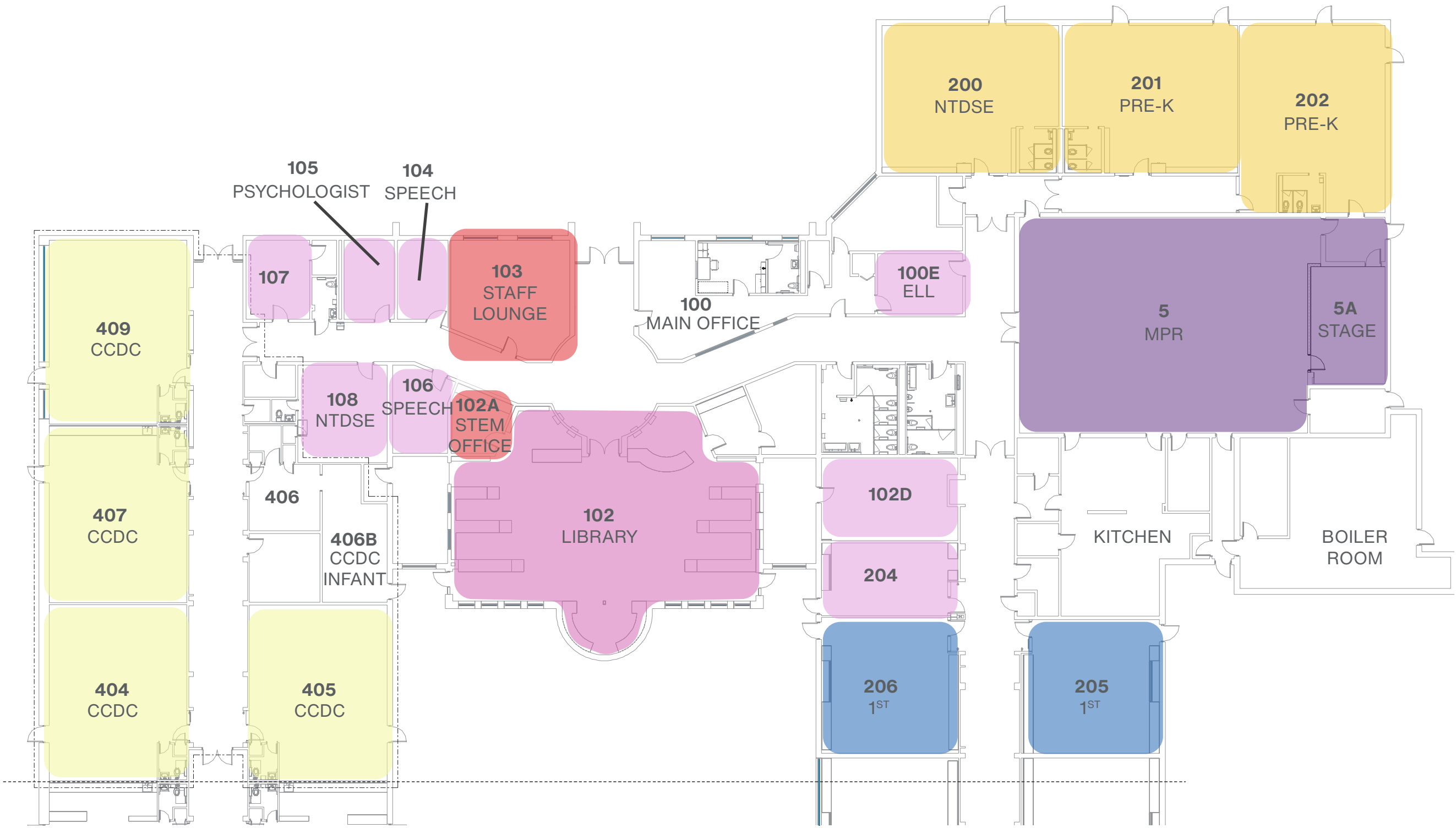
TODD HALL CONCEPTS

April 15th, 2025

BASE BUILDING RENOVATIONS

PROPOSED SCOPE OF WORK - BASE BUILDING

• NORTH PLAN



- A PRE-K
- B1 KINDERGARTEN
- B2 CCDC
- C1 CLASSROOM
- C2 CLASSROOM
- D MUSIC & ART
- E MPR
- F GYM
- G LIBRARY
- H SMALL GROUP
- I STAFF
- J STAFF TLT

PROPOSED SCOPE OF WORK - BASE BUILDING

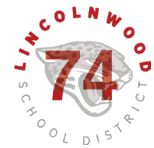
• SOUTH PLAN



- A PRE-K
- B1 KINDERGARTEN
- B2 CCDC
- C1 CLASSROOM
- C2 CLASSROOM
- D MUSIC & ART
- E MPR
- F GYM
- G LIBRARY
- H SMALL GROUP
- I STAFF LOUNGE
- J STAFF TLT

PROPOSED SCOPE OF WORK - BASE BUILDING

	RENOVATE TOILETS FOR ADA COMPLIANCE	REPLACE CASEWORK	REPLACE CEILING & LIGHTS	REPLACE FLOOR	FUR OUT WALLS	PAINT / WALL PANELS	ADD STORAGE (FURN./ CASEW.)	MODIFY OR ELIMINATE STAGE	REPLACE / ADD FURNITURE	PAINT DUCTWORK	REPLACE BASKETBALL HOOPS	MISC. MECH, ELEC, AV	OTHER CHANGES & NOTES
A: PRE-K 200, 201, 202	●	●	●	●	●	●	●		● TCHR DESK/ CHAIR ONLY			●	REPLACE CUBBIES; TOILET ROOMS TO BE RENOVATED
B1: KINDERGARTEN 400, 401, 402, 403	●	●	●		●	●	●		● TCHR DESK/ CHAIR & STOR.			●	TOILET ROOMS TO BE EXPANDED
PENDING POTENTIAL ADDITION CONCEPTS B2: CCDC 404, 405, 407, 409	●	●	●		●	●	●		●			●	ALTERNATE BID; MECH. IS BASE BID; CONSIDER OPTIONAL ALT. FOR MOTHERS' ROOM
C1: TYPICAL CLASSROOM 301, 303, 305, 307, 309, 311, 313		●	●		●	●		●	● TCHR DESK/ CHAIR ONLY			●	
C2: TYPICAL CLASSROOM 205, 206, 207, 208, 209, 210, 212		●	●		●	●			●			●	REPLACE EXISTING CLASSROOM SINKS
D: MUSIC & ART 300, 302		●	●	●		●			●			●	CONSIDER SECOND SINK IN ART
E: MPR 5				●				●		●	●	● LINCOLNWOOD 74 SCHOOL DISTRICT	REPLACE BASKETBALL HOOPS
F: GYM 215				●		●					●	● LINCOLNWOOD 74 SCHOOL DISTRICT	ADD 2 BASKETBALL HOOPS ON WEST AND REPLACE 2 ON EAST
G: LIBRARY 102			●									●	ENCLOSE WEST READ. ROOM W/ WALL & DOOR
H: SMALL GROUP ROOMS 100E, 102D, 104, 105, 106, 107, 108, 204, 211, 213, 315		●	●		●	●			●			●	CASEWORK EXISTS ONLY IN 204, 211, 213, 315
I: STAFF LOUNGE 103		●	●	●		●			●			●	REPLACE FURNITURE; ELIMINATE OPERABLE PARTITION
J: STAFF TOILETS				●		●							ELIMINATE SHOWER IN GYM STAFF TOILET



ADDITION - CONCEPT 1: NORTHWEST CORNER

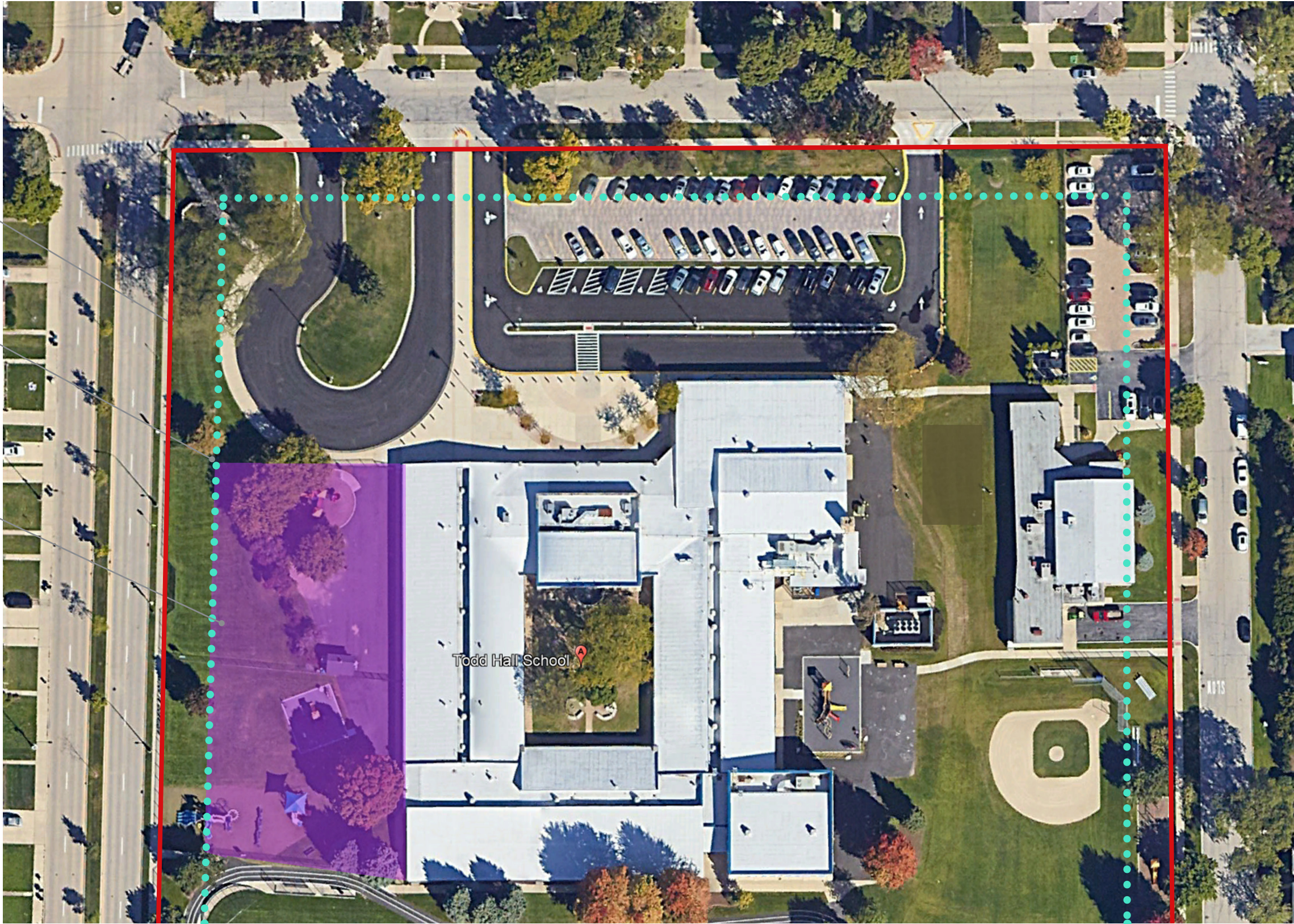
POTENTIAL NORTHWEST ADDITION

- MAXIMUM BUILDABLE AREA - WEST SIDE

PROPERTY LINE

ZONING SETBACKS (30')

MAXIMUM BUILDING AREA
29,500 SQUARE FEET



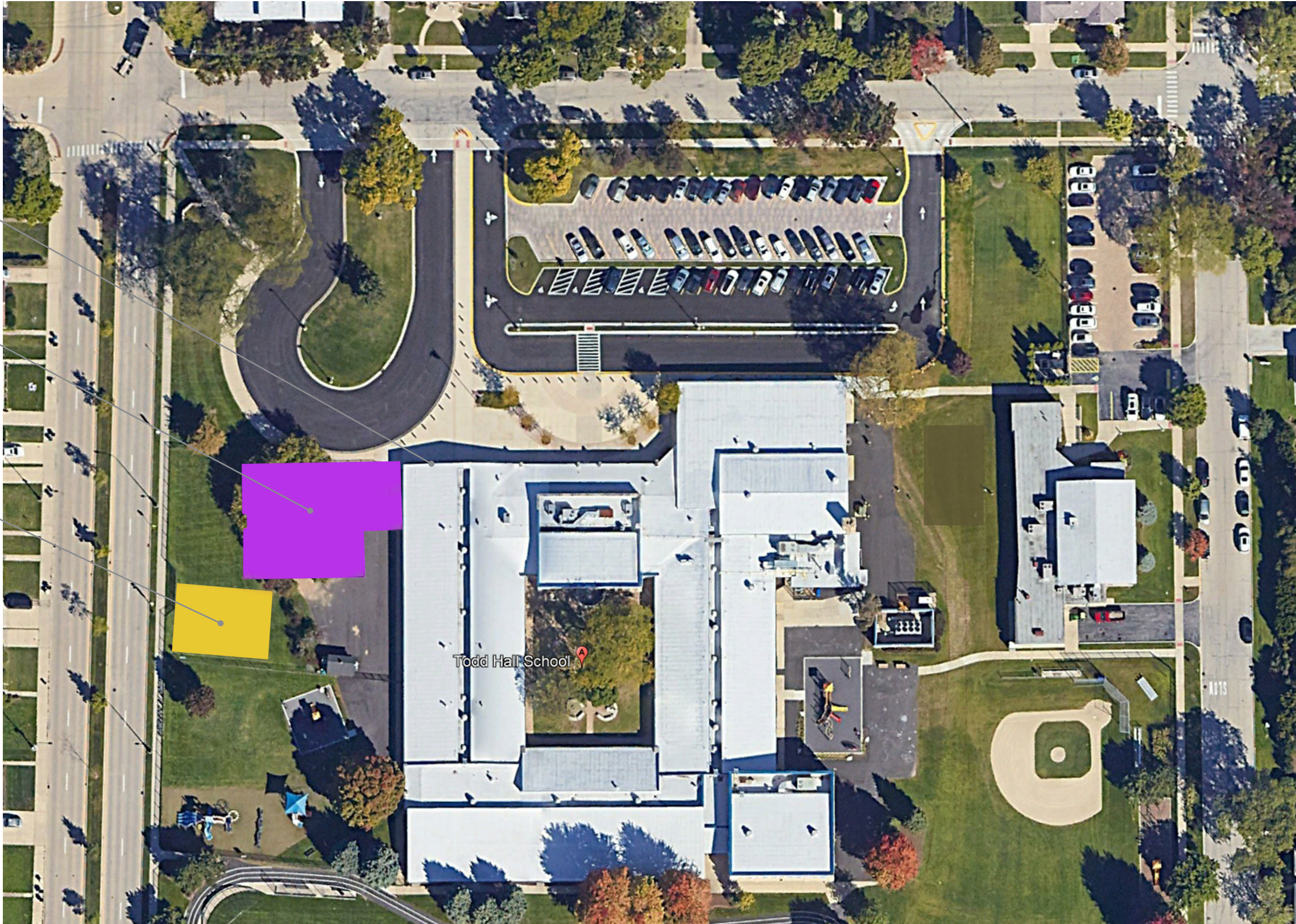
PROPOSED ADDITION - CONCEPT 1

• SITE PLAN

CCDC ENTRANCE
EXISTING TO REMAIN

ADDITION
APX. 7,000 SQUARE FEET

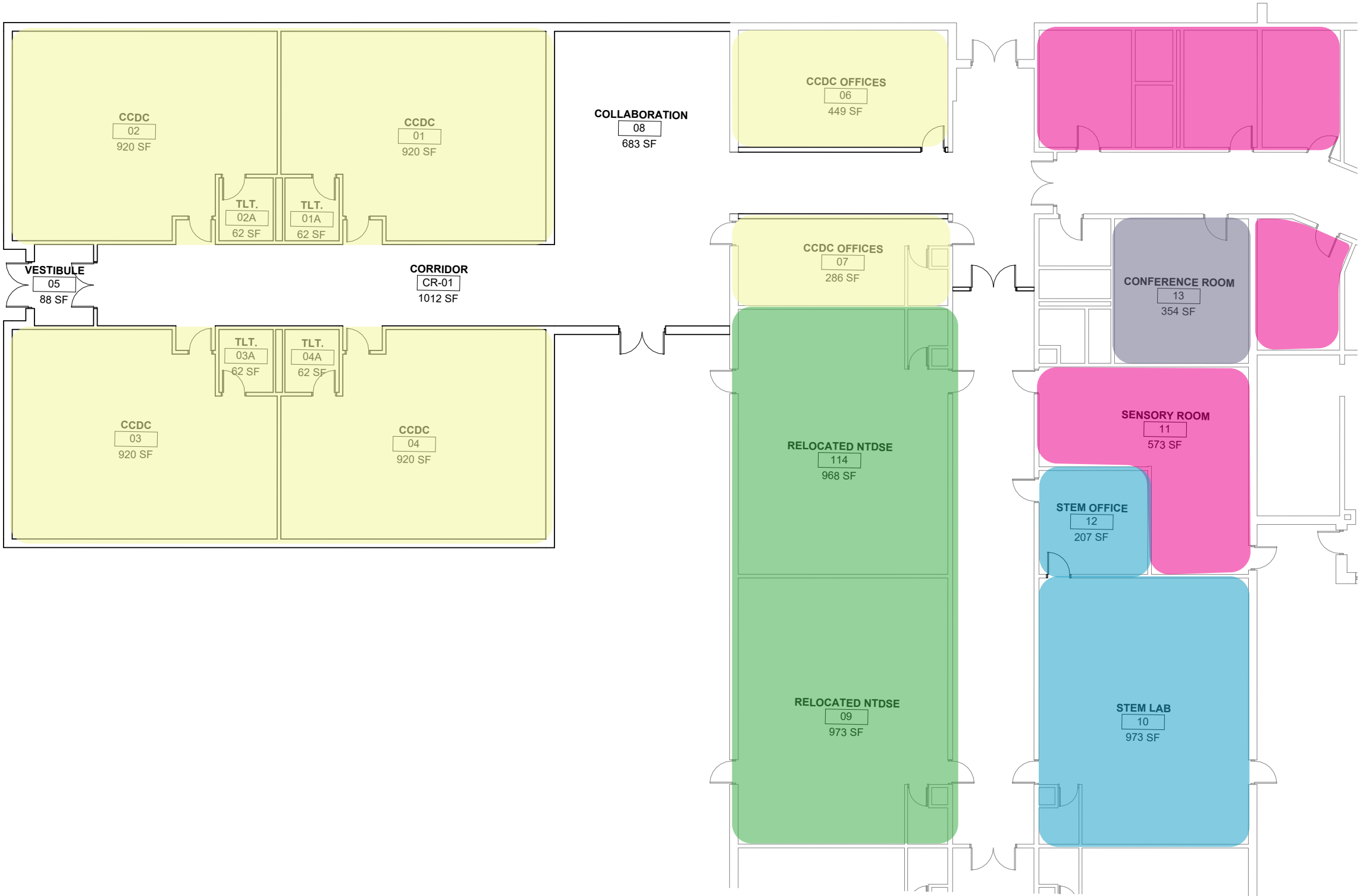
RELOCATED CCDC
PLAYGROUND



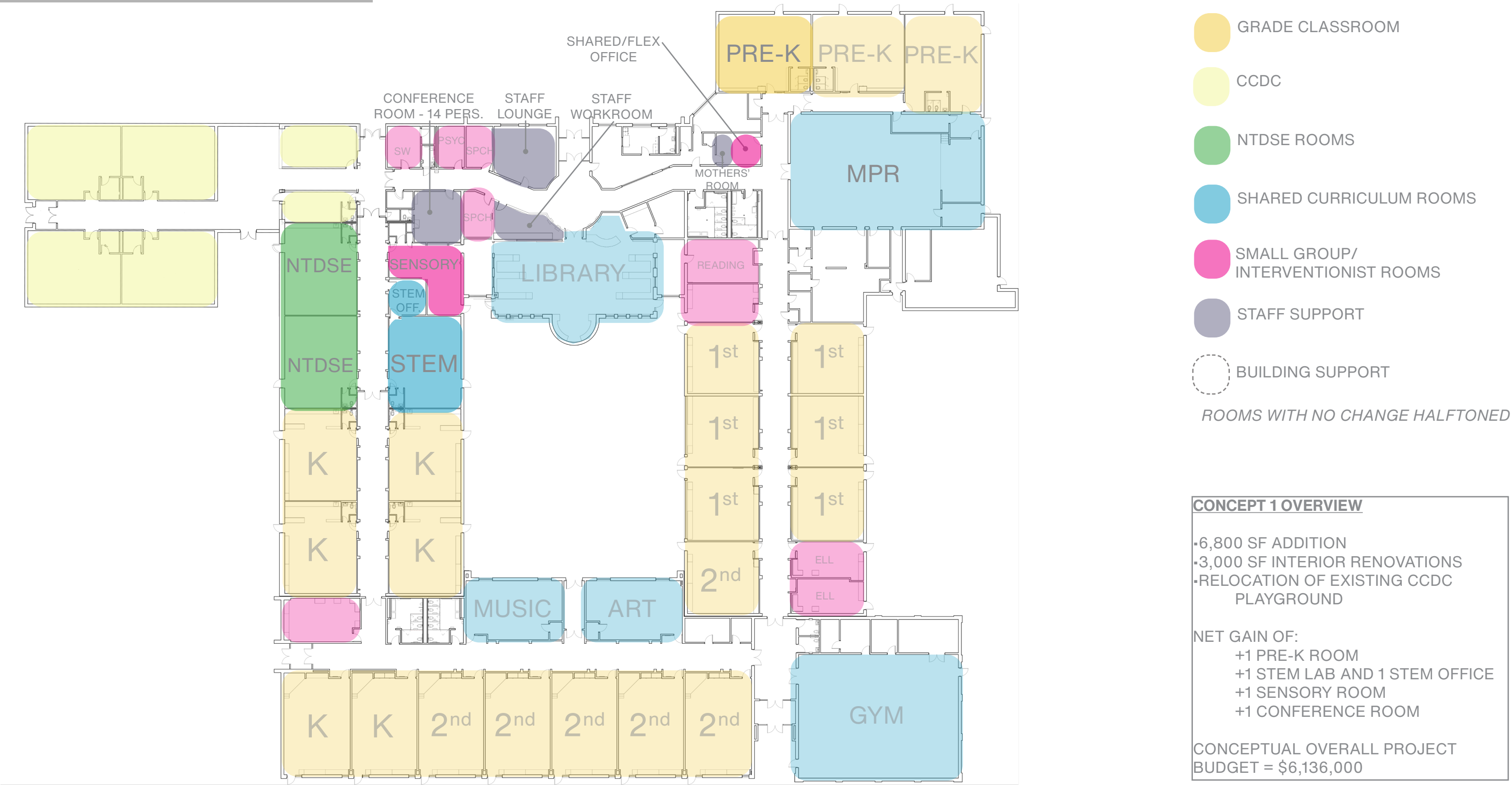
PROPOSED ADDITION - CONCEPT 1

• PARTIAL FLOOR PLAN

- CCDC
- NTDSE ROOMS
- SMALL GROUP/INTERVENTIONIST ROOMS
- SHARED CURRICULUM ROOMS
- STAFF SUPPORT
- BUILDING SUPPORT



PROPOSED OVERALL PLAN - CONCEPT 1



LONG-TERM PLANNING POTENTIAL ADDITIONS

POTENTIAL SOUTHEAST & NORTHEAST ADDITIONS

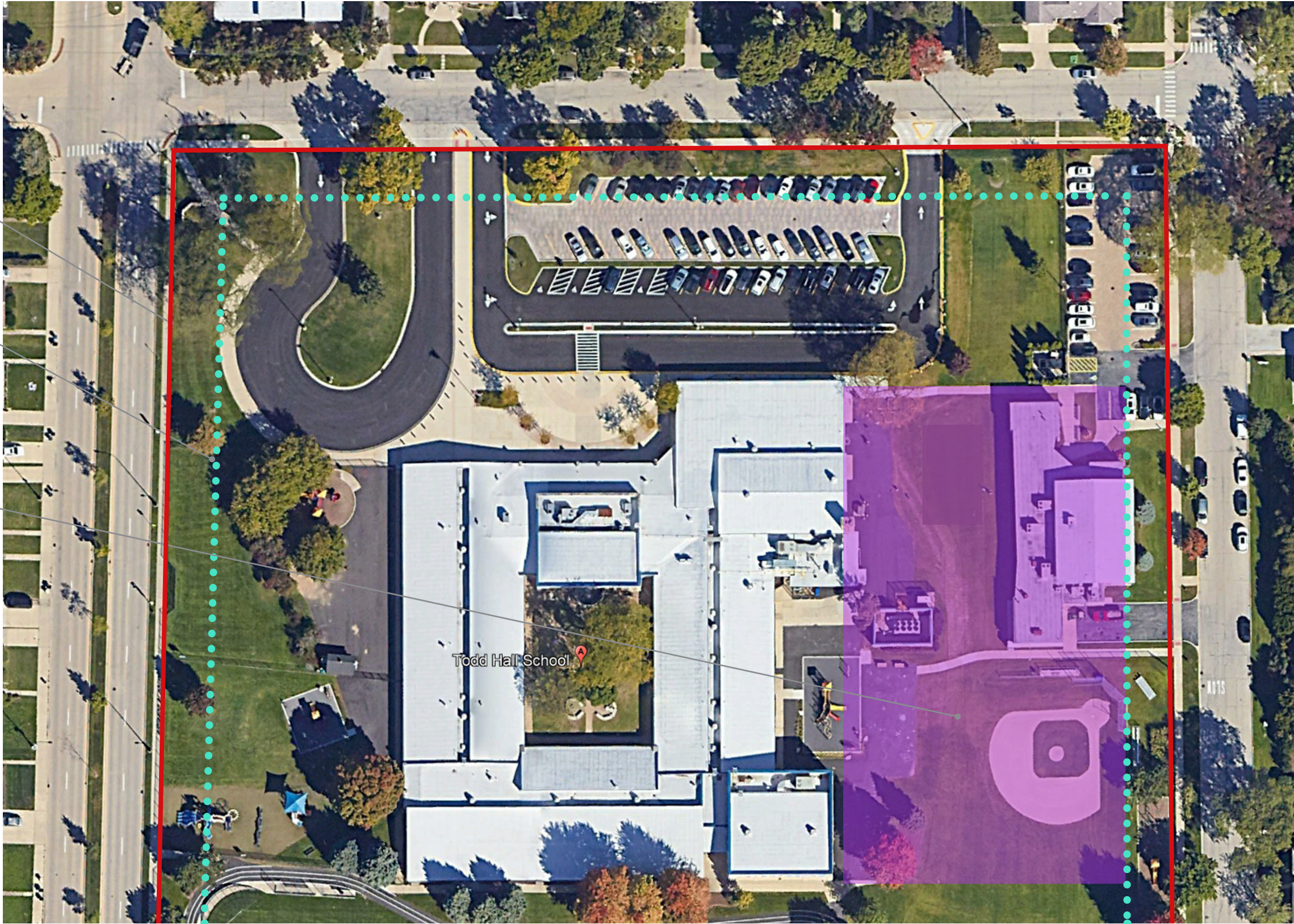
- MAXIMUM BUILDABLE AREA - EAST SIDE

PROPERTY LINE

ZONING SETBACKS (30')

ZONING MAXIMUM
BUILDING HEIGHT = 60'

MAXIMUM BUILDING
AREA
54,000 SQUARE FEET



LONG-TERM PLANNING ADDITION - CONCEPT 2: SOUTHEAST CORNER

2.1 - ONE STORY

2.2 - TWO STORY

2.3 - THREE STORY

PROPOSED ADDITION - CONCEPT 2

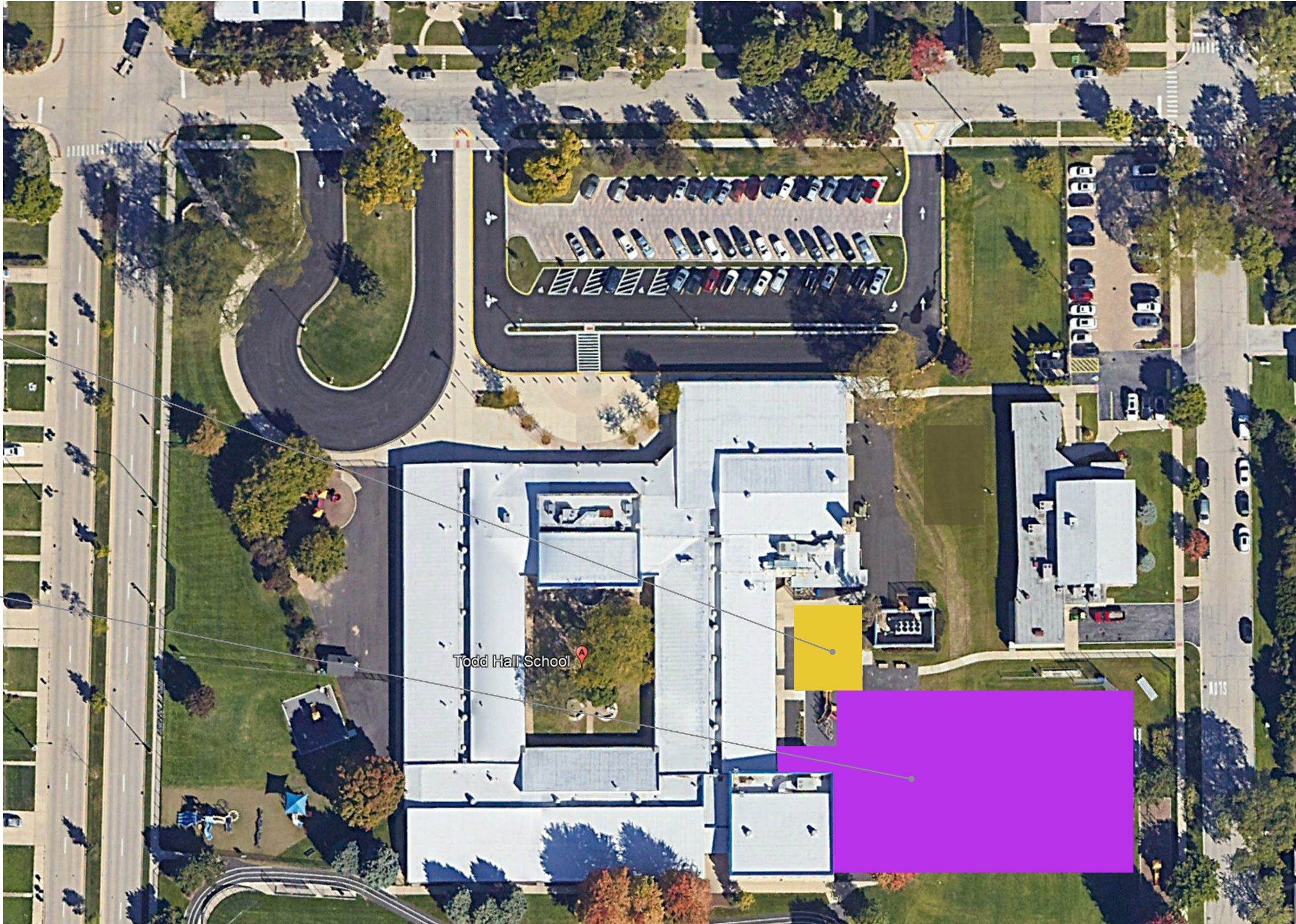
• SITE PLAN

RELOCATED 1ST
GRADE PLAYGROUND

ADDITION
ONE STORY
APX. 20,000 SQUARE FEET

TWO STORY
APX. 35,500 SQUARE FEET

THREE STORY
APX. 51,000 SQUARE FEET



PROPOSED OVERALL PLAN - CONCEPT 2

• CONCEPT PLAN



PROPOSED OVERALL PLAN - CONCEPT 2

• MULTI-STORY CONCEPTS



CONCEPT 2.1 - ONE STORY OVERVIEW

- 20,000 SF ADDITION
- 500 SF INTERIOR RENOVATIONS
- RELOCATION OF EXISTING 1st GRADE PLAYGROUND

NET GAIN OF:

- +10 CLASSROOMS
- +1 MULTIPURPOSE ROOM
- +MISC. BUILDING SUPPORT SPACES
(OFFICES, TOILET ROOMS, MECH/ELEC)

CONCEPTUAL OVERALL PROJECT BUDGET = \$15,800,000



CONCEPT 2.2 - TWO STORY OVERVIEW

- 35,500 SF ADDITION
- 500 SF INTERIOR RENOVATIONS
- RELOCATION OF EXISTING 1st GRADE PLAYGROUND
- ADDITION SIZE TRIGGERS STORM SHELTER REQUIREMENT
- EXPAND EXISTING PARKING LOT

NET GAIN OF:

- +14 CLASSROOMS
- +1 MULTIPURPOSE ROOM / STORM SHELTER
- +1 MULTIPURPOSE ROOM / CAFETERIA
- +MISC. BUILDING SUPPORT SPACES
(OFFICES, TOILET ROOMS, MECH/ELEC)

CONCEPTUAL OVERALL PROJECT BUDGET = \$28,035,000



CONCEPT 2.3 - THREE STORY OVERVIEW

- 51,000 SF ADDITION
- 500 SF INTERIOR RENOVATIONS
- RELOCATION OF EXISTING 1st GRADE PLAYGROUND
- ADDITION SIZE TRIGGERS STORM SHELTER REQUIREMENT
- EXPAND EXISTING PARKING LOT AND RECONFIGURE EXISTING ADMIN. BUILDING PARKING LOT

NET GAIN OF:

- +23 CLASSROOMS
- +1 MULTIPURPOSE ROOM / STORM SHELTER
- +1 MULTIPURPOSE ROOM / CAFETERIA
- +MISC. BUILDING SUPPORT SPACES
(OFFICES, TOILET ROOMS, MECH/ELEC)

POTENTIAL TO RELOCATE ADMINISTRATION BUILDING FUNCTION TO THIRD FLOOR, AND DEMOLISH ADMIN BUILDING FOR GREEN SPACE

CONCEPTUAL OVERALL PROJECT BUDGET = \$40,045,000

LONG-TERM PLANNING ADDITION - CONCEPT 3: NORTHEAST CORNER

3.2 - *TWO STORY*

3.3 - *THREE STORY*

PROPOSED ADDITION - CONCEPT 3

• SITE PLAN

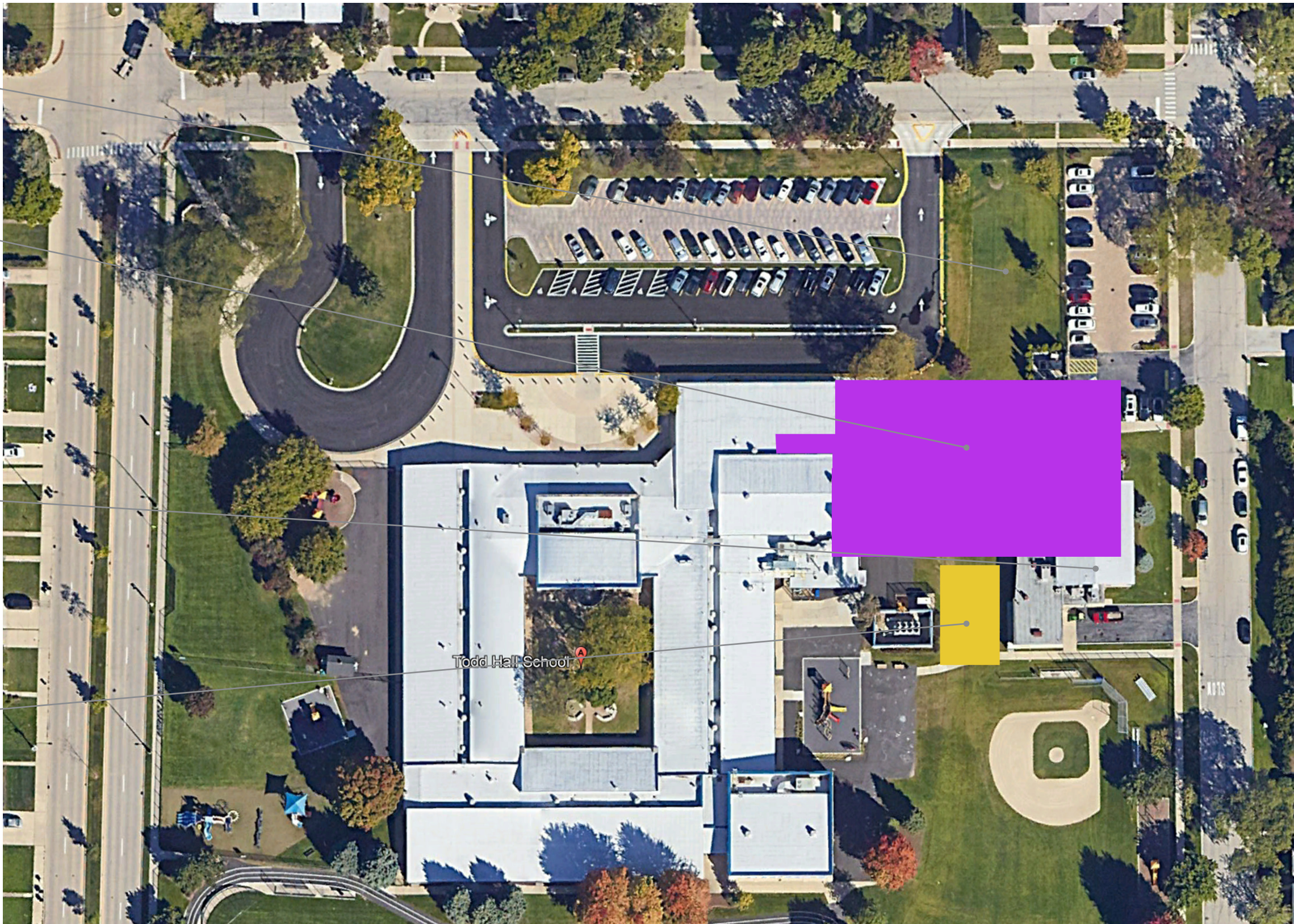
POTENTIAL PARKING
LOT EXPANSION AND
RECONFIGURATION OF
EXISTING ADMIN. LOT

ADDITION
TWO STORY
APX. 34,000 SQUARE FEET

THREE STORY
APX. 49,500 SQUARE FEET

DEMOLISH AND
RELOCATE
ADMINISTRATION
BUILDING

RELOCATED
EARLY CHILDHOOD
PLAYGROUND



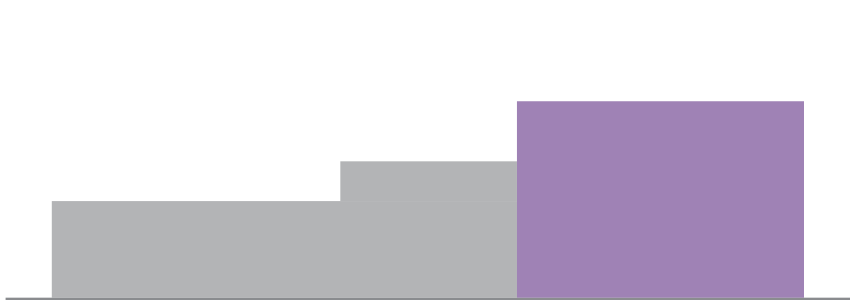
PROPOSED OVERALL PLAN - CONCEPT 3

• CONCEPT PLAN



PROPOSED OVERALL PLAN - CONCEPT 3

• MULTI-STORY CONCEPTS



CONCEPT 3.2 - TWO STORY OVERVIEW

- 34,000 SF ADDITION
- 500 SF INTERIOR RENOVATIONS
- RELOCATION OF EXISTING EARLY CHILDHOOD PLAYGROUND
- ADDITION SIZE TRIGGERS STORM SHELTER REQUIREMENT
- DEMOLITION AND RELOCATION OF EXISTING ADMINISTRATION BUILDING
- EXPANSION AND RECONFIGURATION OF EXISTING ADMIN. PARKING LOT

NET GAIN OF:
+9 CLASSROOMS
+1 MULTIPURPOSE ROOM / STORM SHELTER
+MISC. BUILDING SUPPORT SPACES
(OFFICES, TOILET ROOMS, MECH/ELEC)
ADMINISTRATION OFFICES ON 2ND FLOOR

CONCEPTUAL OVERALL PROJECT BUDGET = \$27,255,000



CONCEPT 3.3 - THREE STORY OVERVIEW

- 49,500 SF ADDITION
- 500 SF INTERIOR RENOVATIONS
- RELOCATION OF EXISTING EARLY CHILDHOOD PLAYGROUND
- ADDITION SIZE TRIGGERS STORM SHELTER REQUIREMENT
- DEMOLITION AND RELOCATION OF EXISTING ADMINISTRATION BUILDING
- EXPANSION AND RECONFIGURATION OF EXISTING ADMIN. PARKING LOT

NET GAIN OF:
+18 CLASSROOMS
+1 MULTIPURPOSE ROOM / STORM SHELTER
+1 MULTIPURPOSE ROOM / CAFETERIA
+MISC. BUILDING SUPPORT SPACES
(OFFICES, TOILET ROOMS, MECH/ELEC)
ADMINISTRATION OFFICES ON 3RD FLOOR

CONCEPTUAL OVERALL PROJECT BUDGET = \$39,190,000

THANK YOU!