



South Kingstown School District

School Building Committee
June 8, 2023

Agenda

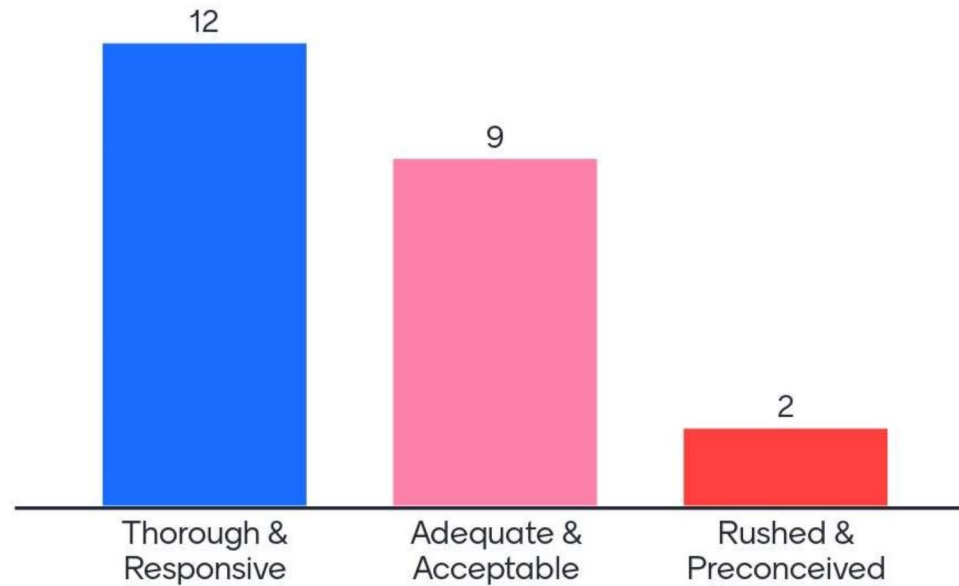
Community Meeting Update

Update RIDE Stage II

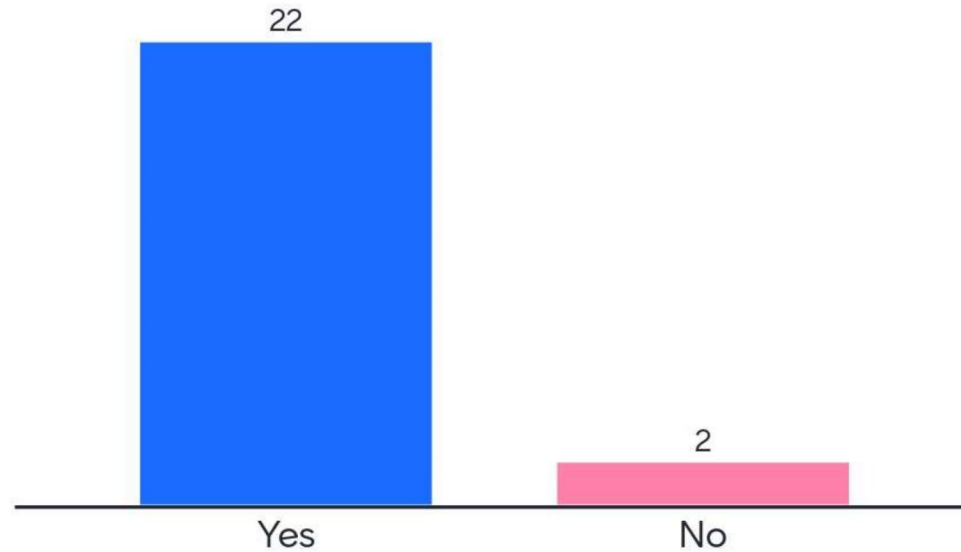
Review Other Activities

Schedule & Next Steps

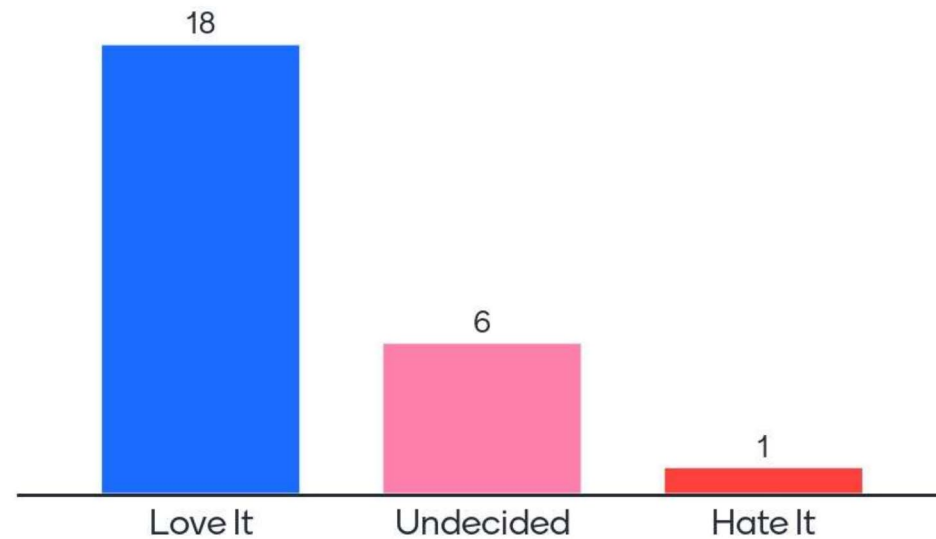
How would you describe the School Facilities Planning Process over the last year?



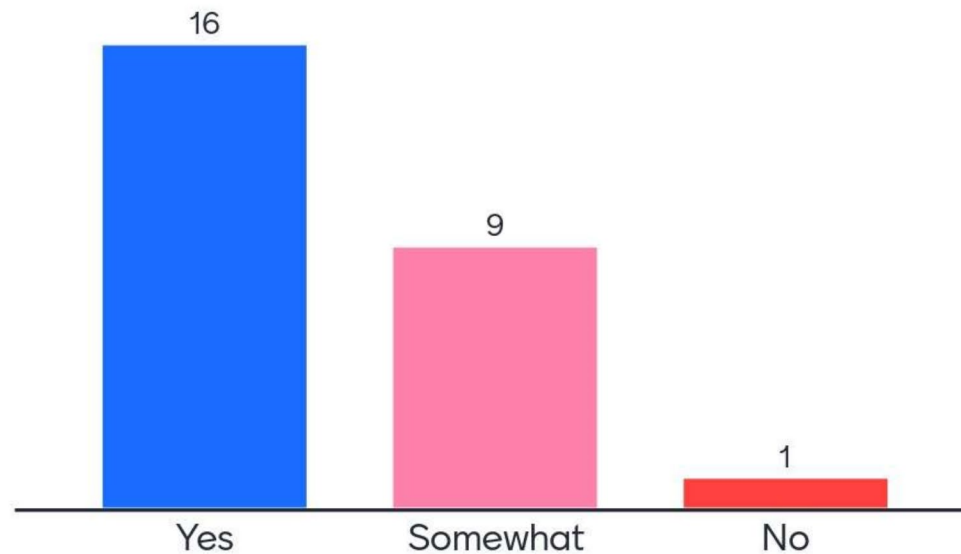
Do you feel your voice has been heard throughout this Process?



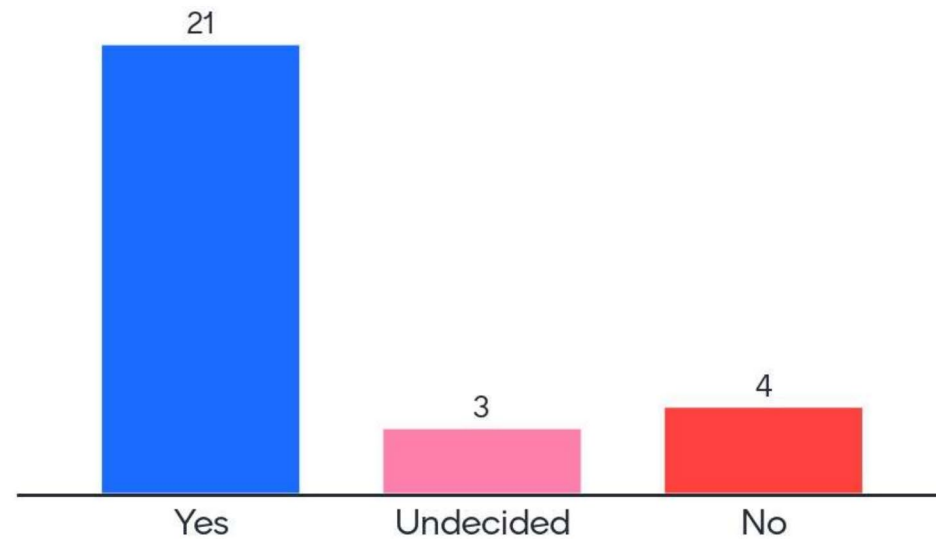
What do you think of the Design Approach so far?



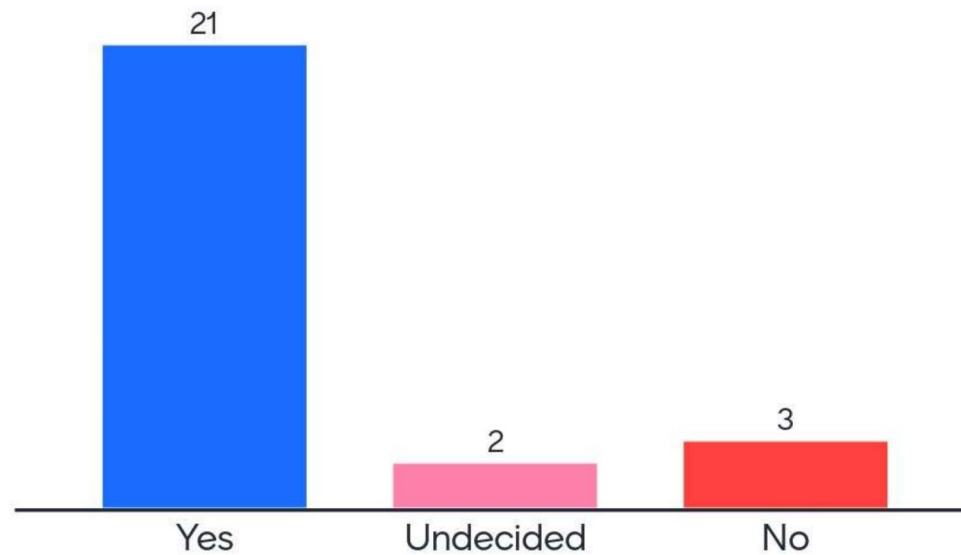
Has the overall process over the last year been engaging & transparent?



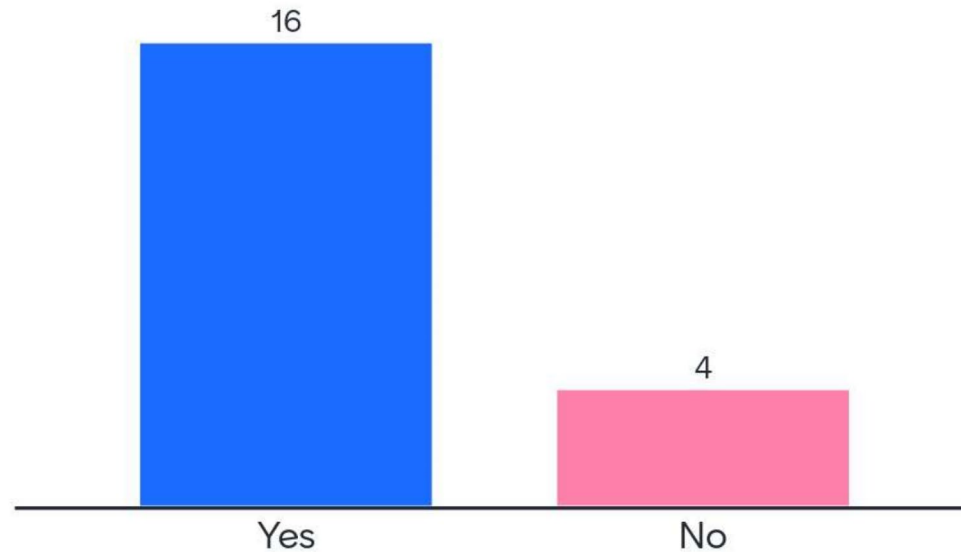
Do you feel this is the right PROJECT for SK?



Do you feel this is the right time for this PROJECT?



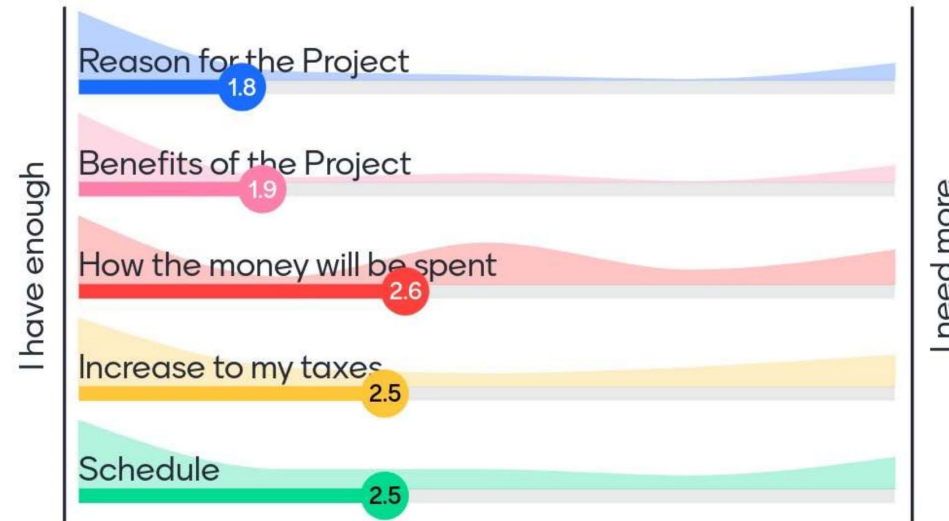
Do you feel informed enough to vote in an upcoming School Construction Bond Vote?



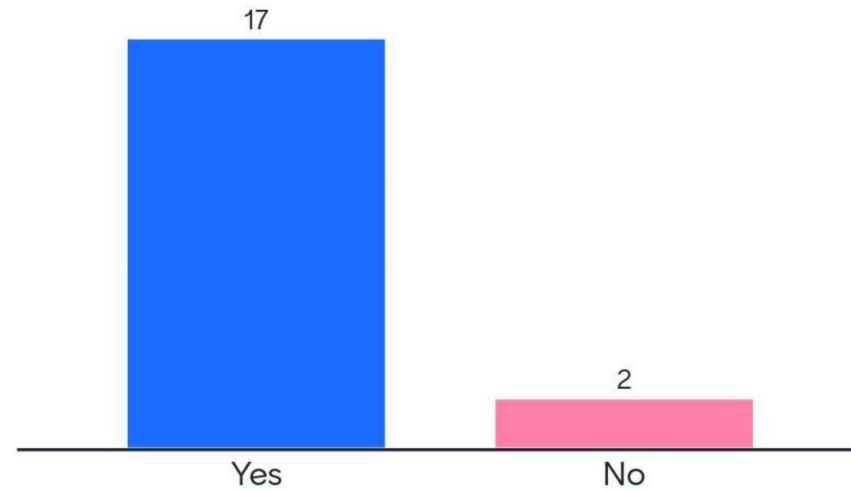
What more information do you need before the Bond Vote?



How much information do you feel that you need before the Bond Vote?



If asked today...will you be supporting the \$125M School Construction Bond ?



Update RIDE Stage II – Table of Contents

1. Project Summary & Prioritization
2. Architectural Feasibility Study
3. Schematic Design Documents
4. Design & Construction Cost Projection
5. Financing Plan
6. Site Purchase Plan
7. Local Support
8. Project Timeline
9. Commissioning Agent & OPM Services
10. Response to Comments from Stage I

1. Project Summary & Prioritization*

- Existing Conditions
- Summary of the Project(s)
- Scope of Work
- Costs
- Schedule
- Justification

** For SBC, SC, & TC Review & Approval*

2. Architectural Feasibility Study

- Structural Reports
- Soil Investigation (currently underway)
- Radon Reports
- Demographic Report
- Traffic Studies
- Justification

3. Schematic Design Documents

- Architectural Program
- Educational Specifications
- Drawings – Arch, Site/Civil, etc.
- Renderings
- Narratives
- Used for Cost Estimating

COLUMBIA ST.

SKHS

BROWN ST.

BRANCH ST.

HAZARD FIELD

HAZARD BLDG.

SCHOOL ST.



SAUGATUCKET RIVER

COLUMBIA STREET

KIMBALL STREET

BROWN STREET

ROSE CIRCLE

CHURCH STREET

STEVEN CIRCLE

BRANCH STREET

SCHOOL STREET

STREET

STREET

OAK

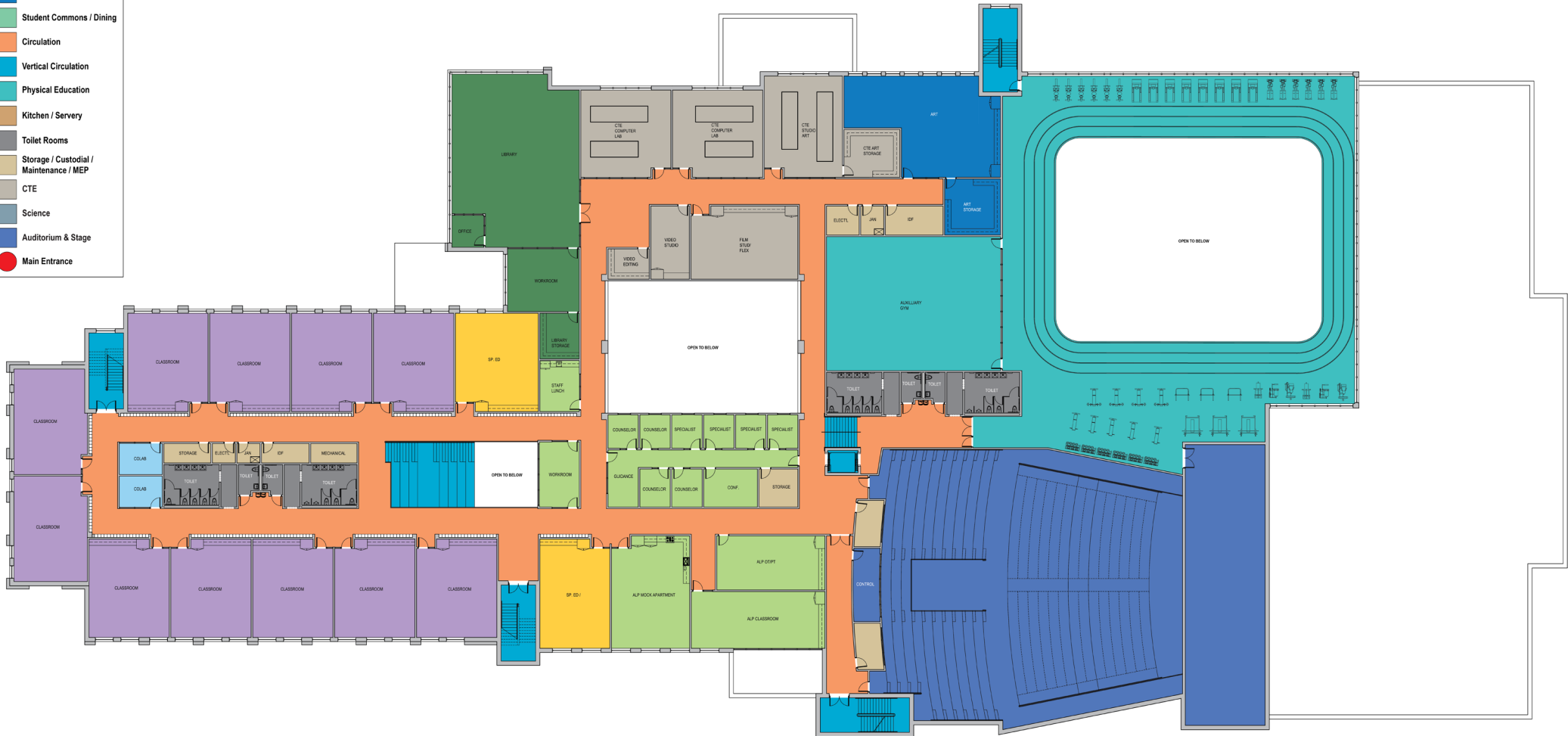
- Legend**
- Classroom & General Education Support
 - Teacher Planning & Support
 - Administration / Guidance / Student Services / Nurse
 - Collaboration & Enrichment Spaces
 - Special Education
 - Media Center
 - Art & Music
 - Student Commons / Dining
 - Circulation
 - Vertical Circulation
 - Physical Education
 - Kitchen / Servery
 - Toilet Rooms
 - Storage / Custodial / Maintenance / MEP
 - CTE
 - Science
 - Auditorium & Stage
 - Main Entrance



**NEW SOUTH KINGSTOWN
HIGH SCHOOL**
SOUTH KINGSTOWN, RHODE ISLAND
PROGRAM - 9-12

FIRST FLOOR PLAN

- Legend**
- Classroom & General Education Support
 - Teacher Planning & Support
 - Administration / Guidance / Student Services / Nurse
 - Collaboration & Enrichment Spaces
 - Special Education
 - Media Center
 - Art & Music
 - Student Commons / Dining
 - Circulation
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PROGRAM - 9-12

SECOND FLOOR PLAN

- Legend**
- Classroom & General Education Support
 - Teacher Planning & Support
 - Administration / Guidance / Student Services / Nurse
 - Collaboration & Enrichment Spaces
 - Special Education
 - Media Center
 - Art & Music
 - Student Commons / Dining
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PROGRAM - 9-12

THIRD FLOOR PLAN



CCMS

CURTIS CORNER RD.



REBELS

REBELS

Existing Admin.

Future Field House

Curtis Corner Road

North



Future
Field House

4. Design & Construction Cost Projection

- PM&C, MA (Third Party Cost Estimator)
- RIDE SBA Formula Calculations
- Identify Incentives
- Total Project Budget

5. Financing Plan

- Describe Bond & Financing Information
 - \$125 M Capital Bond (Voter Approval)

6. Site Purchase Plan

- Not Applicable

7. Local Support

- Presentations
- Community Engagement
- Affirmation of select Resolutions and/or Policies
- School Committee & Town Council Approvals

8. Project Timeline

- Project Schedule
 - Detailed with Milestones
 - Approx. 30 - 36 month duration

9. Commissioning Agent & OPM Services

- Statement of Understanding
- Commitment to Procure and/or Procure
 - OPM (Owner Project Manager) selection is underway

10. Response to Comments from Stage I

- To be included in RIDE Stage II

Review Other Activities

- Geothermal Table Top Investigation
 - Report received from specialized consultant Haley & Aldrich
 - RIDE Stage III Activities (upon successful bond vote)
 - Life cycle costing & logistical planning will be critical
 - Test well & conductivity test (significant investment)

Geothermal Investigation

Rough Order-of-Magnitude (ROM) costs and Construction Cost Contingencies

ROM COSTS

	500-foot 1¼-in. Quad-Loop			
Options	1A	1B	2A	2B
No. of Boreholes	240	70	150	60
GSHE Capacity	100% GSHE Heating and Cooling		100% GSHE Cooling / Partial GSHE Heating	
Loop Fluid	Water Only	Water with 20% PP Glycol	Water Only	Water with 20% PP Glycol
GSHE Borehole and Loop Installation	\$3.4MM	\$1.1MM	\$2.2MM	\$960K
GSHE Site Work for Horizontal Piping and Manifold Vault Installation Cost	\$1.6MM	\$600K	\$940K	\$520K
ROM Range Totals	\$5MM	\$1.7MM	\$3.14MM	\$1.48MM
Approx. Cost per Borehole	\$21K	\$25K	\$21K	\$25K

\$MM = dollars in millions

\$K = dollars in thousands

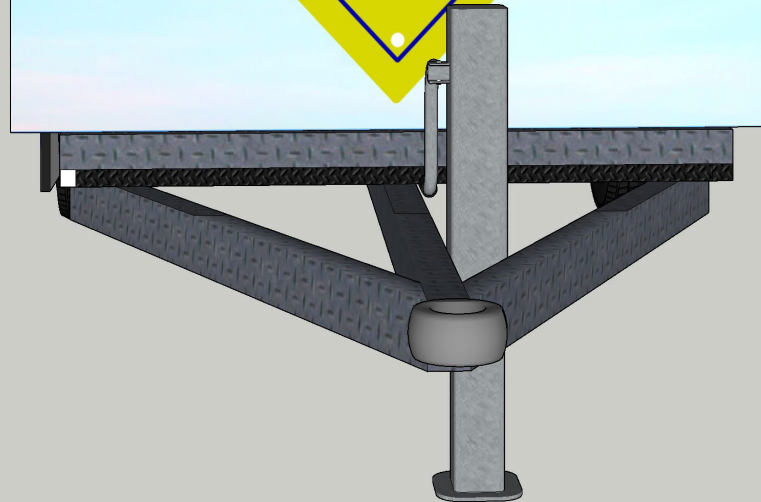
Review Other Activities

- SK 300th Parade

SOUTH KINGSTOWN

Proposed School
Building Project

**BRIGHT
FUTURE
AHEAD**





Proposed New
**SOUTH KINGSTOWN
HIGH SCHOOL**

GET INFORMED

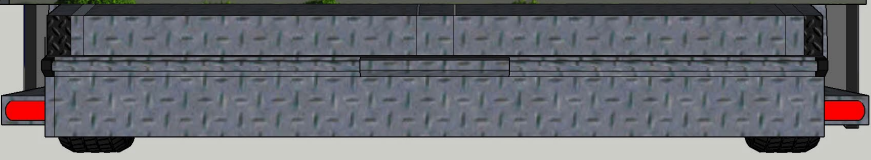
southkingstownri.com/sbc



Proposed New
**SOUTH KINGSTOWN
HIGH SCHOOL** GET INFORMED
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FUTURE
HOME OF THE
Rebels

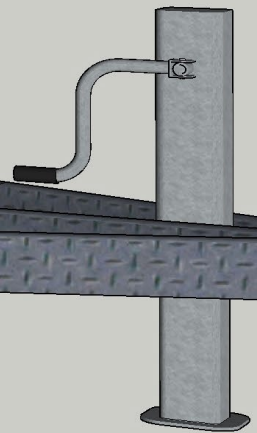




SOUTH KINGSTOWN
Proposed School
Building Project

**BRIGHT
FUTURE
AHEAD**

Proposed New
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HIGH SCHOOL** **GET INFORMED**
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Schedule & Next Steps

RIDE Stage II is due Sept. 15th 2023

Anticipate submitting June / July 2023

Recommendations from School Building Committee

School Committee Approval

Town Council Approval