



CVUSD

CONEJO VALLEY UNIFIED SCHOOL DISTRICT

Conejo Valley Unified School District

Measure I

Facilities Master Plan 2017

Executive Summary

Presentation

May 16, 2017

Conejo Valley Unified School District

Section 1: CVUSD Information



Conejo Valley Unified School District

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VISION

The Conejo Valley Unified School District Facilities Department's vision is to provide modern learning environments that support innovative learning opportunities, with high quality spaces that inspire, and empower students to discover their interests, and achieve their maximum potential.

MISSION

The Conejo Valley Unified School District Facilities Department's mission is to provide each student with safe, high quality academic learning environments for life enriching experiences in the full range of arts, sciences, athletics and more.

GOAL

The Conejo Valley Unified School District Facilities Department's goal is to provide optimal learning environments that are adaptable, transparent, connected locally, and globally to respond to the needs of current, and future generations of students and the community it serves.

Conejo Valley Unified School District

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“CVUSD is a choice destination for education, where we are exceptional, without exception for all of our students.”

*Dr. Ann N. Bonitatibus
Superintendent*

Established July 1, 1974, CVUSD currently serves 19,000 students with 17 elementary schools, one K-8 school, four middle schools, three comprehensive high schools, one online-blended school (grades 8-12) and one continuation high school. CVUSD also offers preschool, early childcare, transitional kindergarten, and other academic alternatives including Adult Education opportunities.

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CVUSD Summary of Project Priorities
(Reproduced from original document issued May 2014)

Outlined below is a summary of project priorities for the Measure I Bond

The priorities emerged from surveys and meetings with school site personnel prior to the passing of Measure I. Although schools expressed a wide range of needs and unique issues, a clear set of themes emerged necessary to ensure continued high student achievement and safe schools.

- **Upgrading classroom instructional technology and network infrastructure**
- **Completing needed modernization, maintenance and repairs at aging schools to provide safe and well-maintained classrooms and schools**
- **Upgrading science, mathematics and career preparation labs**
- **Improve safety and security**

Conejo Valley Unified School District

Section 2

CVUSD Measure I Bond



Conejo Valley Unified School District

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BOARD OF EDUCATION

Peggy Buckles, President
 Betsy Connolly, D.V.M., Vice President
 Pat Phelps, Clerk
 Mike Dunn, Member
 Timothy L. Stephens, Ed.D., Member

SUPERINTENDENT

Jeffrey L. Baanstad, Ph.D.

PROPOSED \$197 MILLION BOND PROJECT BUDGET SUMMARY



◆ Technology Endowment Fund	\$ 51,000,000
<ul style="list-style-type: none"> ▪ \$3.0 million per year for 20 years to support expansion of instructional technology (includes interest income) ▪ \$100 per student per year directly to school sites to support technology purchases ▪ \$1 million per year for additional technology support staff 	
◆ \$146,000,000 for Facilities Modernization and Construction Projects	\$146,000,000
<ul style="list-style-type: none"> • Elementary Schools <ul style="list-style-type: none"> ▪ \$2.6 million per elementary school for modernization and safety/security projects at 15 sites ▪ \$1.3 million per school at Lang Ranch and Sycamore Canyon for maintenance and safety/security projects • Middle Schools <ul style="list-style-type: none"> ▪ \$7.5 million per school for modernization, STEM classes, safety/security projects and facility upgrades • Comprehensive High Schools <ul style="list-style-type: none"> ▪ \$17.5 million per school for modernization, STEM classrooms, safety/security projects, and facility upgrades • Conejo Valley High School <ul style="list-style-type: none"> ▪ \$2 million contingency fund to support relocation from Kelley Road • Century Academy <ul style="list-style-type: none"> ▪ \$1 million to support facility upgrade and/or relocation • Adult Education <ul style="list-style-type: none"> ▪ \$2.6 million per site at two sites to support modernization and facility compliance • University Center Child Care <ul style="list-style-type: none"> ▪ \$1.6 million to support modernization and safety/security projects • Charter Schools <ul style="list-style-type: none"> ▪ \$1.3 million per site at two sites to support major maintenance and facility compliance • Triunfo Site <ul style="list-style-type: none"> ▪ \$2.5 million to support major maintenance and facility compliance projects • District Office – No bond funds will be spent at the District office • Contingencies/Emergency Repairs - \$7 million 	<ul style="list-style-type: none"> \$ 39,000,000 \$ 30,000,000 \$ 52,500,000 \$ 2,000,000 \$ 1,000,000 \$ 5,200,000 \$ 1,600,000 \$ 2,600,000 \$ 2,500,000 0 \$ 7,000,000

May 2014

Original Measure I School/Site Allocations

Facilities Modernization Total:

\$ 146,000,000

Elementary Schools:

\$ 39,000,000

Middle Schools:

\$ 30,000,000

Comprehensive High Schools:

\$ 52,500,000

Conejo Valley High School

\$ 2,000,000

Century Academy

\$ 1,000,000

University Center Child Care

\$ 1,600,000

Charter Schools

\$ 2,600,000

Triunfo Site

\$2,500,000

District Office

\$ 0

Contingencies/Emergency Repairs

\$ 7,000,000

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Measure I Bond

On November 4, 2014, the voters of the Conejo Valley overwhelmingly approved Measure I, a \$197 million general obligation bond to support school renovation, and modernization projects in Conejo Valley Unified School District. The District currently operates 31 sites with total buildings in excess of 2 million square feet. The average school site in CVUSD is over forty years old. District schools need additional renovation, modernization, improvements in safety, and significant investments in technology infrastructure, and support in order to provide students with an education that will prepare them for success in the new century.

A 55 percent supermajority vote was required for the approval of Measure I.

Election Results

Result	Votes	Percentage
 Yes	27,468	65.95%
No	14,184	34.05%

Conejo Valley Unified School District

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Measure I

Ballot question

“To upgrade/maintain Conejo Valley schools with funding that cannot be taken by the State, shall Conejo Valley Unified School District upgrade all science/career training labs, update/maintain classroom technology and network infrastructure, provide safe, well maintained classrooms, repair/replace electrical, plumbing/roofing, repair, construct, acquire/equip sites/facilities, and improve school safety/security by issuing \$197 million in bonds, at legal rates, with citizens’ oversight, annual audits, no money for administrators, and without increasing current tax rates?”

Conejo Valley Unified School District

Section 3

CVUSD Enrollment Projections



Conejo Valley Unified School District

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Enrollment Projection Summary

In March 2017, CVUSD commissioned an Enrollment Projection Study through **Cooperative Strategies**.

The Conejo Valley Unified School District enrollment projections are as follows:

- The District forecasts 18,766 enrolled students in the 2017- 2018 school year
(Down 234 students from the previous year)
- The District forecasts an average of 200 students per year decline between 2017- 2027



Conejo Valley Unified School District

Measure I

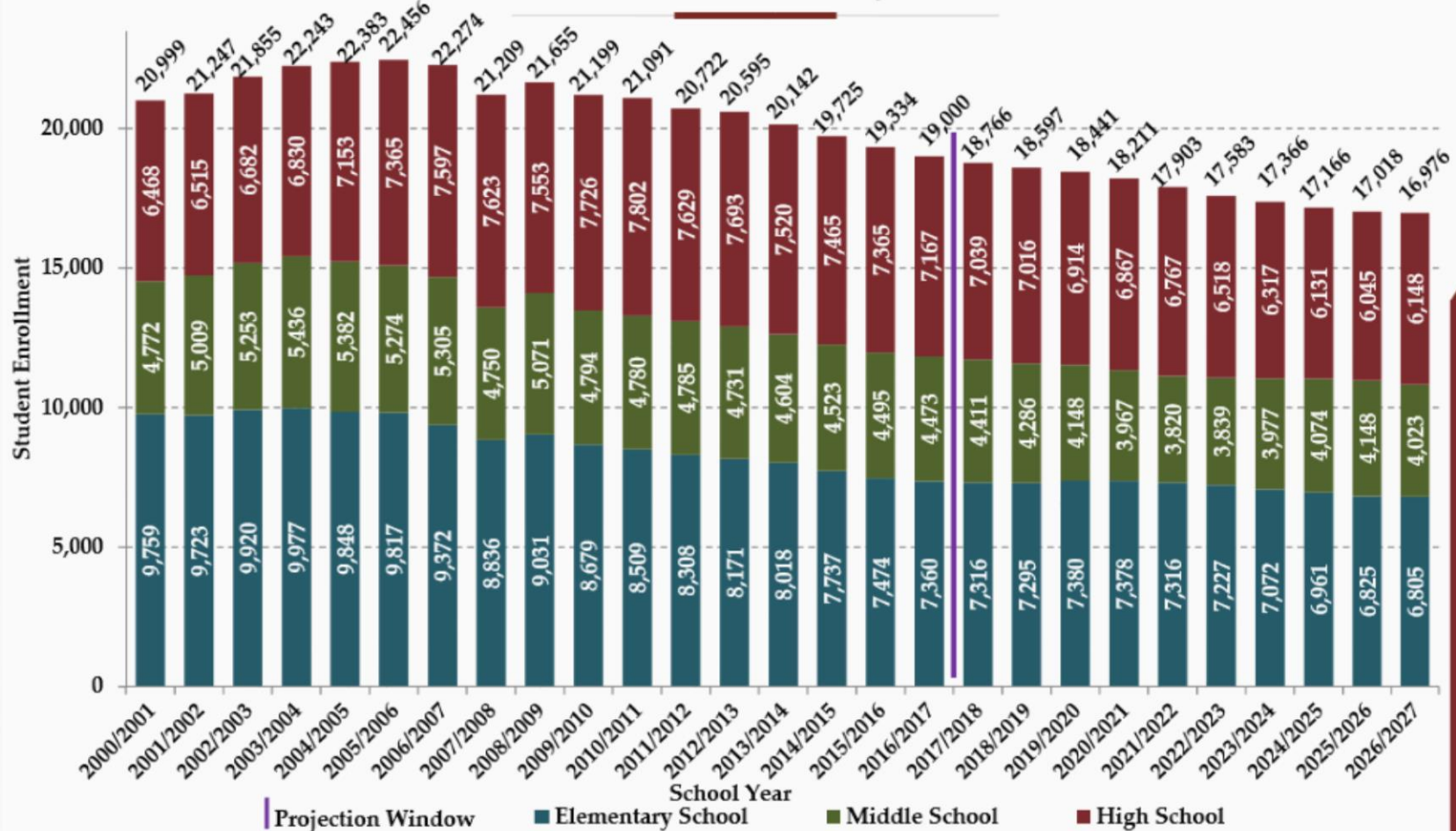
Facilities Master Plan 2017

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ENROLLMENT PROJECTION

DISTRICTWIDE STUDENT ENROLLMENT PROJECTIONS BY SCHOOL YEAR^{[1][2]}



[1] School Year 2016/2017 Enrollment is based on data provided by the School District. All prior years are based information provided by CDE.

[2] Projected Enrollment may not sum due to rounding.

Conejo Valley Unified School District

Section 4

Facilities Master Planning Process

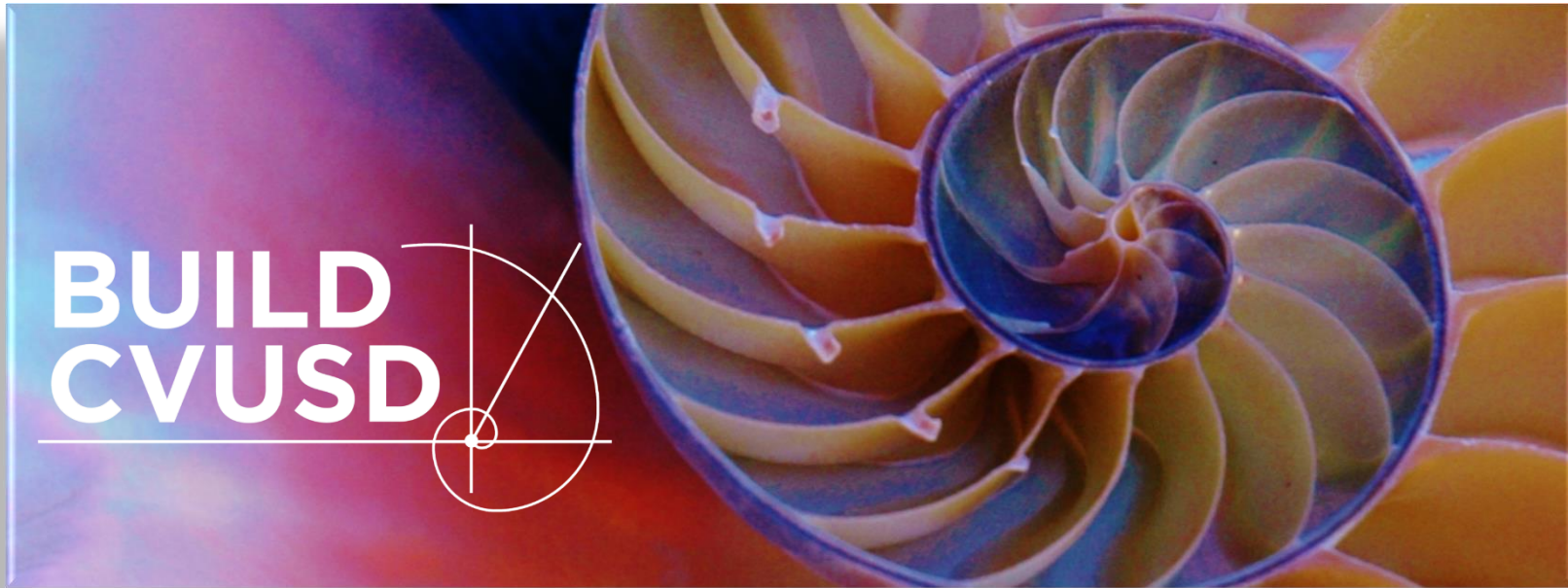


Conejo Valley Unified School District

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CVUSD Facilities Master Plan Introduction

“The school more than other structure in a city, declares the public intention to press on, to rest, or to go back and reinvent itself.”

The CVUSD Facilities Master Plan was developed over 2 ½ years after the approval of the Measure I Bond to create a strategic road map/project phasing plan for Measure I through 2024 and additional projects identified for future funding for every site in its facilities portfolio.

CVUSD Facilities Master Plan Summary

Conejo Valley Unified School District has undertaken the largest Master Planning Program at its existing school sites in its history in order to renovate and construct modern facilities.

The District developed a process for future facility improvements, and completed a plan to chart a course for facility improvements through 2024. The Master Plan also identifies long-range projects beyond Measure I.

Master Planning Team

Beginning in October 2017, the District engaged two architecture design firms to develop the CVUSD Facilities Master Planning documents along with CVUSD Planning and Facilities Staff.

- **NAC Architecture**
- **Dougherty Architects**

•CVUSD Master Planning 32 Sites

•(33 Sites Total)



Thousand Oaks High School Cluster

Newbury Park High School Cluster

Westlake High School Cluster

Specialty Programs Cluster

NAC Architects

Master Planning Team – Westlake & Newbury Park Cluster Sites

**BUILD
CVUSD**



D&D Architects

Master Planning Team – Thousand Oaks & Specialty Cluster Sites

**CONEJO VALLEY UNIFIED
SCHOOL DISTRICT**

Conejo Valley Unified School District

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A facility inventory was performed to evaluate the intended, and actual use of existing facilities at each school site.

Elements considered include:

- **DSA**= Division of the State Architect, Applications, Certification/Status
- **Functionality** = Serving a purpose well
- **Adequacy** = Ability to meet needs; suitability
- **Criticality** = Being of the highest importance, life-cycle of a system
- **Code**= Requirements for Compliance

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This master plan incorporates an educational program strategy and facility improvement program designed to invest in CVUSD School/Sites.

The following working objectives were established at the initiation of this plan:

- **Modernize and support academic achievement** by leveraging the District's educational programming goals with facilities improvements
- **Modernize and transform the functionality and appearance of schools** through integration of facilities improvements with next generation technology and innovative learning approaches
- **Modernize and enhance the sustainability of sites** through development of short and long term strategies to support State and local funding sources, explore improved opportunities for efficient use of facilities

Establishing Priorities

- A safe and secure environment for all students
- Forward looking facilities for all arts, sciences and technology
- Modern infrastructure
- Support an expanded curriculum including athletics
- Enhance and maintain the quality of the general campus facilities
- Facilities that support a culturally rich experience
- Facilities that strengthen the bond between campus and community
- Facilities that support academic rigor while teaching to each student's strengths

Conejo Valley Unified School District

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Working collaboratively with experienced Architects, supported by CVUSD Facilities staff to develop Master Plans for over 32 District sites . *33 Total with the District Office and M&O



**BUILD
CVUSD**

Site Survey and Analysis

Charrette Process

Options Developed

Master Plan Created

CVUSD Facilities Master Planning Process

Objective Criteria

The CVUSD Facilities Master Planning team helped identify relative importance of a project by deriving value for the priority of each item.

Which included the following:

- Cost impact to School/Site's Measure I allocation
- What would benefit the students most
- What would benefit the community most
- Positive impact to the learning environment
- Support of current and proposed instructional programs
- Safety and security concerns
- What the school/site really needs

Project Trends

Many trends emerged during the 5-month long CVUSD Facilities Master Planning process and in the prioritization phase.

A desire to have attractive, inviting 21st Century learning environments complete with state of the art technology, flexible learning spaces, and improved facilities to support existing and new CVUSD educational program was universal at all Schools.

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Although enrollment trends show a decline, there remains an urgent need to provide quality, functional, modern spaces to accommodate and sustain enrollment for aging school facilities with the following:

- Replacement of deteriorated portables with modern permanent facilities
- Addition of restrooms
- Expansion and upgrade of parking lots, drop-off zones
- Improvement of site security and safety
- Modernization of libraries into media labs
- Modernization of multi-purpose spaces
- General upgrade to current DSA requirements
- ADA accessibility upgrades
- Infrastructure requirements for modern technology, and long-term capacity needs
- Mechanical system upgrades and replacements
- Electrical system upgrades and replacements
- Plumbing system upgrades and replacements
- Structural system upgrades
- Architectural upgrades
- Landscape upgrades
- Finishes upgrades
- Furniture replacements

Types of Projects Requested:

Elementary School Sites: *Typical Requests*

- Play structures
- Shade structures outdoor classrooms/ outdoor learning environments
- General classroom modernizations
- General site modernization
- Interior/exterior paint
- New furniture and finishes
- Landscape/curb-appeal improvements
- Parking upgrades

Types of Projects Requested:

Middle School Sites: *Typical Requests*

- Expanded/ modernized or new facilities to support the arts and sciences
- General classroom modernizations
- General site modernizations
- Interior/exterior paint
- New furniture and finishes
- Landscape/cub-appearance improvements
- Play area upgrades
- Mechanical systems upgrades
- Electrical systems upgrades

Types of Projects Requested:

High School Sites: *Typical Requests*

- **Addition of new facilities to support the arts and sciences –**
Development of “STEAM” buildings: Science Technology Engineering Art & Math focused facilities
- Expanded/ modernized or new facilities to support the arts and sciences
- General classroom modernizations
- General site modernization
- Interior/exterior paint
- New furniture and finishes
- Landscape/curb-appeal improvements
- Play area upgrades
- Mechanical & electrical systems upgrades

Types of Projects Requested:

Specialty School Sites

- General classroom modernizations
- General site modernizations
- Interior/exterior paint
- New furniture and finishes
- Landscape/curb-appeal improvements
- Play area upgrades
- Mechanical systems upgrades
- Electrical systems upgrades

Conejo Valley Unified School District

Section 5

Facilities Master Planning Projects and Estimates



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Facilities Master Plan Projects, Phasing and Estimates Summary

The CVUSD Phasing Plan proposes new projects to be kicked-off between July 2017- July 2022 and winding down the Measure I allocations for each site by July 2024.

A program level master budget has been established based on the March 31, 2017 remaining project costs, adjusted by an estimated escalation rate per year of implementation.

The master budget establishes project costs in four phases over the next 8 years to account for immediate and future needs as part of the Measure I Bond and a road map for long-range facilities improvements.

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Measure I : Project Phases

Phase 1: *Projects Planned to Start between- 2017-2018*

(Projects may span multiple Phases/Years)

Phase 2: *Projects Planned to Start between- 2018-2019*

(Projects may span multiple Phases/Years)

Phase 3: *Projects Planned to Start between- 2020-2021*

(Projects may span multiple Phases/Years)

Phase 4: *Projects Planned to Start between- 2021-2022*

(Projects may span multiple Phases/Years)

Note: All Measure I allocations are expected to be exhausted after Phase 4

Measure I Projects: Estimated Value per Phase

SITE/ LOCATION	PHASE 1	PHASE 2	PHASE 3	PHASE 4	TOTAL: PHASE 1- PHASE 4
All Schools/ Sites	\$14,978,540	\$65,433,484	\$22,032,810	\$16,400,725	\$118,845,559

Conejo Valley Unified School District

Section 6

CVUSD School Facilities Master Plans



Thousand Oaks High School - *Facilities Master Plan | Executive Summary*



CVUSD *Facilities Master Plan*



Thousand Oaks High School	Built: 1961
Grade Level	9th - 12th Grade
Site Acreage	50.58 Acres
Total Building Area	222,968 Square Feet

Thousand Oaks High School - Facilities Master Plan I Executive Summary

Existing Site Summary

Neighborhood:

Thousand Oaks High School is located in the city of Thousand Oaks on a 55.9 acres site bounded by Moorpark Road (east) and E. Avenida De Las Flores (south). The intersection of these two street is the nearest major intersection. Freeway 23, which runs in north south direction, is located $\frac{3}{4}$ miles away to the east side of the campus. Freeway 101, which runs in east west direction, is located around $1\frac{1}{2}$ miles south of the campus. The campus is centrally located in the Thousand Oaks School Complex and is surrounding by an older and more established neighborhood in Thousand Oaks.

Instruction:

The school serves 9th to 12th grade. In addition to the traditional high school curriculum, the school also offers various vocational courses such as woodworking, metal working, cooking and home economics. Students interested in music and performing art also can join band and orchestra and receive additional music instruction. Art programs cover traditional media as well as photography and ceramic. The science and math programs adhere to the STREAM philosophy that emphasizes Science, Technology, Research, Engineering, Art and Mathematics. The school also provides dedicated support for special education students as well as students in need of intervention. The school also features EThOS entrepreneurship academy that incorporates various relevant courses in combination to foster creativity and independence.

Summary of Facilities:

The main core buildings on campus were built in 1960's along with the exterior quad area that serves as a main point of arrival for both students and visitors. With the latest addition of performing art center (building 3) and a football stadium in 1999, the campus has since completed all its major new building construction projects per the original vision laid out in the 1961's campus site plan. A campus wide modernization was done in year 2000 and addresses some aging HVAC and ADA (American with Disability Act) issues. However, many original room finishes and athletic equipment have not been upgraded and are in need for replacement. In addition, the campus has been heavily utilized for both students as well as community activities all year round, accelerating the wear and tear of the facilities.

Given the overall aging facility condition, Thousand Oaks High School is prime for a campus wide upgrade and beautification that aims to build upon the strong original site concept.

Building Systems:

Many portable buildings rely on original building systems that are more than 20 years old. Some permanent buildings did have system upgraded in year 2000; however, the maintenance staff has indicated numerous performance issues with the newer system as well. Most building with large open spaces, with exception of the performing art center, do not have system that provides chilled air. In absence of reliable operable window, the ventilation of those buildings are in need of further assessment and upgrades.

Technology:

The campus is well covered by Wi-Fi network. Each classroom is equipped with projector and projector screen. However, given the ever increasing demand for more electronic devices, the elevating electrical loads will likely reach the current capacity of various electrical panels.

Energy:

Although the campus has a slightly decreasing trend in electricity and gas usage, the school site presents many opportunities to further reduce energy consumption. Many existing HVAC units are scheduled for repair by the Maintenance and Operations; however, the aging system should be replaced with more efficient units to reduce frequency of repairs and outage. In addition, many large buildings on campus such as gym and locker rooms lack windows with insulated glazing or shading, making overheating a constant complaints in summer.

Site Attributes:

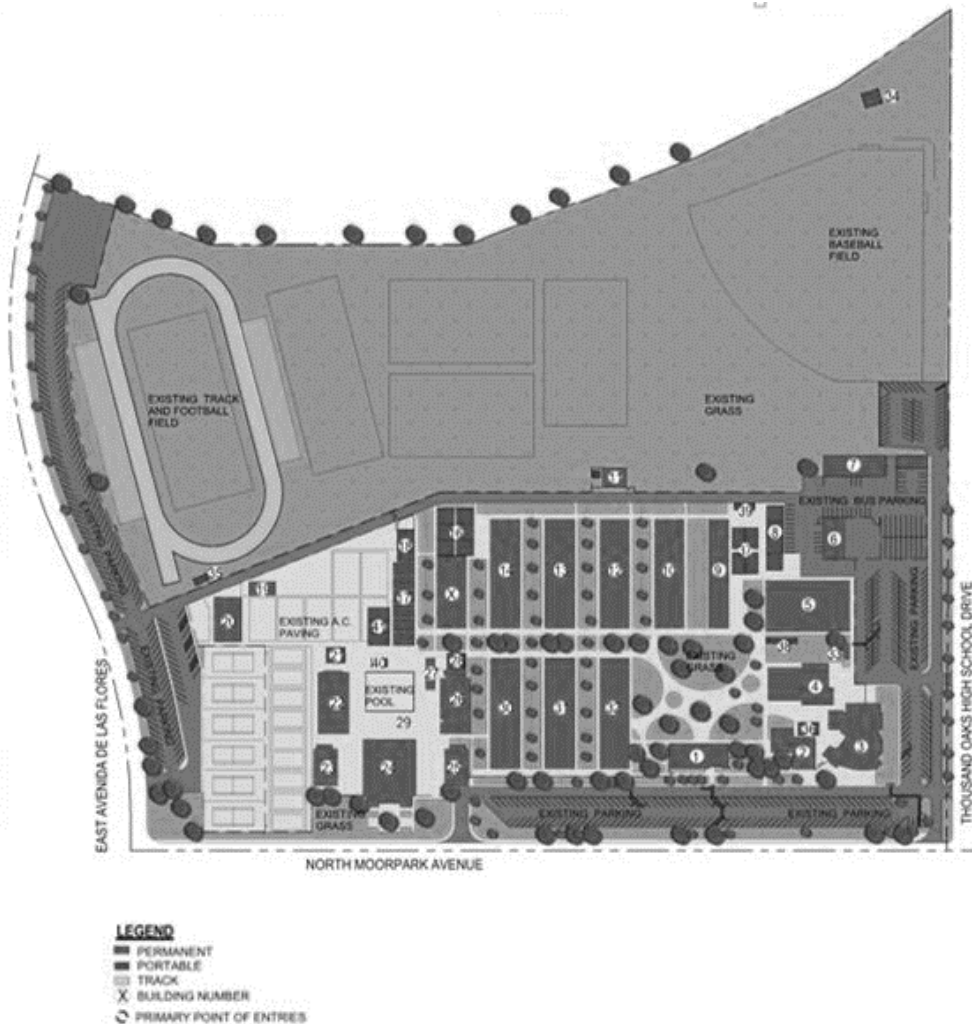
- A centralized quad area
- Newly renovated outdoor spaces between classroom buildings
- Clear campus circulation
- Relatively new science classrooms with appropriate equipment and casework
- Appropriately sized performing art space
- Many dedicated teaching spaces for vocational, art/music and science/engineering programs
- Various athletic fields and facilities
- Strong school identification
- Ease of wayfinding and drop-off for visitors

Site Deficiencies:

- Aging roofing and HVAC systems including dust collection system in the wood workshop
- Some portable buildings are not fully utilized
- Lack of flexible space and modernized faculty lounge in the library area.
- Single pane window glazing without sufficient sun shading
- Some isolated walkways around the football stadium area present challenges to wheelchair access.
- A portion of bleachers require upgrade
- Football locker rooms are not housed in permanent buildings.
- Some drinking fountains, sinks and door thresholds do not meet current accessibility standards.
- Choir and band room lack platform for appropriate practice configuration
- Locker rooms contain many damaged lockers and benches
- Gymnasium needs architectural and technology upgrades and potential re-configuration at foyer.
- Rusted fencing/gates around sites.
- Peeling exterior paints
- Many interior spaces show signs of extensive wear and tear on the finishes such as flooring and ceiling tiles
- Heaving and settling concrete walkway throughout campus.
- Some large science classrooms present challenges for some students to hear the instructors.
- Ground water intrusion issue below the stage of performing art center
- Two portable buildings on-site are in poor condition.
- Quality of space for non-football athletes' fitness room does not match that of football player's fitness room.

Thousand Oaks High School - Facilities Master Plan | Executive Summary

Existing Site



Site Challenges:

In its current condition, Thousand Oaks High School faces many challenges, the most pressing of which are directly related to aging facility and equipment that are past due for replacement and overhaul. Although enrollment over time is declining, the school has been steadily repurposing spaces. There are, however, portable buildings that are still underutilized and in some cases left empty due to structural issues. While many dedicated spaces are provided for a diverse programs and courses offered to students, most of them are in need of extensive modernization with exception of the science classrooms. Older HVAC equipment, leaky roof and non-operating shading and single pane window glazing also present challenges to maintain comfort for the occupants especially in summer time.

In addition, there are extensive accessibility related issues on sites and in the interior spaces. Various cracks, heaving and settlement of concrete walkway present challenges to wheelchair and carts users. High styled drinking fountains, sinks and steep door thresholds are examples of the indoor challenges that may prevent people with disability to fully utilize the facilities.

Finally, the overall appearance of the campus needs a refreshment. Signs of peeling paints, rotting fascia boards and rusted fencing must be addressed as part of the campus wide beautification project.

Modernization Opportunities:

Interior/building modernization projects shall aim to improve the existing learning and support spaces and create opportunity for project learning. The immediate action would be replacing interior finishes and equipment in disrepair. A more profound changes on site will be to replace some of the existing portable buildings in poor conditions with a permanent building that may serve multiple uses such as football locker room, fitness facility and other programs. Flexible teaching spaces may be inserted to existing larger common spaces such as library to accommodate the hands-on learning experience that complement school's focus on STREAM curriculum. Other highly tangible improvement include modernizing the choir and band practice area and re-configuration of gymnasium foyer space. Lastly interior modernization projects shall include ADA upgrades and hazardous material mitigation to ensure safety and barrier free environment for students.

Exterior/site modernization projects shall improve the basic safety and express a sense of pride in school, which is visibly shown in the centrally focused quad area as well as the diverse athletic programs. Walkway conditions such as cracked concrete or uneven walkway surfaces need to be replaced with newer concrete or pavers campus wide. Non ADA compliant walking slope and door threshold conditions also be addressed at the same time to create a safe and barrier free circulation throughout the campus. Rusted fencing and gates should be replaced or refinished while the rotted wood shall be replaced. In addition to repainting the building exterior and canopies, the school may also explore options to signify the main entrances with architectural elements that emphasize the identity of the school.

Infrastructure improvements will overlap with several typical maintenance and operation items; however, the campus wide infrastructure improvement projects need to be considered as a part of the master plan. To effectively address overheating issues in several large spaces, existing HVAC units shall be evaluated for their remaining life span and weight the cost of repair v.s. replacement. Equipment that are deemed too costly to operate and maintain should be replaced with efficient ones. Window replacement should be considered along with sun shading options to further reduce heat gain and cooling load. Equipment sizing may be reduced due to better insulation to the window glazing. Some location specific maintenance item such as water intrusion issues in Performing Art Center should be addressed. Finally, existing roofing shall be inspected and repaired.

Thousand Oaks High School - Facilities Master Plan | Executive Summary

Facility Use Map



LEGEND

INSTRUCTIONAL

- BASIC CLASSROOM
- SPECIALTY CLASSROOM
- SCIENCE CLASSROOM
- SMALL CLASSROOM
- CLASSROOM SUPPORT

GENERAL

- ATHLETIC
- LIBRARY / MEDIA
- STUDENT SUPPORT
- ADMINISTRATIVE
- ASSEMBLY
- CIRCULATION
- OPERATIONAL SUPPORT
- FOOD SERVICE

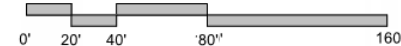
SITE IMPROVEMENT KEY NOTES

- 1 PORTABLE IN POOR CONDITION. REMOVAL NEEDED
- 2 ACOUSTICAL ISSUES IN GYM, INVESTIGATION NEEDED. INTENT TO KEEP AESTHETICS OF EXPOSED STRUCTURE
- 3 CONCRETE SLAB SETTLEMENT ISSUES
- 4 PORTION OF BLEACHERS REQUIRES UPGRADE
- 5 NO HVAC IN MULTI PURPOSE / CAFETERIA
- 6 LOCKER ROOMS AND LOCKERS IN POOR CONDITION. NEED REPLACEMENT
- 7 FOOTBALL PLAYER LOCKER ROOMS IN PORTABLE BUILDINGS WITH POOR VENTILATION, NEED PERMANENT STRUCTURE.
- 8 GROUND WATER INTRUSION ISSUE BELOW THE STAGE OF PERFORMING ARTS BUILDING
- 9 WEIGHT ROOM FOR ALL SPORTS EXCEPT FOOTBALL IN SHIPPING CONTAINER WITH POOR VENTILATION. NEED FOR PERMANENT STRUCTURE.
- 10 EXISTING A.C. PAVING OF BASKETBALL COURTS IS WITH FADED STRIPING AND EXCESSIVE CRACKS ON THE GROUND SURFACE.
- 11 LIBRARY IN NEED OF FULL MODERNIZATION, CARPET IS IN POOR CONDITION, HVAC NEEDS REPAIR
- 12 CURRENTLY THE SPACE LACKS A PLATFORM FOR CHOIR PRACTICE

SITE IMPROVEMENT GENERAL NOTES

- OLDER CLASSROOMS WILL NEED ACCESSIBILITY UPGRADES ON HARDWARE THRESHOLDS AND SINKS
- EXTERIOR DRINKING FOUNTAINS WILL NEED TO BE MADE ACCESSIBLE
- BASED ON CURRENT ENROLLMENT AND POOR OVERALL CONDITION, PORTABLE CLASSROOM BUILDINGS MAY BE REMOVED, A NEW BUILDING HOUSING THE FOOTBALL LOCKER ROOMS, NEW WEIGHT ROOMS, ALTHETIC OFFICES AND CLASSROOMS MAY BE CONSTRUCTED TO COMPENSATE FOR REMOVED PORTABLE CLASSROOMS
- ACCESSIBILITY UPGRADES NEEDED IN PARKING, GATE LOCATIONS, DOORS, AND SOME PATHWAYS

EXISTING SITE PLAN | THOUSAND OAKS HIGH SCHOOL BUILDING USE



Thousand Oaks High School - Facilities Master Plan / Executive Summary



LEGEND

TEACHING SPACES

- C Classroom
- R Classroom Relocatable

SUPPORT SPACES

- A Administration
- CF Cafeteria
- F Field House
- G Gymnasium/Athletic
- L Library
- MO Maintenance & Operation
- S Shower/Locker
- ST Storage
- T Theater

Thousand Oaks High School

Project Description:

- Phase- 1 Project Description:
- Phase- 1 Deferred Maintenance/ short-range and Long-range/ Systems Life-
- Phase- 1 Portable Removals- Deterioriated
- Phase- 1 (High Complexity) HVAC Replacement (Design Phase)
- Phase- 1 (High Complexity) New STEAM Building- Replacement of
- Phase- 1

(Projects Starting 2017-2018 Fiscal Year) Phase 1 Total:

- Phase- 2 Project Description:
- Phase- 2 (Moderate Complexity) Library Modernization (Design Phase)
- Phase- 2 (High Complexity) HVAC Replacement (Construction Phase)-
- Phase- 2 (Moderate Complexity) Windows Replacement
- Phase- 2 (High Complexity) New STEAM Building- Replacement of
- Phase- 2

(Projects Starting 2018-2019 Fiscal Year) Phase 2 Total:

- Phase- 3 Project Description:
- Phase- 3 (Moderate Complexity) Cafeteria Modernization (Design Phase)
- Phase- 3 (Moderate Complexity) Library Modernization (Construction)
- Phase- 3
- Phase- 3
- Phase- 3

(Projects Starting 2019-2020 Fiscal Year) Phase 3 Total:

- Phase- 4 Project Description:
- Phase- 4 (Moderate Complexity) Cafeteria Modernization (Construction)

CODE	ITEM
	New Structure/ New Construction
	New Area Developed/ New Construction
	Existing Structure Modernized/ Updated
	Existing Area Modernized/ Updated
	Existing Structure Removed
	Existing Area Removed

Measure I: Master Plan

Example of a CVUSD Facilities Master Plan Executive Summary



A CVUSD webpage dedicated to the Facilities Master Plan, design and construction of our school sites!

www.buildcvusd.org

Conejo Valley Unified School District



Conejo Valley Unified School District Measure I *Facilities Master Plan 2017*

Developed by CVUSD Facilities Department

Pavan Bhatia
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Facilities, Maintenance,
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Planning Technician

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Orlando De Leon
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Tim McCabe
Construction Supervisor

Rick Freed
Energy Manager

Mandy Porter
DSA Consultant

Conejo Valley Unified School District

Thank you!

