

Montoursville Area School District



Montoursville Area High School Additions & Renovations

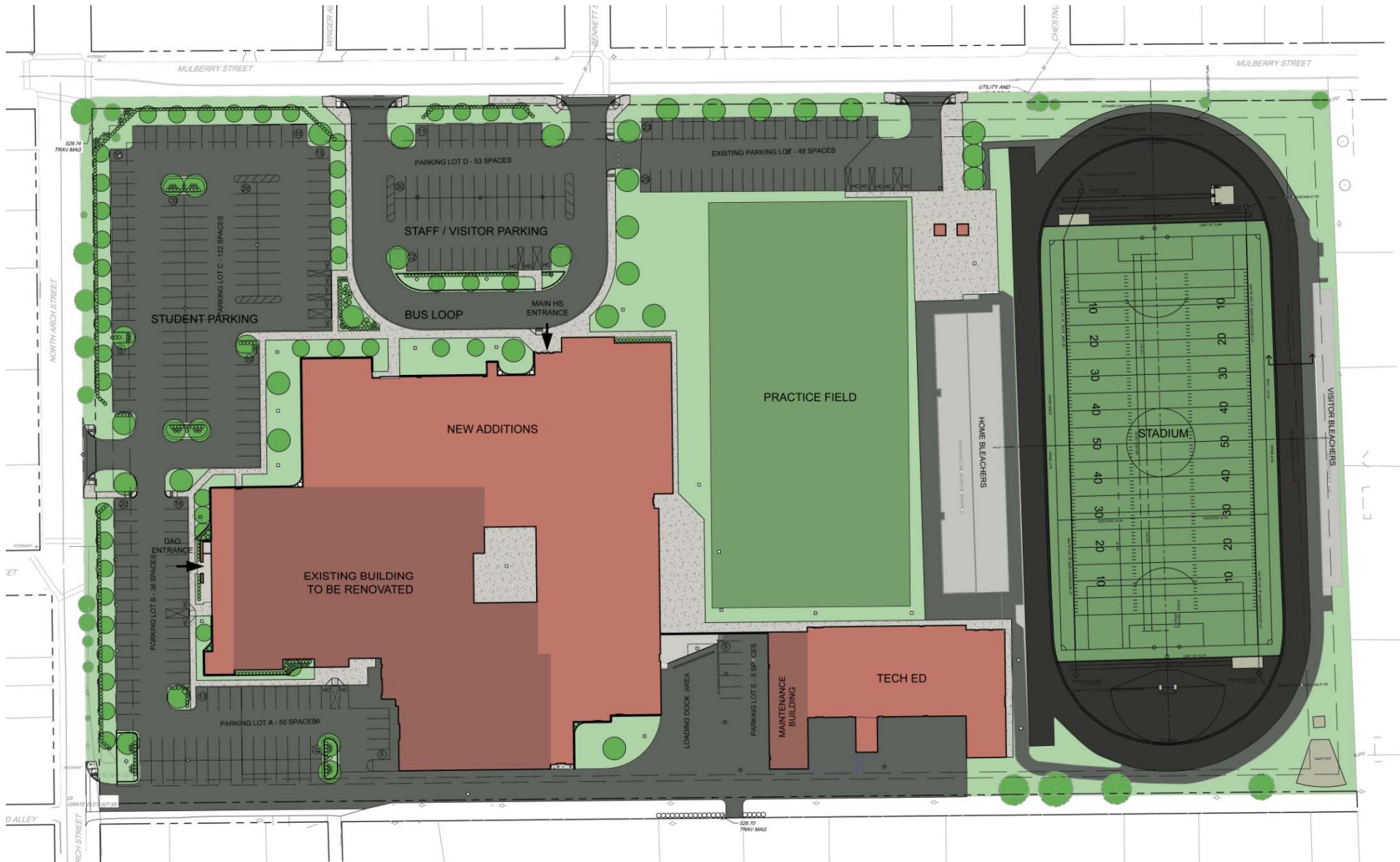


Crabtree, Rohrbaugh & Associates, Architects



- RENOVATION
- DEMOLITION

EXISTING SITE PLAN



NEW SITE PLAN



SECOND FLOOR PLAN



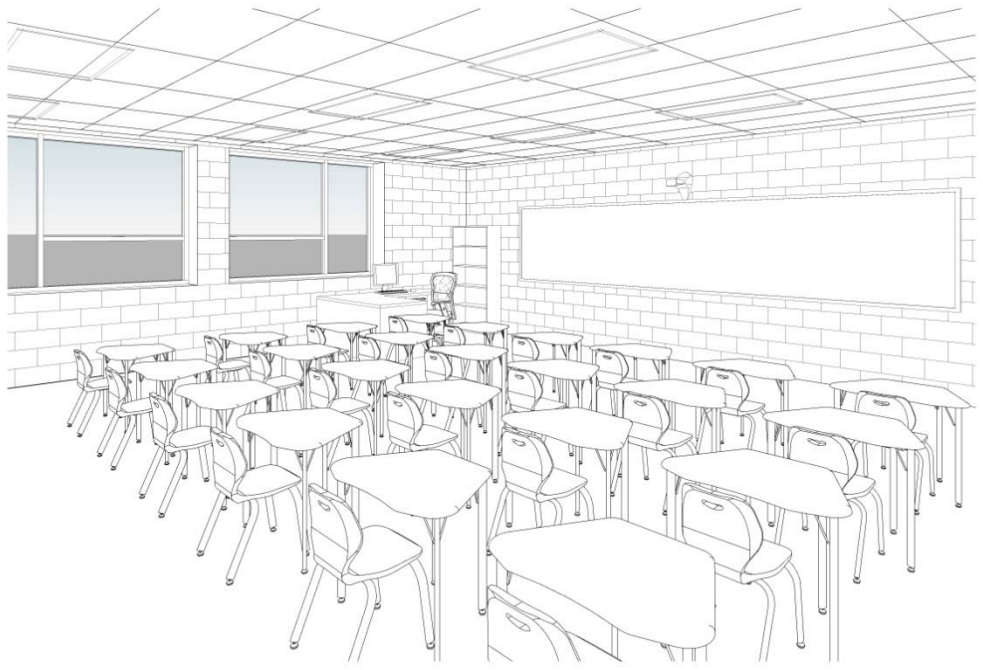
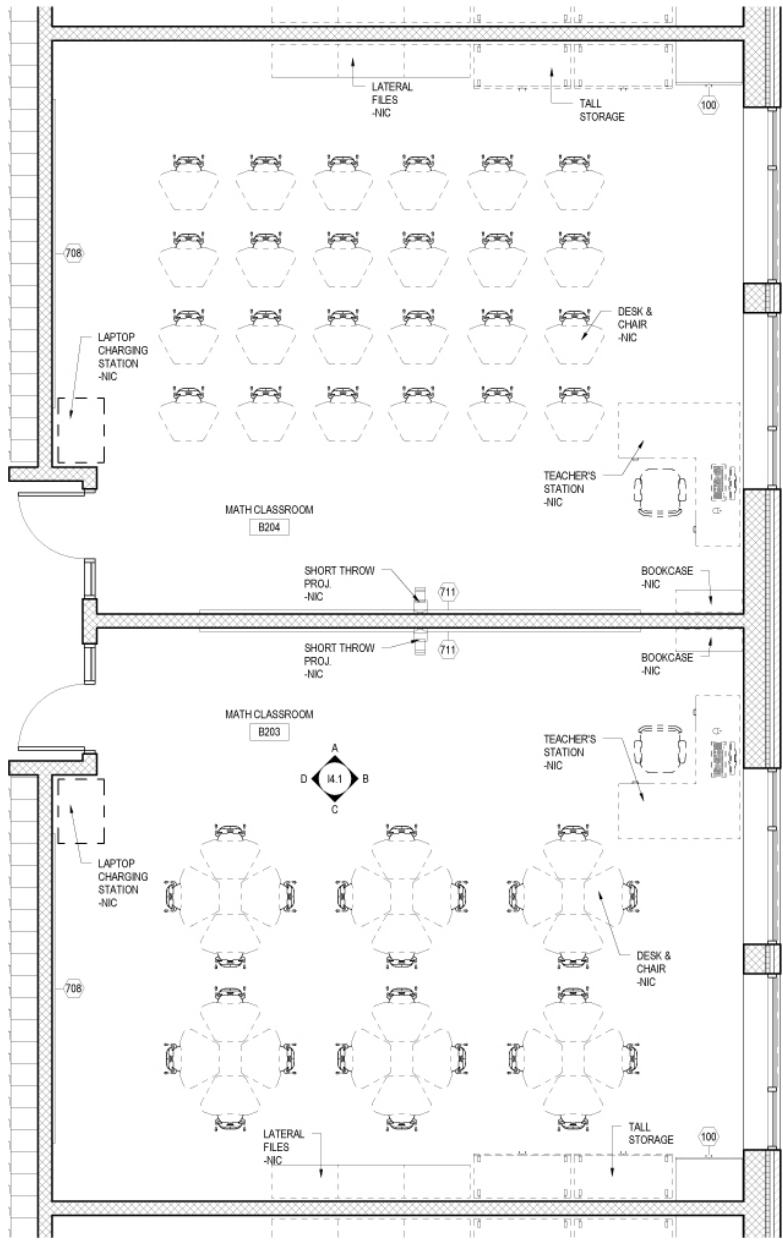
THIRD FLOOR PLAN



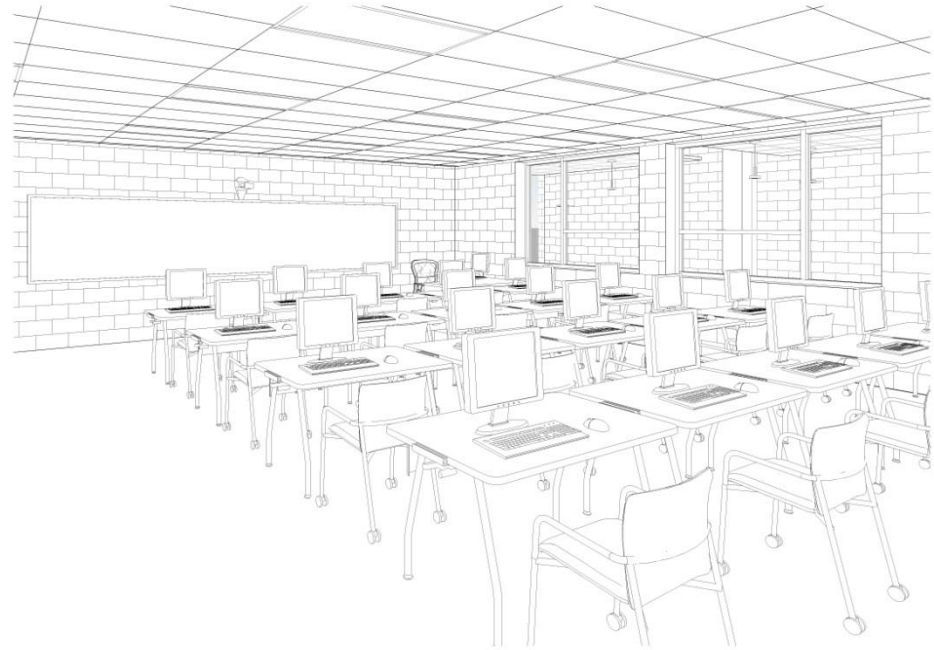
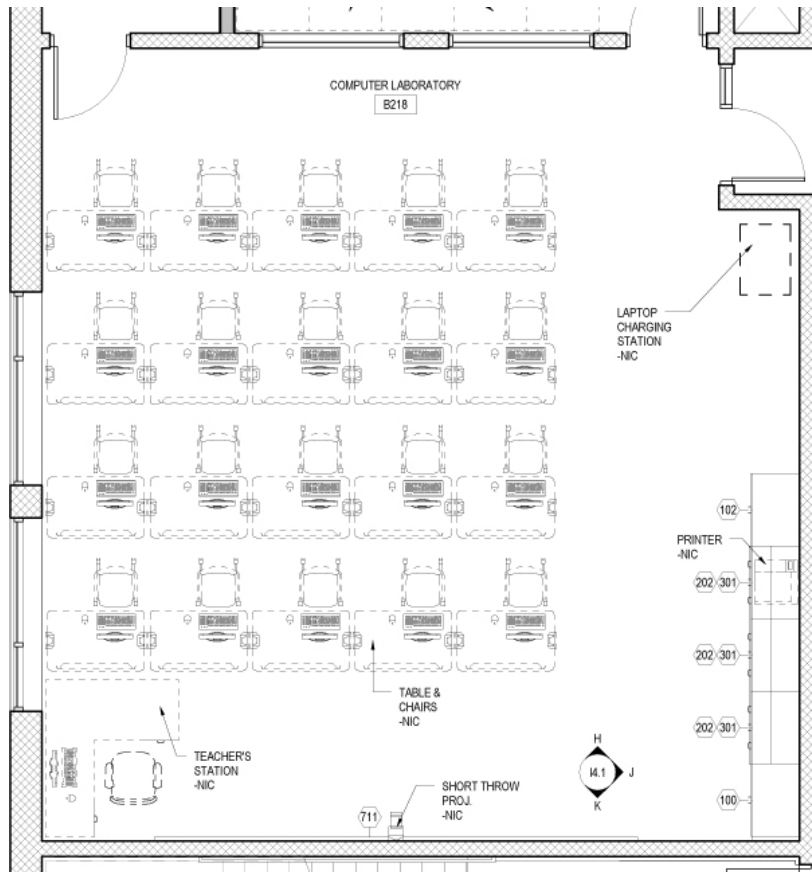
MAIN ENTRANCE CORRIDOR



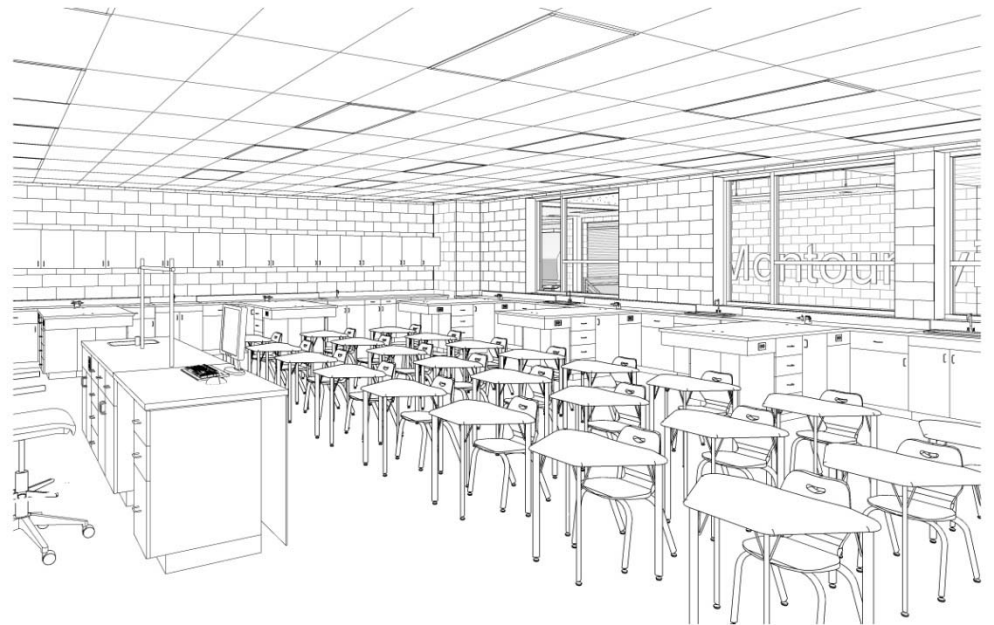
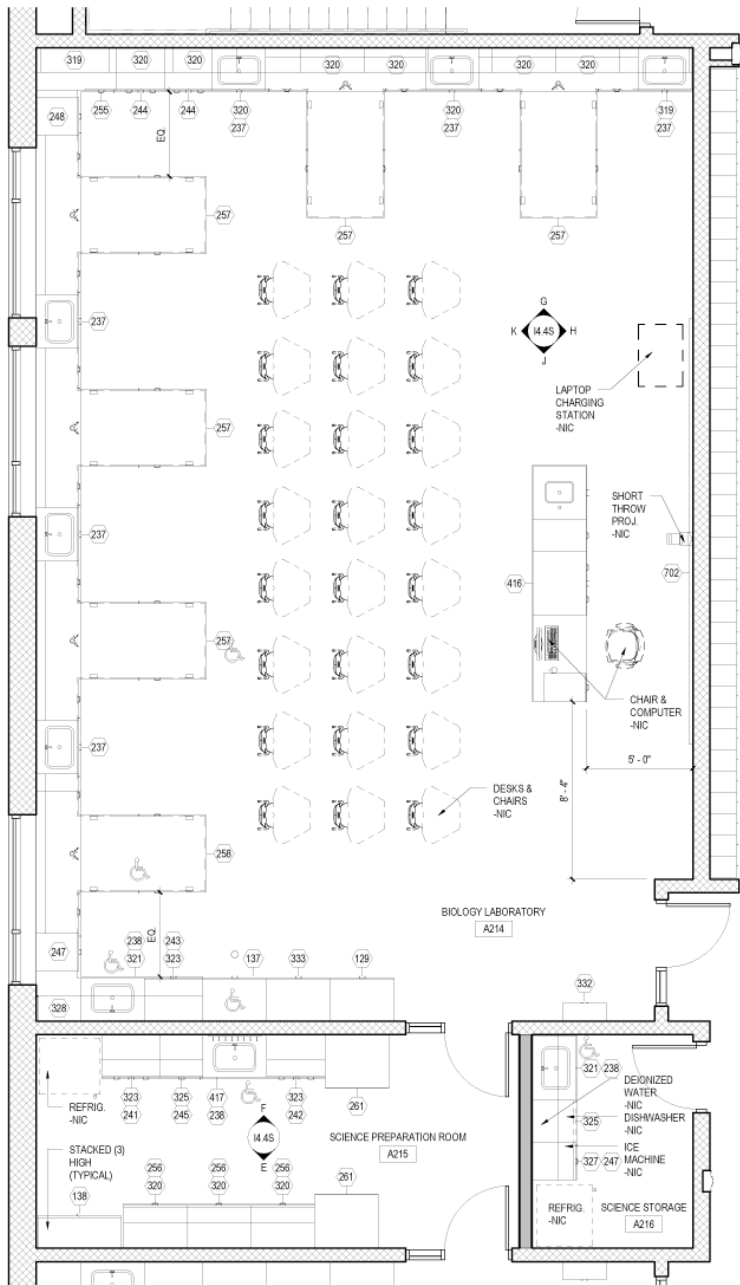
CAFETERIA



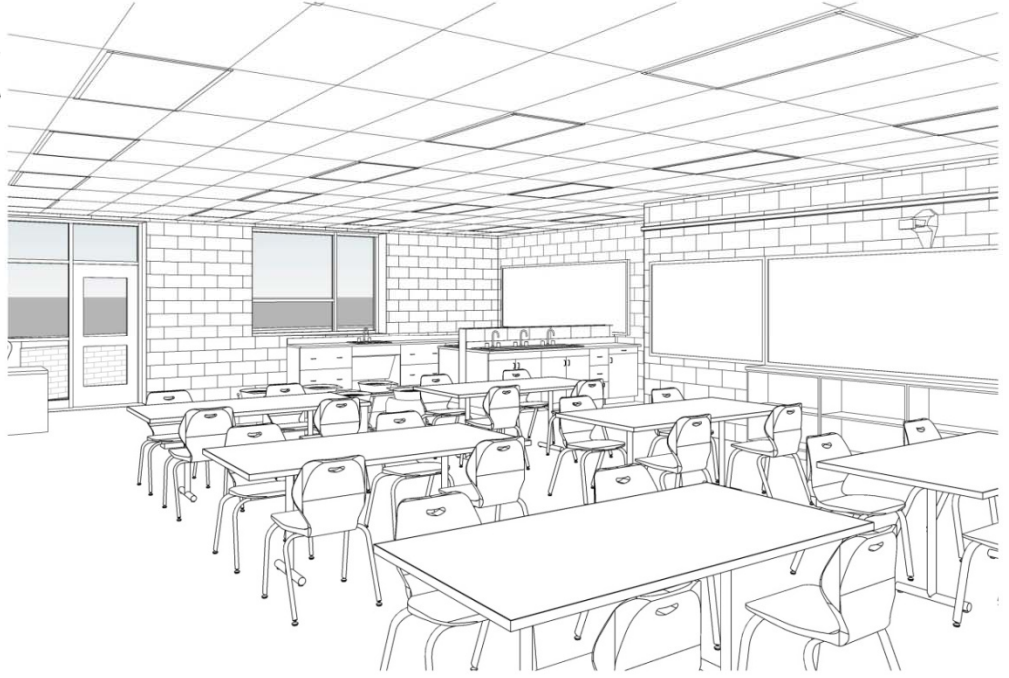
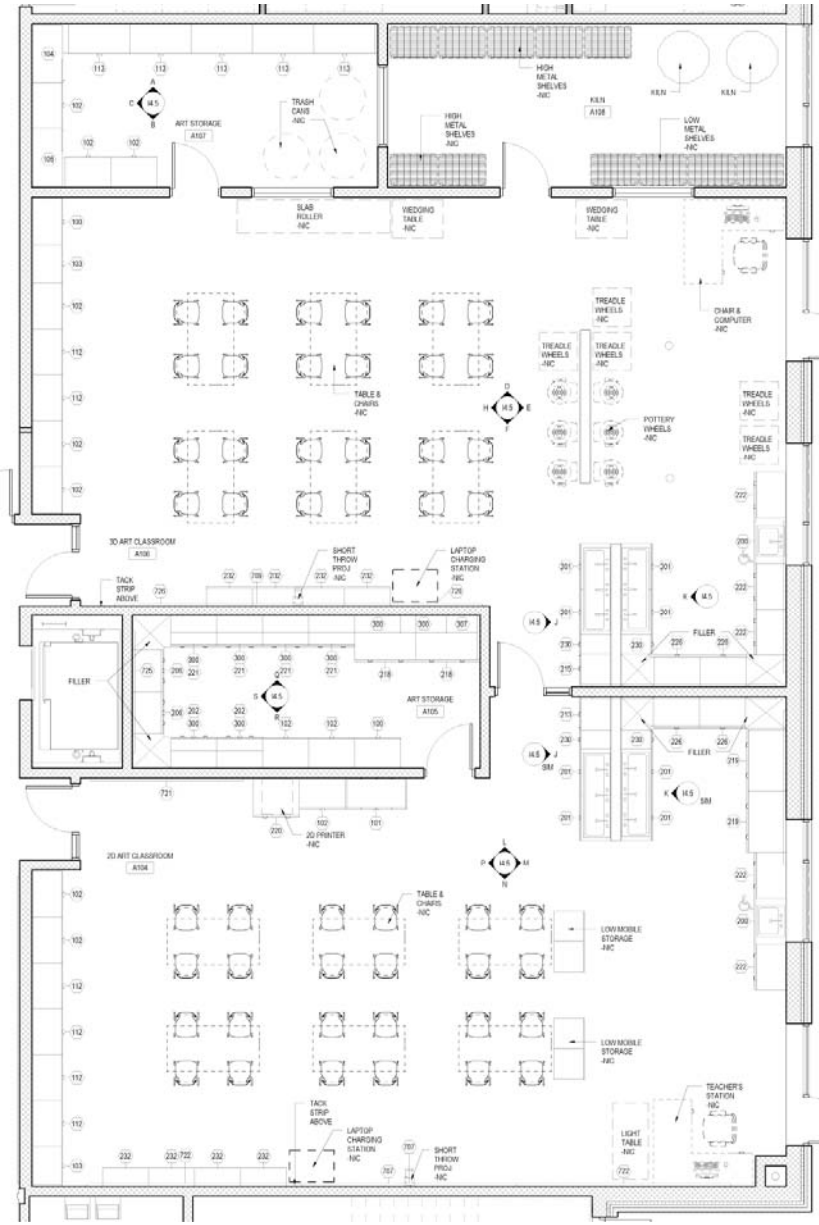
TYPICAL CLASSROOM



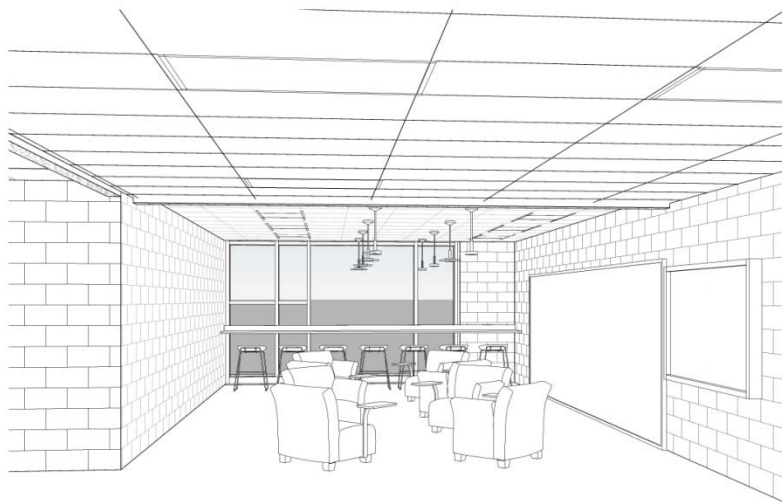
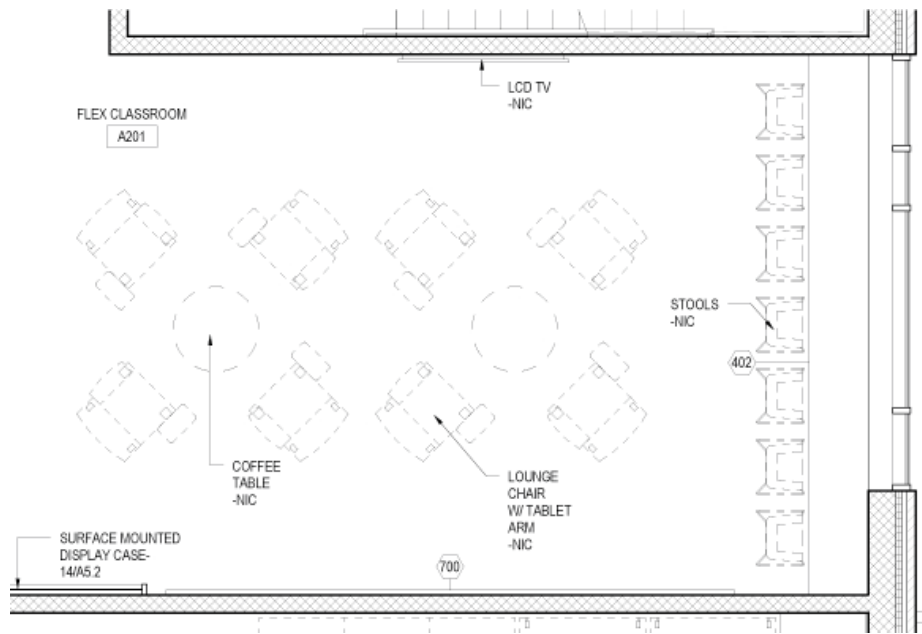
TYPICAL COMPUTER LAB



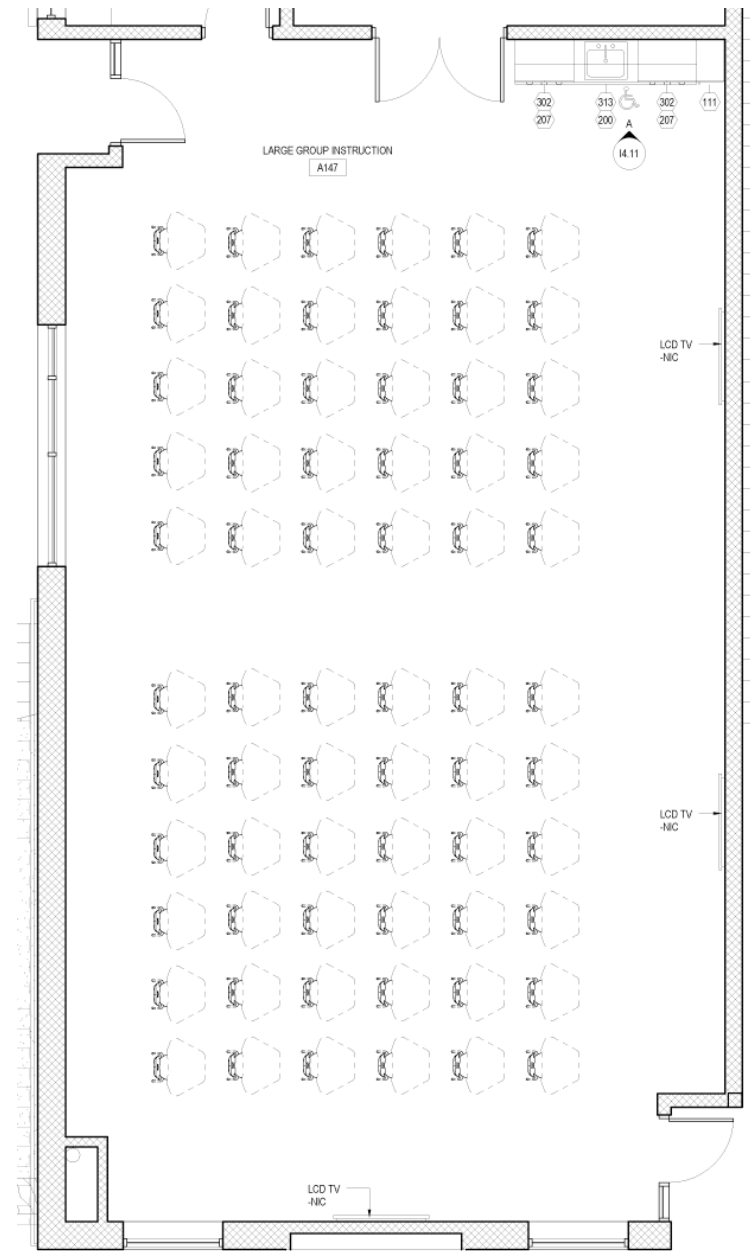
TYPICAL SCIENCE LAB



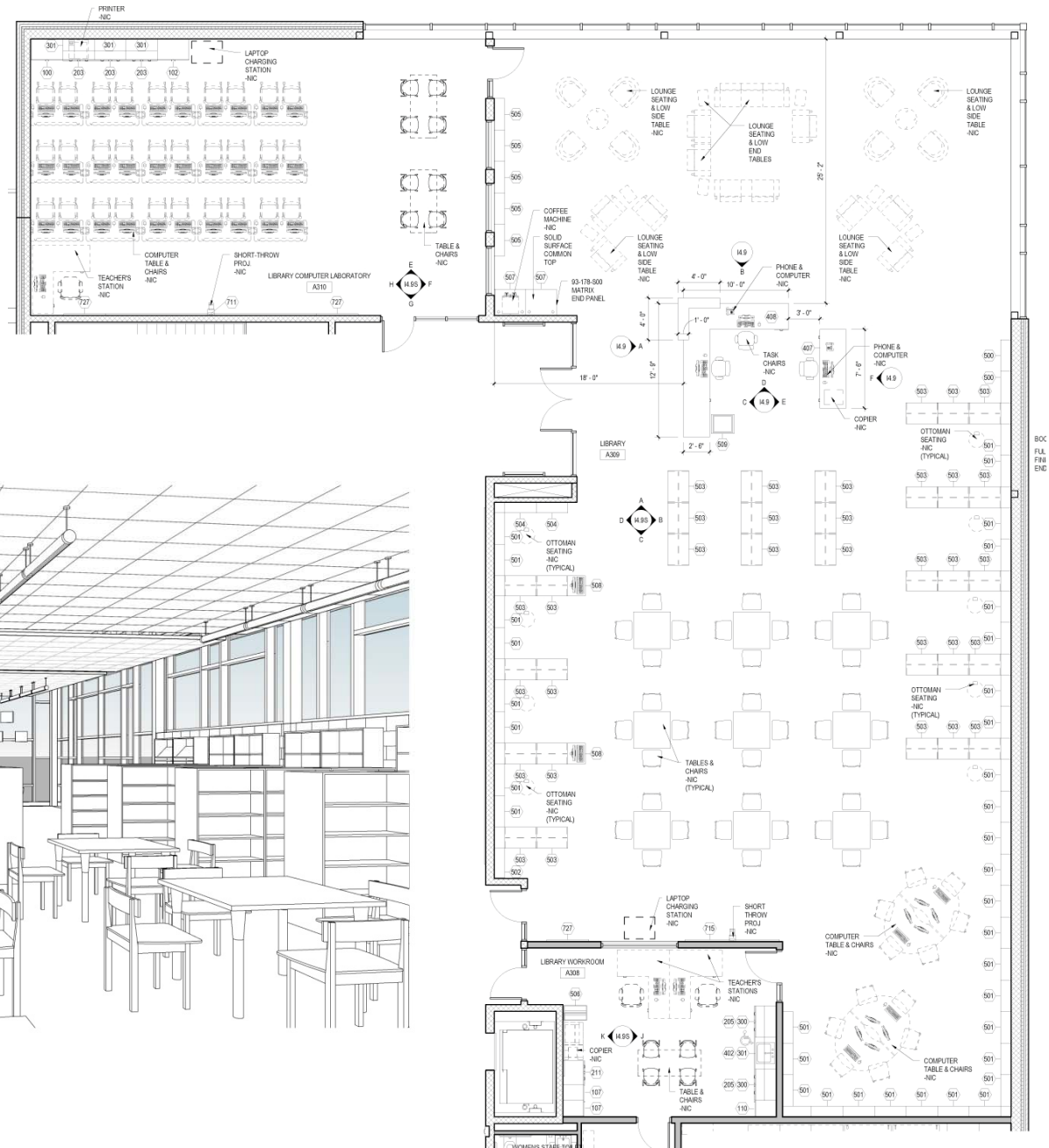
ART CLASSROOMS



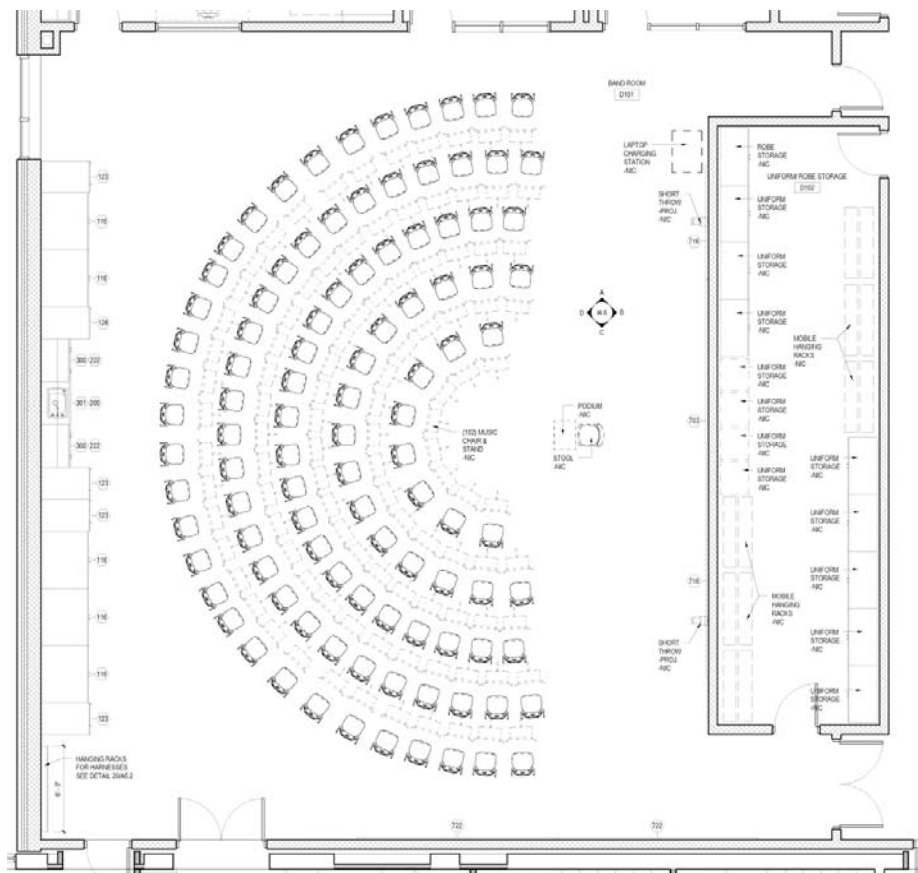
FLEX CLASSROOM



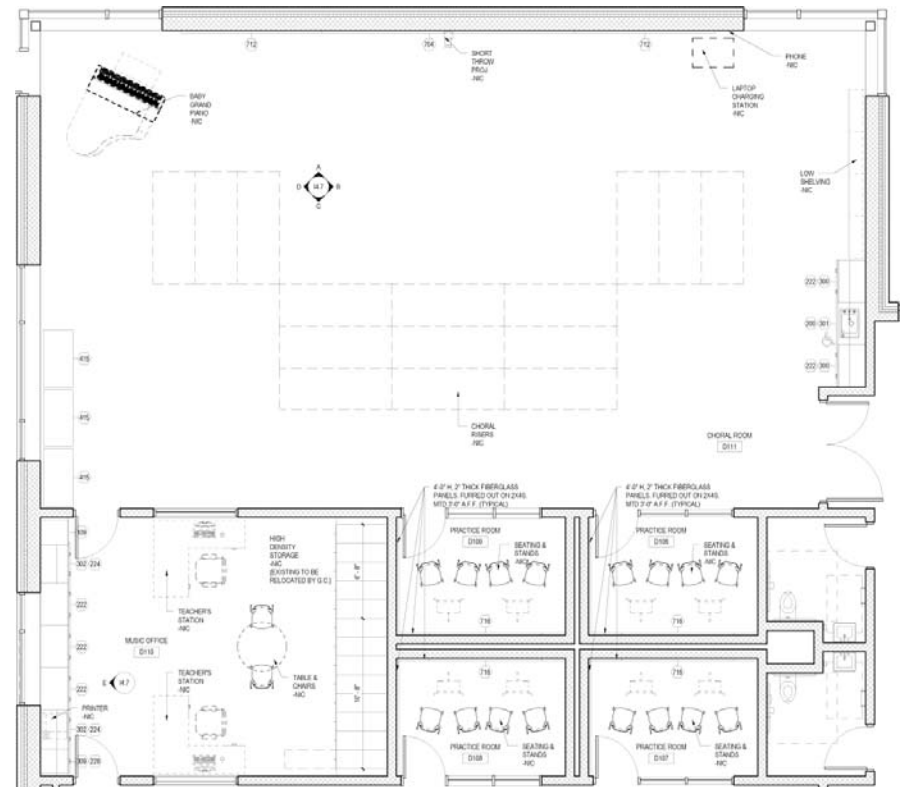
LARGE GROUP INSTRUCTION



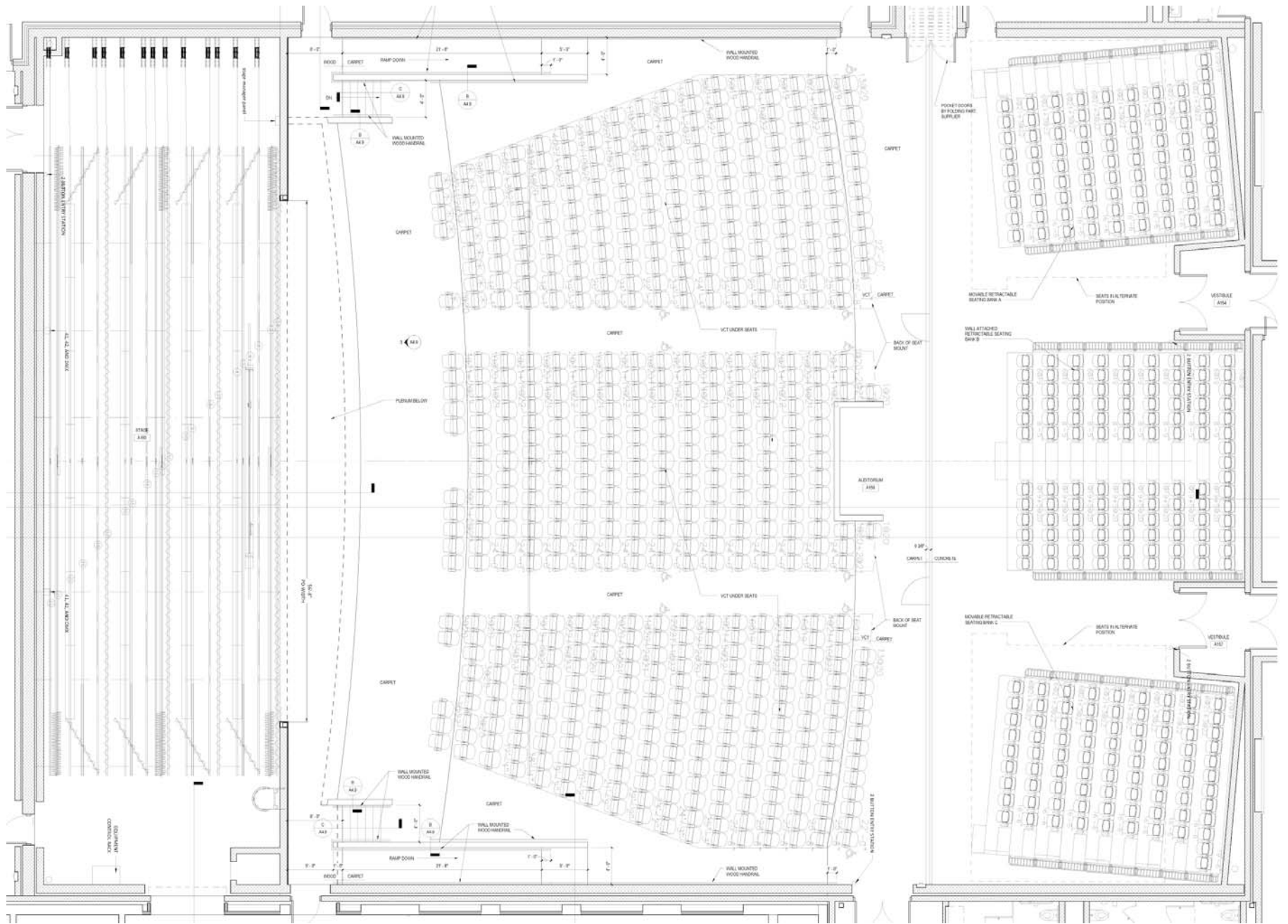
LIBRARY



BAND CLASSROOM



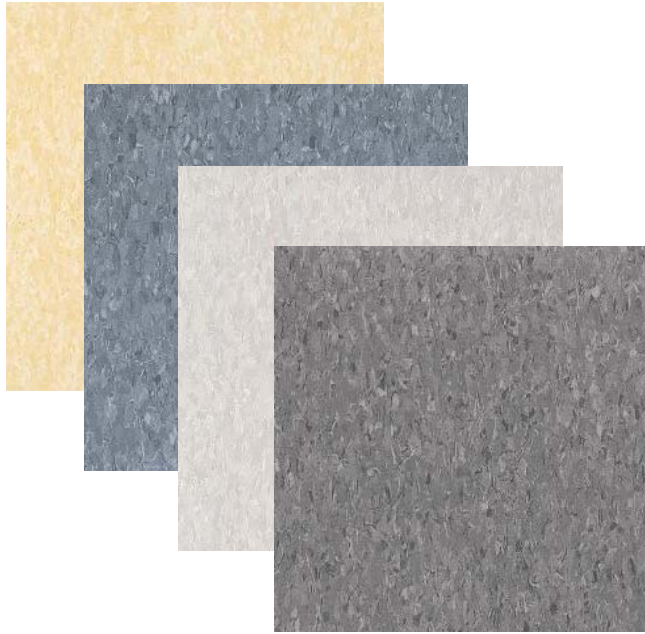
CHORAL CLASSROOM



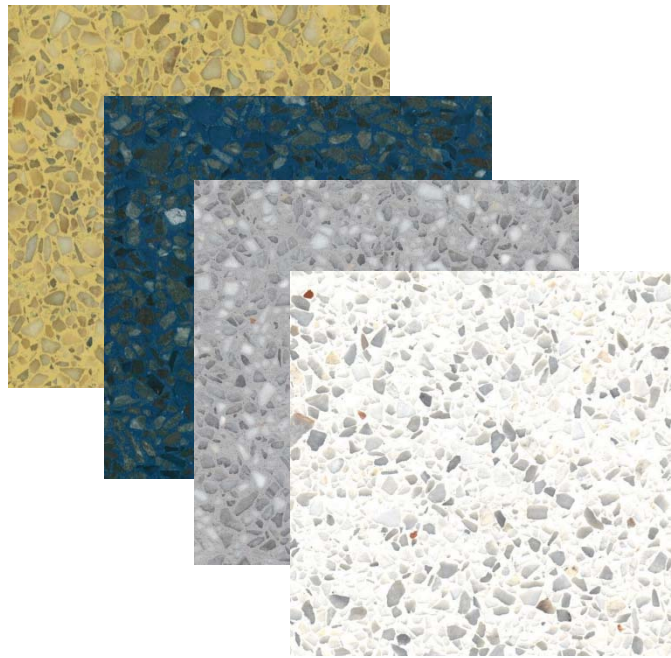
AUDITORIUM



PAINT



VINYL
COMPOSITION
TILE



TERRAZZO



**FIRST FLOOR
FLOOR PATTERNS**



**SECOND & THIRD FLOOR
FLOOR PATTERNS**



Main Entrance



Classroom Wing



District Administration Entrance



Bird's Eye View



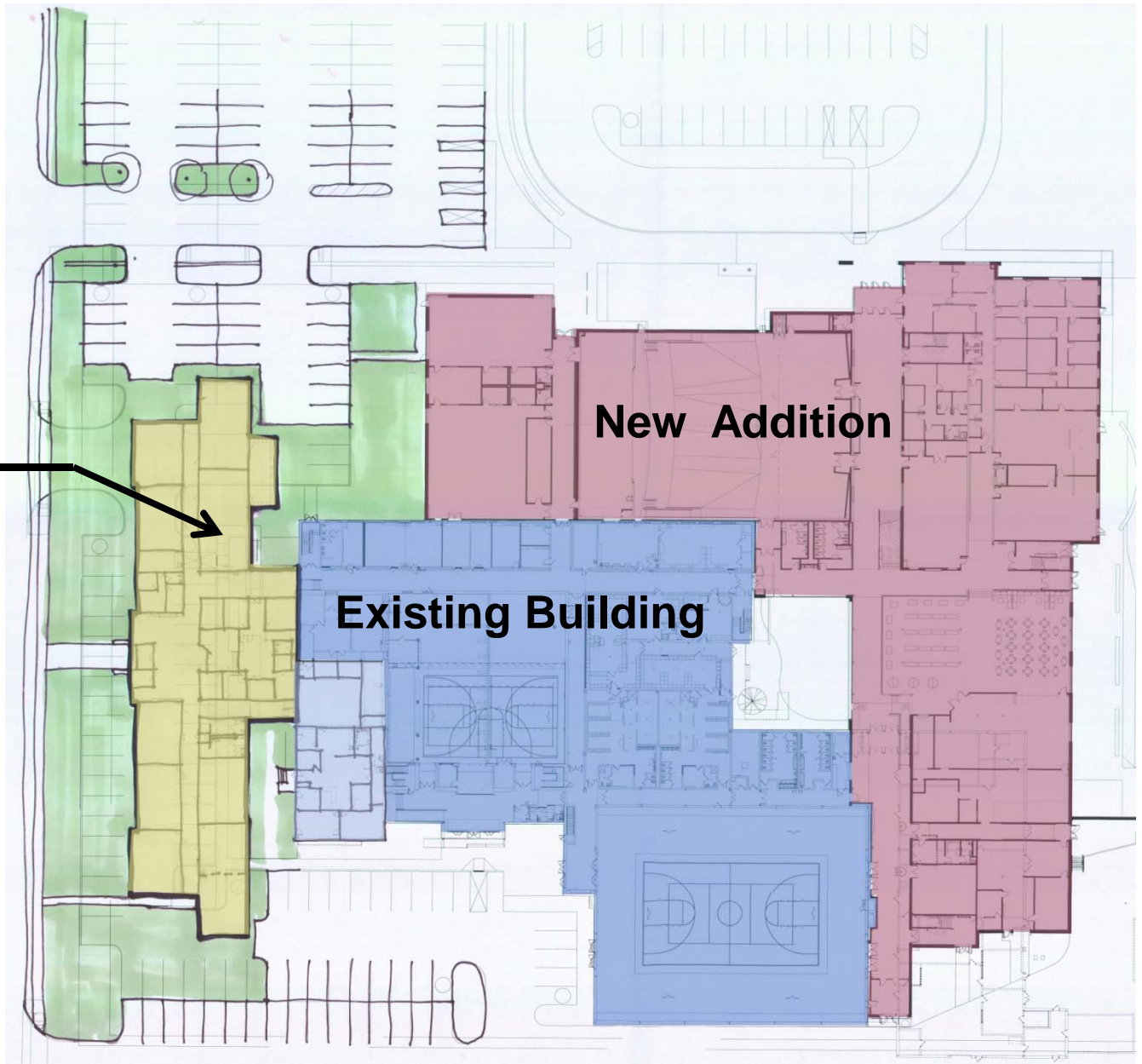
Memorial Field Ticket Booth

1931 Stone Building Option



-  RENOVIATION
-  DEMOLITION
-  EXISTING 1931 BUILDING

**1931
Stone Building**



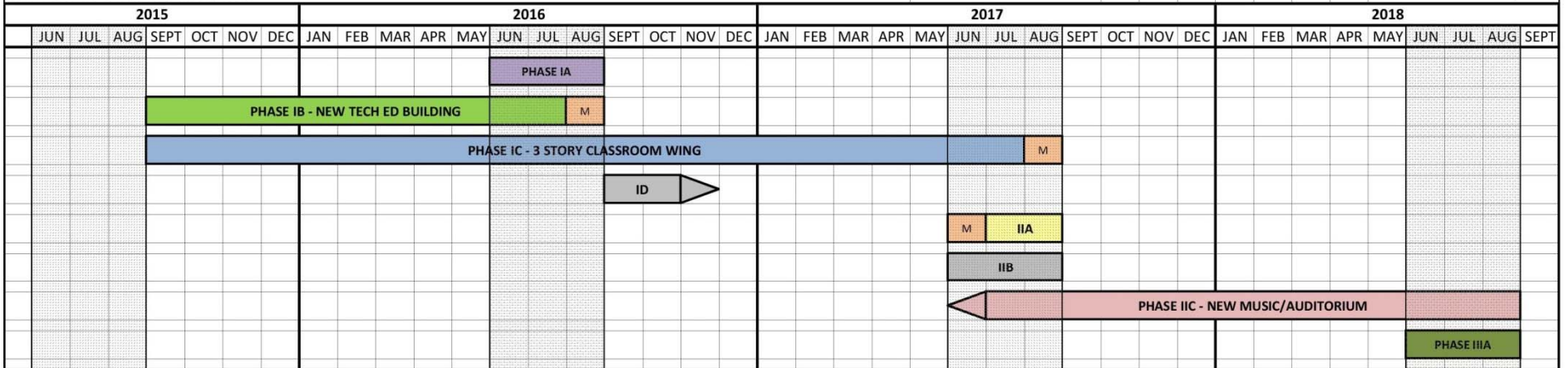
New Addition

Existing Building

MONTOURSVILLE AREA HIGH SCHOOL

CONSTRUCTION PHASING

June 23, 2015



- PHASE IA** Construct Stadium Sitework.
- PHASE IB** Construct new Tech Ed Building and Fieldhouse (if alternate selected).
- PHASE IC** Construct New 3-Story Classroom Wing & Receiving Area - Relocate staging area at end of Phase IC.
- PHASE ID** Demolish existing Tech Ed Spaces
- PHASE IIA** Renovate Existing 2 Story Classroom Wing, Gymnasium, and Locker Rooms
- PHASE IIB** Demolish Remainder of Existing Building
- PHASE IIC** Construct Auditorium, DAO, Auditorium/Music and Remaining Site Work
- PHASE IIIA** Renovate Auxiliary Gym and DAO. Finalize all Sitework.

Montoursville Area School District

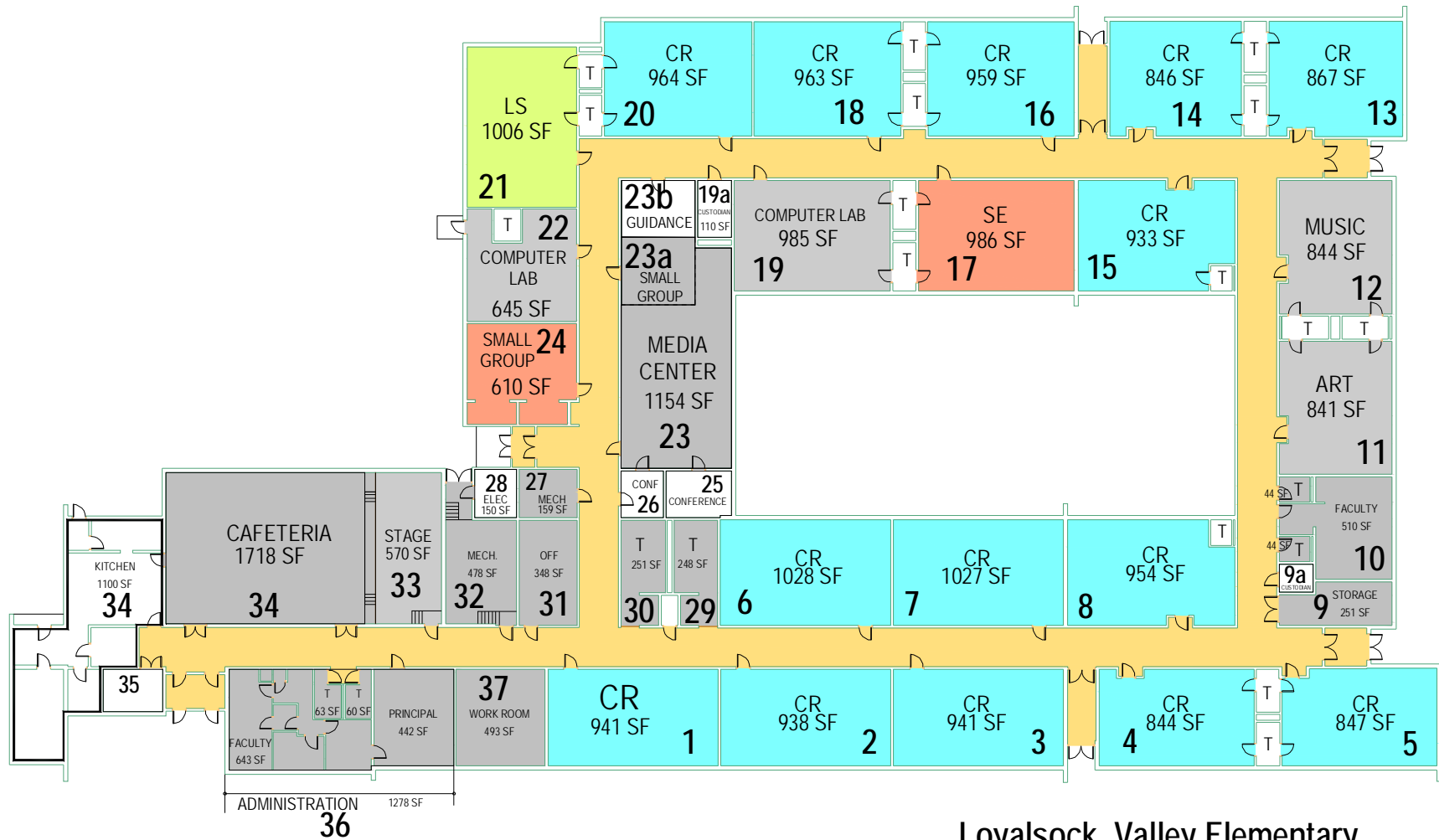


Loyalsock Valley Elementary School Plancon Part A

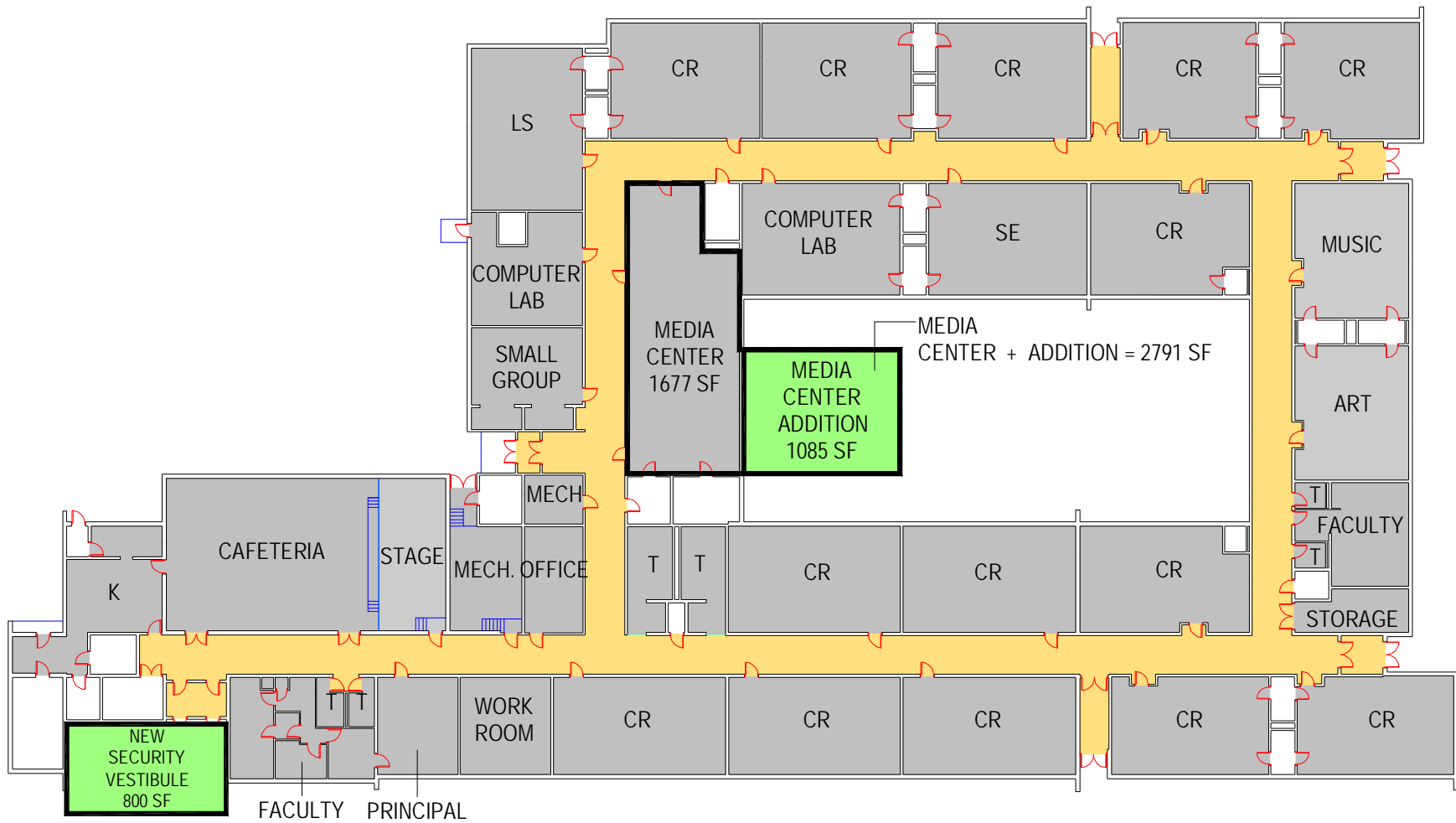
June 23, 2015



**Loyalsock Valley Elementary
Existing Site**



Loyalsock Valley Elementary
Existing Floorplan



Loyalsock Valley Elementary School
 Proposed Additons - approx. 2000 SF

Option 2



Loyalsock Valley Elementary

Option 1

Option 2

1 AREA SUMMARY

Existing Building Area	40,920	SF	
Renovation Area	40,920	SF	95%
New Construction Area	2,000	SF	5%
Total Planned Area	42,920	SF	

2 STRUCTURE COSTS including site development

		\$ / SF	NEW	\$ / SF	Renovation	COST
ADDITIONS		\$ 200	\$ 400,000			\$ 400,000
RENOVATIONS						
General Construction				\$ 25	\$ 1,023,000	\$ 1,023,000
Asbestos Abatement				Allowance	\$ 25,000	\$ 25,000
Lead Paint Abatement				Allowance	\$ 10,000	\$ 10,000
HVAC Construction				\$ 30	\$ 1,227,600	\$ 1,227,600
Plumbing Construction				\$ 12	\$ 491,040	\$ 491,040
Electrical Construction				\$ 28	\$ 1,145,760	\$ 1,145,760
Subtotal			\$ 400,000	\$ 95	\$ 3,922,400	
BUILDING SITE						
Sanitary Sewer System Inspection					\$ 150,000	\$ 150,000
New Septic System					\$ 20,000	\$ 20,000
Well Improvements/Storage Tank					\$ 115,000	\$ 115,000
Subtotal - Demolition, Structure and Site Costs					\$ 55,000	\$ 55,000
					4,262,400	
ESCALATION TO MID-POINT CONST	2.0%				\$ 85,248	\$ 85,248
ESTIMATING CONTINGENCY	5.0%				\$ 213,120	\$ 213,120
Subtotal Adjusted Structure Costs					\$ 4,560,768	
CONST TESTING / INSPECTION	1.75%				\$ 79,813	\$ 79,813
CONSTRUCTION CONTINGENCY	5%				\$ 228,038	\$ 228,038
PROBABLE CONSTRUCTION COSTS			\$ 400,000		\$ 4,868,620	\$ 5,268,620
			New		Renovation	

3	FEES					
	Architect, Structural, MEP Engineering	6.0%			\$ 296,701	\$ 296,701
	Civil Engineering/Traffic Study Fees		Allowance		\$ 65,000	\$ 65,000
	Kitchen		Allowance		\$ 10,000	\$ 10,000
	Asbestos Designer		Allowance		\$ 10,000	\$ 10,000
	Code Review		Allowance		\$ 3,500	\$ 3,500
	Subtotal			\$ -	\$ 385,201	\$ 385,201
4	MOVEABLE FIXTURES / EQUIPMENT					
	Subtotal	1.00%	Allowance	\$ 4,000	48,686	\$ 52,686
5	ADDITIONAL CONSTRUCTION RELATED COSTS					
	District's Construction Representative	1.00%	Allowance	\$ 52,686		\$ 52,686
	Asbestos Abatement Monitoring	0.20%	Allowance	\$ 10,537		\$ 10,537
	Printing	0.20%	Allowance	\$ 10,537		\$ 10,537
	Regulatory Agency Reviews (not testing)	0.25%	Allowance	\$ 13,172		\$ 13,172
	Subtotal					\$ 86,932
6	FINANCING					
	Financing Fees (no capitalized interest)	2.00%	Allowance	\$ 105,372		
	Subtotal					\$ 105,372
7	Total Project Cost * - Preliminary					\$ 5,898,812
* Costs based on date of this estimate. These costs must be adjusted based on anticipated Bid Date.						

Montoursville Area School District		23-Jun-15
Loyal Sock Valley- Additions and Renovations		
Reimbursement Estimate		
FTE converted to RPC (Plancon Part A, page A22)		479
State allocation per elementary student		\$ 4,700
Gross Reimbursement		\$ 2,251,300
Renovation : additional reimbursement	0.1	\$ 225,130
Gross Reimbursement		\$ 2,476,430
MASD Aid Ratio		0.5570
2010-11 MVAR		
NET Reimbursement approximately :		<u>\$ 1,379,372</u>

Discipline	Additional Services for Alternate
Civil	Revised driveway, sidewalks and parking layout Revised Stormwater systems Revise Landscaping Reapply/review with regulatory agencies
Structural	Design enclosure structure of building and roof
MEP	Design backfeed to heating and electrical systems Design Life/Safety systems to meet code Design new connections for existing plumbing Design MEP improvements to existing DAO Survey existing conditions in 1931 building Revise/Rerun Energy Model
Architectural	Design end wall enclosure and roof Design building separation wall between HS and 1931 Bldg. Design required exit doors and exit pathway alterations Design improvements to existing DAO spaces Alternate Bid Document preparation Plancon documentation revision, review, approval Survey existing conditions in 1931 building Related meetings, reviews, presentations
Extended service due to extended Phasing	
Delay of construction start will extend phasing/construction approx. 10 months	
Construction Admin	Extended CRA Construction Services 10 months due to phasing
Full-time Construction Rep.	Additional 10 months