

**A NEW 5TH THRU 6TH GRADE SCHOOL FOR 500 STUDENTS**

**DEFINITIONS:**

- NSF (NET SQUARE FEET): ASSIGNED ROOMS AND SPACES
- TARE: UNASSIGNED, MISCELLANEOUS, ANCILLARY ROOMS AND SPACES
- GSF (GROSS SQUARE FEET): TOTAL BUILDING AREA
- MACC (MAXIMUM ALLOWABLE CONSTRUCTION COST): COST OF CONSTRUCTION ONLY (.71942 OF TPB)
- SOFT COSTS: NMGRT, CONTINGENCIES, FEES, FURNITURE AND EQUIPMENT, REPORTS AND TESTING, ETC. (.28058 OF TGPB)
- TPB (TOTAL PROJECT BUDGET): GROSS TOTAL ALL COSTS
- PSFA: (NM) PUBLIC SCHOOL FACILITIES AUTHORITY
- ADQ STD: ADEQUACY STANDARDS (PSFA)
- CR: CLASSROOM
- SF: SQUARE FEET
- STU: STUDENT
- TA: TEACHING ASSISTANT

**PROGRAMMATIC ASSUMPTIONS:**

1. PROJECTED TOTAL ENROLLMENT: 500 STUDENTS
2. DESIGN CAPACITY OF "CORE" FACILITIES: 500 STUDENTS
3. ONE SINGLE PHASE OF CONSTRUCTION TO BE FUNDED; BUILDING DESIGN ANTICIPATES FUTURE EXPANSION
4. STUDENTS PER CLASSROOM AND NUMBER OF CLASSROOMS PER GRADE (PER PSFA MIN STANDARDS) ARE AS FOLLOWS:

**CLASSROOM DISTRIBUTION CHART:**

PROGRAM		PHASE ONE			PHASE TWO		COMBINED	
CR	# STU/ CR	#CR	=	#STU	#CR	#STU	#CR	#STU
5th GR	24	10	=	240				
6th GR	24	10	=	240				
SPED CR C & D LEVELS	10	1	=	10				
SPED CR C& D LEVELS	10	1	=	10				
<b>TOTAL</b>		<b>22</b>	<b>=</b>	<b>500</b>		<b>0</b>		<b>0</b>

5. (20) STUDENTS ARE ASSIGNED TO (PERMANENT) SPED CLASSROOMS; (20) ADDNL STUDENTS ARE (TEMPORARY) PULL-OUTS
6. (2) LEARNING PODS (WINGS) PLANNED: (1) 5TH GR WING, (1) 6TH GR WING, WITH SPED PROGRAMS DISTRIBUTED THRUOUT
7. MAXIMUM ACHIEVABLE STUDENT ENROLLMENT (DESIGN CAPACITY): **500 STUDENTS / PHASE ONE**

**PROGRAM AREA**

	OVER ADQ STD:	<b>Total Area SF</b>
<b>Academic Core Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	17,760
- @ 20 CLASSROOMS FOR 480 STUDENTS / PSFA STD: 17,760 SF		
<b>Special Education Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	2,400
- @ 500 STUDENTS / PSFA STD: 2,400 SF (PROGRAMS SERVE 20 SPED STUDENTS)		
<b>Administrative Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	2,430
- @ 500 STUDENTS / PSFA STD: 2,430 SF		
<b>Library / Media Center Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	2,275
- @ 500 STUDENTS / PSFA STD: 2,275 SF		
<b>Computer Lab Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	1,000
- @ 500 STUDENTS / PSFA STD: 1,000 SF		
<b>Visual Arts Spaces</b> (MEETS PSFA STANDARDS) . . . . .	0	900
- @ 500 STUDENTS / PSFA STD: 900 SF		
<b>Music Spaces</b> (EXCEEDS PSFA STANDARDS) . . . . .	900	1,800
- @ 500 STUDENTS / PSFA STD: 900 SF		
<b>Physical Education Spaces</b> (EXCEEDS PSFA STANDARDS) . . . . .	2,392	6,168
- @ 500 STUDENTS / PSFA STD: 3,776 SF		
<b>Student Dining Spaces</b> (MEETS PSFA STDS) . . . . .	0	4,785
- @ 500 STUDENTS / PSFA STD: 4,785 SF		
<b>Exterior Learning Environments</b> . . . . .	N/A	N/A
(ACREAGE BELOW MINIMAL STANDARDS FOR ± 500 STUDENTS)		

**Facility Total (Net Square Feet)** . . . . . TOTAL OVER ADQ STD: **3,292**      **39,518**

**CONSTRUCTION ESTIMATE SUMMARY:**

	<u>SF</u>	<u>COST / SF</u>	<u>MACC</u>
SUB-TOTAL (NET SQUARE FEET) (ASSUME .70 OF GSF):	39,518		
TARE (ANCILLARY / SUPPORT SPACE) (S-T NSF) x (.4267031)	16,862		

**TOTAL BUILDING AREA (GROSS SQ FEET):**      **56,380 x \$209.29 / SF = \$11,799,865**

**PROGRAMMATIC NOTES AND ESTIMATES:**

1. MACC (ESTIMATED) = \$11,800,000 (@ \$210 / SF EQUATES TO 56,190 GSF)
2. FACILITY NSF x 1.42 (NET:GROSS RATIO) = TOTAL HEATED AREA - FACILITY NSF = TARE NSF
3. PSFA PLANNING GUIDELINE: 120.00 SF / STU x 500 STU = 60,000 GSF
4. PROGRAM MACC: 56,190 GSF ÷ 500 STU = 112.38 SF / STU = 56,190 GSF
5. PROPOSED PROGRAM IS LESS THAN PSFA PLANNING GUIDELINE BY APPROXIMATELY 3,810 GSF  
(which represents 6.3% less than PSFA Planning Guideline)

**BUDGETARY NOTES AND PSFA - DISTRICT SHARES:**

1. TPB = \$ 16,303,585 x .72 (1.38 INV) = \$ 11,800,000 MACC ÷ \$210 / SF = **56,190 GSF**  
 PSFA (SHARE) = \$ 11,803,585 x .72 (1.38 INV) = \$ 8,543,048 MACC ÷ \$210 / SF = **40,681 GSF (MAX)**  
 PMSD (SHARE) = \$ 4,500,000 x .72 (1.38 INV) = \$ 3,256,952 MACC ÷ \$210 / SF = **15,509 GSF + (190 GSF OVER)**

## ACADEMIC CORE SPACES

Space	Quantity	SF	Area SF
PROGRAMMATIC ASSUMPTIONS:			
1. CLASSROOM SQUARE FEET PER STUDENT: (EACH CLASS LEVEL PER PSFA ADQ STD MINIMUMS):			
- 5th: 32 SF / STU			
- 6th: 28 SF / STU			
Full-Size Elementary Classrooms / Fifth Grade - 32 SF / STU x 24 STU / CR = 768 SF / CR (650-840 SF MAX / PSFA RANGE) - (1) SINK EACH CLASSROOM; WITH UPPER/LOWER CASEWORK - COMPUTER NOOK / (6) STATIONS	10	840	8,400
Elementary Storage Rooms / Fifth Grade - DEDICATED TO EACH CLASSROOM - PROVIDE 2 SF STG / STUDENT: 24 STU x 2 SF = 48 SF STORAGE	10	48	480
Full-Size Elementary Classrooms / Sixth Grade - 28 SF / STU x 24 STU / CR = 672 SF / CR (650-840 SF MAX / PSFA RANGE) - (1) SINK EACH CLASSROOM; WITH UPPER/LOWER CASEWORK - COMPUTER NOOK / (6) STATIONS - (2) OF (10) 6TH GR CLASSROOMS TO BE PROVIDED WITH SCIENCE WORK STATIONS	10	840	8,400
Elementary Storage Rooms / Sixth Grade - DEDICATED TO EACH CLASSROOM - PROVIDE 2 SF STG / STUDENT: 24 STU x 2 SF = 48 SF STORAGE	10	48	480
Conference Rooms - (1) DEDICATED TO EACH POD	0	200	0
Instructional Materials Storage Rooms - (1) DEDICATED TO EACH POD	0	200	0

**FACILITIES SPACE PROGRAM**  
**NEW STEINER-LINDSEY ELEMENTARY SCHOOL / PMSD**

**PROGRAM SUMMARY**  
 SEPTEMBER 25, 2007

<b>Copy Rooms</b> - (1) DEDICATED TO EACH POD	0	150	0
<b>Teacher Centers</b> - FOR FACULTY USES; TEACHER PLANNING, TEAM MEETINGS - (1) DEDICATED TO EACH POD	0	150	0
<b>Small Group Learning Rooms</b> - FOR FACULTY, STUDENT USES; STUDENT TUTORING, INDEPENDENT STUDY - (1) SHARED BETWEEN PODS	0	450	0
<b>Multi-use Resource Rooms</b> - FOR FACULTY, STUDENT, PARENT USES; (VARIOUS) LARGE / SMALL GROUP ACTIVITIES - (1) SHARED BETWEEN PODS	0	450	0
<b>Multi-purpose Learning Labs</b> - FOR FACULTY USES - STAFF DEVELOPMENT, RESEARCH, MULTI-MEDIA	0	1,000	0
<b>General Toilet Rooms</b> - PER BUILDING CODE			TARE
<b>Academic Core Total</b> (MEETS PSFA STANDARDS) - @ 20 CLASSROOMS FOR 480 STUDENTS / PSFA STD: 17,760 SF			<b>17,760</b>

**SPECIAL EDUCATION SPACES (SPED)**

<b>Space</b>	<b>Quantity</b>	<b>SF</b>	<b>Area SF</b>
<b>NOTE: LOCATE ADJACENT TO NURSE WHERE FEASIBLE</b>			
Large self-contained SPED Classrooms - (10) PERMANENT SPED STUDENTS PER CR; "C" AND "D" LEVELS COMBINED	2	600	1200
Restroom / Shower - SHARED BETWEEN EACH SPED CR PAIR	2	80	160
Small self-contained SPED Classrooms - FOR (TEMPORARY) PULL-OUT STUDENTS	2	450	900
Storage Rooms - DEDICATED TO SPED PROGRAMS AND SERVICES - (2) SF OF DEDICATED STORAGE / SPED STUDENT: (2) SF x 10 STU x (2) CR = 40 SF	2	20	40
Restroom / Shower - DEDICATED TO (S) SPED CR	0	100	0
Conference Rooms - DEDICATED TO SPED PROGRAMS AND SERVICES	0	200	0
SPED Offices - DEDICATED TO SPED PROGRAMS AND SERVICES	0	120	0
Multi-Use / Testing Rooms - INDIVIDUAL STUDENT WORK AND STUDY - "TIME-OUT" AMENITIES; IN-SCHOOL DETENTION	2	50	100
Occupational Therapy / Physical Therapy Rooms (OT/PT) - SHARED OT/PT ACTIVITIES AND PROGRAMS WITHIN (1) SINGULAR SPACE - PROVIDE (MEANS) FOR VISUAL-ACOUSTICAL-PHYSICAL SEPARATION BETWEEN OT/PT FUNCTIONS	0	750	0
General Toilet Rooms - PER BUILDING CODE			TARE
<b>Special Education Total</b> (MEETS PSFA STANDARDS) - @ 500 STUDENTS / PSFA STD: 2,400 SF			<b>2,400</b>

## ADMINISTRATIVE SPACES

Space	Quantity	SF	Area SF
Reception Area - WAITING AREA / SEATING; PORTIONS OF SPACE CAN BE SHARED WITH LOBBY	1	130	130
Secretarial Area	1	130	130
Principal's Office - SMALL CONFERENCE TABLE WITH (4) CHAIRS	1	200	200
Assistant Principal's Office	1	150	150
Conference Room - CONSIDER DESIGN LAYOUT TO COMBINE WITH PARENT ROOM	1	200	200
Administrative Storage Rooms	0	150	0
Records Storage Room - PHYSICALLY SECURED SPACE	1	150	150
Guidance Counselor Offices	1	120	120
Guidance Faculty Workroom	0	250	0
Guidance Records/Storage Room	0	50	0
Student Health (Nurse) Offices (LOCATE ADJACENT TO SPED) - INCLUDES DEDICATED TOILET ROOM AT 8'-0" x 8'-0" = 64 NSF - INTEGRATE 20' L AXIS FOR EYE (CHART) EXAM	1	300	300
Individual Testing Rooms - JOINT / COMMON USE SPACE; AS WELL AS IEP AND SAP MEETINGS	2	50	100
Faculty Workroom - INCLUDES 80 SF STORAGE - CONSIDER DESIGN LAYOUT TO COMBINE WITH TEACHER'S LOUNGE	1	350	350
Teacher's Lounge - SEPARATE FROM FACULTY WORKROOMS; INCLUDES KITCHENETTE - INCLUDES 80 SF STORAGE - CONSIDER DESIGN LAYOUT TO COMBINE WITH FACULTY WORKROOM	1	350	350
Parent Room - INCLUDES CONFERENCE TABLE WITH SEATING FOR (8) - (1) SINK; WITH UPPER/LOWER CASEWORK - UNDERCOUNTER REFRIGERATOR - CONSIDER DESIGN LAYOUT TO COMBINE WITH ADMIN CONFERENCE ROOM	1	250	250
General Toilet Rooms			TARE
<b>Administrative Total</b> (MEETS PSFA STANDARDS) - @ 500 STUDENTS / PSFA STD: 2,430 SF			<b>2,430</b>

## **LIBRARY / MEDIA CENTER SPACES**

<b>Space</b>	<b>Quantity</b>	<b>SF</b>	<b>Area SF</b>
<b>Entry / Circulation Area (REFERENCE PJHS)</b> - CIRCULATION, DISTRIBUTION - PROVIDE FOR VISUAL SURVEILLANCE OF ALL BOOKS AND STUDENT AREAS	1	600	600
<b>Main Reading Room</b> - REFERENCE AREA - BOOK STACKS / SHELVING . 5'-0" MAX HEIGHT SHELVES; 36" MAX / 30" OPTIMAL LENGTH (NO DEFLECTION!) . NO PARTICLE BOARD / SPECIFICATIONS; NO OFF-GASSING	1	1,000	1,000
<b>Technology Center (REFERENCE COMPUTER LAB)</b> - DEDICATED COMPUTER AREA - MULTI-MEDIA PRODUCTION	0	1,000	0
<b>Classroom</b> - DEDICATED TO LIBRARY / MEDIA CENTER	0	840	0
<b>Librarian's Office</b> - NO BOOK STORAGE; REF BOOK ROOM	1	130	130
<b>Storytelling Area (NOT DESIRED / REQUIRED)</b> - N/A	0	650	0
<b>Conference Room</b> - SMALL GROUP CONFERENCES	0	200	0
<b>Staff Development / Reference Area</b> - WORKROOM AND <b>BOOK PROCESSING ACTIVITIES</b> - <b>NOTE: TECHNOLOGY UPGRADES REQUIRED PURSUANT TO BAR CODING OF 5TH-6TH GRADE BOOKS</b>	1	150	150
<b>Book Room (REF PLANNING GUIDE: BUILDING SUPPORT)</b>	1	220	220
<b>Equipment Storage Room</b>	1	175	175
<b>Technology / Head-end Room</b>			TARE
<b>Library / Media Center Total (MEETS PSFA STANDARDS)</b> - @ 500 STUDENTS / PSFA STD: 2,275 SF			<b>2,275</b>

## COMPUTER LAB SPACES

Space	Quantity	SF	Area SF
NOTES:			
1. PSFA PLANNING STD: SIZE AT 3 SF x SCHOOL PROGRAM CAPACITY			
2. PROVIDE PROPER ACOUSTICAL SEPARATION BETWEEN LAB AND LIBRARY/MEDIA CENTER			
- WITH GLAZING FOR SURVEILLANCE, SHARED DAYLIGHTING			
Computer Labs	1	850	850
Storage Rooms	1	150	150
Lab Offices	0	120	0
Server Rooms			TARE
- INCLUDED WITHIN BUILDING SERVICES			
<b>Computer Lab Total</b> (MEETS PSFA STANDARDS)			<b>1,000</b>
- @ 500 STUDENTS / PSFA STD: 1,000 SF			

## VISUAL ARTS SPACES

Space	Quantity	SF	Area SF
NOTE PSFA STD FOR ELEMENTARY SCHOOLS: 840 SF (GC) + 60 SF (STG) = 900 SF			
Art Rooms - PLAN FOR SCIENCE-RELATED ACTIVITIES - (2) SINKS; WITH UPPER/LOWER CASEWORK - CONSIDER ART ROOM DESIGN LAYOUT TO INCREASE USEABLE CHORUS ROOM AREA TO 900 SF	1	900	900
Art Material Storage Rooms	0	150	0
Kiln Rooms (NOT REQUIRED) - TYP HIGH SCHOOL STD: 5'-0" x 8'-0" = 40' NSF	0	50	0
Art Offices (NOT REQUIRED)	0	120	0
<b>Visual Arts Total</b> (MEETS PSFA STANDARDS) - @ 500 STUDENTS / PSFA STD: 900 SF			<b>900</b>

## MUSIC SPACES

Space	Quantity	SF	Area SF
NOTE PSFA STD FOR ELEMENTARY SCHOOLS: 840 SF (GC) + 60 SF (STG) = 900 SF			
Band Room - (1) INSTRUMENT STORAGE (ROOM) INCLUDED WITHIN AT 60 SF	1	960	960
Chorus Room - NO PROVISION FOR DEDICATED STORAGE (ROOM) WITHIN - CONSIDER ART ROOM DESIGN LAYOUT TO INCREASE USEABLE CHORUS ROOM AREA TO 900 SF	1	840	840
Music Material Storage Rooms - SHARED	0	150	0
Music Offices - SHARED	0	150	0
<b>Music Total</b> (EXCEEDS PSFA STANDARDS) - @ 500 STUDENTS / PSFA STD: 900 SF			<b>1,800</b>

## PHYSICAL EDUCATION SPACES

Space	Quantity	SF	Area SF
<b>NOTE: GYM / DINING AREAS TO FACILITATE ASSEMBLY-QUEING OF STUDENTS PRIOR TO BUS PICK-UP</b>			
Entry / Vestibule - TO ACCOMMODATE AFTER-HOURS PUBLIC INGRESS/EGRESS	0	100	TARE
<b>Gymnasium</b> (TOTAL GROSS OPEN AREA)	1	<b>5,848</b>	<b>5,848</b>
- (SMALL) MIDDLE SCHOOL BASKETBALL COURT SIZE . PAINTED COURT DIMENSIONS: 42'-0" W x 74'-0" L . BASKETBALL, VOLLEYBALL ACTIVITIES, ETC	1	<b>3,108</b>	
- CONTINUOUS PERIMETER COURT BUFFER . BUFFER INCLUDES 4'-0" SIDES x 6'-0" ENDS (MINIMUM) . BUFFER INCLUDES BLEACHER-SEATING CIRCULATION	1	<b>1,390</b>	
- BLEACHERS (NOT COVERED IN PSFA PLANNING STD) . SEATING PROVIDED FOR ENTIRE STUDY BODY (500 OCCUPANTS MAXIMUM) . RETRACTABLE BLEACHER SEATING SYSTEM	1	<b>1,350</b>	
PE Equipment Storage Rooms - PE EQUIPMENT AND CHAIR STORAGE	1	200	200
Chair Storage Rooms (REFERENCE PE EQUIP STORAGE ABOVE)	0	500	0
PE Offices (ONE OFFICE REQUIRED)	1	120	120
Student Locker Rooms (NOT REQUIRED)	0	425	0
Fitness / Exercise Rooms	0	1,200	0
Weight Rooms	0	1,000	0
Health Classrooms	0	840	0
Custodial Rooms	0	50	TARE
General Toilet Rooms			TARE
<b>Physical Education Total</b> (EXCEEDS PSFA STANDARDS) - @ 500 STUDENTS / PSFA STD: 3,776 SF			<b>6,168</b>

## STUDENT DINING SPACES

Space	Quantity	SF	Area SF
NOTES:			
1. GYM / DINING AREAS TO FACILITATE ASSEMBLY-QUEUING OF STUDENTS PRIOR TO BUS PICK-UP			
<b>Student Dining Area / Cafeteria</b>	1	2,500	2,500
- FACILITATE (3) LUNCH PERIODS FOR 500 STU: 166 STU x 15 SF = 2,500 SF (PSFA STD)			
- NOTE: VERIFY (PED) REQ'S PURSUANT TO (4) LUNCH PERIOD OPTION			
- SEATING FOR 166 STUDENTS MAXIMUM			
 Platform / Stage	 0	 275	 0
- ADA ACCESSIBLE RAMP REQUIRED			
- INTEGRATE RAMP AND STAGE WITH MUSIC ROOM IF DESIRED			
 Table / Chair Storage Rooms		 400	 0
NOTE: INCLUDED WITHIN DINING AREA CALC'S			
<b>Kitchen / Serving - Food Preparation Areas</b> (TOTAL GROSS AREA)	1	2,285	2,285
NOTES:			
1. KITCHEN FACILITIES EXCEED PSFA STDS: 1,600 SF (SERVING AREA INCLUDED)			
2. NO "PRIVATIZED" FOOD SERVICES : VERIFY			
 - SERVING AREAS	 1	 510	
. PSFA PLANNING STD: SIZE AT 34% OF KITCHEN			
. CONFIGURE FOR (2) SEPARATE SERVING LINES FOR SIMULTANEOUS USE			
. PROVIDE DATA / POWER AND POS STATIONS FOR (2) SCANNERS			
. PLAN FOR 30 TO 40 MINUTE LUNCH PERIOD PER STUDENT			
. FACTOR 6 TO 10 STUDENTS / MINUTE THRU 2-LINE SERVING CONFIGURATION			
. INSTALL SLIP-RESISTANT RUBBER PLATFORM FLOORING			
 - FOOD PREPARATION / KITCHEN AREA	 1	 1,400	
. "FULL PREP" FACILITY AND EQUIPMENT			
. DISHWASHING AREA; INCLUDED ABOVE			
 - COLD AND HOT STORAGE AREAS	 1	 150	
. PSFA PLANNING STD: SIZE AT 10% OF KITCHEN			
 - DRY STORAGE AREAS	 1	 150	
. PSFA PLANNING STD: SIZE AT 10% OF KITCHEN			
 - STAFF OFFICE	 1	 75	
 - STAFF TOILET ROOM WITH LOCKERS			TARE
- CUSTODIAL / UTILITY ROOM			TARE
 <b>Student Dining Total</b> (MEETS PSFA STANDARDS)			 <b>4,785</b>
- @ 500 STUDENTS / PSFA STD: 4,785			

# EXTERIOR LEARNING ENVIRONMENTS

Space	Quantity	SF	Area SF
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**NOTES:**

1. COORDINATE JOINT-USE OPPORTUNITIES WITH ADJACENT CITY PARK
2. RE: BUS PICK-UP / DROP-OFF LANE, PROVIDE QUEUING FOR 3 TO 5 BUSES (15) TOTAL
3. PROVIDE CONTINUOUS (SECURITY) FENCING / WALLS AROUND CAMPUS PERIMETER
4. COORDINATE DESIGN AND INSTALLATIONS WITH CONSTRUCTION OF NEW BUILDING, AS WELL AS DEMO OF EXISTING

Commons / Amphitheater Area			N/A
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- MULTI-USE FACILITY
- SHADE STRUCTURE INTEGRAL
- PUBLIC ADDRESS SYSTEM, LIGHTING, DRINKING FOUNTAINS

Playground Facilities			N/A
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- EQUIPMENT:
  - . COMBO JUNGLE GYM, CLIMBERS-LADDERS-ARCHES, SLIDES
  - Verify Requirements**
  - . CONCRETE CURB SURROUNDS, SYNTHETIC FIBER FILL
  - . MISCELLANEOUS SHADE STRUCTURES
- OPEN BALL FIELD
- BASKETBALL COURTS
- KICK-BALL AREA(S)
- BALL WALL
- PAR-COURSE AND TRAIL SYSTEM
- LAND FORMS (FREE PLAY)

Additional Potential Activities for Programmatic / Schematic Design Analysis			N/A
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- GARDEN / SCIENCE OUTDOOR CENTER
- EXTERIOR WALKING / FITNESS TRAIL
- DROUGHT-TOLERANT LANDSCAPING

<b>Exterior Learning Environments Total</b>			<b>TARE</b>
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