



Whitman Middle School

Community Forum #3 // December 5, 2022

Agenda

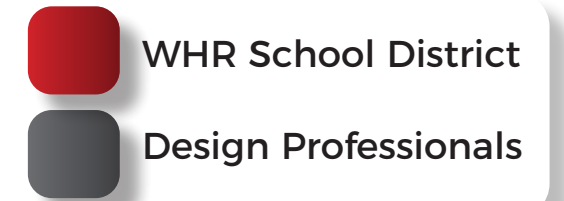
- // Project Schedule Overview
- // PSR Activities & Milestones
- // Grade-Level Configuration & Auditorium Considerations
- // Community Opportunities
- // Development of Options for PSR
- // Next Steps

The MSBA Process Flowchart

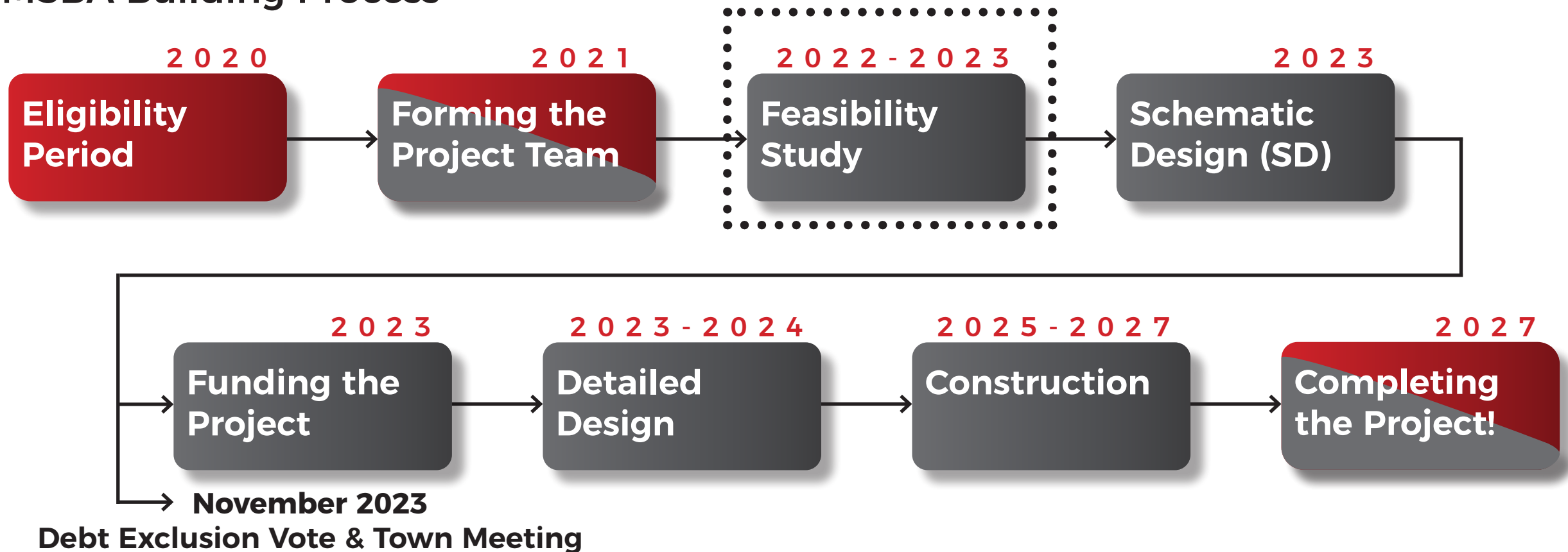
MSBA Masterplan Process



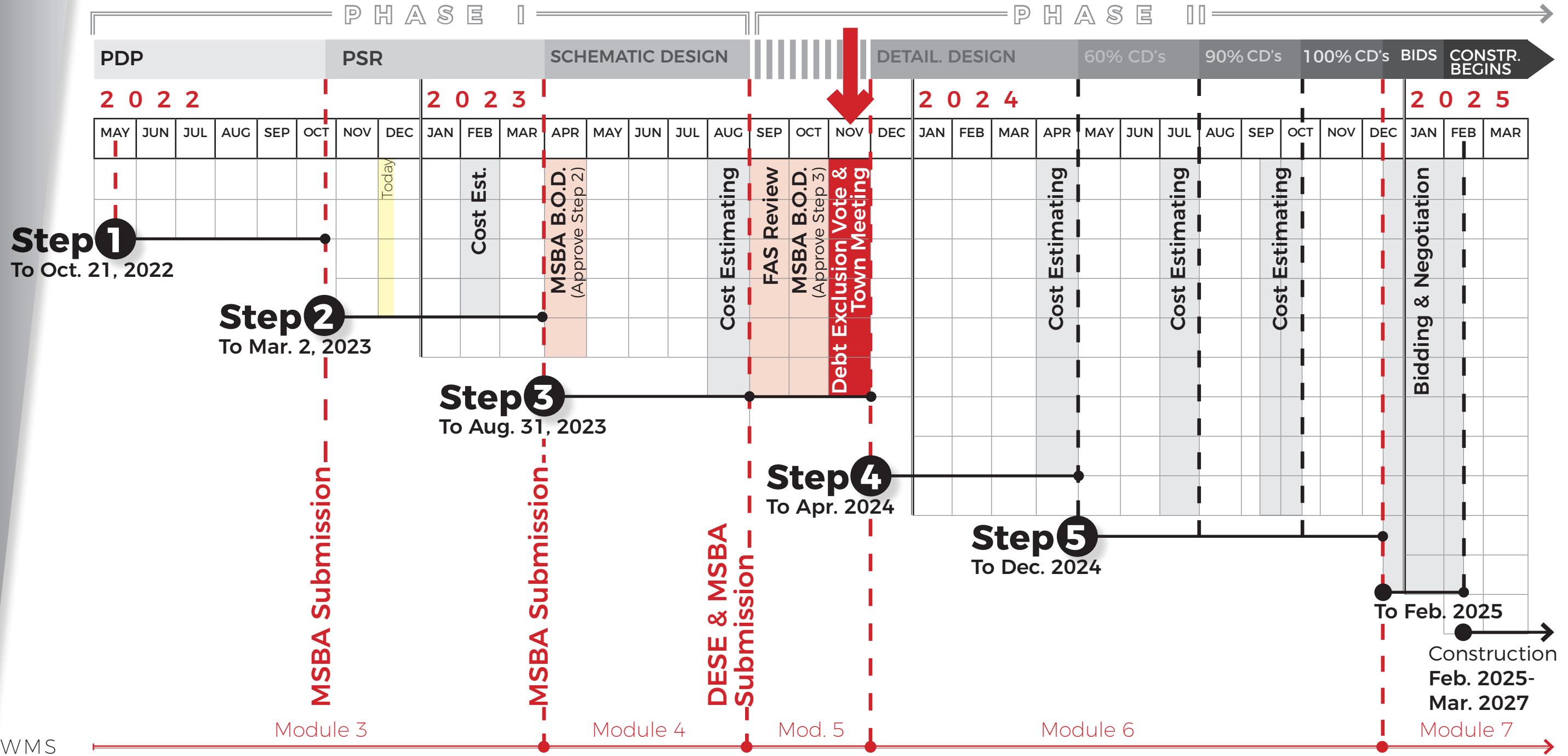
Roles



MSBA Building Process



WMS Project Schedule Overview



Previous Community Forums & Meetings

Available Online

For Recordings:

WHCA

Whitman-Hanson Community Access

Website: whca.tv

YouTube: youtube.com/WHCA9TV

For Presentations:

WHRSD.org

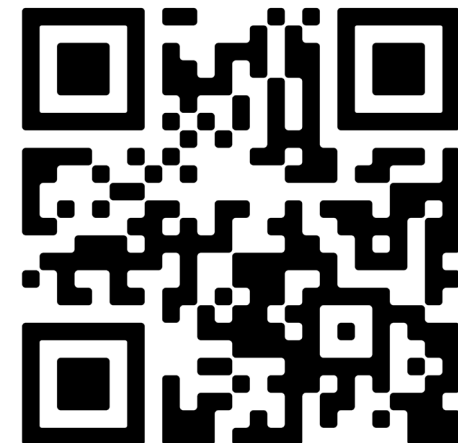
Whitman Middle School Feasibility Study

Website: [whrsd.org/school_news/
whitman_middle_school_feasibility_
study](http://whrsd.org/school_news/whitman_middle_school_feasibility_study)

For News/Updates:

escaneie para ficar informado
escaneo para quedar informada

scan to stay informed

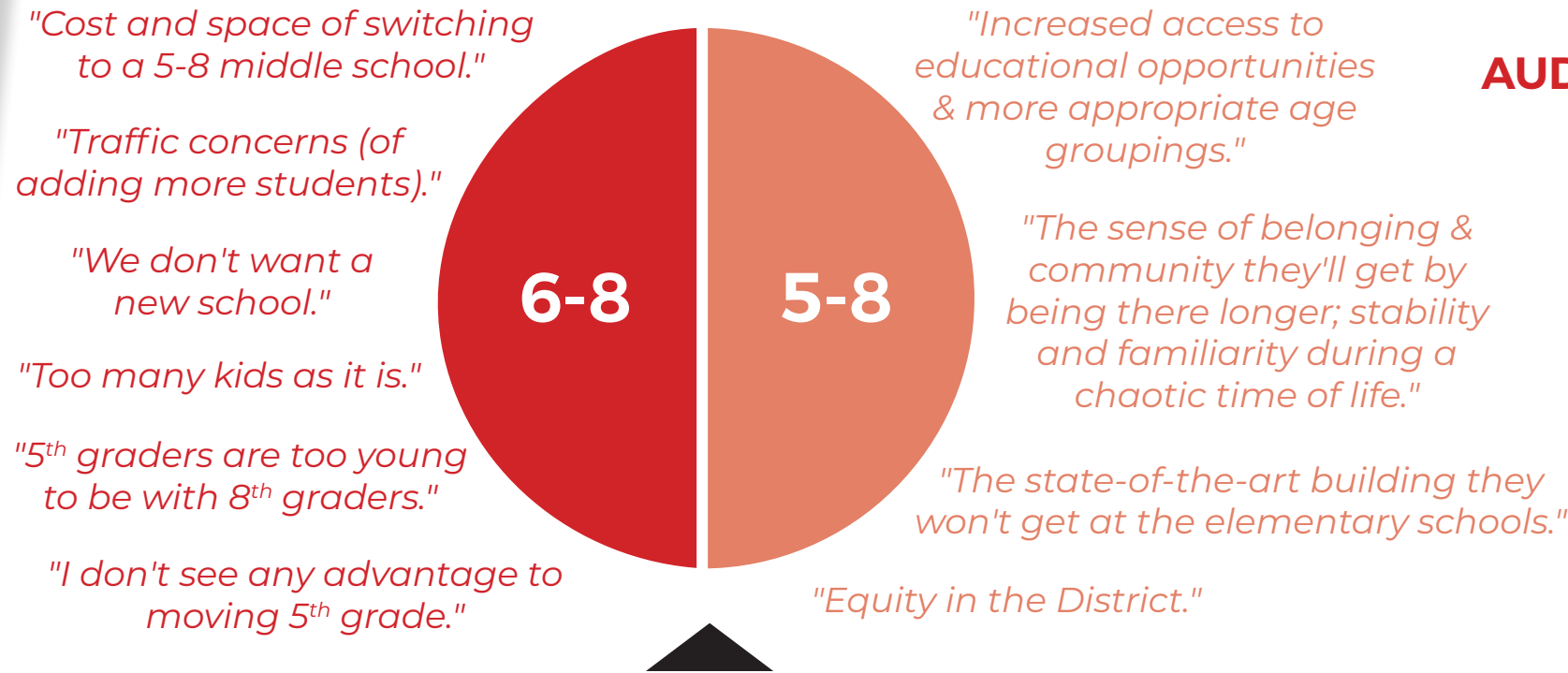


Grade-Level Configuration & Auditorium Considerations



Virtual Poll [interim] Results: Multiple Choice

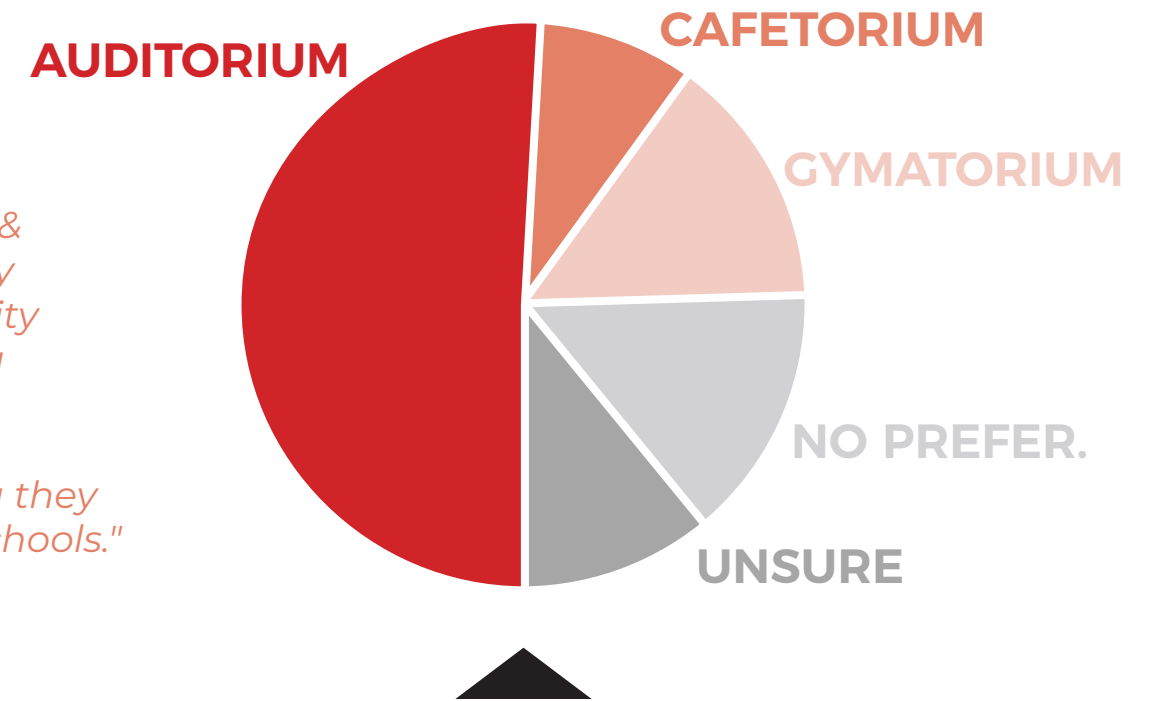
Community Forum #1 (9/8) & Community Forum #2 (11/7)



Which grade configuration is preferred for Whitman Middle School? (PICK ONE)

- 50% ■ GRADES 5-8
- 50% ■ GRADES 6-8 (current)

of Respondents: 72, as of 12/5/22



Should Whitman invest in an auditorium, include only the baseline "cafetorium," or the partially reimbursed "gymnasium" in the project?

- 51% ■ a) INVEST IN AN AUDITORIUM
- 9% ■ b) INCLUDE CAFETORIUM ONLY
- 14.5% ■ c) INCLUDE GYMATORIUM ONLY
- 14.5% ■ d) NO PREFERENCE
- 11% ■ e) UNSURE AT THIS TIME

of Respondents: 55, as of 12/5/22

**Virtual poll is
still open for
Community
Forum #3!**

Visit www.menti.com and enter code **8356 7358**

Open Response Questions

In terms of the PHYSICAL BUILDING:

If 5th grade students were added to the Whitman Middle School building, what's the biggest...

- ① **ADVANTAGE?** _____
- ② **CONCERN?** _____

In terms of SOCIALIZATION:

If 5th grade students joined the Whitman Middle School 6-8 students, what's the biggest...

- ③ **ADVANTAGE?** _____
- ④ **CONCERN?** _____

*or scan the QR
code to access
the poll →*



Multiple Choice Questions

- ⑤ Which grade configuration is preferred for Whitman Middle School? (PICK ONE)
 - GRADES 5-8**
 - GRADES 6-8**

- ⑥ Should Whitman invest in an auditorium, include only the baseline "cafetorium," or the partially reimbursed "gymatorium" in the project?
 - a) INVEST IN AN AUDITORIUM**
 - b) INCLUDE CAFETORIUM ONLY**
 - c) INCLUDE GYMATORIUM ONLY**
 - d) NO PREFERENCE**
 - e) UNSURE AT THIS TIME**

— POLL CLOSES —
DEC. 19, 2022

Community Opportunities



Academic & Community Site Use

Imagine the possibilities for the community!

Site Use Opportunities

ACADEMIC:

- // Entrance Plaza
- // Outdoor Classrooms
- // Flexible Plaza Space
- // Sustainable Learning Areas

COMMUNITY:

- // Athletic Play Fields
- // Outdoor Basketball Courts
- // Walking Trails
- // Community Amenities
- // Sustainable Design
- // Seasonal Activities



Academic Site Use

Engaging Entry Plazas



Academic Site Use

Engaging Entry Plazas



Academic Site Use

Protected Outdoor Classrooms



Academic Site Use

Flexible Plaza Space



Academic Site Use

Sustainable Outdoor Learning Areas



Academic Site Use

Sustainable Outdoor Learning Areas



Community Site Use

Athletic Play Fields



Community Site Use

Outdoor Basketball Courts



Community Site Use

Walking Paths



Community Site Use

Enhanced Amenities



Community Site Use

Sustainable Design- Integrating Bio-Retention into Landscape



Community Site Use

Farmers Markets and Seasonal Activities



Academic & Community Building Use

Using the school building as a community resource



AUDITORIUM / ASSEMBLY

- // Community Events
- // Rental Opportunities



GYMNASIUM / FITNESS

- // Camps / Clinics / Clubs
- // After-School Programs



MEDIA CENTER / COMMONS

- // Community Meeting Spaces
- // Adult Education Opportunities

Development of Options for PSR

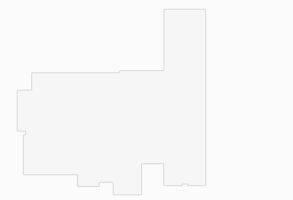


Selected Options for PSR Development

// On **OCT. 11, 2022**, the SBC voted to continue development of the 3-story new construction options **4b, 5b, 8b, and 9b**

// And the 2-story addition/renovation option **7a**

// Grade-level configuration and inclusion of an auditorium are TBD



6-8 Option 1
(NO Auditorium)
±36 months

Base Repair SF
105,004 SF

\$56.75 million

\$50.0 - \$56.75 mil

BASE REPAIR

Est. Total Project Cost (2-Story)

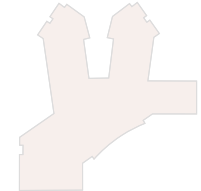

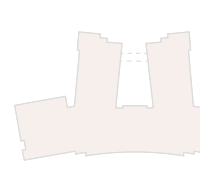
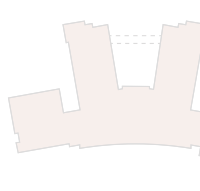

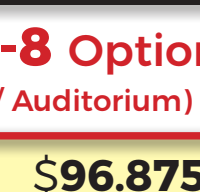

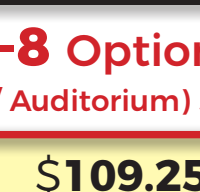
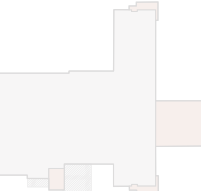
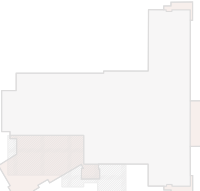
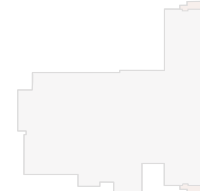
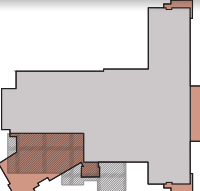
Apx. Town Share FOR COMPARISON PURPOSES ONLY

Est. Total Project Cost (3-Story)

Apx. Town Share FOR COMPARISON PURPOSES ONLY

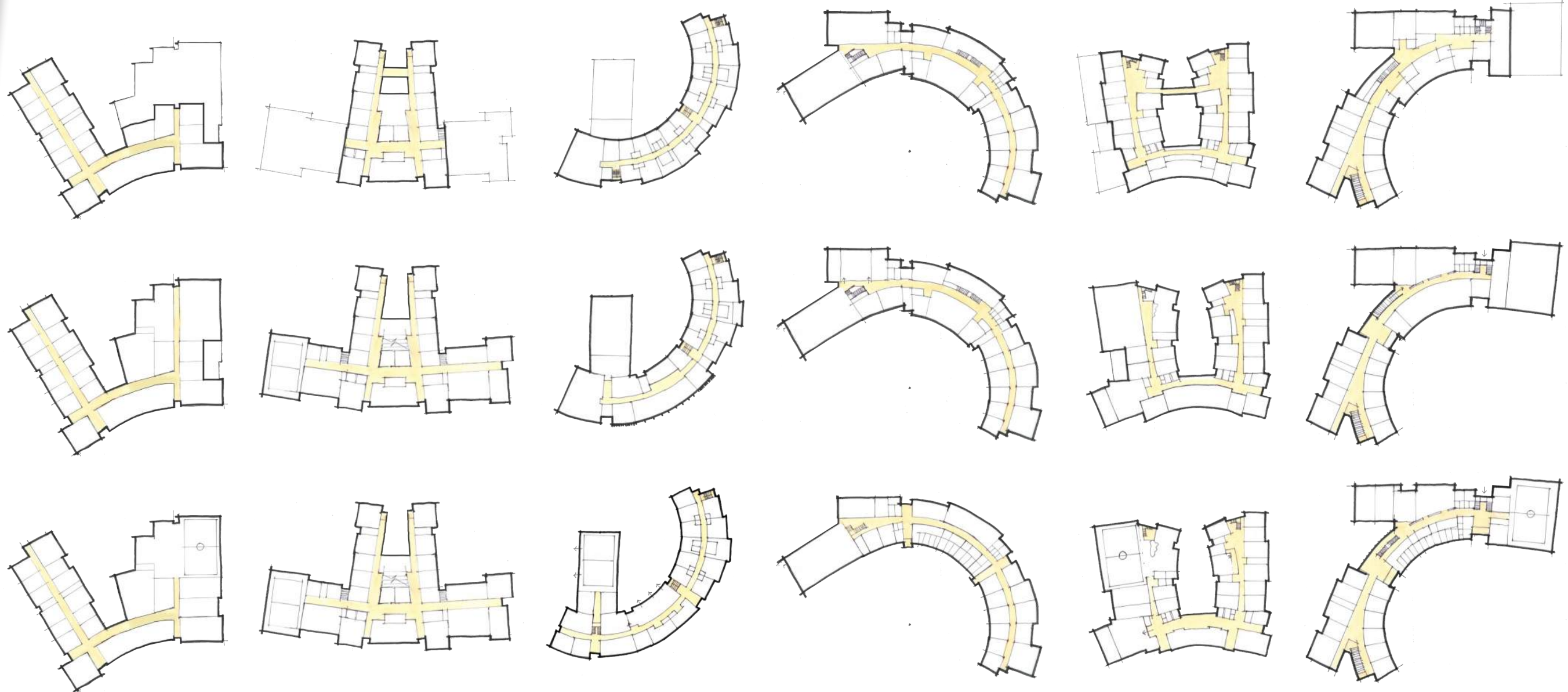
Est. Total Project Cost (2-Story)

Apx. Town Share FOR COMPARISON PURPOSES ONLY

NEW CONSTRUCTION			
 6-8 Option 4a (NO Auditorium) 2-Story ±28 months TOTAL SF 110,095 SF \$96.375 mil \$49.0 - \$55.0	 6-8 Option 5a (w/ Auditorium) 2-Story ±28 months TOTAL SF 114,956 SF \$100.875 mil \$51.4 - \$57.4	 5-8 Option 8a (NO Auditorium) 2-Story ±32 months TOTAL SF 130,687 SF \$108.875 mil \$55.8 - \$61.8	 5-8 Option 9a (w/ Auditorium) 2-Story ±32 months TOTAL SF 137,494 SF \$113.75 mil \$58.5 - \$64.5
 6-8 Option 4b (NO Auditorium) 3-Story \$92.875 mil \$47.0 - \$53.0	 6-8 Option 5b (w/ Auditorium) 3-Story \$96.875 mil \$49.3 - \$55.3	 5-8 Option 8b (NO Auditorium) 3-Story \$105.25 mil \$54.0 - \$60.0	 5-8 Option 9b (w/ Auditorium) 3-Story \$109.25 mil \$56.0 - \$62.0
 6-8 Option 2a (NO Auditorium) 2-Story ±42 months TOTAL SF 126,974 SF \$109.975 mil \$56.4 - \$62.4	 6-8 Option 3a (w/ Auditorium) 2-Story ±44 months TOTAL SF 130,046 SF \$117.6 million \$60.5 - \$66.5	 5-8 Option 6a (NO Auditorium) 2-Story ±46 months TOTAL SF 143,281 SF \$121.5 million \$62.6 - \$68.6	 5-8 Option 7a (w/ Auditorium) 2-Story ±48 months TOTAL SF 147,049 SF \$129.25 million \$66.8 - \$72.8
ADD/RENO			

Development of Options is a Process

Many iterations for each option have been investigated



Site Analysis To Inform Options

// Initial Design Intentions:

/ Most efficient solar orientation
for classroom wings and entry

- Occupant thermal comfort
- Reduces HVAC loads

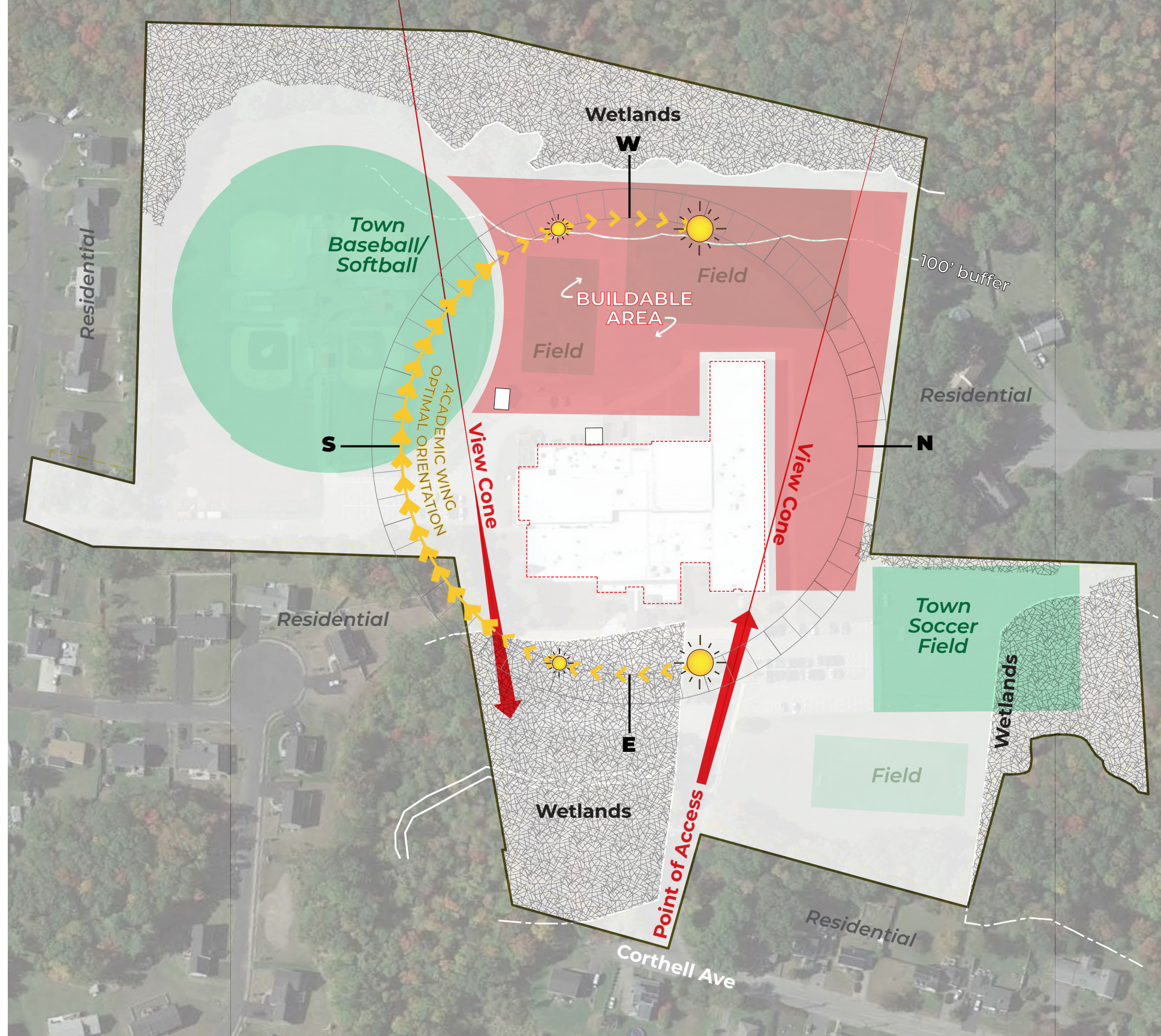
/ Maintain visibility to point of
access for security, students,
staff, parents, and visitors

/ Avoid restricted wetland areas
and buffers (unless previously
developed)

// Initial site concepts strive to minimally disrupt existing Town fields

- Construction activity may
have some impact

// Identifies area of the rear field, between the existing building and wetlands as primary buildable area



New // Concept Diagrams

Maintain ideal solar
orientation for
academics

**Academic
Wing**

**Academic
Wing**

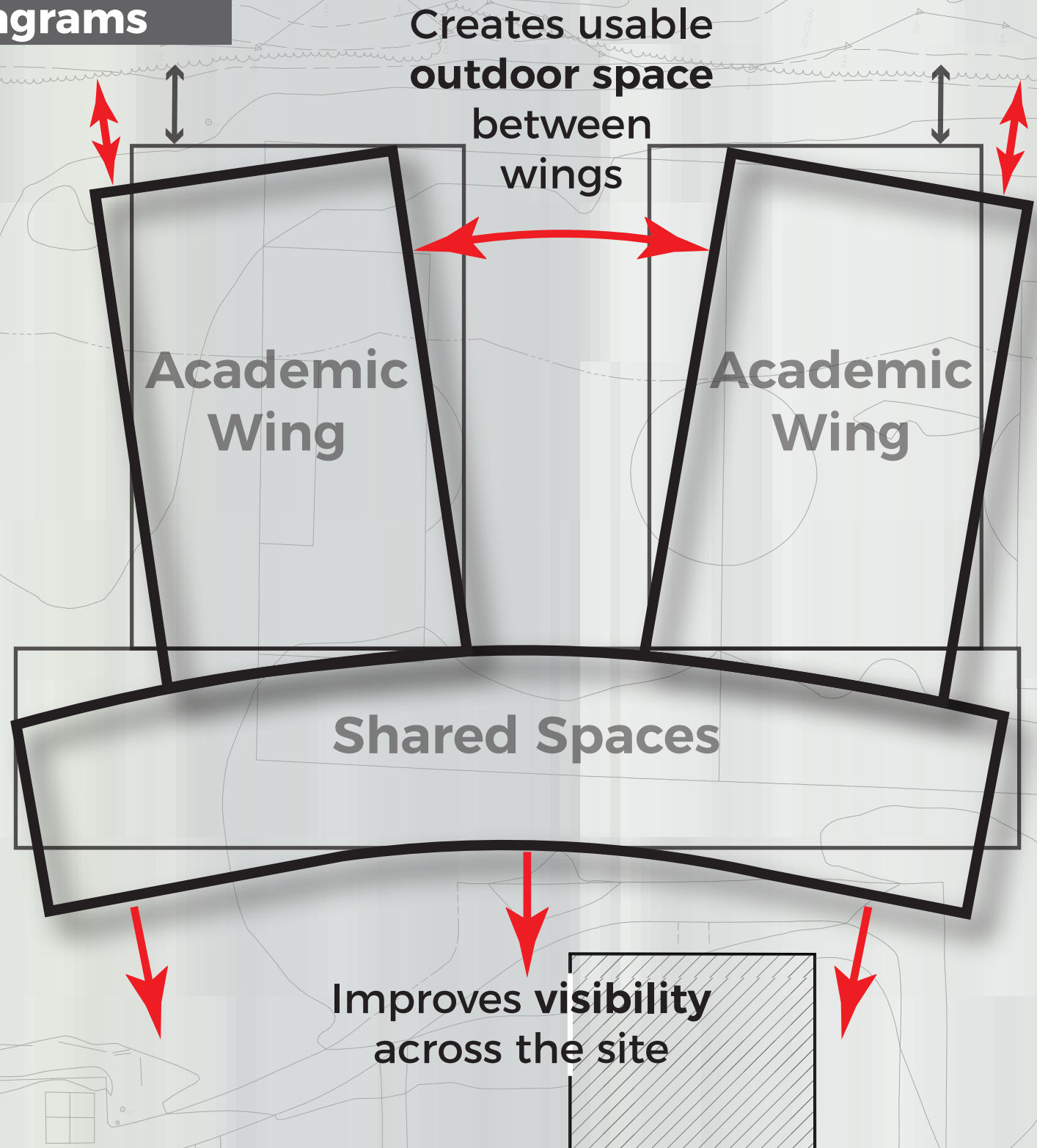
Shared Spaces

**Organize for
Academic &
Community use**

Construct new
without disruption
to existing

*Existing
Building*

New // Concept Diagrams



Creates usable
outdoor space
between
wings

30% increase
of distance w/
angled wings

**Academic
Wing**

**Academic
Wing**

Shared Spaces

Improves visibility
across the site

New // Concept Diagrams

**Stacking
academic on
Gym reduces
footprint**

parking

Gym

**Creates usable
indoor space w/
connection to
wetlands**

**Protected
outdoor
space**

**Separation of
assembly spaces
reduces site
congestion**

parking

Shared Spaces

**Student
Dining**

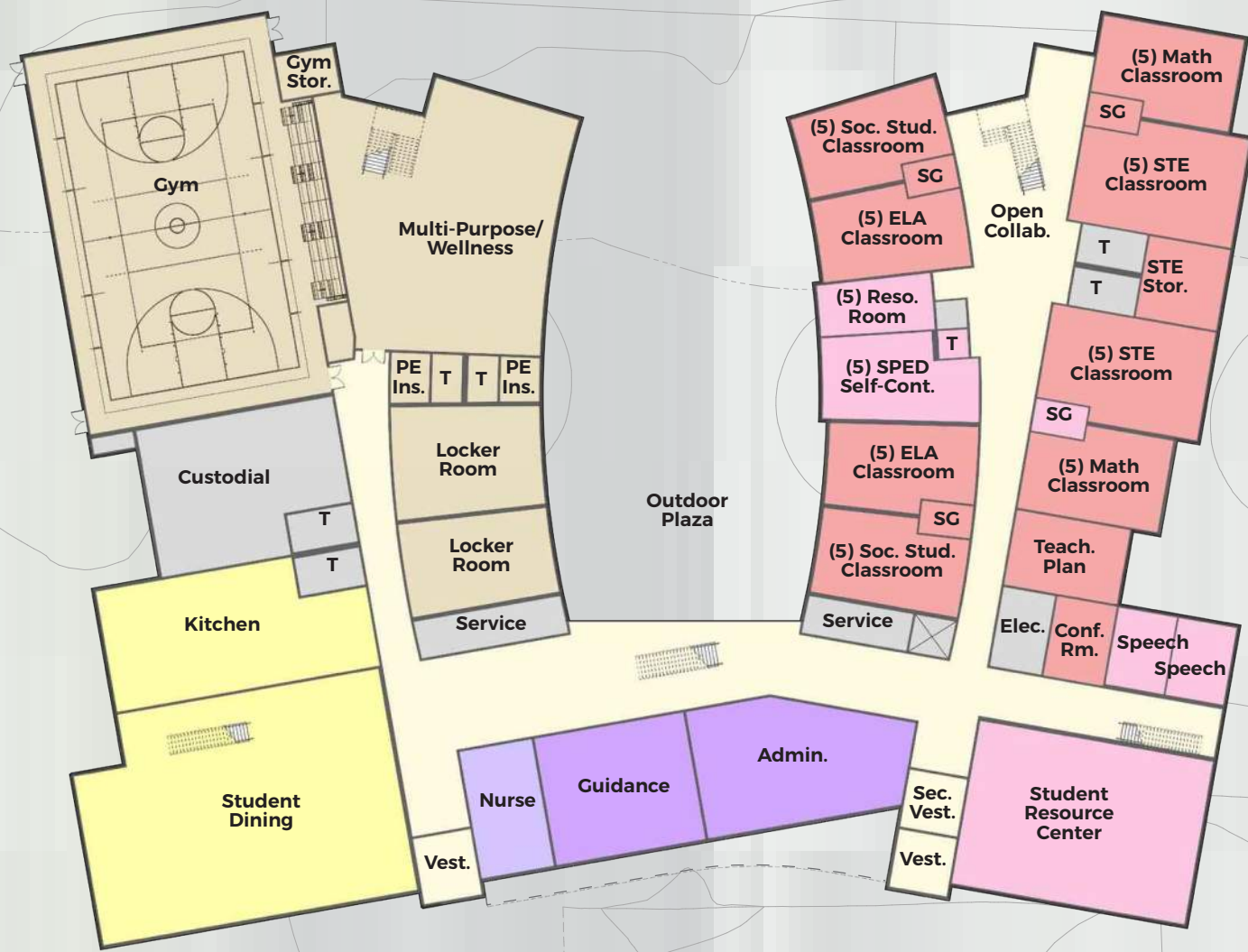
Performance

parking

9b

New Construction // 5-8 Option (w/ Auditorium) 3-Story

Floor 1



Existing Building

9b

New Construction // 5-8 Option (w/ Auditorium) 3-Story

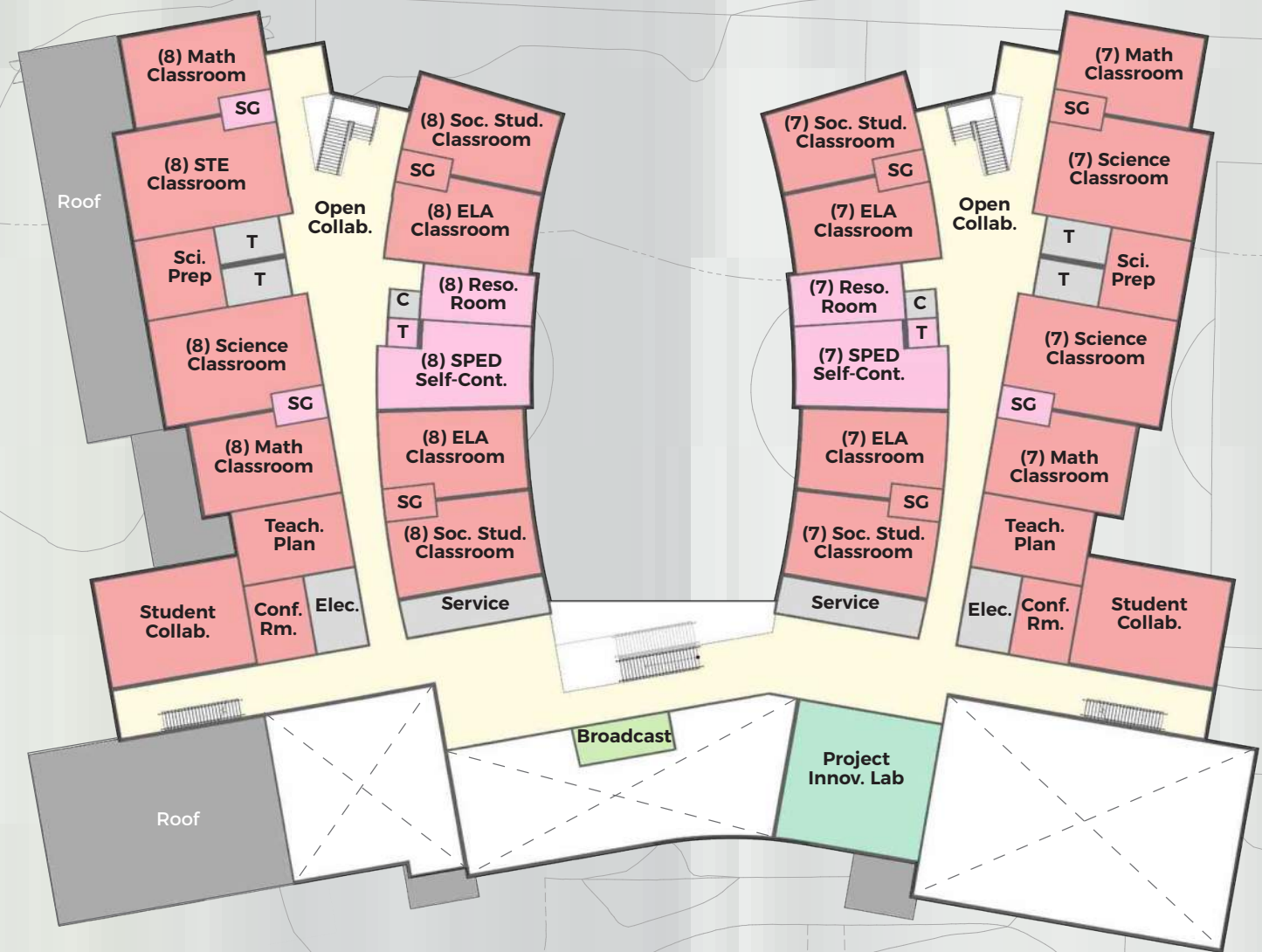
Floor 2



9b

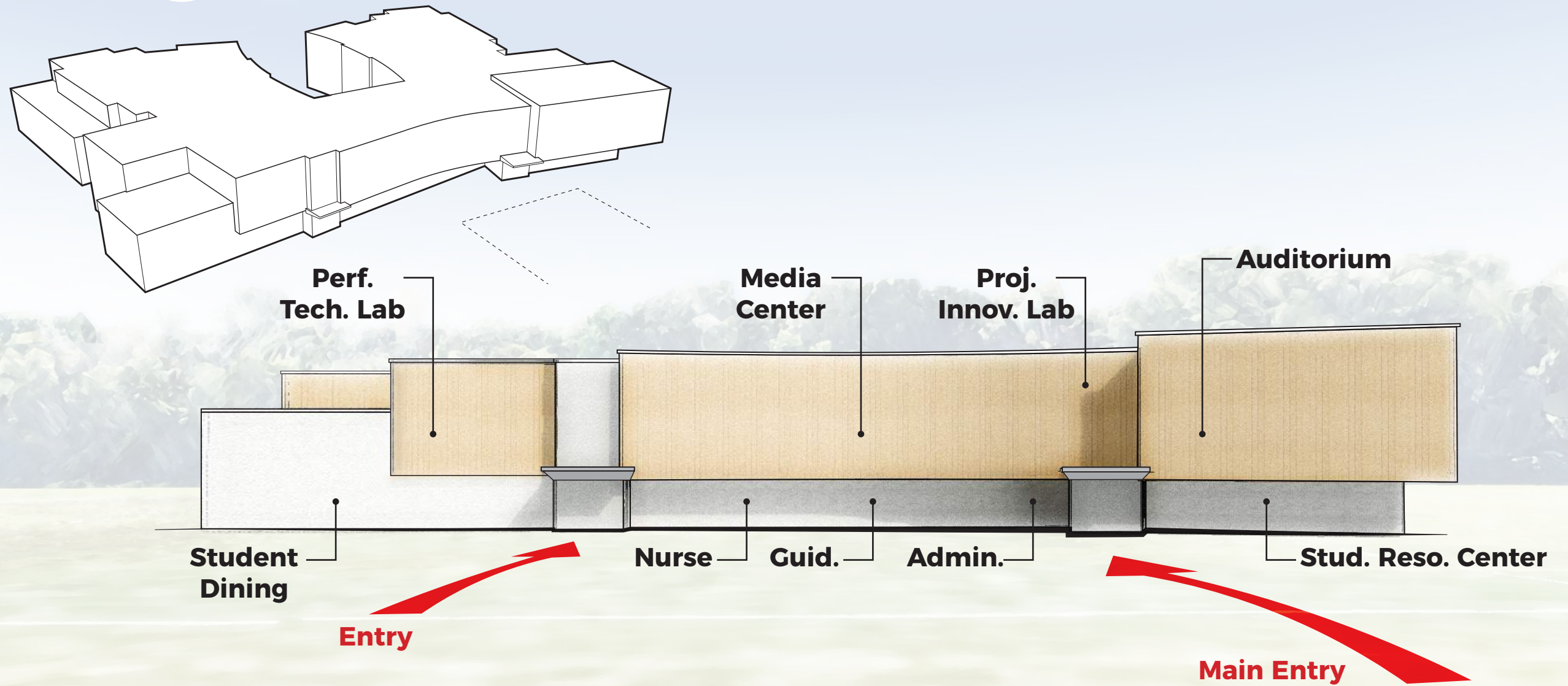
New Construction // 5-8 Option (w/ Auditorium) 3-Story

Floor 3



Existing Building

9b New Construction // 5-8 Option (w/ Auditorium) 3-Story Massing



8b New Construction // 5-8 Option (NO Auditorium) 3-Story Floor 1



8b New Construction // 5-8 Option (NO Auditorium) 3-Story Floor 2

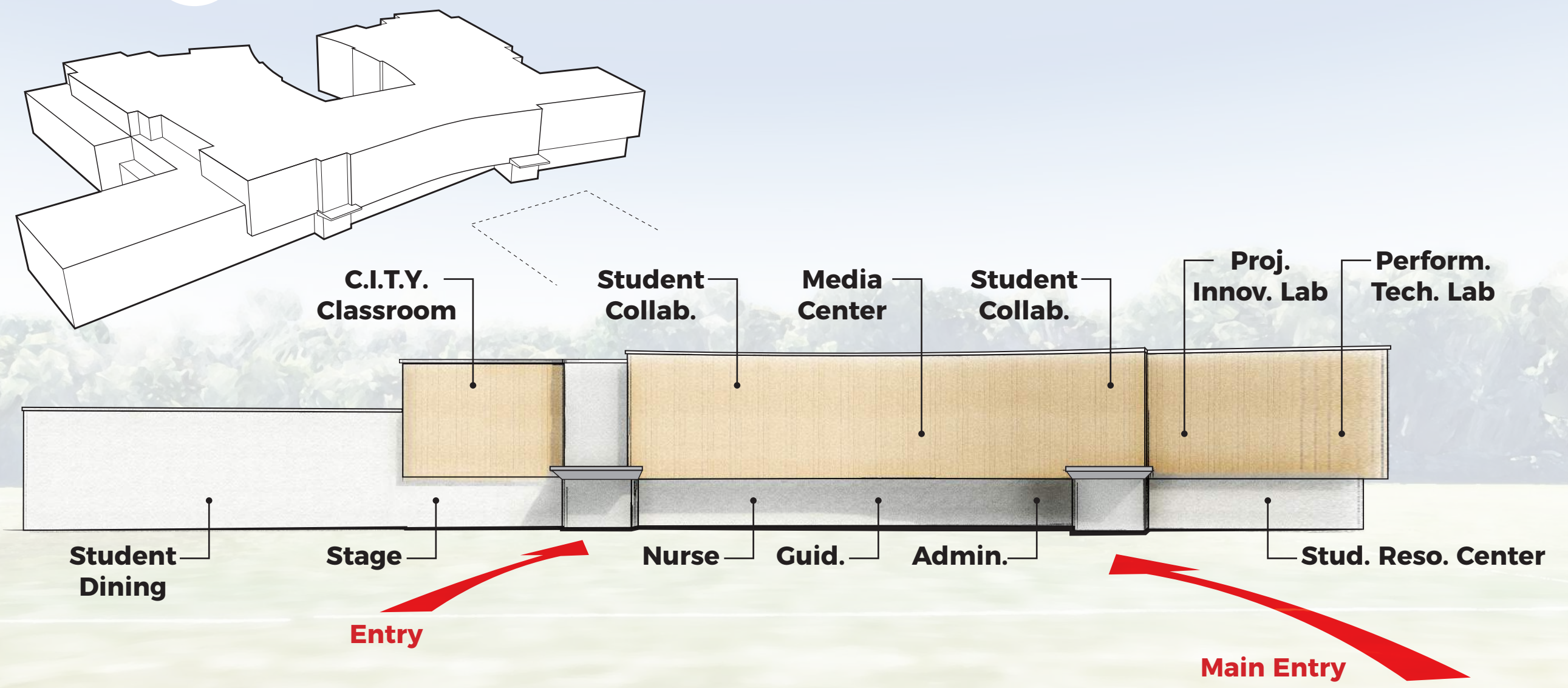


Existing Building

8b New Construction // 5-8 Option (NO Auditorium) 3-Story Floor 3



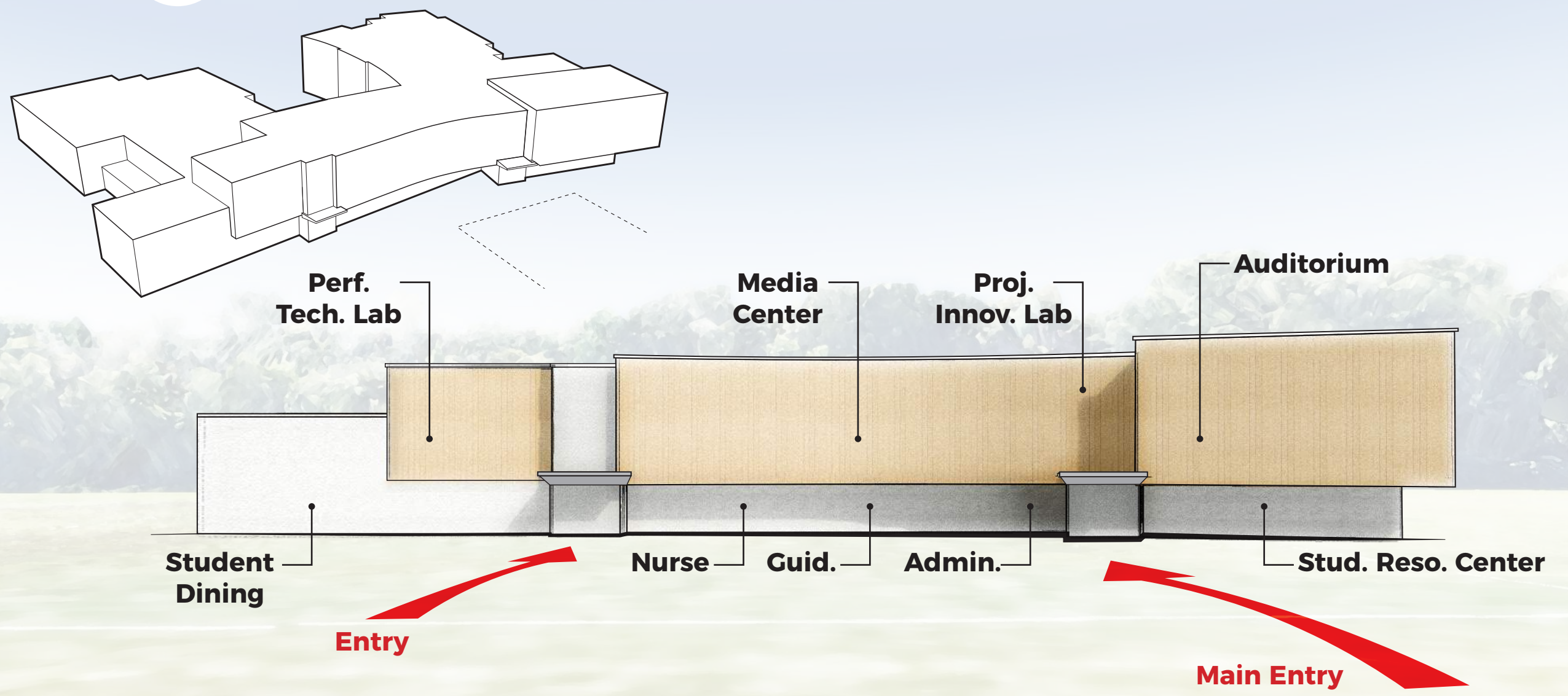
8b New Construction // 5-8 Option (NO Auditorium) 3-Story Massing



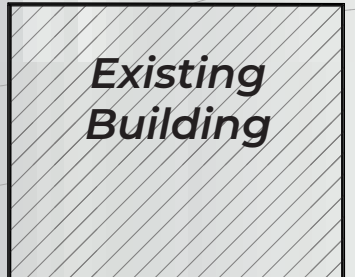
5b New Construction // 6-8 Option (w/ Auditorium) 3-Story Floor 3



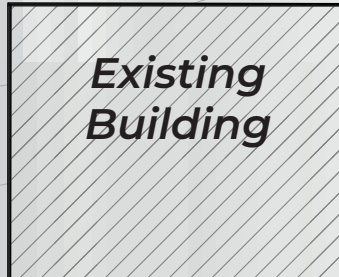
5b New Construction // 6-8 Option (w/ Auditorium) 3-Story Massing



4b New Construction // 6-8 Option (NO Auditorium) 3-Story Floor 1



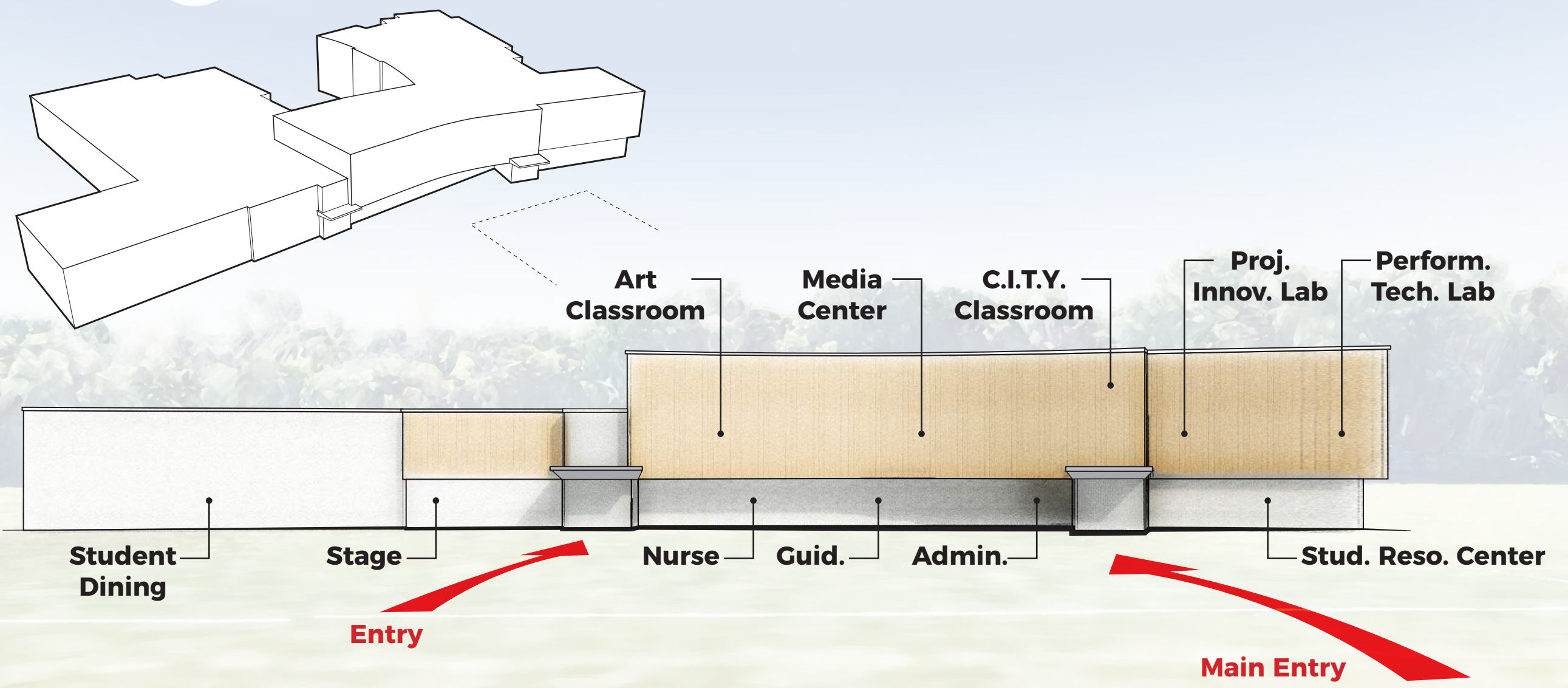
4b New Construction // 6-8 Option (NO Auditorium) 3-Story Floor 2



4b New Construction // 6-8 Option (NO Auditorium) 3-Story Floor 3



4b New Construction // 6-8 Option (NO Auditorium) 3-Story Massing



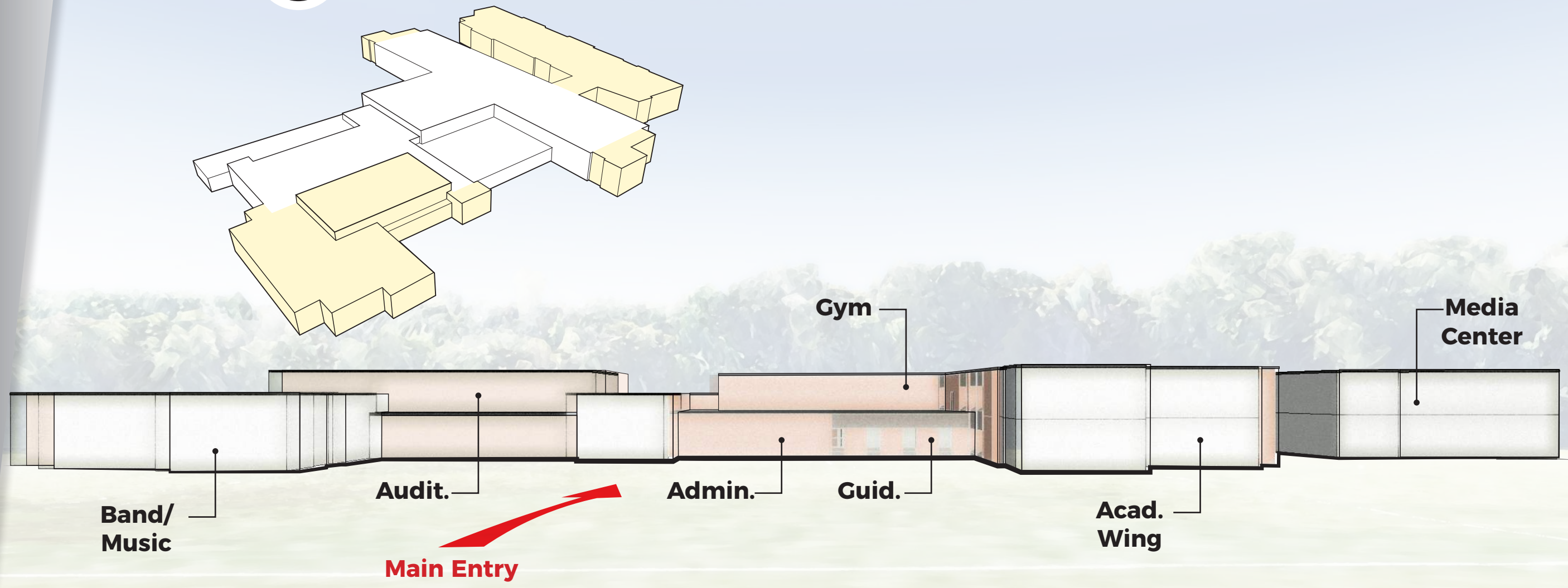
7a Addition/Renovation // 5-8 Option (w/ Auditorium) 2-Story Floor 1



7a Addition/Renovation // 5-8 Option (w/ Auditorium) 2-Story Floor 2



7a Addition/Renovation // 5-8 Option (w/ Auditorium) 2-Story **Massing**



Upcoming Milestones

Dates & Content

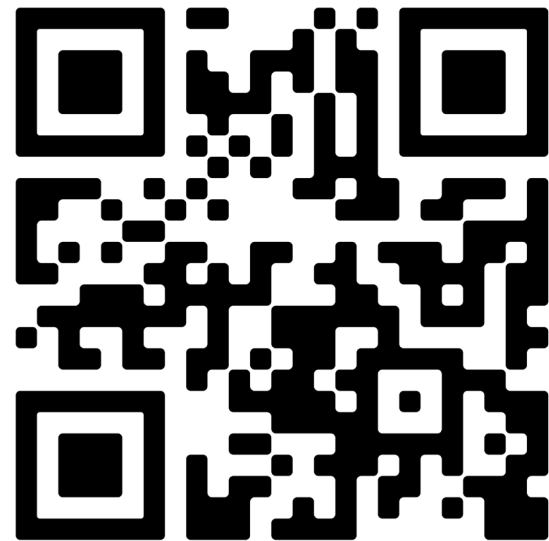
Community Forum #4

FEB 2023

**Whitman Middle School
Cafeteria @ 6:30 pm**

[For all interested Community Members]

Visit
WHRSD.org
and the
feasibility study
page to continue
to stay informed

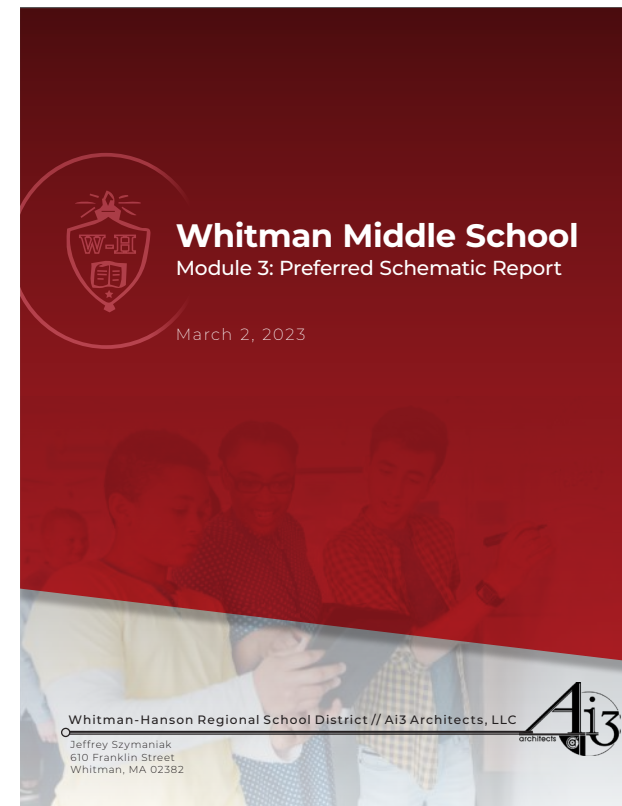


PSR Submission

FRIDAY

MAR 2, 2023

Report Due to MSBA



Submission
of the PSR
(Preferred
Schematic
Report)



Questions?

Thank you

Whitman-Hanson Regional School District // Colliers Project Leaders // Ai3 Architects, LLC

