

# CVUSD | *Facilities Master Plan*



CVUSD - THOUSAND OAKS CLUSTER ALTERNATIVE CONCEPTS

## Aspen Elementary School | *Alternative Concepts*

1870 Oberlin Avenue | Thousand Oaks, CA 91360

Conejo Valley Unified School District

February 2nd, 2016



3194 D Airport Loop

Costa Mesa, 92626

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## Introduction and Goal Statement

The purpose of the alternative concepts is to facilitate the formulation of the District's short term and long term goals and engage the school, stakeholders and community in the decision making process for each site. Utilize information and findings of the site Survey, Site Analysis, site visit(s), and other pertinent information – to understand the overall dimensions and physical characteristics of the campus and possible solutions.

## Facilities Issues:

### **Functional Deficiencies in Existing Facilities:**

- Main entrance relies on buzzer to function. Students have to briefly step out of campus to enter the administration building.
- Insufficient shading on the playground
- Lack of lighting in parking lot
- Inadequate electrical capacity to support the campus

### **Spatial Deficiencies:**

- Insufficient daylight in the library
- No Plumbing in portable buildings
- Poor condition of interior finishes
- Music, band and choir spaces are not properly located and lack optimal spatial configuration.

### **Maintenance & Accessibility Issues:**

- HVAC and roofing requires replacement. Admin. Building HVAC needs optimization
- No light switch for the main MPR space
- Wood rot, paint peel and corroded metal surfaces
- Other misc. ADA items (Door thresholds, Drinking Fountains, Sink height, Ramp Slope, Handrails...etc)

## Summary of Alternative Concepts:

### **Alternative Concept 1:**

1. Modernize and Reconfigure front of Administration building and entry to campus (1600 SF)
2. Modernization of Library
3. Landscaping around new administration building
4. Replace one of the playgrounds with new equipment and include shading and playground surface

### **Alternative Concept 2:**

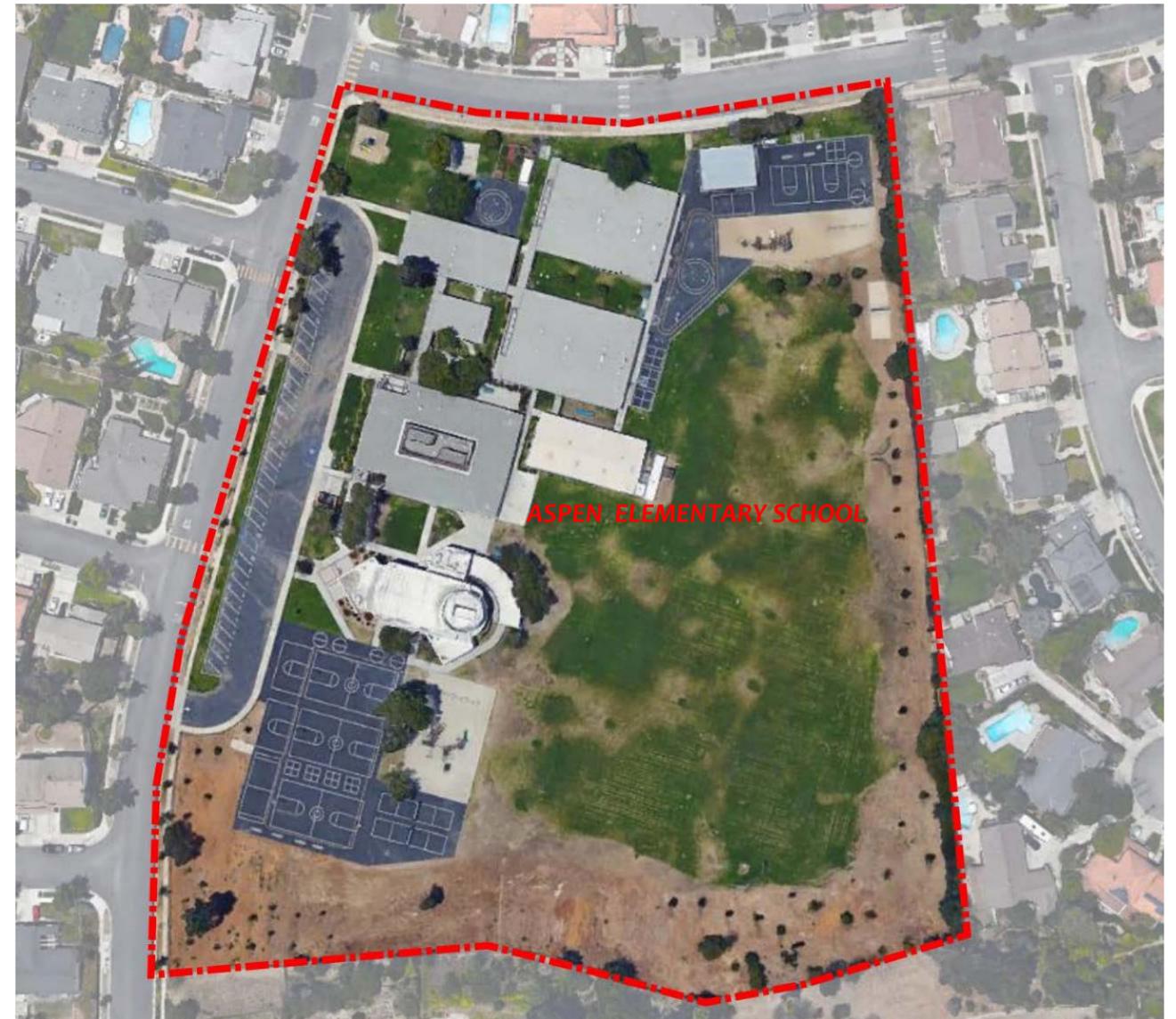
1. Modernize and Reconfigure front of Administration building and entry to campus (1600 SF)
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### **Alternative Concept 3:**

1. Modernize and Reconfigure front of Administration building and entry to campus (1600 SF)
2. Modernization of Library
3. Landscaping around new administration building
4. Replace all of the playgrounds with new equipment and include shading and playground surface
5. New Classroom Building to replace portable buildings

### **Extra Groups:**

1. Campus wide basic classroom modernization
2. New outdoor learning space with shading



VICINITY MAP



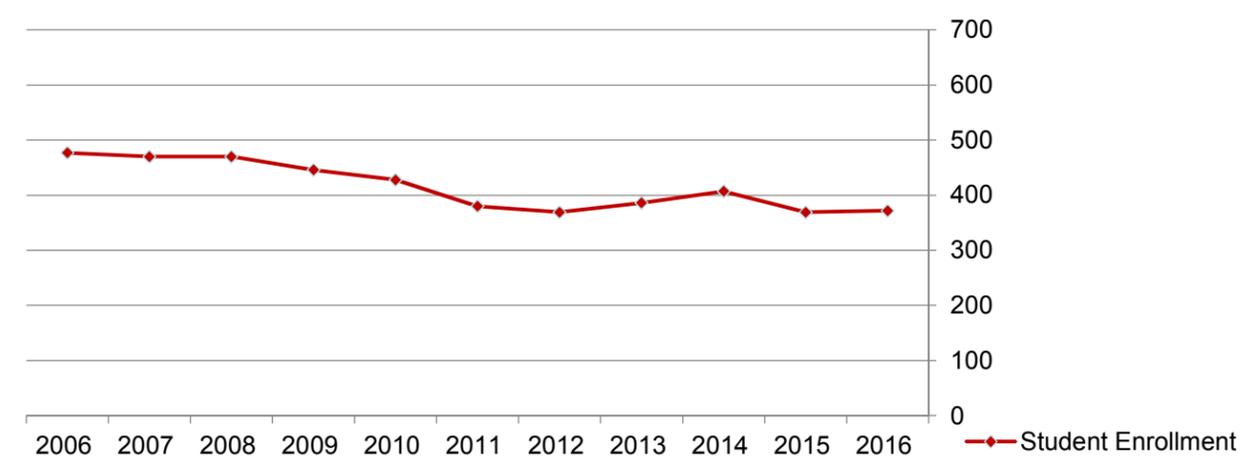
FACILITIES - CLASSROOM INVENTORY										
K-12 School Facility	Grade/Type	Number of Teaching Stations					Capacity	Projections		
		Total # of Teaching Stations	Permanent	Quality Modulares	Owned Portables	Leased Portable		Teaching Stations	Rms Utilized	Ratio
As used for the 15/16 School Year										
Based on 16/17										
*K-PM used in AM	Jr K	1	1				20	1	20.00	20
* AM & PM, Empty	K	2	2				40	2	22.00	52
*1-3 holds Dance, Empty	1-3	11	7	4			220	7	22.00	158
*4-5 holds Band	4-5	6	6				180	4	30.00	110
	SDC	3	2		1	0		3	-3	
*LC being used for SDC K/1	LC	1	1					1	0	
	LAB	1	1			0		1	0	
Sub-Total K-5		25	20	4	1	0	460	19		340

ENROLLMENT HISTORY - 2nd Month Report																				
Grade	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000	1999	1998
Jr K		22	22	41	22	20	20	20	20	20	63	68	74	52	74	60	76	73	76	
K		61	50	39	65	58	40	59	49	59	63	68	74	52	74	60	76	73	76	
1		47	37	63	56	41	45	52	54	64	71	76	59	74	71	83	76	80	77	
2		39	62	59	42	53	56	49	66	70	78	60	79	77	79	78	84	80	71	
3		61	56	54	52	52	46	62	74	80	60	77	80	80	84	85	82	73	80	
4		57	53	58	62	53	66	75	83	60	81	80	79	92	94	81	79	86	82	
5		53	57	61	60	65	72	78	66	83	86	86	94	92	86	72	82	86	81	
Total Elem	0	340	337	375	359	342	345	395	412	436	439	447	465	467	488	459	479	478	467	0
Special Ed		32	32	32	27	27	35	33	34	34	31	30	29	31	29	30	26	28	43	
<b>TOTAL</b>	<b>0</b>	<b>372</b>	<b>369</b>	<b>407</b>	<b>386</b>	<b>369</b>	<b>380</b>	<b>428</b>	<b>446</b>	<b>470</b>	<b>470</b>	<b>477</b>	<b>494</b>	<b>498</b>	<b>517</b>	<b>489</b>	<b>505</b>	<b>506</b>	<b>510</b>	<b>0</b>

PRINCIPAL PROJECTIONS											
Grade	Forecast		4/23/2015	5/26/2015	8/18/2015	Primary & Upper Totals	Teacher Calculation			15-16 Budget Calc	14-15 Staffing
	Students	Teachers					21.50	Teacher by Ratio	Students per class		
Special Ed			33	33	31						
TK			22	22	22	22	1.00	1	22	1	2
K	67	3.12	49	50	51	22	2.37		22		
1	64	2.98	36	34	36	205	1.67	9.53	22	10	10
2	74	3.44	61	60	63		2.93		22		
3	72	3.35	57	57	55		2.56		22		
4	63	2.10	55	54	52	110	1.73	3.67	30	4	4
5	63	2.10	57	57	58		1.93		30		
TK - 5	403	12.88	337	334	337	337					
		4.20									
<b>TOTAL</b>	<b>403</b>	<b>17.08</b>	<b>370</b>	<b>367</b>	<b>337</b>	<b>337</b>	<b>13.20</b>		<b>14</b>	<b>16</b>	

**Enrollment Data:**

**Aspen Enrollment Trends**

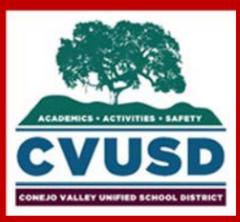


CVUSD ELEM. SCHOOL										
Location Code: 3 020				Campus Summary						
Site Information		Totals			Total Planned Site Capacity:			Totals		
Current Useable Area:		10.98 Acres			Current Enrollment:			372		
Current Playground Area:		8.4 Acres			Planning 2-Semester Capacity:			460		
					Enrollment to use for Planning			340		
Playground Area Required:		8.4 Acres								
Classroom Status for School:		Current Classrooms			Potential Classrooms + Current Classrooms			Classrooms Identified by the School		
		Permanent	Portable	Totals	Permanent	Portable	Totals	Permanent	Portable	Totals
Available Classrooms 800 Square Feet or greater:		21	5	26	21	5	26	21	5	26
Available Small Rooms 799 Square Feet or smaller:		28	0	28	28	0	28	28	0	28
<b>Totals:</b>		<b>49</b>	<b>5</b>	<b>54</b>	<b>49</b>	<b>5</b>	<b>54</b>	<b>49</b>	<b>5</b>	<b>54</b>

CVUSD SPECIAL EDUCATION SCHOOL									
Location Code: 3000				Campus Summary					
Site Information		Totals			Total Planned Site Capacity:			Totals	
Current Useable Area:		Shared			Current Enrollment:			33	
Current Playground Area:		Shared			Estimated 2-Semester Capacity:			33	
					2013-14 Adjusted Projected Resident & Magnet Enrollment.			33	

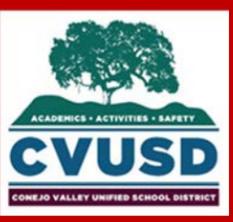
**Analysis:**

Currently there are 54 usable rooms with 26 of them being greater than 800 square feet. In addition, there is a multi purpose building for large assembly's. Currently 2 rooms are not used as classrooms, which yields room for growth as the student population increases.



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**Instructional & Campus Summary**



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***Introduction to Alternative Concepts***



**Alternative Concept – 1**



**Alternative Concept – 1**

**Concept 1**

1. Modernize and Reconfigure front of Administration building and entry to campus (1600 SF)
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4. Replace one of the playgrounds with new equipment and include shading
5. ADA & Fire Alarm

**Add Extra Group 1**

1. Campus wide minimum level classroom modernization

**Add Extra Group 2**

1. New outdoor learning space with shading





## Concept 2

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