



# CVUSD | *Facilities Master Plan*



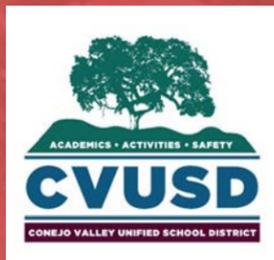
CVUSD - THOUSAND OAKS CLUSTER ALTERNATIVE CONCEPTS

## Ladera Elementary School | *Alternative Concepts*

1211 Calle Almedro | Thousand Oak, CA 91360

Conejo Valley Unified School District

February 2nd, 2016



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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:**

- Existing entry to school is not aesthetically designed well, with low overhangs and a very strong visual presence of the security gate
- Drop-off Zone not wheel chair accessible
- Larger Lunch Shelter needed
- New playground equipment needed
- Need for maker space (stand Alone)

### **Spatial Deficiencies:**

- Need for stage in MPR
- No Plumbing in portable buildings
- Poor condition of interior finishes

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

- Mechanical Systems need replacement
- Drainage and ponding issues next to MPR
- Replacement of non-matching window glazing
- Other misc. ADA items (Door thresholds, Drinking Fountains, Sink height, Ramp Slope, Handrails...etc)

## Summary of Alternative Concepts:

### **Alternative Concept 1:**

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in permanent classroom building
3. Landscaping around administration building

### **Alternative Concept 2:**

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in both permanent classrooms buildings
3. Landscaping around administration building
4. New lunch shelter
5. Playground modernization with new equipment and shading.

### **Alternative Concept 3:**

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in both permanent classrooms buildings
3. Landscaping around administration building
4. New lunch shelter
5. Playground modernization with new equipment and shading.
6. Permanent Classroom Building modernization at basic level

### **Extra Groups:**

1. Exterior Teaching Space between classroom buildings including roll up door connection to new flexible learning space
2. Running track in grass field area



**VICINITY MAP**



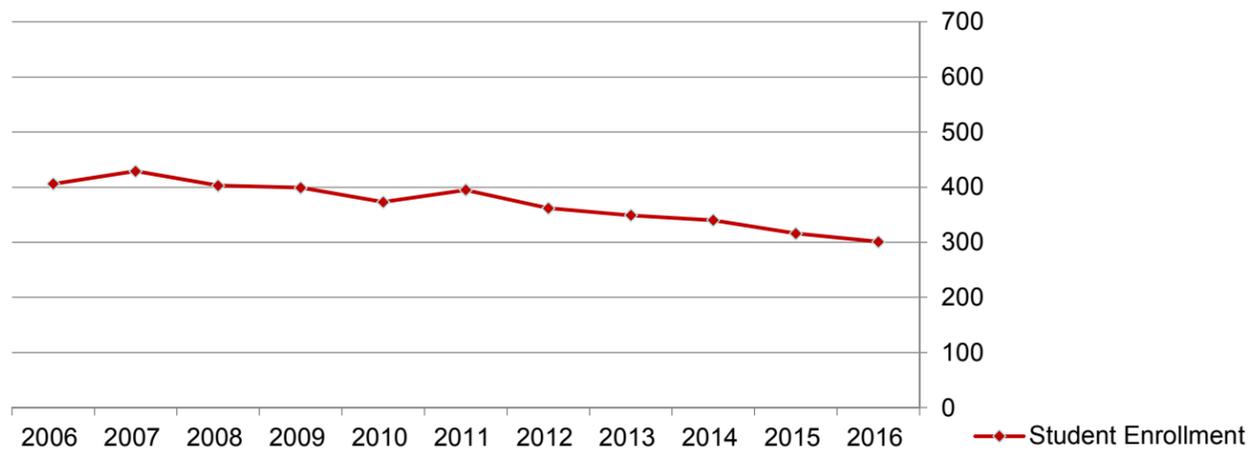
FACILITIES - CLASSROOM INVENTORY										
K-12 School Facility	Grade/Type	Number of Teaching Stations					Capacity	Projections		
		Total # of Teaching Stations	Permanent	Quality Modulares	Owned Portables	Leased Portable		Teaching Stations	Rms Utilized	Ratio
		As used for the 15/16 School Year					Based on 16/17			
	Jr K	0					0	20.00	0	
	K	3	2		1		60	2	22.00	42
*K = All Day	1-3	10	9		1		200	6	22.00	138
*1-3 includes Music	4-5	6	5		1		180	4	30.00	124
*4-5 includes EP, Empty	SDC	2	2			0		2	-2	
	LC	1			1			1	0	
	LAB	1	1			0		1	0	
Sub-Total K-5		23	19	0	4	0	440	16		304

ENROLLMENT HISTORY																				
Grade	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000	1999	1998
Jr K			0																	
K		48	46	43	45	41	65	49	72	45	64	57	73	67	53	73	60	54	46	52
1		43	40	49	45	67	62	73	45	74	69	75	70	57	71	56	59	59	47	47
2		43	45	48	67	61	70	43	63	67	71	65	63	72	56	69	58	55	43	69
3		46	50	67	58	63	57	64	61	71	65	69	66	56	63	65	59	51	68	72
4		48	65	55	63	56	63	56	76	61	71	66	64	68	68	63	50	62	72	57
5		57	56	62	58	60	64	74	67	68	70	61	70	58	62	59	68	74	57	70
6			0		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	29
Total Elem	0	285	302	324	336	348	381	359	384	386	410	393	406	378	373	385	354	355	333	396
Special Ed		16	14	16	13	14	14	14	15	17	19	13	21	15	15	7	12	11	27	27
<b>TOTAL</b>	<b>0</b>	<b>301</b>	<b>316</b>	<b>340</b>	<b>349</b>	<b>362</b>	<b>395</b>	<b>373</b>	<b>399</b>	<b>403</b>	<b>429</b>	<b>406</b>	<b>427</b>	<b>393</b>	<b>388</b>	<b>392</b>	<b>366</b>	<b>366</b>	<b>360</b>	<b>423</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					Teacher by Ratio	Students per class			
Special Ed			16	16	14					2	2.0
TK											
K	37	1.72	33	35	41		1.91		22		
1	48	2.23	43	45	40	176	1.86	8.19	22	8	10
2	55	2.56	46	46	45		2.09		22		
3	49	2.28	48	48	50		2.33		22		
4	65	2.17	69	67	68	124	2.27	4.13	30	4	4
5	59	1.97	56	56	56		1.87		30		
TK - 5	313	8.79	295	297	300	300					
		4.13									
<b>TOTAL</b>	<b>313</b>	<b>12.92</b>	<b>311</b>	<b>313</b>	<b>300</b>	<b>300</b>	<b>12.32</b>			<b>12</b>	<b>14</b>

### Enrollment Data:

### Ladera Enrollment Trends

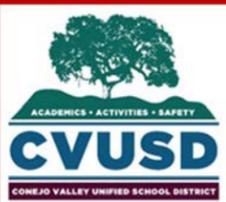


CVUSD ELEMENTARY SCHOOL										Location Code: 15 100			Campus Summary		
Site Information		Totals			Total Planned Site Capacity:					Totals					
Current Useable Area:		9.58 Acres			Current Enrollment:					301					
Current Playground Area:		6.6 Acres			Planning 2-Semester Capacity:					440					
					Enrollment to use for Planning					304					
Playground Area Required:		6.6 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:		18	5	23	18	0	18	18	5	23					
Available Small Rooms 799 Square Feet or smaller:		0	0	0	0	0	0	0	0	0					
<b>Totals:</b>		<b>18</b>	<b>5</b>	<b>23</b>	<b>18</b>	<b>0</b>	<b>18</b>	<b>18</b>	<b>5</b>	<b>23</b>					

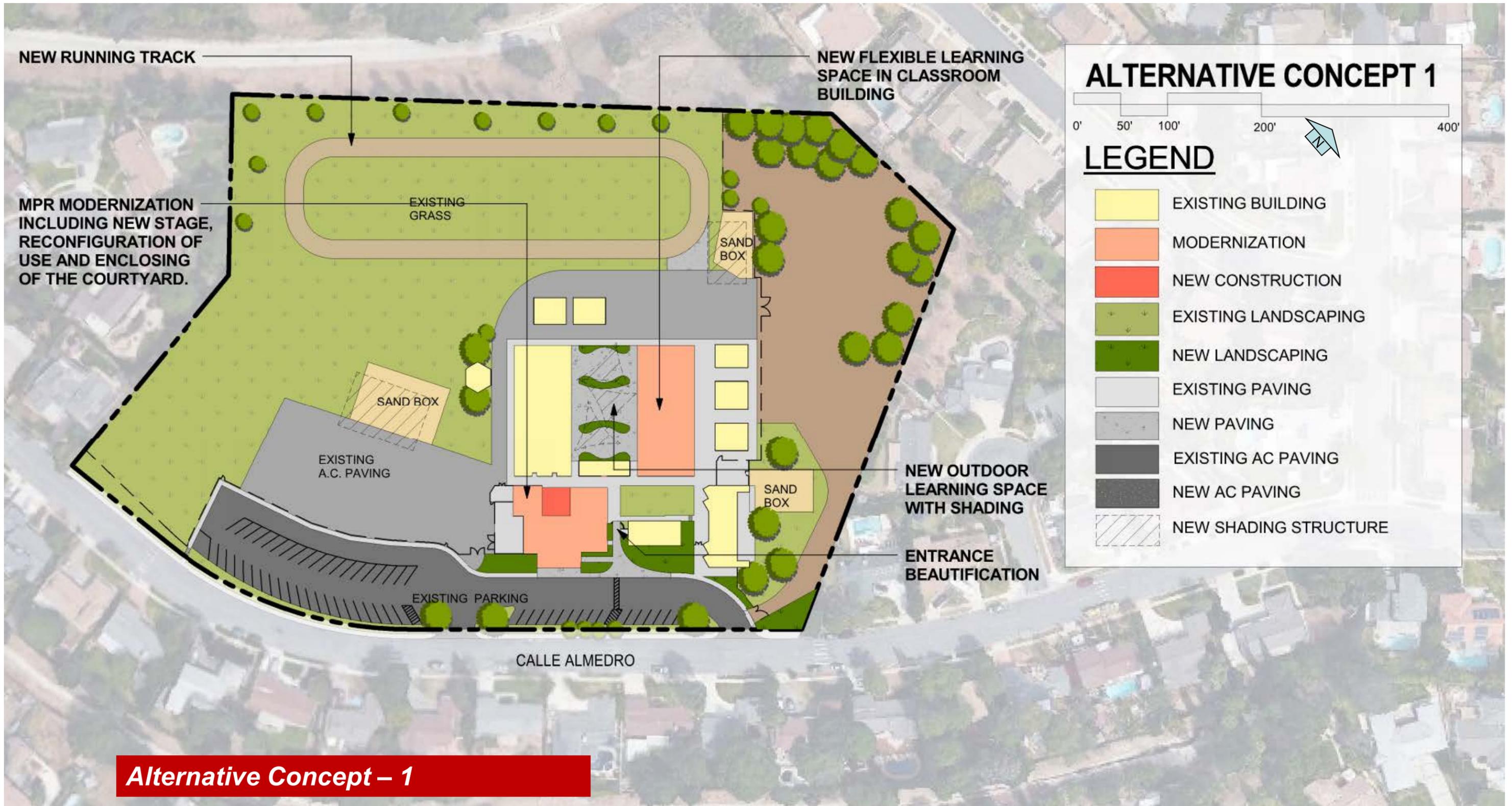
CVUSD SPECIAL EDUCATION SCHOOL		Location Code: 3000			Campus Summary		
Site Information		Totals			Total Planned Site Capacity:		Totals
Current Useable Area:		Shared			Current Enrollment:		16
Current Playground Area:		Shared			Estimated 2-Semester Capacity:		16
					2013-14 Adjusted Projected Resident & Magnet Enrollment.		16

### Analysis:

Currently there are 23 classrooms on campus 5 of which being portables. The school has a planed capacity of 440 student, but only 301 currently enrolled. The current number of classrooms is far greater than the current enrollment level and the school is seeing declining enrollment over the past 2 years









**Alternative Concept – 1**



**Concept 1**

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in permanent classroom building
3. Landscaping around administration building
4. ADA & Fire Alarm

**Add Extra Group 1**

1. Exterior Teaching Space between classroom buildings including roll up door connection to new flexible learning space

**Add Extra Group 2**

1. Running track in playground area





## Concept 2

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in both permanent classrooms buildings
3. Landscaping around administration building
4. New lunch shelter
5. Playground modernization with new equipment and shading.
6. ADA & Fire Alarm

### Add Extra Group 1

1. Exterior Teaching Space between classroom buildings including roll up door connection to new flexible learning space

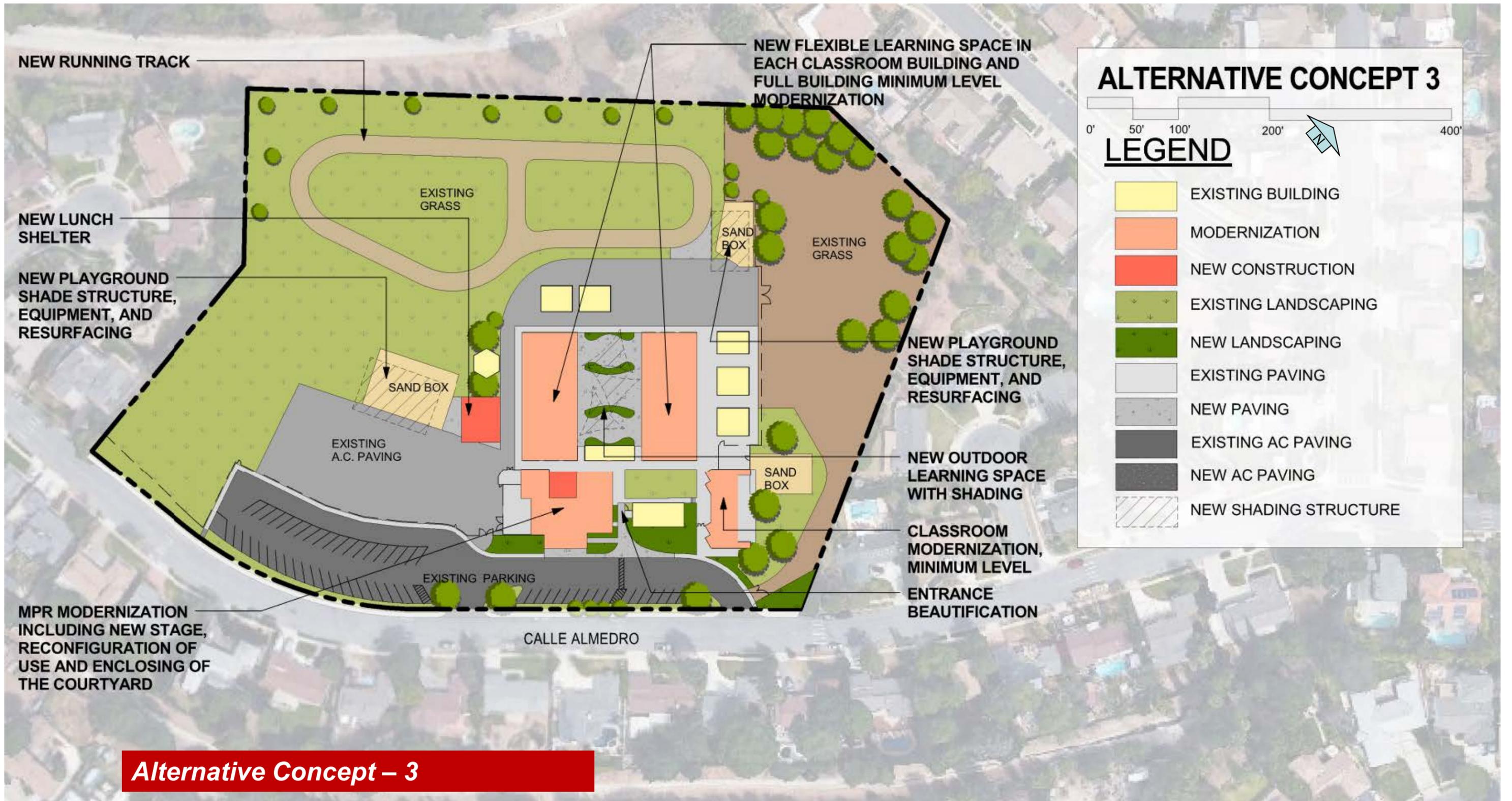
### Add Extra Group 2

1. Running track in playground area

## Alternative Concept – 2



## Alternative Concepts – Outline Summary



**Alternative Concept – 3**





### Concept 3

1. Modernize and expand Multi Purpose Building (+900 SF for stage)
2. Add Flexible learning space in both permanent classrooms buildings
3. Landscaping around administration building
4. New lunch shelter
5. Playground modernization with new equipment and shading.
6. Permanent Classroom Building modernization, minimum level
7. ADA & Fire Alarm

### Add Extra Group 1

1. Exterior Teaching Space between classroom buildings including roll up door connection to new flexible learning space

### Add Extra Group 2

1. Running track in playground area

## Alternative Concept – 3



## Alternative Concepts – Outline Summary