

**WHAT'S  
YOUR VISION  
FOR OUR  
SCHOOLS?**



THE SCHOOL DISTRICT OF  
HOWARDS GROVE

# SAVE THE DATES!

## COMMUNITY INPUT SESSIONS

- FIRST ROUND COMMUNITY SESSIONS – OPTION FEEDBACK
  - **March 5<sup>TH</sup>** (Saturday) @ **9AM** – Northview Cafeteria
  - **March 7<sup>TH</sup>** (Monday) @ **6PM** – Middle School Cafeteria
- MARCH BOARD MEETING – OPTION FEEDBACK + NARROWING
  - **March 21<sup>ST</sup>** (Monday) @ **6PM** – High School Library
- SECOND ROUND COMMUNITY SESSIONS – OPTION DEVELOPMENT
  - **April 9<sup>TH</sup>** (Saturday) @ **9AM**
  - **April 11<sup>TH</sup>** (Monday) @ **6PM**
- BE ON THE LOOKOUT! COMMUNITY SURVEY
  - Date TBD **April/May**



# YOUR TEAM

ARCHITECT  
**PLUNKETT RAYSICH ARCHITECTS**



**NICK KENT**  
Educational  
Planner



**DEVIN KACK**  
Project  
Designer



**NICOLE DRYDEN**  
Architect +  
Communications



**TRICIA  
MUELLENBACH**  
Engagement +  
Communications



**MITCH KIDD**  
Project Manager

**C.D. SMITH CONSTRUCTION**  
CONSTRUCTION MANAGER



THE SCHOOL DISTRICT OF HOWARDS GROVE  
**LONG RANGE MASTER PLAN**

**C.D. SMITH**  
CONSTRUCTION

**pra**

PLUNKETT RAYSICH  
ARCHITECTS, LLP

# AGENDA

## COMMUNITY INPUT SESSION

- Introductions/Welcome
- Review of Master Plan Step 1 & 2 Presentation
- Evolution of Teaching & Learning Presentation
- Visioning Questions Activity
- Options Presentation
- Options Feedback Activity
  
- OPTIONAL – Facility Tour



# THE SCHOOL DISTRICT OF **HOWARDS GROVE**

LONG RANGE MASTER PLAN STEPS 1 + 2



# LONG RANGE MASTER PLANNING PROCESS

**1**  
**SEEK**

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FACILITIES CONDITION  
ASSESSMENT



**2**  
**STUDY**

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EDUCATIONAL SPACE  
ADEQUACY



**3**  
**SHAPE**

---

CONCEPT  
DEVELOPMENT



**4**  
**SURVEY**

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COMMUNITY  
FEEDBACK



**5**  
**SUPPORT**

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EDUCATING  
VOTERS





# FACILITY CONDITION ASSESSMENT

Building Tours + Documentation

Accessibility Review

Systems Life Span Analysis

Prioritize Maintenance Lists

# FACILITY CONDITION ASSESSMENT

## INDEX INTRO: HOW WE RATE BUILDINGS

### CONDITION

<b>Good</b>	No major needs anticipated in next 15 years. Meets or exceeds expectations for a modern educational facility.
<b>Good to Fair</b>	No major needs anticipated in next 10 years. Meets minimum expectations for a modern educational facility.
<b>Fair</b>	No major needs in next 5 years ( <b>LEVEL 3</b> ) Components may be at or nearing expected service life.
<b>Fair to Poor</b>	No major immediate needs ( <b>LEVEL 2</b> ) Components are likely past expected service life.
<b>Poor</b>	Major immediate needs ( <b>LEVEL 1</b> ) Components are at or nearing failure.

### CATEGORIES

<b>ACCESSIBILITY</b>	Access to building (accessible entrance) Access to student spaces Door hardware Toilet rooms
<b>SAFETY + SECURITY</b>	Site use separation Secure entry sequence Life safety issues Compartmentalization Fire Protection (existence of system)
<b>SITE</b>	Storm water/drainage Hardscape (paving + parking) Athletics Play space Space to expand
<b>EXTERIOR</b>	Material condition Energy efficiency
<b>INTERIOR</b>	Material condition Circulation/Wayfinding
<b>SYSTEMS</b>	HVAC Electrical – Lighting Electrical – Systems Plumbing Technology Fire Protection (condition of system)





# FACILITY CONDITION ASSESSMENT

## NORTHVIEW ELEMENTARY OVERVIEW



**ADDRESS:** 902 Tyler Rd, Howards Grove, WI 53083

**SITE SIZE:** 21.3 acres

**BUILDING SIZE:** 65,730 SF

**BUILDING AGE:** 1972 (additions in 1980s, 1994, and 2005)

**GRADE LEVELS:** PK—4<sup>th</sup>

ACCESSIBILITY	Fair to Poor
SAFETY + SECURITY	Fair to Poor
SITE	Fair
EXTERIOR	Fair
INTERIOR	Fair
SYSTEMS	Fair



# FACILITY CONDITION ASSESSMENT

## NORTHVIEW ELEMENTARY HIGHLIGHTS



- **TUNNELS/MECHANICAL SYSTEMS**
  - Tunnels have water intrusion and are supplying poor quality air
  - Mechanical equipment has exceeded life expectancy
- **RESTROOM/ACCESSIBILITY ISSUES**
  - Restrooms are not accessible in many areas (student + staff)
- **SITE ISSUES**
  - Lack of site separation in multiple areas (between vehicles + play)
  - Heaving/damaged paving
  - Improper grading around site (site sloped towards building)
  - Drainage pits at integral gutters do not direct water away from building
- **INTERIOR MATERIALS (FLOOR/CEILING/CASEWORK)**
  - Interior materials are at or nearing expected lifespan
- **EXTERIOR MATERIALS**
  - Damaged exterior materials, especially window systems



# FACILITY CONDITION ASSESSMENT

## HOWARDS GROVE MIDDLE SCHOOL OVERVIEW



ADDRESS: 506 Kennedy Ave, Howards Grove, WI 53083

SITE SIZE: 9.5 acres

BUILDING SIZE: 74,560 SF

BUILDING AGE: 1960 (additions in 1972, and 1994)

GRADE LEVELS: 5<sup>th</sup>—8<sup>th</sup>

ACCESSIBILITY	Fair to Poor
SAFETY + SECURITY	Fair to Poor
SITE	Poor
EXTERIOR	Poor
INTERIOR	Fair to Poor
SYSTEMS	Fair to Poor



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**LONG RANGE MASTER PLAN**

**C.D. SMITH**  
CONSTRUCTION

**pra**  
PLUNKETT RAYSICH  
ARCHITECTS, LLP

# FACILITY CONDITION ASSESSMENT

## HOWARDS GROVE MIDDLE SCHOOL HIGHLIGHTS



- **PLUMBING, TUNNELS + MECHANICAL SYSTEMS**
  - Most of plumbing system is poor condition and needs replacement
  - Mechanical equipment has exceeded life expectancy
  - Tunnels create issues – reports of odors and poor air quality
- **RESTROOM/ACCESSIBILITY ISSUES**
  - Restrooms are not accessible in many areas (student + staff)
  - Not enough toileting fixtures
  - Non-compliant ramp makes building navigation difficult
- **INTERIOR MATERIALS (FLOOR/CEILING/CASEWORK)**
  - Interior materials are at or nearing expected lifespan
- **EXTERIOR MATERIALS**
  - Numerous roof leaks around building
  - Damaged/failing materials, notably window systems and remaining wood deck/soffit areas
- **SITE ISSUES**
  - Lack of site separation in multiple areas (between vehicles + play)
  - Degrading paving
  - Improper grading around site (site sloped towards building)



# FACILITY CONDITION ASSESSMENT

## HOWARDS GROVE HIGH SCHOOL OVERVIEW



**ADDRESS:** 401 Audubon Rd, Howards Grove, WI 53083

**SITE SIZE:** 45.9 acres

**BUILDING SIZE:** 133,060 SF

**BUILDING AGE:** 1994 (outbuildings in 1994/1999, addition in 2018)

**GRADE LEVELS:** 9<sup>th</sup>—12<sup>th</sup>

**OTHER FUNCTIONS:** District Office

ACCESSIBILITY	Good to Fair
SAFETY + SECURITY	Fair
SITE	Fair to Poor
EXTERIOR	Fair
INTERIOR	Fair
SYSTEMS	Fair



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# FACILITY CONDITION ASSESSMENT

## HOWARDS GROVE HIGH SCHOOL HIGHLIGHTS



- **INTERIOR MATERIALS (FLOOR/CEILING)**
  - Interior materials are at or nearing expected lifespan
  - Significant humidity has caused issues with ceiling tiles + gym floor
  - Settling at multiple areas resulting in cracks within building
- **EXTERIOR MATERIALS**
  - Some roof leaks around building
  - Damage to materials around perimeter
  - Window system is problematic and does not function properly
- **SITE ISSUES**
  - Heaving/damaged paving
  - Improper grading around site (site sloped towards building)
- **ATHLETICS + OUTBUILDINGS**
  - Tennis courts have significant settling and cracking
  - Fields are not level and overgrown
  - Drainage issues + lack of access to soccer field
  - Issues in pressbox, concession/bathroom building, and greenhouse



# FACILITY CONDITION ASSESSMENT PRICING INTRO

Recommendations listed in the report and used for pricing have been categorized by level of condition. Estimated costs to address these items are also provided. Cost estimates were prepared by C.D. Smith in collaboration with PRA and are intended for preliminary budgeting purposes only.

## LEVEL 1 – IMMEDIATE (0-2 YEARS)

Recommended for **immediate** (0-2 years) address/replacement. These items include life safety, ADA, and code issues, as well as items that have deteriorated to a point of affecting building use.

## LEVEL 2 – (2-5 YEARS)

Conditions in this category are mostly in adequate condition with some areas requiring maintenance. Examples of this level are VCT floors with sporadic cracked or chipped tile and acoustical ceiling systems with minimal damage.

These conditions should be addressed in **2 to 5** years.

## LEVEL 3 – (5-10 YEARS)

Conditions in this category were observed to be in adequate condition needing little to no immediate work beyond routine maintenance. Areas observed to be in this condition were generally found in newer portions of the building.

These conditions will likely need to be addressed in **5+** years.

## EXCLUSIONS

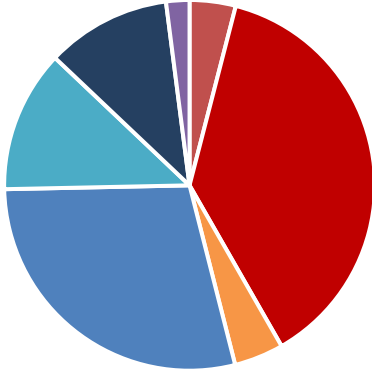
- Asbestos Abatement
- Data, Security and Intercom Systems



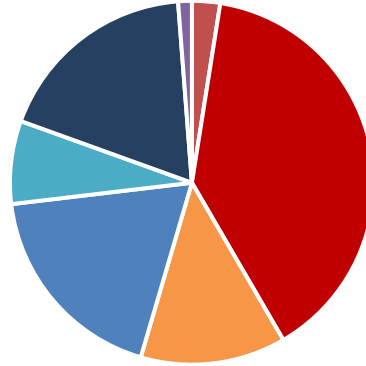
# FACILITY CONDITION ASSESSMENT

## PRICING OVERVIEW – MAINTENANCE NEEDS

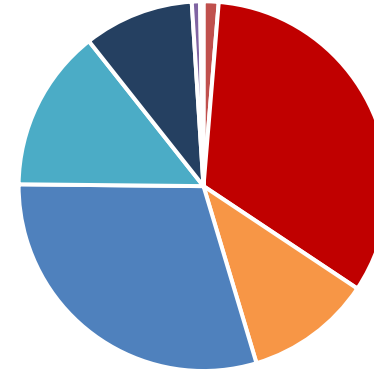
**NORTHVIEW**



**MIDDLE SCHOOL**



**HIGH SCHOOL**



- ADA
- Exterior
- Interior
- HVAC
- Electrical
- Plumbing
- Fire Protection
- Structural

BUILDING	LEVEL 1 IMMEDIATE (0 – 2 YEARS)	LEVEL 2 2 – 5 YEARS	LEVEL 3 5-10 YEARS	TOTAL
NORTHVIEW ELEMENTARY	\$2,892,400	\$4,218,510	\$681,350	<b>\$7,792,260</b>
HOWARDS GROVE MIDDLE	\$6,607,120	\$3,299,800	\$776,030	<b>\$10,682,950</b>
HOWARDS GROVE HIGH	\$7,575,300	\$1,855,706	\$1,443,370	<b>\$10,874,376</b>
ATHLETICS + ACTIVITES	\$632,900	\$417,300	\$325,000	<b>\$1,375,200</b>
<b>TOTALS</b>	<b>\$17,707,720</b>	<b>\$9,791,316</b>	<b>\$3,225,750</b>	<b>\$30,724,786</b>







HOWARDS  
GROVE  
CENTER FOR  
THE ARTS

## EDUCATIONAL SPACE ADEQUACY

Establish Target + Max Capacities

Identify Current + Potential Space Needs

Discuss Current/Future Program Offerings

Incorporate Modern Learning Principles

# EDUCATIONAL SPACE ADEQUACY

## HOW WE CALCULATE CAPACITY

### Determined by...

- Student :Teacher Ratio
  - PK 15:1
  - 4K – 2<sup>nd</sup> 20:1
  - 3<sup>rd</sup> – 4<sup>th</sup> 25:1
  - 5<sup>th</sup> – 8<sup>th</sup> 28:1
  - 9<sup>th</sup> – 12<sup>th</sup> 30:1\*

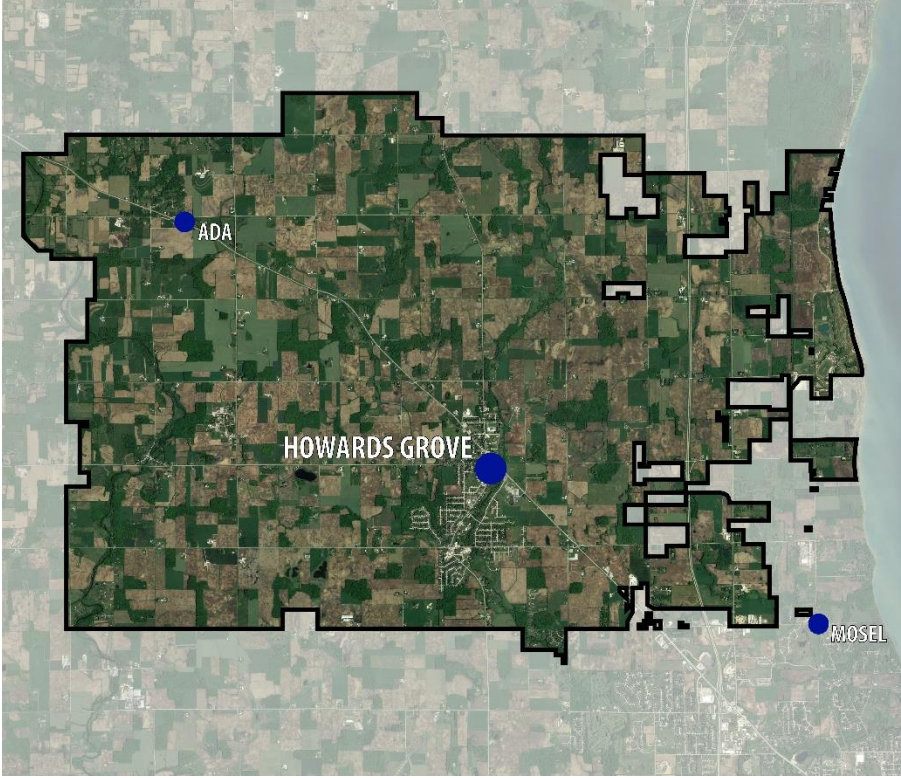
*\* elective courses vary*
- National Operational Efficiency Rates
  - 90% Elementary School  
(Grades PK – 4<sup>th</sup>)
  - 85% Middle School  
(Grades 5<sup>th</sup>– 8<sup>th</sup>)
  - 80% High School  
(Grades 9<sup>th</sup>– 12<sup>th</sup>)
- Number of learning spaces available



# EDUCATIONAL SPACE ADEQUACY

## DISTRICT ENROLLMENT + BOUNDARIES

BUILDING	ENROLLMENT (2021-22)	10 YEAR HIGH	TARGET CAPACITY
NORTHVIEW ELEMENTARY (PK – 4 <sup>th</sup> )	351	374	405
HOWARDS GROVE MIDDLE (5 <sup>th</sup> – 8 <sup>th</sup> )	293	293 (current)	285
HOWARDS GROVE HIGH (9 <sup>th</sup> – 12 <sup>th</sup> )	262	326	473
<b>TOTAL</b>	<b>906</b>	<b>993</b>	<b>1,163</b>



# EDUCATIONAL SPACE ADEQUACY NORTHVIEW ELEMENTARY



- Circulation
- Classrooms
- Early Education (4K 5K)
- Gymnasium
- Library/Success Center
- Offices
- Service/Public Toilets
- Special Education
- Specials
- Student Commons/Cafeteria
- Wrap Around Care

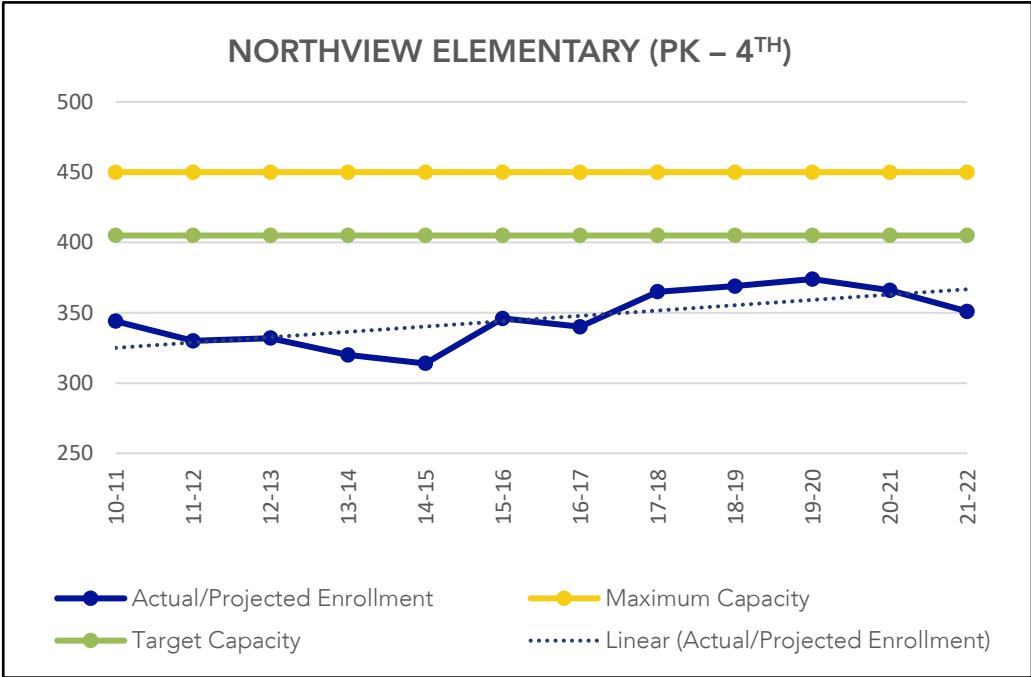


# EDUCATIONAL SPACE ADEQUACY

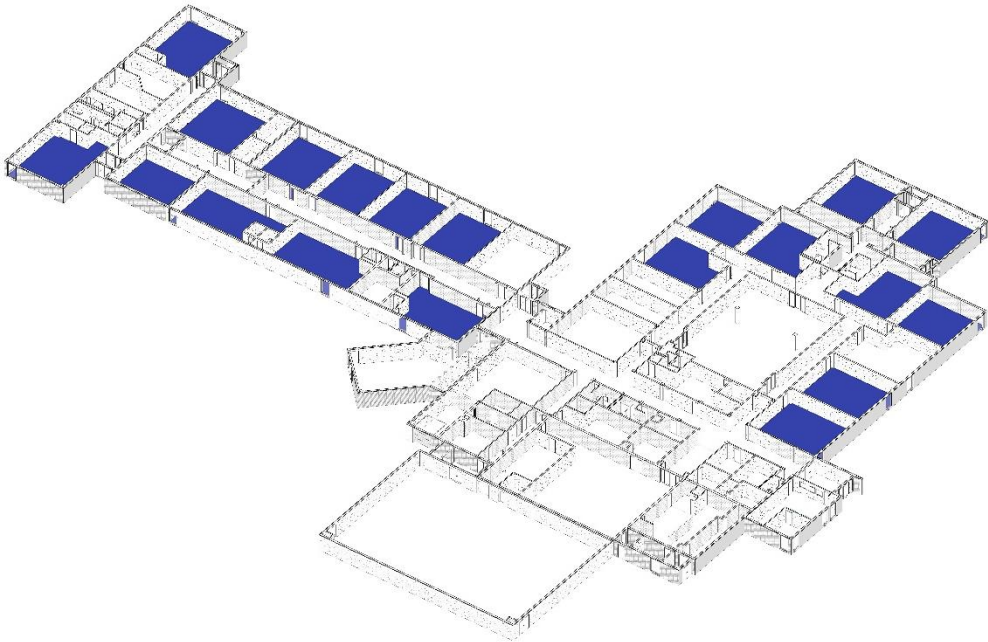
## NORTHVIEW ELEMENTARY – ENROLLMENT + CLASSROOMS

Maximum Capacity ~ 450

Target Capacity ~ 405



\*Data collected from DPI Third Friday counts



# EDUCATIONAL SPACE ADEQUACY

## NORTHVIEW ELEMENTARY – VISIONARY SPACE NEEDS



COLLABORATION SPACE



MAKER/MESSY SPACE



VARIETY OF SPACES (SMALL GROUP)



INSPIRED LARGE GROUP SPACE



FLEXIBLE FURNITURE



SUPPORT FOR WHOLE STUDENT

# EDUCATIONAL SPACE ADEQUACY

## HOWARDS GROVE MIDDLE



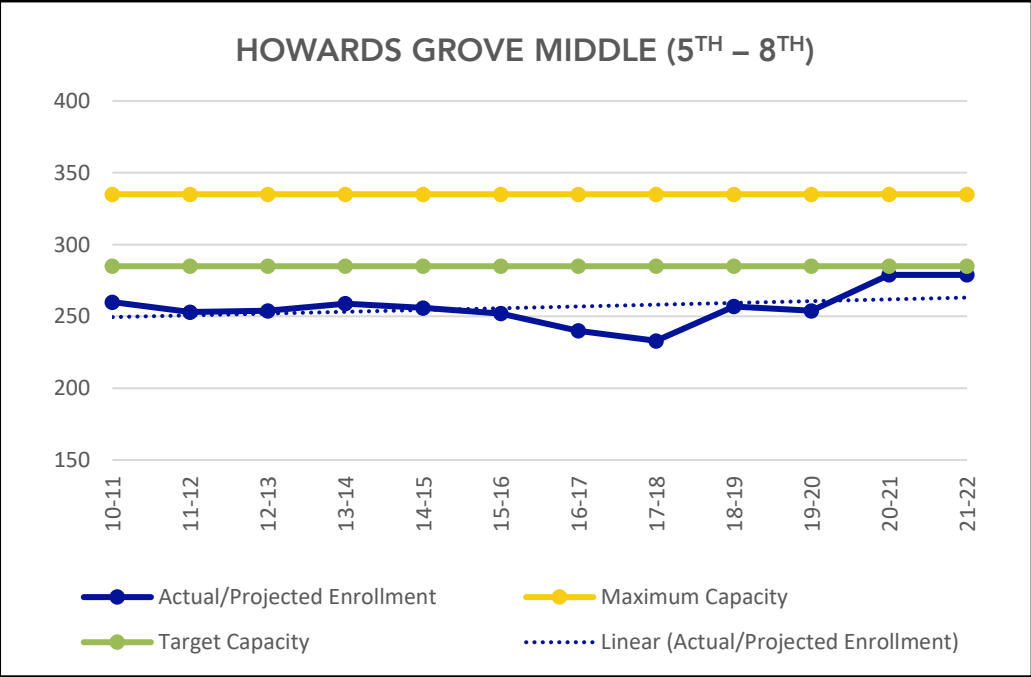
# EDUCATIONAL SPACE ADEQUACY

## HOWARDS GROVE MIDDLE – ENROLLMENT + CLASSROOMS

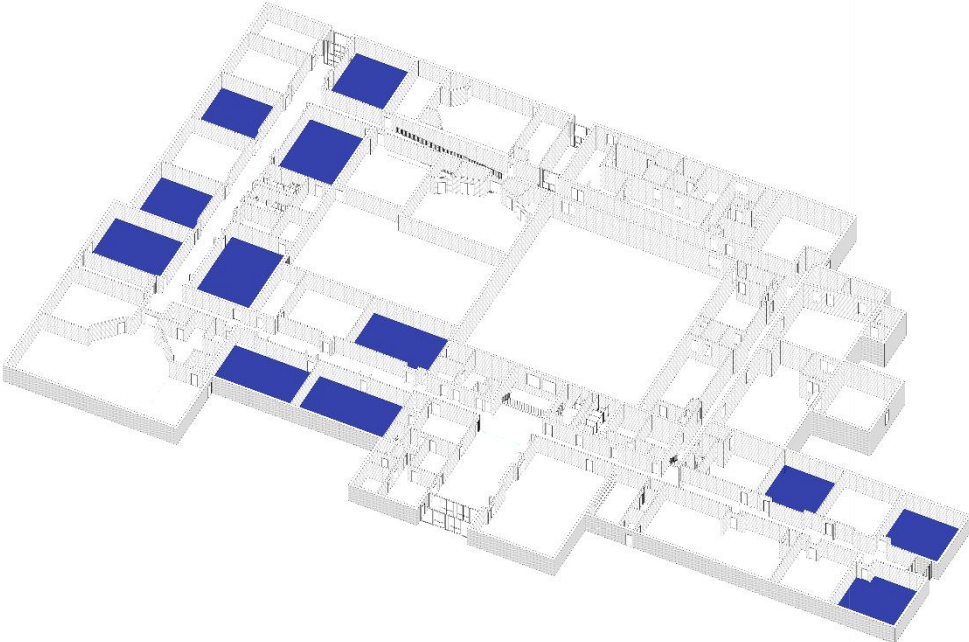
Maximum Capacity ~ 335

Target Capacity ~ 285

HOWARDS GROVE MIDDLE (5<sup>TH</sup> – 8<sup>TH</sup>)



\*Data collected from DPI Third Friday counts





# EDUCATIONAL SPACE ADEQUACY

## HOWARDS GROVE MIDDLE – VISIONARY SPACE NEEDS



COLLABORATION SPACE



MAKER/DISCOVERY SPACE



VARIETY OF SPACES (SMALL GROUP)



INSPIRED LARGE GROUP SPACE



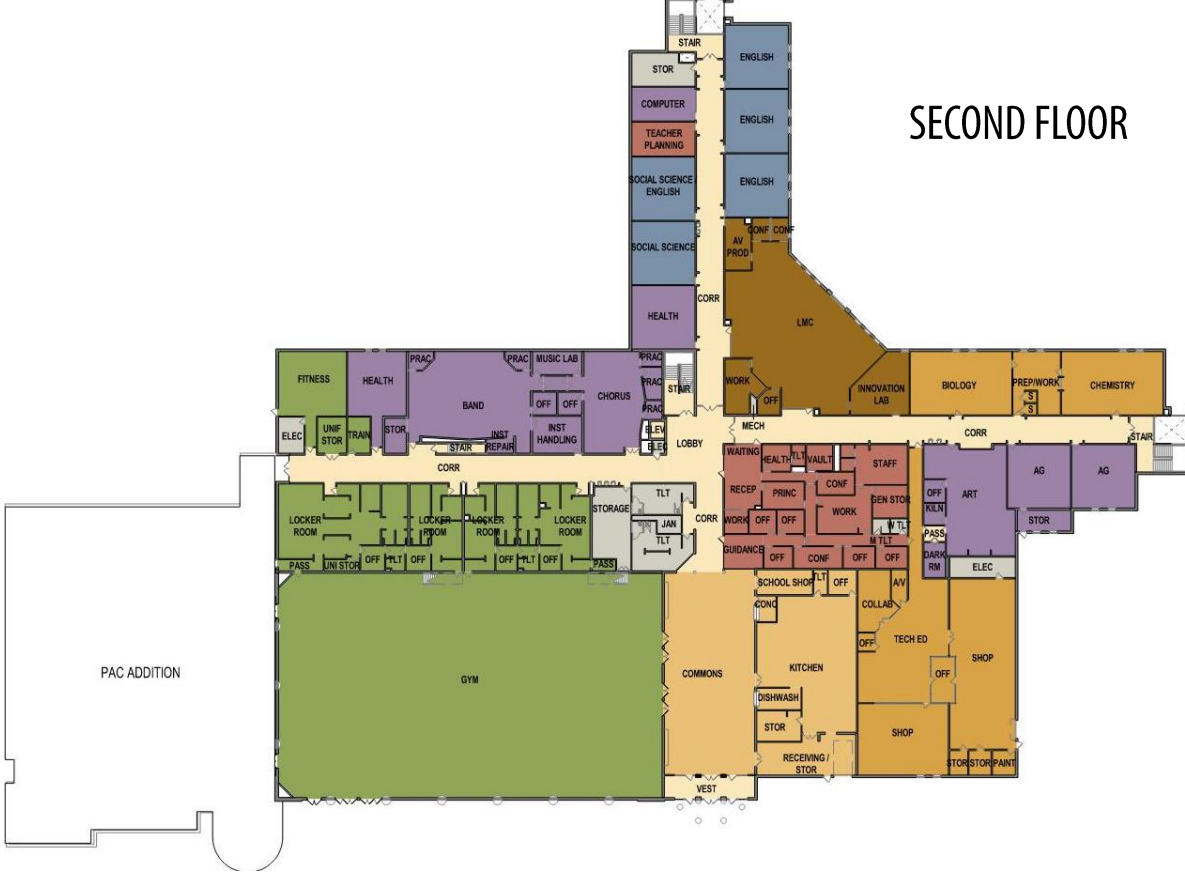
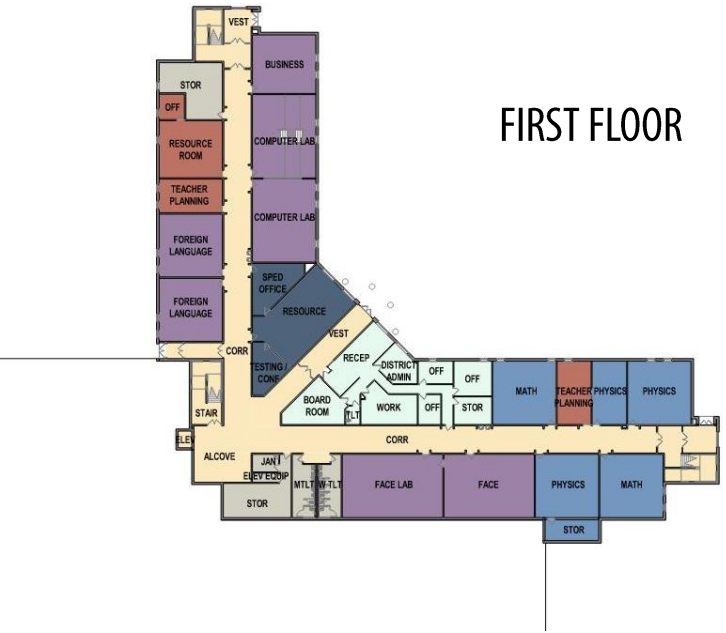
FLEXIBLE FURNITURE



SUPPORT FOR WHOLE STUDENT



# EDUCATIONAL SPACE ADEQUACY HOWARDS GROVE HIGH

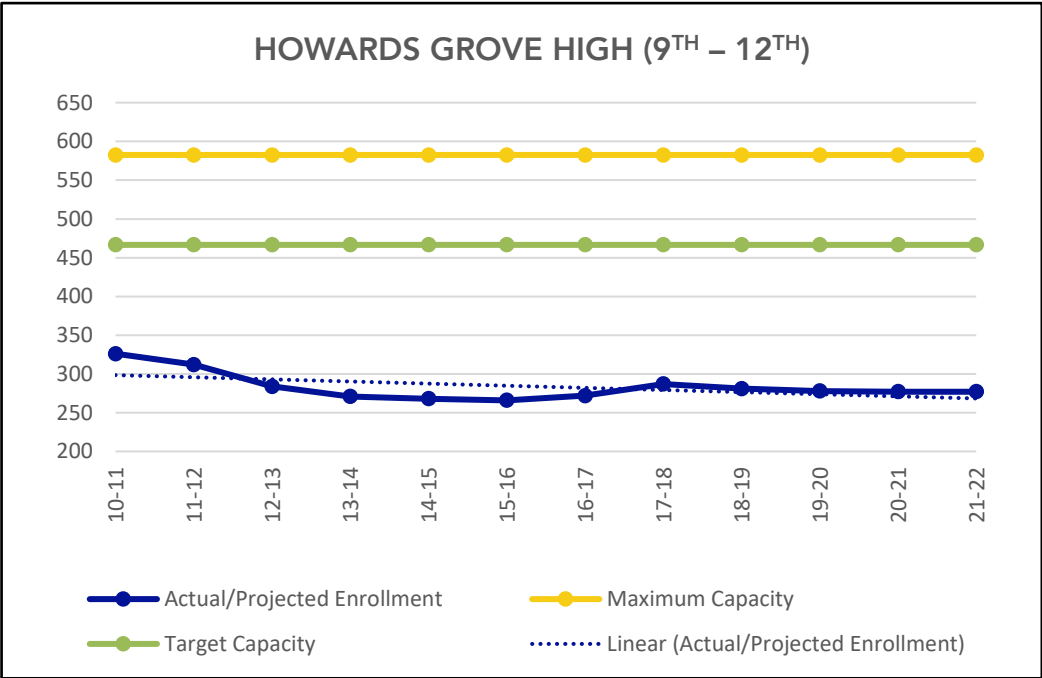


# EDUCATIONAL SPACE ADEQUACY

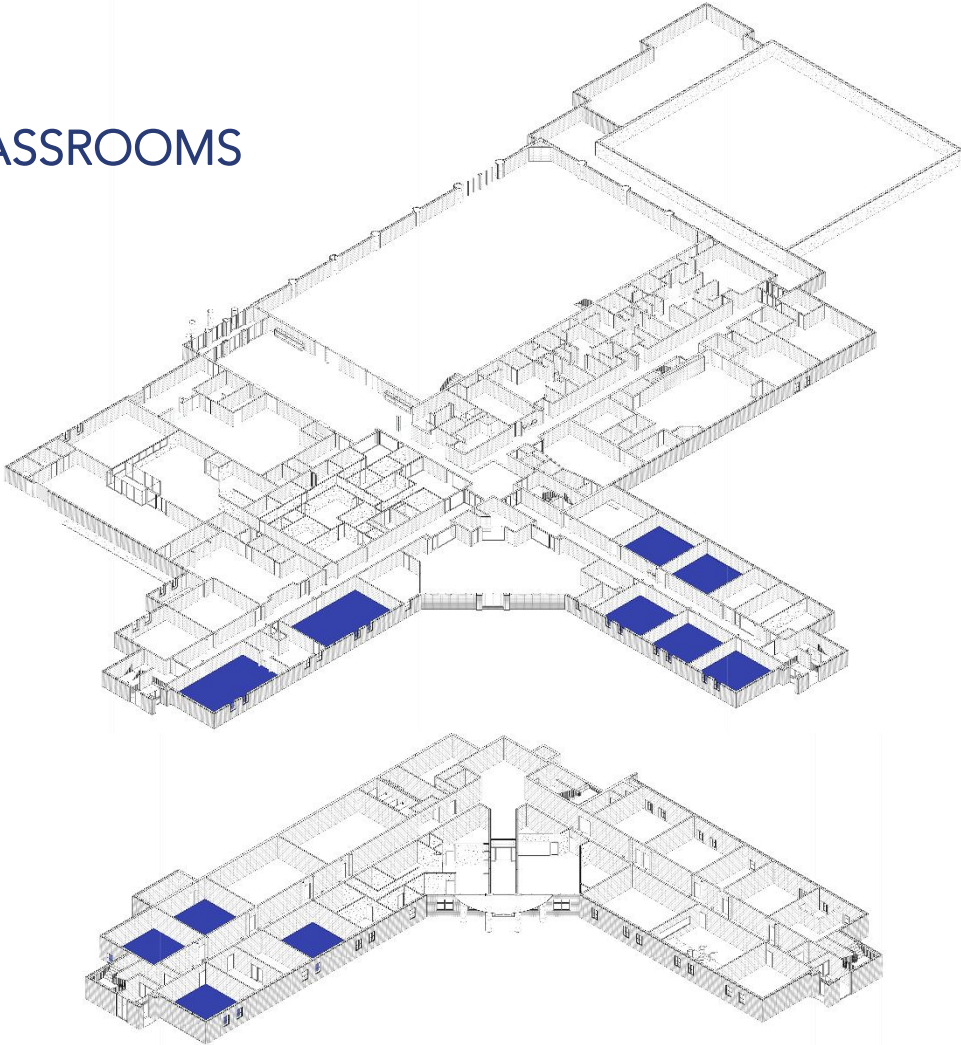
## HOWARDS GROVE HIGH – ENROLLMENT + CLASSROOMS

Maximum Capacity ~ 553

Target Capacity ~ 443



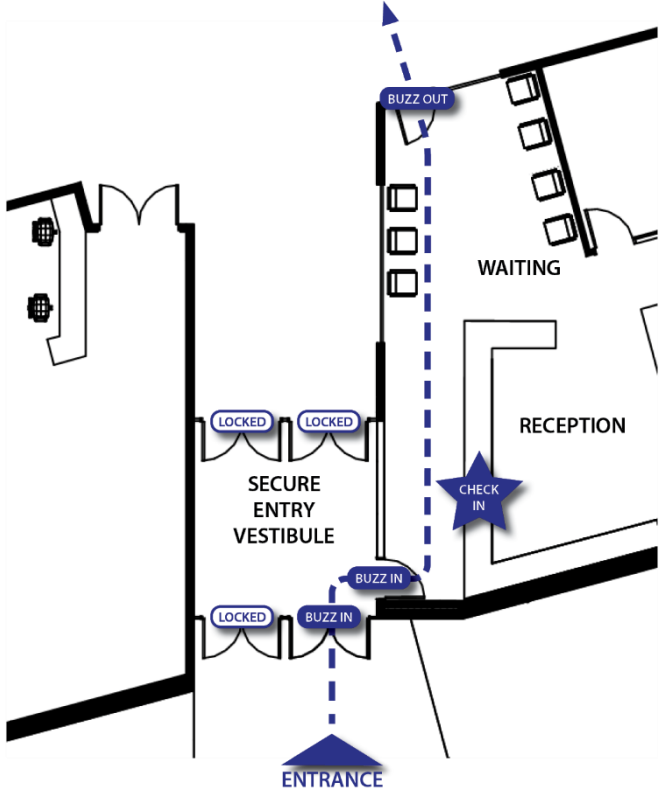
\*Data collected from DPI Third Friday counts



# EDUCATIONAL SPACE ADEQUACY

## HOWARDS GROVE HIGH – SPACE NEEDS – SAFETY + SECURITY

### SECURE ENTRY SEQUENCE



# EDUCATIONAL SPACE ADEQUACY

## HOWARDS GROVE HIGH – VISIONARY SPACE NEEDS



COLLABORATION SPACE



VISIBILITY + CONNECTION



VARIETY OF SPACES



ADAPTABLE LARGE GROUP SPACE



FLEXIBLE CLASSROOMS



SUPPORT FOR WHOLE STUDENT



# THE SCHOOL DISTRICT OF **HOWARDS GROVE**

MODERN LEARNING PRIMER  
THE EVOLUTION OF LEARNING ENVIRONMENTS



# EVOLUTION OF LEARNING MANUFACTURING (THEN)



<https://static1.squarespace.com/>



# EVOLUTION OF LEARNING MANUFACTURING (NOW)





# EVOLUTION OF LEARNING OFFICE (THEN)



# EVOLUTION OF LEARNING OFFICE (NOW)



# EVOLUTION OF LEARNING OFFICE (NOW)



# EVOLUTION OF LEARNING

## A Brief History of School Design

### 1920s – Industrial Model

- Schools designed to reflect modern thinking
- Standardized thinking and teaching
- Efficient – students trained for a repetitious industrial world
- Not flexible



# EVOLUTION OF LEARNING

## A Brief History of School Design

### 1960s – Experiment in Open Concept

- Movement began in the UK
- Reaction to standardized teaching and learning
- Thought was students learned better outside of the “box”
- Multi-age / multi-instructor organization
- Building design did not sync with teaching and learning



# EVOLUTION OF LEARNING

## 1980s/90s Classroom

- Returned to 1920's Industrial Model (with addition of "modern" technology)
- Not flexible



# EVOLUTION OF LEARNING

## A Brief History of School Design

### 2000s – Student Centered Learning

- Digitally connected world transforms education
- Students learn anytime, anywhere
- Technology allows for greater individualization
- Spaces become multipurpose and more flexible
- Greater variety of learning environments available



# TRANSFORMING THE LEARNING ENVIRONMENT

## Learning Environment Goals

- Size would be 900 to 1,200 sq. ft. as compared to 800 to 900 sq. ft.
- Flexible furniture
- Designed with large group, small group and individual study spaces
- Project-based learning would be supported
- Variety of learning environments
- Increased transparency between spaces
- Access to outdoors





# VISIONING QUESTIONS

1. It's important that our school facilities are \_\_\_\_\_ and \_\_\_\_\_.
2. If we could only make ONE improvement to our facilities, it should be \_\_\_\_\_.



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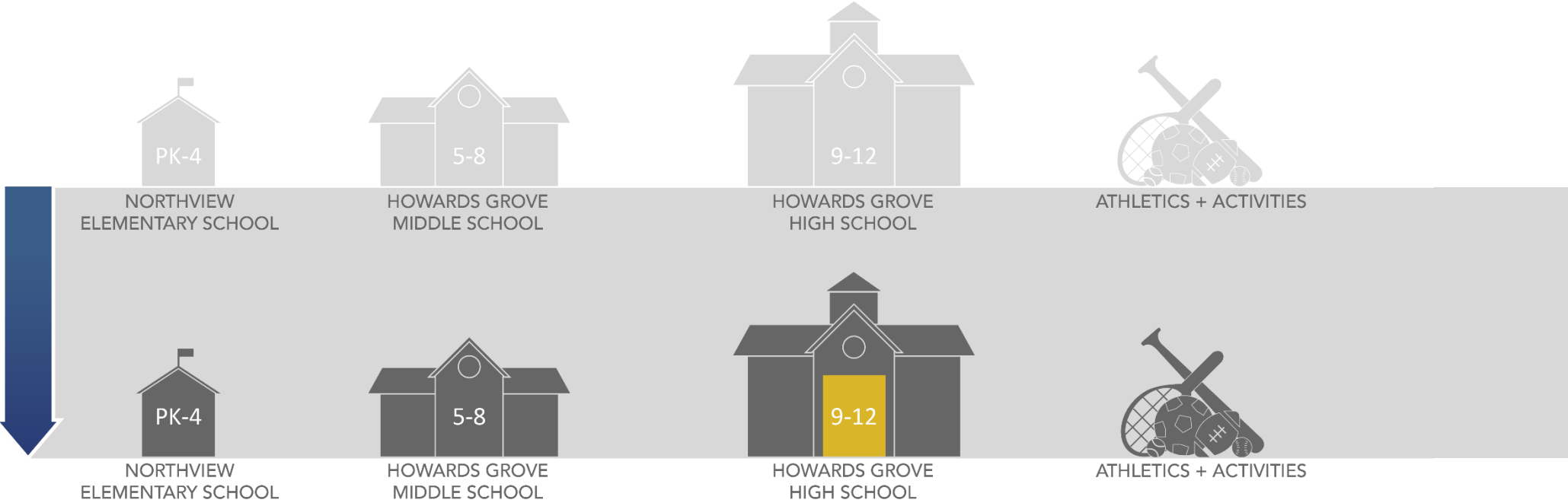
A photograph of two men standing in a meeting room, viewed from behind. They are looking at a large whiteboard mounted on a light-colored cinder block wall. The whiteboard is covered with various charts, diagrams, and numerous colorful sticky notes (pink, yellow, and blue). The man on the left is wearing a dark jacket and dark pants. The man on the right is wearing a white jacket, blue jeans, and brown boots. The floor is made of light-colored wood. The image is partially overlaid by a semi-transparent white box containing text.

# THE SCHOOL DISTRICT OF **HOWARDS GROVE**

OPTIONS REVIEW



# OPTION 1 – Maintenance Only

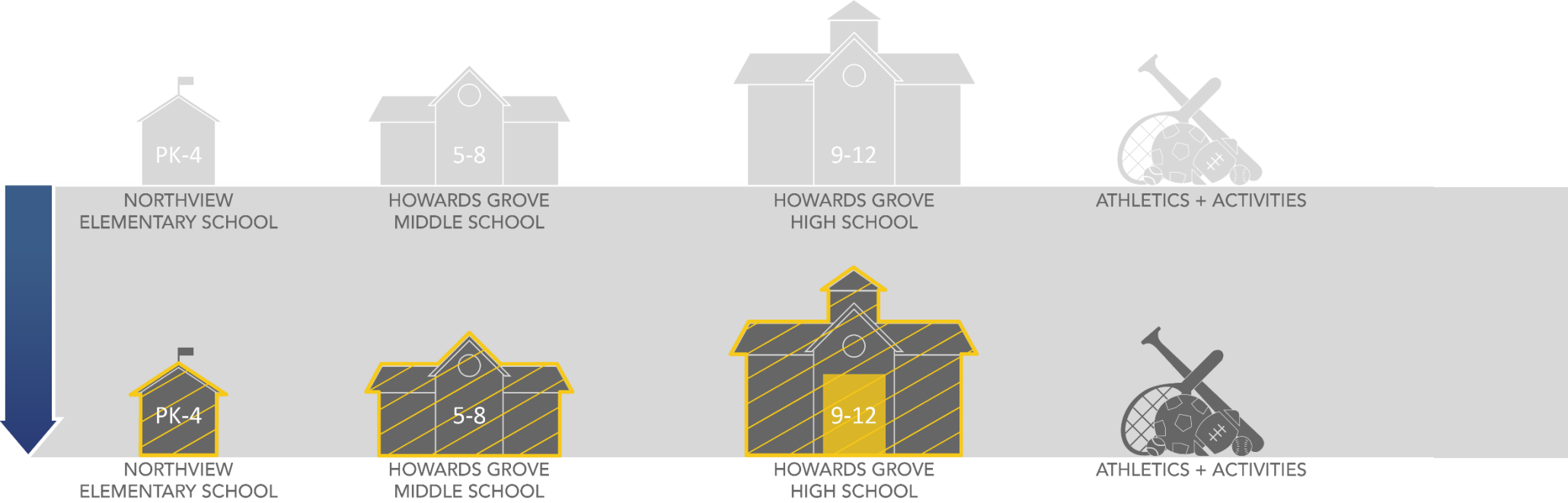


- Address Priority 1, 2 + 3 maintenance items at all buildings & outdoor athletics
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction



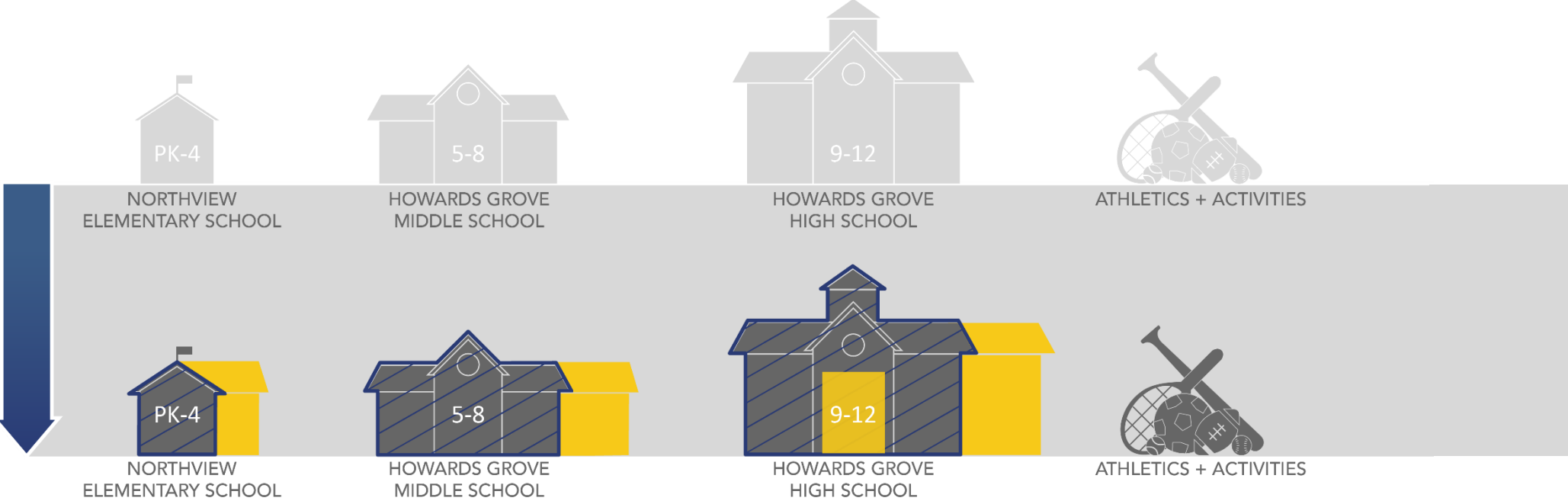
# OPTION 2 – Maintenance+ (Light Renovation)



- Address Priority 1, 2 + 3 maintenance items at all buildings & outdoor athletics
- Limited renovations for collaborative learning at all buildings
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction

# OPTION 3 – Collaborative Learning (Heavy Renovation)

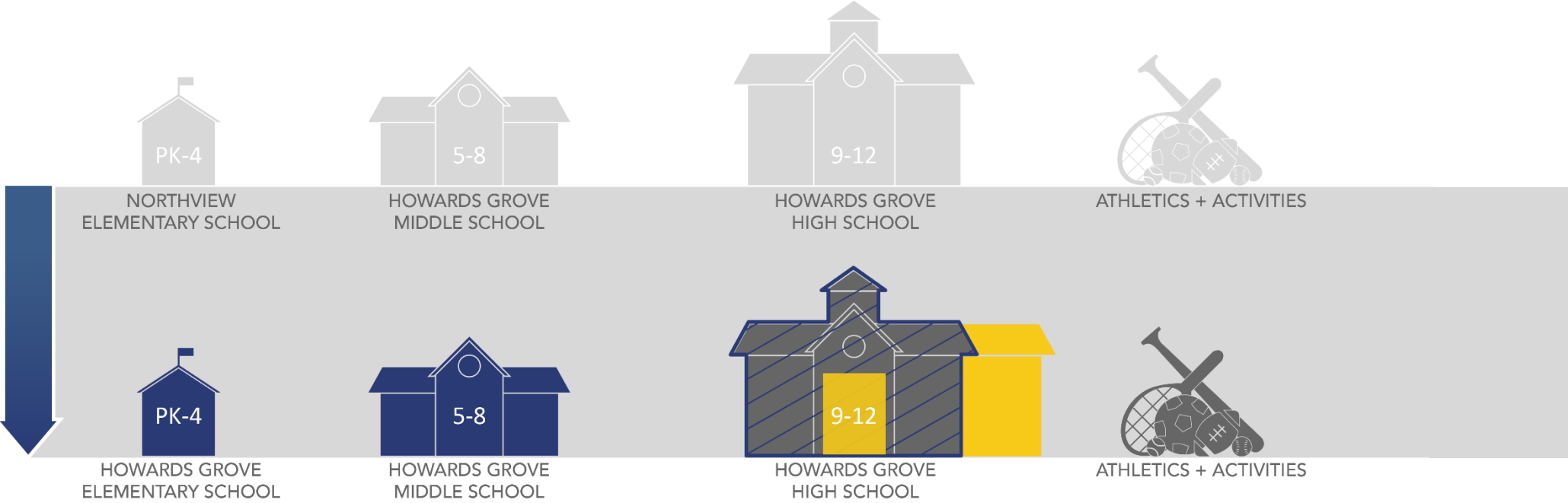


- Address Priority 1, 2 + 3 maintenance items at all buildings & outdoor athletics
- Intensive renovations (**TBD Additions**) for collaborative learning and curriculum specific spaces at all buildings
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction



# OPTION 4 – Replace Elementary & Middle Schools

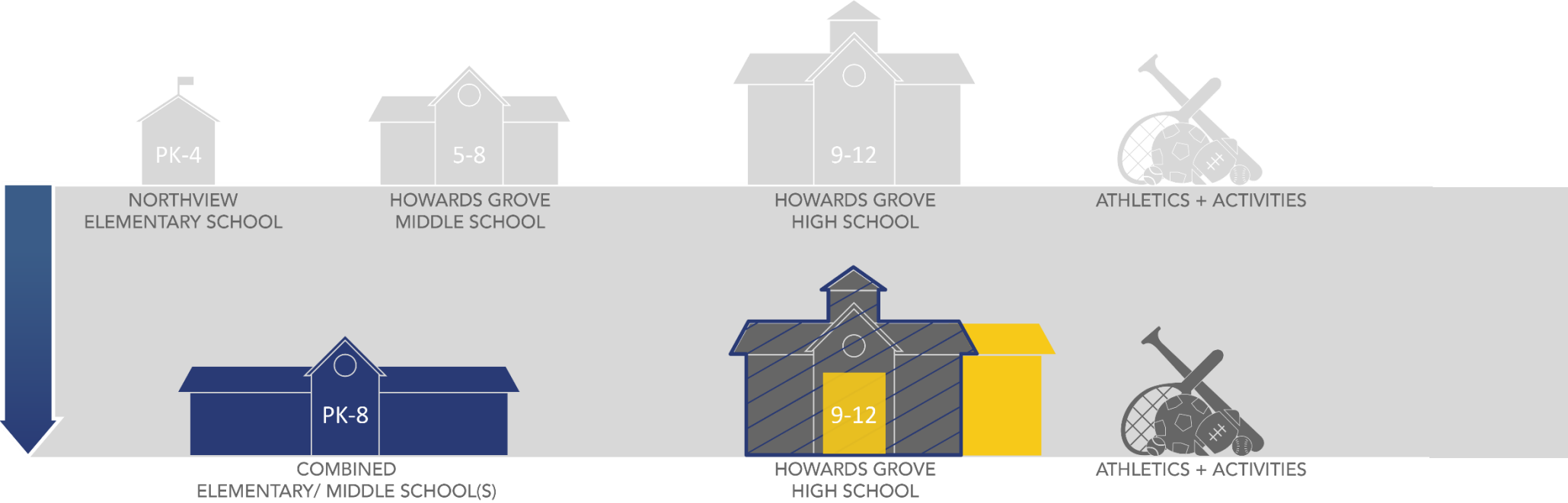


- Address Priority 1, 2 + 3 maintenance items at high school & outdoor athletics
- Intensive renovations (**TBD Addition**) for collaborative learning at high school
- Build new elementary & middle schools (possibility for single campus at the high school site)
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction



# OPTION 5 – New PK-8 School (Single Campus)



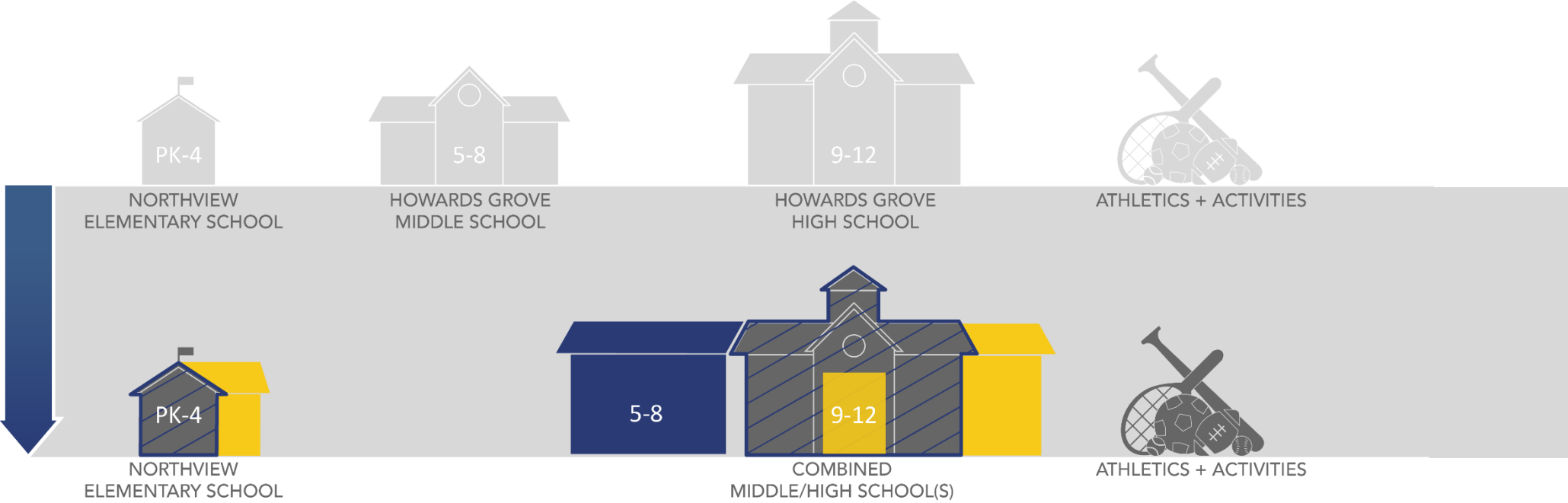
- Address Priority 1, 2 + 3 maintenance items at high school & outdoor athletics
- Intensive renovations (**TBD Addition**) for collaborative learning at high school
- Build new building for to combine elementary & middle at the high school site
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction





# OPTION 6 – Middle-High School



- Address Priority 1, 2 + 3 maintenance items at high school & outdoor athletics
- Intensive renovations (**TBD Additions**) for collaborative learning at elementary & high school
- Build middle school addition at high school (addition could house middle or high school students)
- Secure entry addition to high school

	Existing		Maintenance
	Light Renovation		Heavy Renovation
	Addition		New Construction



# SAVE THE DATES!

## COMMUNITY INPUT SESSIONS

- FIRST ROUND COMMUNITY SESSIONS – OPTION FEEDBACK
  - **March 5<sup>TH</sup>** (Saturday) @ **9AM** – Northview Cafeteria
  - **March 7<sup>TH</sup>** (Monday) @ **6PM** – Middle School Cafeteria
- MARCH BOARD MEETING – OPTION FEEDBACK + NARROWING
  - **March 21<sup>ST</sup>** (Monday) @ **6PM** – High School Library
- SECOND ROUND COMMUNITY SESSIONS – OPTION DEVELOPMENT
  - **April 9<sup>TH</sup>** (Saturday) @ **9AM**
  - **April 11<sup>TH</sup>** (Monday) @ **6PM**
- BE ON THE LOOKOUT! COMMUNITY SURVEY
  - Date TBD **April/May**



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