HB
353

COMMITTEE REPORT

HOUSE

(7) FURTHER: FINANCE

2/15/84 Date: February 29, 1984

The Committee on HEALTH, EDUCATION AND SOCIAL SERVICES has had SSHB 353

"An Act making special appropriations to the Department of Education and for payments as grants for rural school design and construction; and providing for an effective date."

under consideration and recommends:

[ ] do pass [ ] do not pass

[ ] do pass with attached amendments(s)

[ ] replace with CS for ______ [ ] same title [ ] new title

and recommends ______

[ ] AND attaches a "Letter of Intent" [ ] New Fiscal Note [ ] Zero Fiscal Note Attached

[ ] reports it back without recommendation

[ ] referred to the ______ Committee

MEMBERS SIGNING **DO PASS**

Mae Tischer

[illegible]

[illegible]

[illegible] Pettinger

MEMBERS HAVING **OTHER RECOMMENDATIONS:**

[illegible] NO REC

Mae Tischer

CHAIRMAN

BRISTOL BAY BOROUGH
CAPITAL PROJECTS AND
LEGISLATIVE CONCERNS
FOR FISCAL YEAR 1985

SUBMITTED TO THE

STATE OF ALASKA

JANUARY 1984

Bristol Bay Borough
BOX 189 • NAKNEK, ALASKA 99633

JIM D. CLARK
MAYOR

TELEPHONE
(907) 246-4224

December 20, 1983

Dear Legislators and State Agencies:

The Bristol Bay Borough is pleased to submit our capital project needs for your review and consideration.

The Borough takes a great deal of pride in this submission as it represents the efforts of all of our commissions, as well as input from the communities within the Borough.

As in the past, the established priorities are based on need as determined by the public and the governing body.

Each project is extensively evaluated to take into consideration operation and maintenance costs, compared to our short as well as long term financial capabilities.

We spend the funds we receive in the manner we indicate and in the time frame allocated.

You can be assured, funds allocated to the Bristol Bay Borough will be wisely and prudently spend, not only for our Borough but for our region and the State of Alaska.

Sincerely,

Jim D. Clark

Jim D. Clark
Mayor

BRISTOL BAY BOROUGH

CAPITAL PROJECTS AND

LEGISLATIVE CONCERNS

FOR FISCAL YEAR 1985

****

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BRISTOL BAY BOROUGH

LEGISLATIVE GRANT REQUEST

FISCAL YEAR 1985

PRIORITY LIST

PRIORITY			
1	PHASE II DOCK IMPROVEMENTS		$ 750,000
2	SCHOOL IMPROVEMENTS		5,193,000
3	PHASE II SOLID WASTE PROGRAM		500,000
4	EMERGENCY POWER GENERATOR		200,000
5	COMMUNITY CENTER AND WATER SAFETY FACILITY - FEASIBILITY STUDY		100,000
6	PUBLIC FACILITIES:		
	Itinerant Park	$150,000	
	King Salmon Boat Ramp	100,000	
	South Naknek Boat Ramp	200,000	
	TOTAL PUBLIC FACILITIES		450,000
7	EMERGENCY WARNING SYSTEM		25,000
TOTAL LEGISLATIVE APPROPRIATION REQUEST			$ 7,218,000

Bristol Bay Borough
BOX 189 • NAKNEK, ALASKA 99633

JIM D. CLARK
MAYOR

TELEPHONE
(907) 246-4224

RESOLUTION NO. 83-27

A RESOLUTION ESTABLISHING THE BOROUGH'S LEGISLATIVE DOCKET FOR FY 85.

THE BOROUGH OF BRISTOL BAY HEREBY RESOLVES:

WHEREAS, important items which affect the lives of citizens in Bristol Bay Borough are introduced and debated each year in the legislature, and

WHEREAS, the Borough's limited tax base makes it necessary to get assistance from the State of Alaska for the provision of basic governmental services.

NOW THEREFORE BE IT RESOLVED, that the Borough Assembly adopts the attached Legislative Docket as representing the needs and concerns of the citizens of Bristol Bay Borough.

Passed this 19th day of December, 1983.

Jim D. Clark
Mayor

ATTEST:

Betty L. Thompson
Borough Clerk

EMPLOYMENT

The Bristol Bay Borough uses a combination of contractor services and force account work.

All of our contract services with the exception on engineering was performed by local contractors utilizing local labor. All of the force account work was performed by local people.

In the past two construction seasons, the Borough has expended in excess of two million dollars in capital projects utilizing a combination of grant, legislative appropriations and local funds. Since all of the employees involved in these construction projects were local residents, the economic benefits were shared throughout the communities of the Borough and provided employment opportunities for many residents which previously were not afforded the opportunities of employment in the locations in which they live.

1

PHASE II - DOCK IMPROVEMENTS

PUBLIC DOCK FACILITY

INTRODUCTION

The public dock facility has been designated as a four stage project. Construction of the primary facility, excavation of approximately 120,000 cubic yards of material adjacent to the dock, construction of primary facilities and finally, utilities and support facilities.

Preliminary statistics from our first year's operation, which are included in this report, indicate a tremendous success.

To further enhance the future capabilities of the dock facility, the Borough currently has an economic feasibility study in the process which will assist us in the determination of future private sector development in areas adjacent to our dock.

Finally, if our first year's operation is any indication of future year's, it would appear this facility will be self-supporting in the aspect that revenues derived from the operation will support the operation and maintenance costs and will not add to the tax burden of the residents or cause potential future requests of the legislature for operational funds.

PHASE III FISCAL YEAR 1985 REQUEST

The funds requested for fiscal year 1985 entails the construction of a river retainment wall and a large utility building.

UTILITY BUILDING

This building will be a 100' x 120' multi-purpose structure that will be used on a year-round basis.

In the summer operational season the building will be used as a freight storage and operations facility. During the winter months it will be used as an equipment storage and maintenance facility and will also house the Borough Department of Public Works.

By utilizing this facility on a multi-purpose year-round basis, we will be afforded the opportunity to have year-round security, provide a location for equipment storage and repair and provide an operational base for our Department of Public Works.

From the utilization standpoint, there will be no period of the year this building will be sitting idle.

RETAINMENT WALL

This bulkhead or retainment wall will be constructed on the river bank for three purposes. It will allow us to reclaim and use additional land to be included as part of the dock staging area, prevent erosion and provide an area for the mooring of fishing vessels and small pleasure crafts.

The retainment wall is extremely important from the erosion control aspect since erosion of soil along our rivers can create environmental problems for migrating salmon, which are the economic mainstay of our region.

CONCLUSION

Utilizing local, state and federal funds the Borough has constructed a public dock facility since 1981.

We began construction of the base facility in early 1982. Since that time, with the assistance of a legislative appropriation we were able to begin the development of the staging area.

As agreed by the stipulations of a "Bid Ready" early appropriation construction bill, we removed 95% of the material in the staging area.

In addition, we were awarded funds in the general appropriation for dock development which we utilized in the installation of an industrial and fire protection well with capabilities of providing water to large vessels. We also installed our electrical system, a launching area for our fire boat and a security fence surrounding the dock area.

With additional assistance we can construct Phase III of our construction program with the assurance the project will be started and completed within the specified time limitations and be utilized in the manner for which the funds were designated.

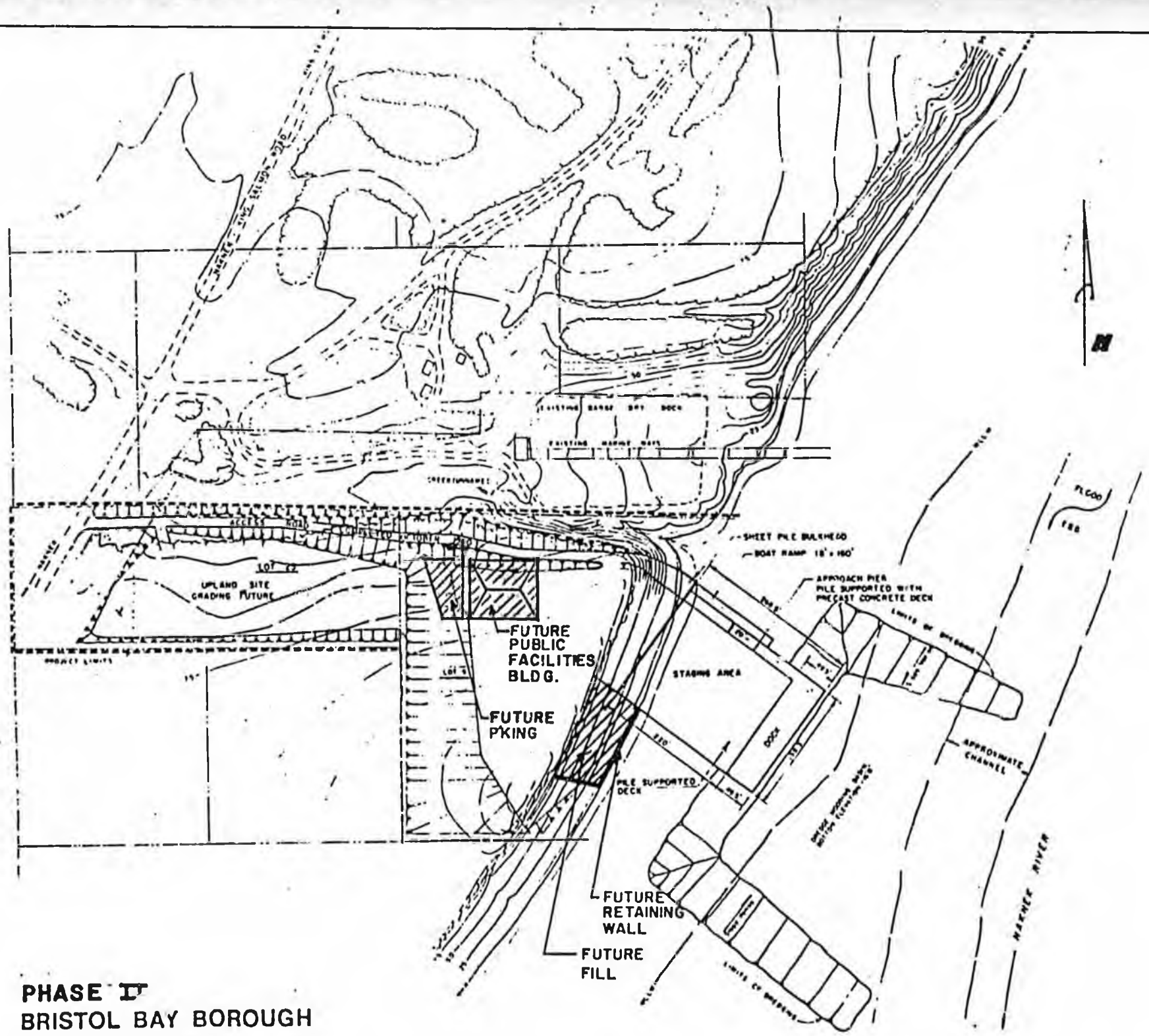


EXHIBIT A

PHASE II
BRISTOL BAY BOROUGH
PUBLIC DOCK

COST SUMMARY

UTILITY BUILDING		
120' x 100' x 22' Garco steel building		$ 85,000
Material and equipment		309,000
Excavation and landscaping		17,000
Construction labor		69,000
Administration and overhead		30,000
Shipping cost based on F.O.B. Naknek		-0-
	TOTAL	$510,000
RETAINMENT WALL		
Material and equipment		$ 52,392
Excavation and landscaping		72,600
Construction labor		78,608
Administration and overhead		24,000
Shipping cost		12,400
	TOTAL	$240,000
TOTAL LEGISLATIVE REQUEST		$750,000

COST ANALYSIS

UTILITY BUILDING

The proposed Garco Steel Building will be assembled on a heavily reinforced concrete pad, capable of withstanding the weight of large and heavy dock equipment. In addition, a floor and ceiling hoist will be installed to repair the heavy equipment. This will require specialized reinforcement within the structure.

Building Package	$ 85,000
Heavy Duty Reinforced Concrete	77,000
Urethane Foam Insulation	72,000
Building Construction	69,000
Electrical and Plumbing	35,000
Heating System	15,000
Office and Parts Storage Areas	32,000
Sewage Disposal System	6,000
Water Supply	6,000
Excavation and Landscaping	17,000
Parking Area	3,000
Fuel Tanks and Pumps	3,000
Overhead and Floor Hoists	55,000
Administration and Overhead	30,000
TOTAL	$510,000

COST ANALYSIS - Continued

RETAINMENT WALL

49 Timber piles @ $222.00 per unit	$ 10,878
4,608 Lineal feet of 4" x 12" pressure treated timbers	14,561
3/4' 38,000 minimum breaking strength wire rope and fittings	21,903
MC 10 x 28.5 channel steel	4,500
Trevira 1127 filter fabric	550
Excavation, settin of piles and pile trench	70,000
Landscaping	2,600
Construction labor including: Operators, capenters and laborers	78,608
Administration and overhead	24,000
Shipping costs	12,400
TOTAL	$240,000

SOURCES OF ESTIMATE:

Datum Engineers	Anchorage, Ak
Builtwell Enterprises	Naknek, Ak
Ideal Foam and Insulation	Anchorage, Ak
King, Harness & Owen	Anchorage, Ak
Kenai Supply	Anchorage, Ak
Moorcroft Construction	King Salmon, Ak
Bristol Bay Borough	Naknek, Ak

PORT OF BRISTOL BAY

SHIPPING ACTIVITIES SUMMER OF 1983

NAME OF SHIPPER	INCOMING FREIGHT (IN TONS)	OUTBOUND FREIGHT (IN TONS)
Northland Service, Inc.	672.90	81.30
Nelbro Packing Co.		3,422.00
Foss Alaska Lines	832.44	98.50
Alaska Marine	42.50	
APUTCO	954.00	88.00
LOCAL		
Gravel	27.00	283.89
Raw Fish	600.57	
Lumber		159.34
General Freight		712.88
TOTALS	3,129.41	4,845.91

In addition to the freight moving activities, we also loaded and unloaded 34 fishing vessels, provided service for loading and unloading supplies and a local boat launching firm used our boat ramp facility for the launching and haul our of fishing vessels.

BRISTOL BAY BOROUGH

PHASE II

DOCK FACILITY IMPROVEMENTS

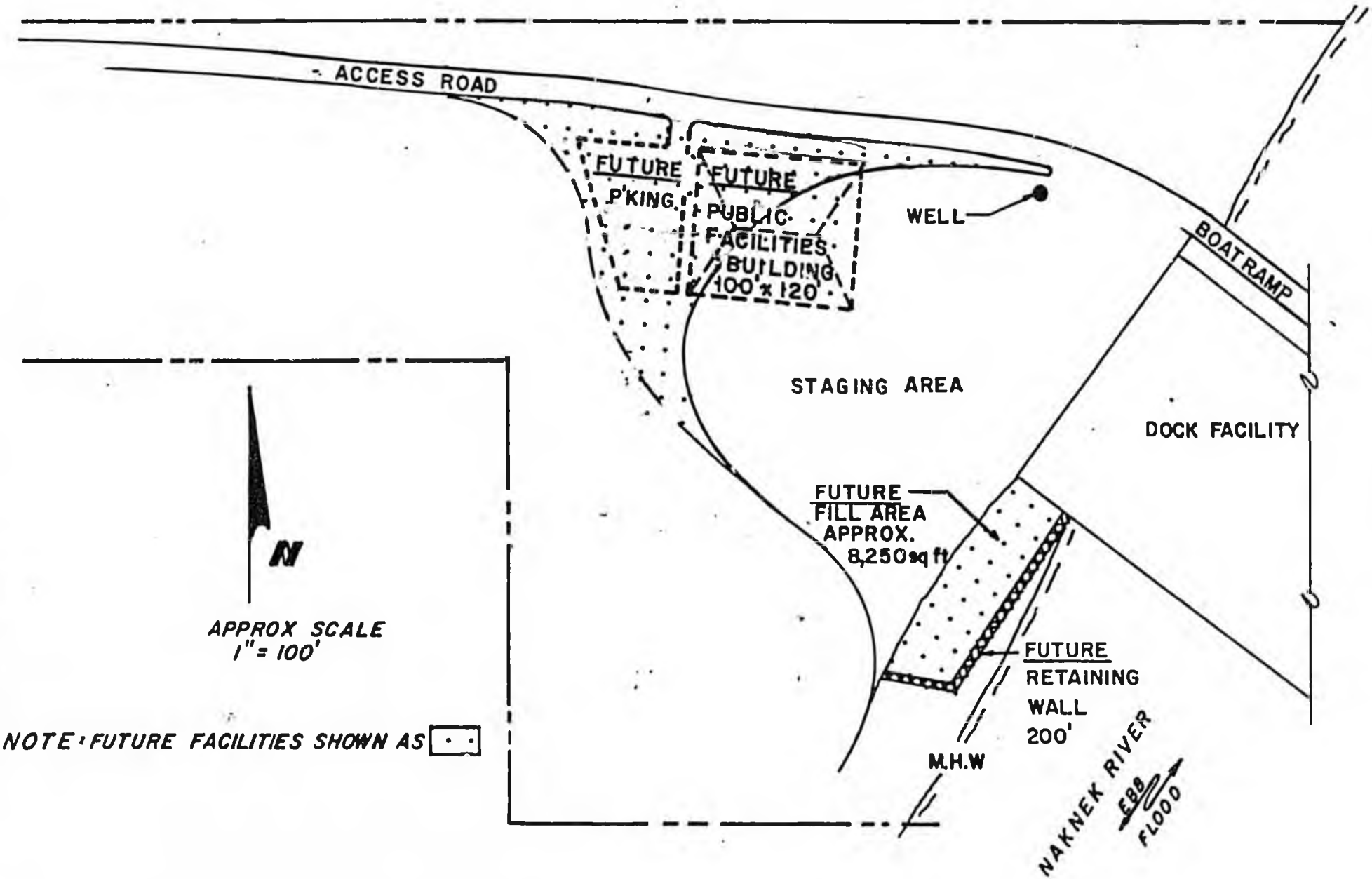


EXHIBIT B

PREPARED BY: RALPH MANCUSO & ASSOC. BOX 181, NAKNEK AK. 99633

DEC. '83

2

SCHOOL IMPROVEMENTS

SCHOOL IMPROVEMENTS

INTRODUCTION

Bristol Bay Borough High School is in need of immediate remodeling and reorganization of the school facility. Initially built in 1968 to accomodate a complete K-12 educational program, the building has since been modified to facilitate a comprehensive high school program. Throughout the modification the school has evolved from an "open-space" design to a "self-contained" classroom design. During the fifteen years since original construction, the facility needs have grown beyond the capacity of the initial structure. Therefore, the following remodeling/construction plan is jointly submitted by Bristol Bay Borough School District and Bristol Bay Borough to effectively resolve critical facility deficiencies in Bristol Bay High School.

DESCRIPTION OF NEEDS

A description of critical needs include but are not limited to the following:

1. Health and Life Safety Needs

    a. Unsanitary health conditions in locker-room areas.
    b. Home Economics area does not meet emergency codes as established by the state fire marshall's office.
    c. Inadequate storage areas force equipment storage in crowded hallways.
    d. Ventilation system does not adequately provide circulated air into academic areas.
    e. Plumbing system requires extensive repair and replacement due to increased use and severe mineral deposits in fresh water source.

2. Unhoused Students

    a. Due to increased enrollment the elementary school is one classroom short. This deficiency would be rectified with construction of additional classrooms to accommodate a 6-8 grade middle school program.
    b. Academic programs are restricted or eliminated due to lack of adequate space, e.g., computing, arts and electronics.

3. Protection of Structure

    a. Exterior walls are not adequately insulated and most interior walls are made of temporary non-sound proof and non-fire retardent material.

THE PLAN

This proposed remodeling/construction project is part of a long range facility master plan with previous capital projects funded via local bonding effort. The plan was developed to provide maximum benefit to students and residents served by the District. Significant effort has been made to provide a plan that meets educational needs while providing improved educational and community services to district residents.

This entire capital project is supported by a recently completed feasibility study and estimated expense is $5,193,000 for the total project.

COST SUMMARY

PHASED PRIORITY AND ESTIMATED EXPENSE

1. Classroom addition, Instructional media center, Locker rooms and Offices.

Area - Estimated expense: $1,777,500 plus 10% for each year delayed.

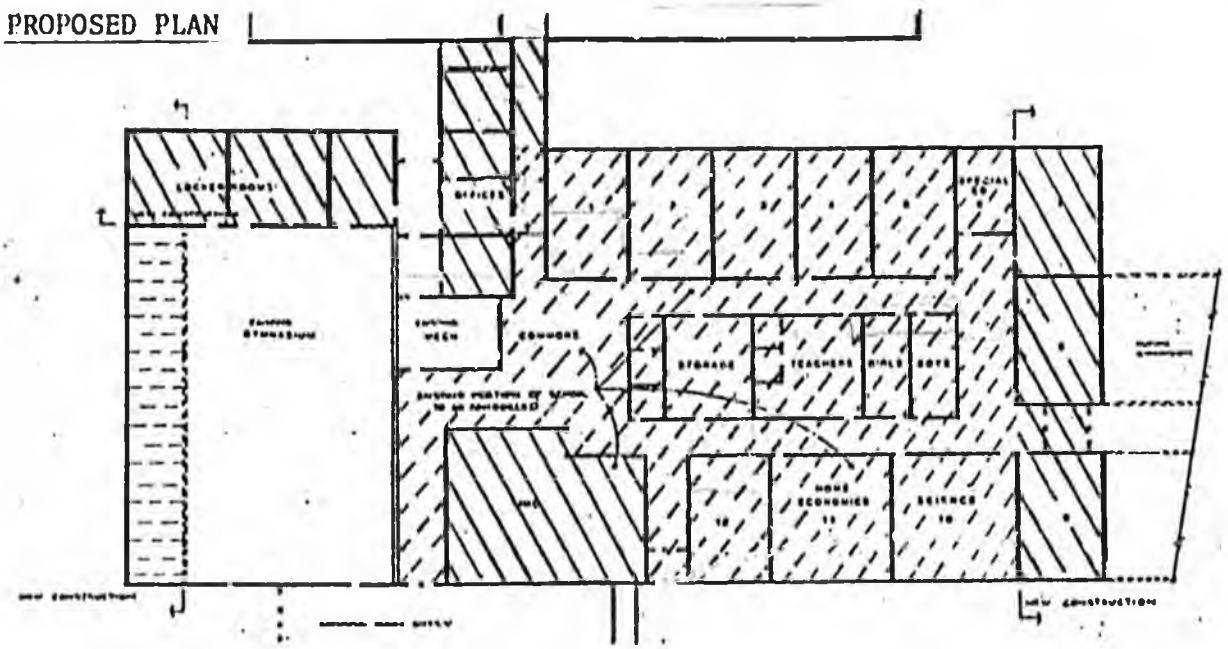
2. Remodel academic area

Area - Estimated expense: $2,875,000 plus 10% for each year delayed.

3. Gymnasium extension

Area - Estimated expense: $ 540,500 plus 10% for each year delayed.

PROPOSED PLAN



PHASE BREAKDOWN

The following capital project is proposed jointly by Bristol Bay Borough School District and Bristol Bay Borough for remodeling the high school in Naknek, Alaska. Total estimated expense for the entire project, assuming total funds are available, is $5,193,000.

Even though this proposal is submitted as a total project, the plan is illustrated in a phased approach to resolve critical facility deficiencies while keeping estimated expenses at a reasonable level.

PHASE I

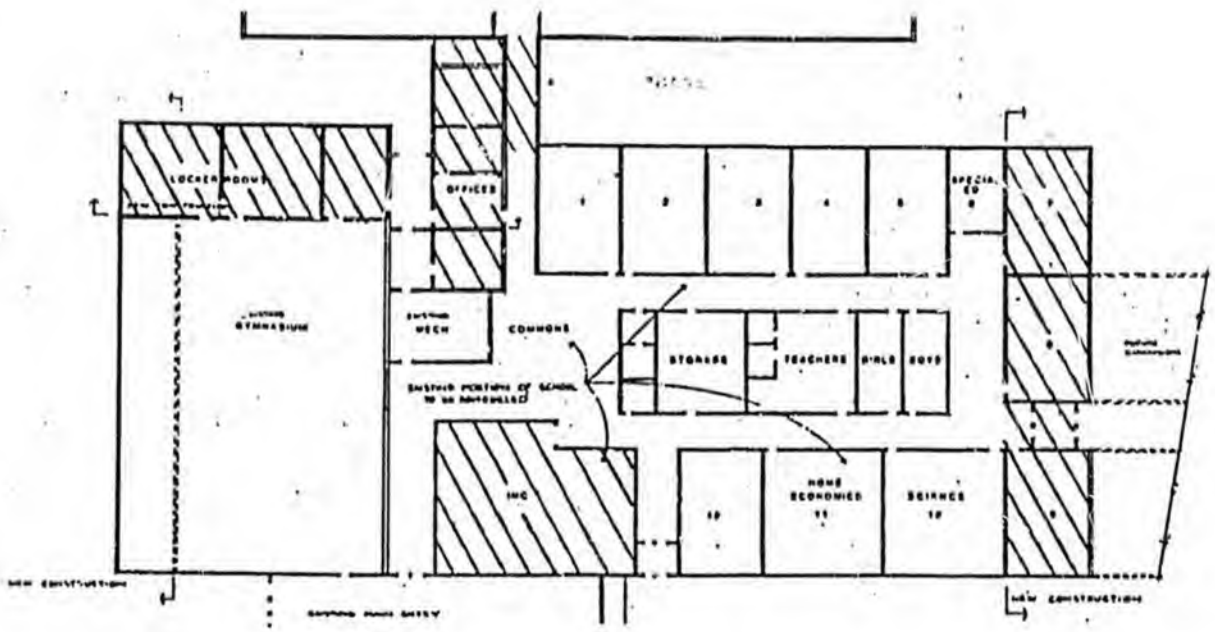
CLASSROOM ADDITION, IMC - LOCKER ROOM AREA AND OFFICES

This phase would result in the construction of three new classrooms, an Instructional Media Center (IMC), locker rooms with P.E. storage and an administrative office area. When completed this phase would: alleviate current shortage of appropriate classroom space; create an IMC that is appropriately designed for a learning and resource center; have a sanitary and efficiently maintained locker with appropriate equipment storage adjacent to the gymnasium; and an office area appropriate for district administrative functions.

All construction would include stub-outs, etc., necessary for future expansion with design and finish of each area to coincide with that proposed for the remodeled academic area.

TOTAL PHASE I ESTIMATED EXPENSE: $1,777,500

PROPOSED PLAN - PHASE I  AREA



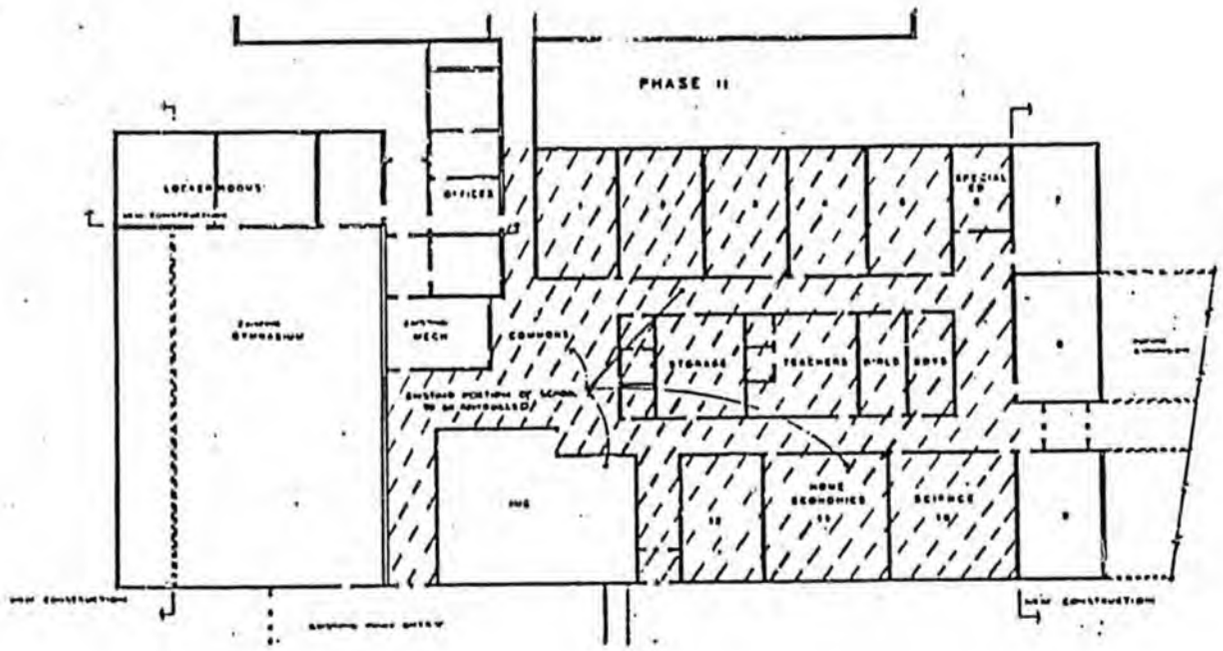
PHASE II

REMODEL ACADEMIC AREA

This phase would result in a completely remodeled academic area. When completed the remodeled area would: provide ample classroom space for a comprehensive secondary program; meet current fire and building codes; have efficient heating systems and insulation installed; and provide sufficient storage space for supplies and equipment. Completed design and finish of each area would coincide with that proposed in Phase I of this plan.

TOTAL PHASE II ESTIMATED EXPENSE: $2,875,000

PROPOSED PLAN - PHASE II ▨ AREA



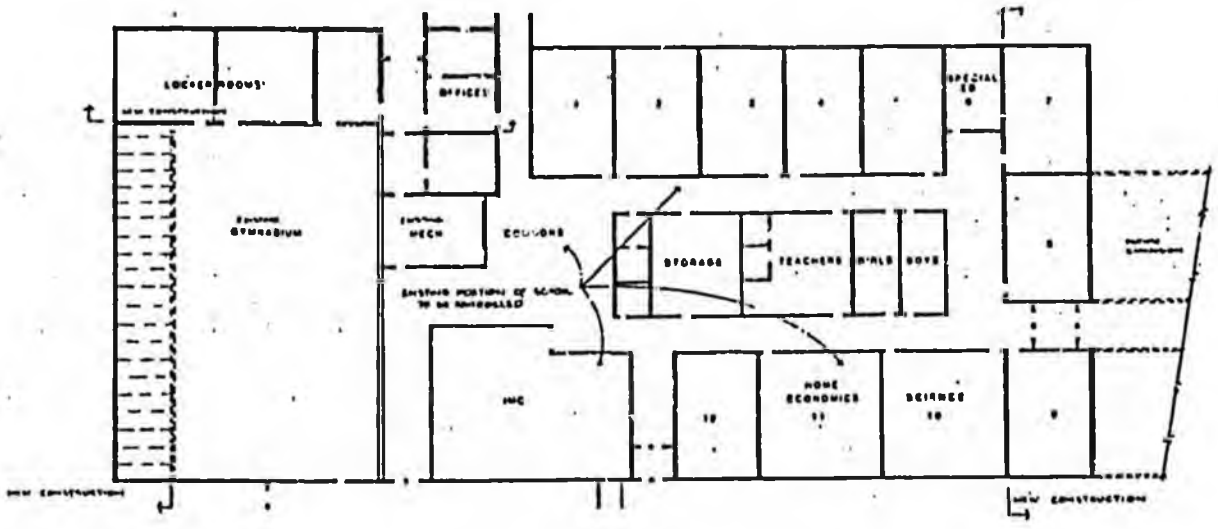
PHASE III

GYMNASIUM EXTENSION

This phase would result in construction of a sixteen foot addition to the full length of the gymnasium. The gym floor would be resurfaced and remarked and new spectator seating would be installed. This phase would also allow for more effective use of the gymnasium area with two cross-court activities occurring simultaneously. For activities requiring full floor length, the activity would be a safe distance away from the seating area allowing safe spectator movement while the activity is in progress.

TOTAL PHASE III ESTIMATED EXPENSE: $540,500

PROPOSED PLAN - PHASE III  AREA



COST ANALYSIS

PHASE I - ESTIMATED EXPENSE

Classroom addition - $150 per sq. ft. $150 x 3,000 sq. ft.	$ $450,000
Locker room & P.E. storage - $250 per sq. ft. $250 x 2,060 sq. ft.	515,000
Remodel IMC area - $150 per sq. ft. $150 x 2,400 sq. ft.	360,000
District office area - $150 per sq. ft. $150 x 1,470 sq. ft.	220,500
Engineering, architectural, work of art and administration fees - 15% of construction costs	232,000
TOTAL PHASE I EXPENSES	$1,777,500

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

PHASE II - ESTIMATED EXPENSE

Academic area remodeling - $125 per sq. ft. $125 x 20,000 sq. ft.	$2,500,000
Engineering, architectural, work of art and administrative fees - 15% of construction costs	375,000
TOTAL PHASE II EXPENSES	$2,875,000

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

PHASE III - ESTIMATED EXPENSE

Gymnasium extension - $200 per sq. ft. $200 x 1,600 sq. ft.	$ 320,000
Resurfaced - remarked floor and seating	150,000
Engineering, architectural, work of art and administrative fees - 15% of construction costs	70,000
TOTAL PHASE III EXPENSES	$ 540,500

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

TOTAL PROJECT ESTIMATED EXPENSE	$5,193,000

DISTRICT CONTRIBUTION

In an effort to expedite planning and organization of this capital project the school district can provide $200,000. These funds could be used to initiate immediate development of project specifications and start the architectural drawings and engineering plans.

COST JUSTIFICATION

Expense estimates have been confirmed with John Kumin, architect of Kumin and Associates. Estimates are also supported by a recently completed feasibility study. Therefore, it is felt that estimated expenses are reasonable and rational for the plan as proposed.

3

PHASE II SOLID WASTE PROGRAM

SOLID WASTE

INTRODUCTION

For the past two years the Borough has made a concerted effort to upgrade our solid waste facilities in both Naknek-King Salmon and South Naknek.

With the assistance of a legislative appropriation in Fiscal Year 1984, the Borough developed a solid waste plan and began implementation of that plan.

In the Naknek-King Salmon facility, we cleaned up the entire area, eliminated the dumping of solid waste into a ground water lake, established dumping times and basic regulations, drilled a well for testing and domestic use, developed an approved solid waste cell, acquired the property at the solid waste site and submitted an application for a solid waste permit, which was subsequently approved.

In South Naknek, we began developing the new solid waste site, purchased a piece of equipment to excavate and cover the solid waste on a regular basis, acquired the land for the new disposal site and cleaned up the existing site. We will also submit an application for a solid waste permit as soon as the final land acquisition papers have been processed.

In short, we have come a long way in developing a sound, safe and sanitary solid waste program.

THE PLAN

Since our solid waste program is a phased program, the previous information represents Phase I. Phase II of the program, for which we are seeking assistance, consists of additional development of both sites.

NAKNEK-KING SALMON

To fulfill the requirements indicated by the Department of Environmental Conservation, we plan to continue with our Phase II solid waste program. This will entail pumping and diking a protion of the ground water lake, the development and construction of additional solid waste disposal cells and the construction of a portable unloading ramp and used oil storage tank. We will complete the Phase I portion of the bale-compactor building, which at this stage will consist of the attendants' quarters and equipment storage area, develop and fence an area for heavy metal objects such as wrecked or abandoned automobiles and appliances and construct a bear-proof fence around the perimeter of the solid waste site.

SOUTH-NAKNEK

It is anticipated we can complete the South Naknek solid waste facility as part of the Phase II program. South Naknek Village and its industry cannot generate enough solid waste to warrant a baler-compactor unit at this time. Therefore, it is anticipated a sanitary land fill can be successfully operated for a number of years.

With this idea in mind, we plan to abandon this present location, fill and grade as necessary and relocate to the new site. Prior to the actual relocation, we will develop the new area to the Department of Environmental Conservation's standards, construct an attendant and equipment storage building, fence the perimeter of the disposal area with a bear-proof fence, construct a portable unloading ramp and drill a well.

CONCLUSION

We consider our solid waste program one of the more progressive in our region. We submitted a solid waste grant application to the Department of Environmental Conservation in early 1982, but never reached a priority high enough to receive funding in spite of the fact that our solid waste problem was just as dramatic as other communities within the State.

We did, however, proceed with our program and have expended a great deal of local funds in addition to the funds received from the legislature.

Since we have limited financial resources, it is imperative that we receive funding for this program if we are to fulfill our commitment to the Department of Environmental Conservation and provide safe and sanitary solid waste sites for the residents of the Borough.

BRISTOL BAY BOROUGH
SANITARY LAND FILL

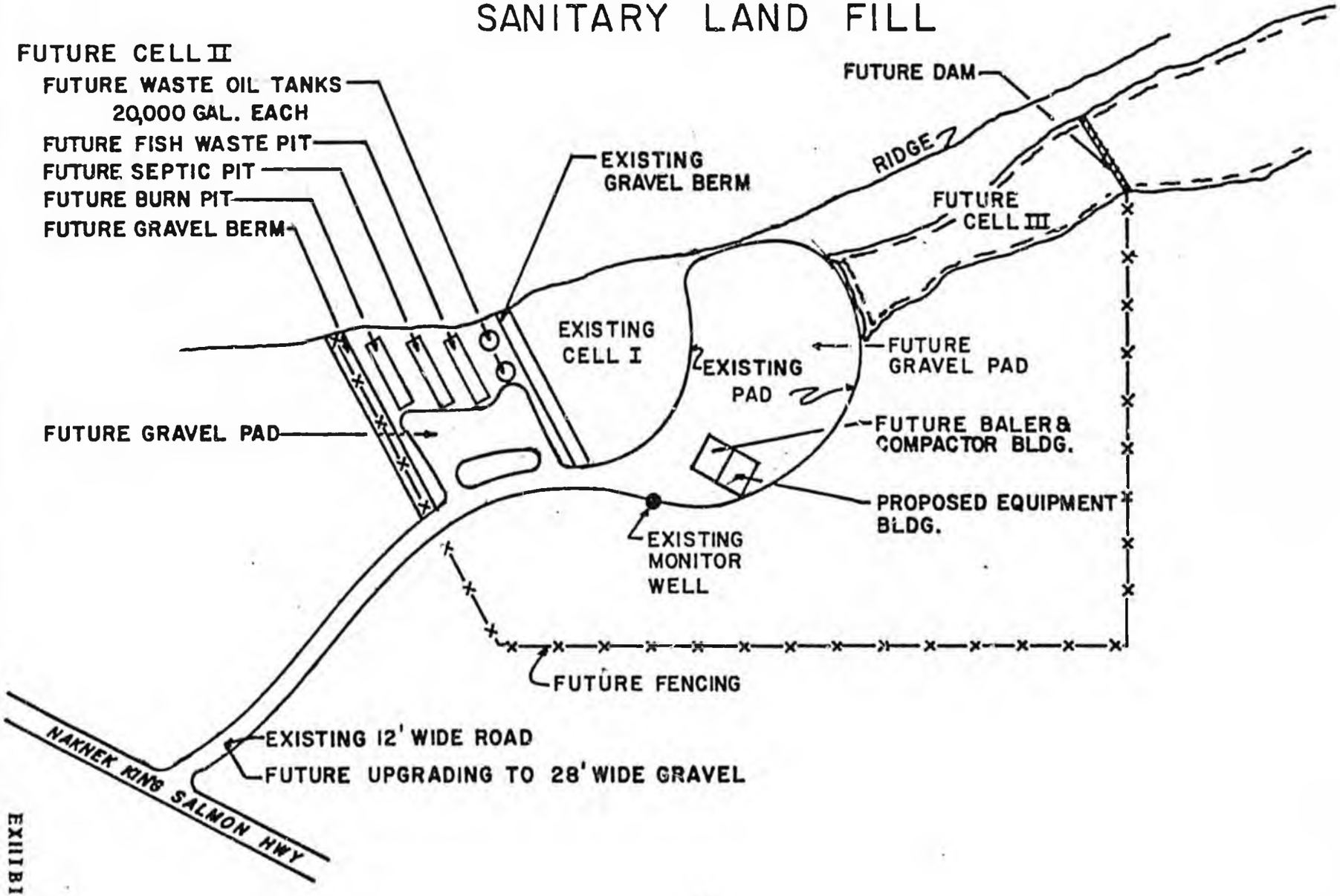


EXHIBIT C

PREPARED BY: RALPH MANCUSO & ASSOC. BOX 181, NAKNEK AK. 99633 DEC. '83

COST SUMMARY

NAKNEK LANDFILL

Concrete floor slab for utility building	$ 18,000
Retainment wall	10,000
Roads and parking aprons	25,000
Dam drain pond	65,000
Waste oil storage facility	45,000
Construction of solid waste cell	29,500
Septic discharge cell	8,000
Waste oil heating system	20,000
3 phase electrical power and poles	14,500
Bear proof fence	40,000
Construction labor	25,000
Anministration and overhead	30,000
TOTAL	$330,000

SOUTH NAKNEK LANDFILL

Construct attendant and equipment storage building	$ 12,000
Roads and parking area for new site	18,000
Retainer and bulkhead construction material	10,000
Construct solid waste cell	20,000
Abandon, drain and fill existing site	20,000
Construct septic discharge cell	8,000
Fuel storage tank	4,500
Electrical power and poles	1,500
Bear proof fence	40,000
Construction labor	20,000
Administration and overhead	16,000
TOTAL	$170,000
TOTAL LEGISLATIVE REQUEST	$500,000

COST ANALYSIS

NAKNEK LANDFILL

The total 40' x 50' heavy duty reinforced concrete floor will be constructed for both Phase II & III of the office, equipment storage facility.	$ 18,000
The bulkhead unloading ramp will consist of heavy 4" x 6" planks and beams.	10,000
The road must be constructed within the landfill area and parking or unloading areas provided.	25,000
The current dumping pond will be drained, diked and excavated to provide for landfill cells, which will require a great deal of pumping and excavation.	65,000
The waste oil storage facility will consist of a bermed area for fire prevention, two (2) 20,000 gallon storage tanks and specialized plumbing to pump the oil to the heating system.	45,000
Two (2) 80,000 square foot containment areas consisting of a fifteen foot high berm will be constructed, which will contain the solid waste disposal cells.	25,000
There will be a specialized septic discharge disposal cell.	8,000
A waste oil heating system will be installed to heat the building complex. The system will require specialized burners and boiler to utilize waste oil as a fuel source.	20,000
Three phase electrical power will be necessary to operate the entire system when it is complete.	16,000
2,000 linear feet of bear proof fence will be required to fence the perimeter of the solid waste disposal site @ $20.00 per foot.	40,000
Construction labor	25,000
Administration and overhead	33,000
TOTAL	$330,000

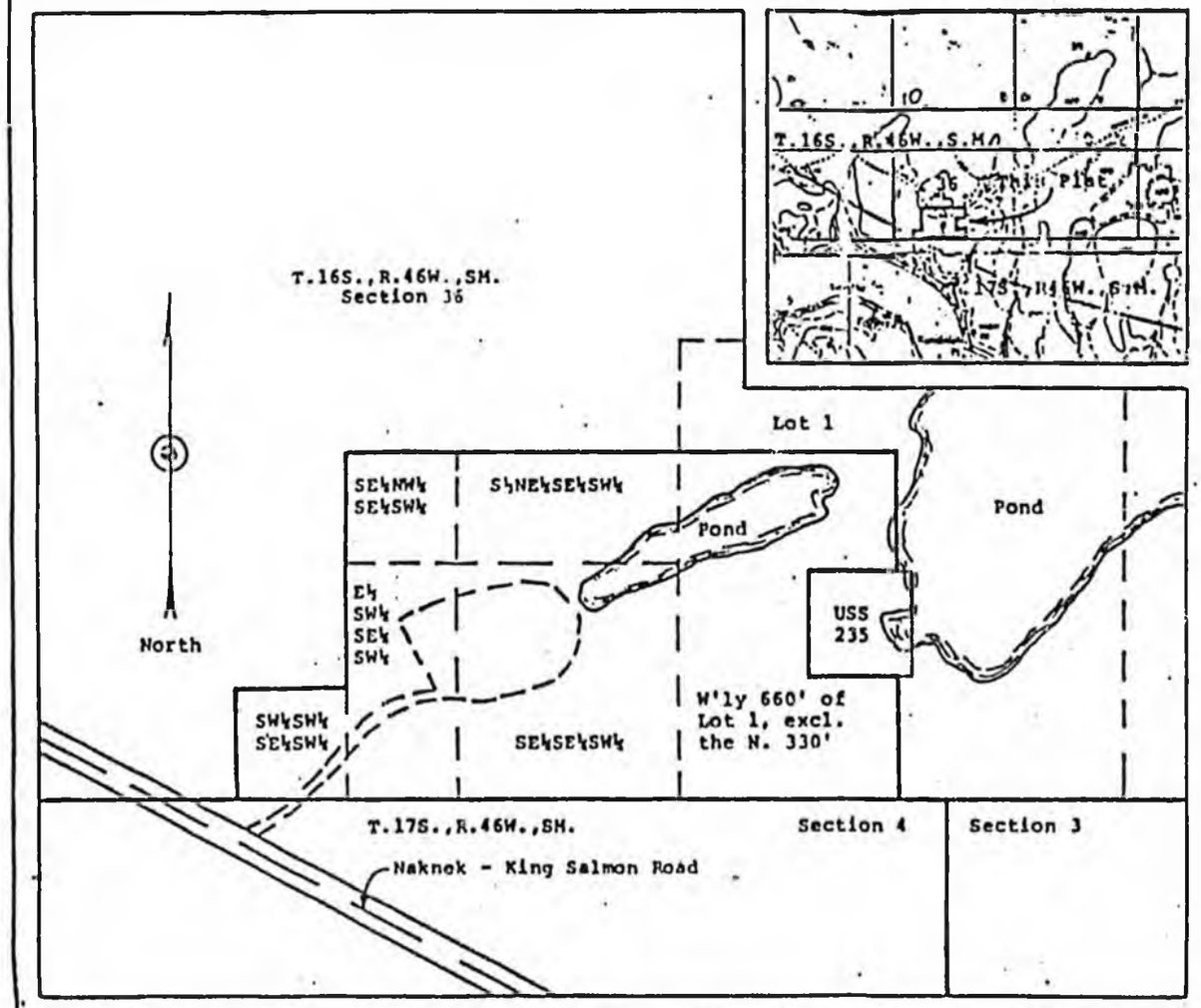
COST ANALYSIS

SOUTH NAKNEK LANDFILL

Construction of roads and unloading areas at the new location	$ 18,000
Construct attendant and equipment storage building	12,000
Portable unloading ramp similar to the Naknek facility	10,000
Construction of solid waste retainment area and disposal cells	20,000
Abandon, drain pond, fill and landscape existing area	20,000
Construct septic discharge cell	8,000
Fuel storage tank	4,500
Install electrical power supply and transmission poles	1,500
2,000 linear feet of bear proof fence	40,000
Construction labor	20,000
Administration and overhead	16,000
TOTAL	$170,000

SOURCES OF ESTIMATE:

Mt McKinley Fence Co.	Anchorage, Ak
Naknek Electric Association	Naknek, Ak
Builtwell Enterprises	Naknek, Ak
Ray Multi-Fuel	Seattle, Wa



APPENDIX A

Legal Description

Township 16 South, Range 46 West, Seward Meridian, Alaska, Surveyed.

Section 36: SW¼SW¼SE¼SW¼, SE¼SE¼SW¼, S½NE¼SE¼SW¼, E½SW¼SE¼SW¼, SE¼NW¼SE¼SW¼ and the westerly 660 feet of Lot 1 excluding the north 330 feet.

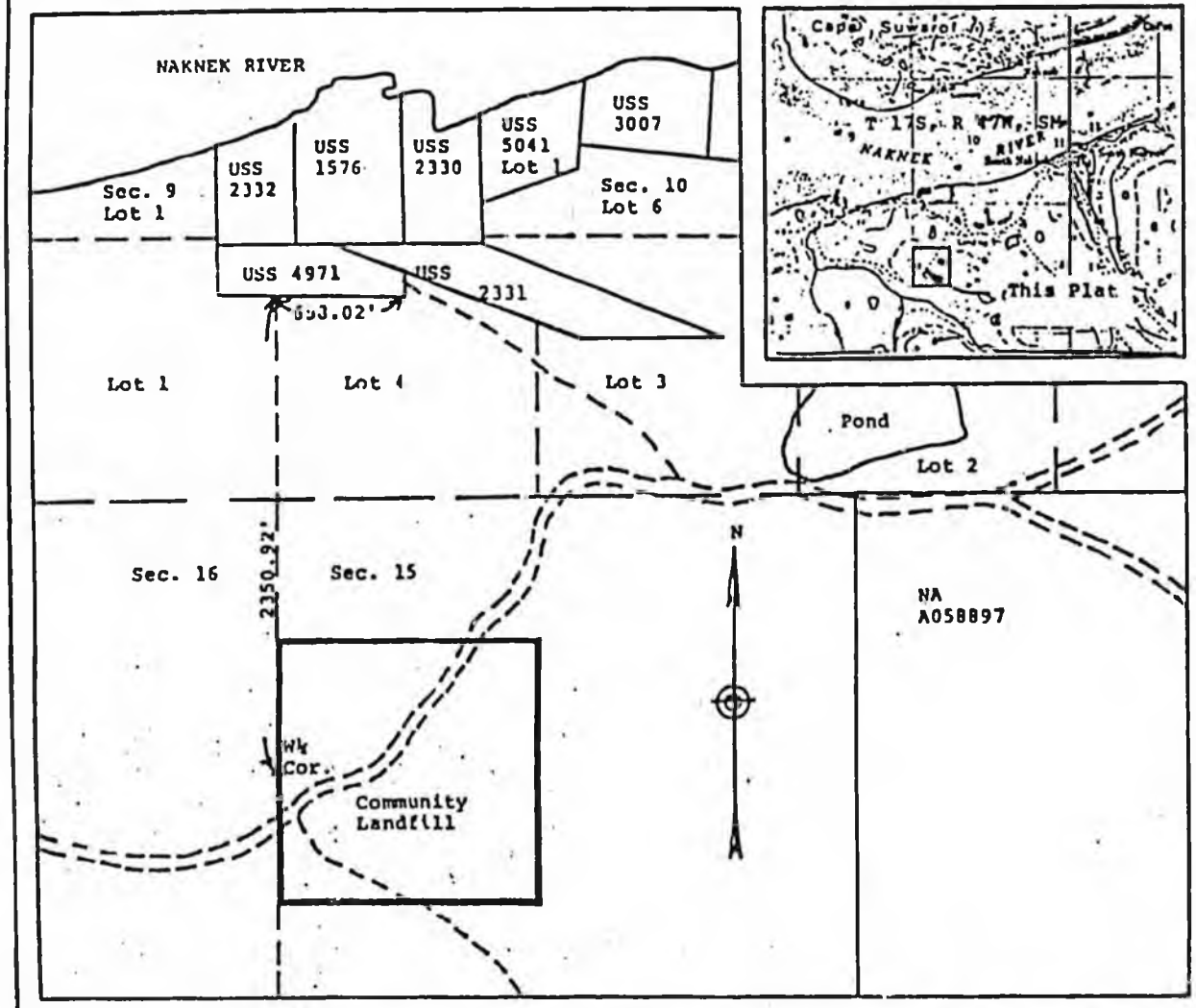
Containing 38.5 acres more or less encompassing the existing sanitary landfill and access road.

Based on Bristol Bay Borough Aerial Photo Enlargement dated 8-18-83 and BLM Township Survey accepted 5-10-61.

NAKNEK
COMMUNITY LANDFILL
State of Alaska
Department of Community and
Regional Affairs
Municipal Lands Trustee Program
ANCSA 14(c)(3)
AS 44.47.130
19 AAC 90

Date: 11/21/83 By:
Scale: 1" = 500' Chkd:
Sheet 1 of 1 File: 33-0235

EXHIBIT D



APPENDIX A

LEGAL DESCRIPTION

The surface estate of that certain real property located in Surveyed Township 17 South, Range 47 West, Seward Meridian, Alaska, being situated at the Native village of South Naknek, Alaska, more particularly described as follows:

Section 15: S½SW¼NW¼,
N½NW¼SW¼

This tract contains 40 acres, more or less.

Adjustments or exclusions may be required to conform with the boundaries of any parcels adjacent to or within the land that may be conveyed by Alaska Peninsula Corporation under the provisions of Section 14(c)(1) and (2).

Based on BLM Township Survey accepted October 13, 1982.

SOUTH NAKNEK
COMMUNITY LANDFILL
State of Alaska
Department of Community and
Regional Affairs
Municipal Lands Trustee Program
ANCSA 14(c)(3)
AS 44.47.150
19 AAC 90

Date: 10/14/83 By: [illegible]
Scale: 1" = 660' Ckd: J. Mussell
Sheet 1 of 1 File: 38-0254

EXHIBIT E

4

EMERGENCY POWER GENERATOR

EMERGENCY POWER GENERATOR

INTRODUCTION

For the past three years, the Borough has attempted to obtain a government surplus or a used electrical power generator.

After a great deal of time and expense, we found the generators available to us were either too large or small or used to the extent that a major overhaul would be necessary.

The concensus of the community is that an emergency generator is a necessity, particularly considering our remote location. In the event of a disaster or a major power outage, the communities of King Salmon, Naknek and South Naknek could suffer far more than a simple inconvenience. We have no primary electrical power source other than Naknek Electric Association and no way to relay power in the event this power source is seriously impaired or destroyed.

In addition, both the school and health clinic are heated by a waste heat system provided by Naknek Electric Association and in the event Naknek Electric is destroyed we would have no means to heat these facilities. The emergency generator could provide electric heat to both.

COST SUMMARY

EMERGENCY GENERATOR

250 KW Generator	$ 48,000
Generator building	25,000
Equipment and material	77,000
Construction labor	15,000
Engineering	15,000
Administration and overhead	20,000
TOTAL LEGISLATIVE REQUEST	$200,000

COST ANALYSIS

EMERGENCY GENERATOR

The philosophy behind the emergency generator is two-fold. By utilizing a primary source generator rather than an auxilary source we can also provide a heating source to both the school and the health clinic. The costs derived include the modification of existing system to conform to the emergency system.

250 KW primary power generator	$ 48,000
Generator building	25,000
Electrical heating system for the clinic	1,500
Switching and mechanical gear	35,000
Heat exchangers	8,000
Pump controls and sensors	10,000
Modification of school heating system to include 4" insulated pipe	14,000
Underground power lines to the school and the clinic	2,500
Electrical service modification	2,000
Electrical heating system for the school	1,500
1,000 gallon fuel storage tank	2,500
Construction labor	15,000
Engineering	15,000
Administration and overhead	20,000
TOTAL	$200,000

SOURCE OF ESTIMATES:

Dryden and LaRue Engineers Anchorage, Ak

5

COMMUNITY CENTER

AND

WATER SAFETY FACILITY

FEASIBILITY STUDY

COMMUNITY CENTER AND WATER SAFETY FACILITY

INTRODUCTION

Historically, rural communities in Alaska have had a sad lack of community facilities. In modern times when survival is not as difficult and the people do not have to work as hard just to stay alive, this lack is even more apparent.

The end result of the lack of anything to do has created severe social problems such as alcoholism, crime and severe depression.

What we can do as a local government is to provide a facility and activities as an alternative to occupy the peoples' minds, energy and time.

A Borough-wide survey conducted by the Borough Parks and Recreation Commission during the winter of 1982 indicated the number one priority among the Borough residents for recreation was an indoor recreation facility. To honor this request, the Borough requests your consideration in assisting us to develop and construct such a facility.

Two of the needs within this facility are a water safety facility and a senior citizens' center.

WATER SAFETY FACILITY

The need for a water safety facility is not a new idea in the Bristol Bay Borough as both school and community have repeatedly expressed concern regarding residents inability to swim, ignorance of boat and water safety principles and lack of appropriate leisure time activities. Several attempts have been made to establish a swimming program despite the lack of facilities. A state program utilizing a temporary "above-ground" tank was installed several years ago to help teach basic swimming and drown proofing. Unfortunately, funding is no longer available for the program. There were numerous other difficulties with the outdoor tank and it was finally abandoned due to inefficiencies, leaving only a greater awareness of the need for water safety training.

While interest in the construction of swimming pools is being expressed throughout the state, certain regions can identify a much greater need than others. Such is true in the Bristol Bay Borough where the prime occupation of residents is closely related to the sea. In 1980, the State Department of Health and Social Services documented deaths attributed to drowning from 1975 forward. (Source: Annerud, Nels. Deaths due to Drowning, unpublished, 1981) The report indicates an escalating number of deaths per year in fishing and fishing-related occupations. The state has averaged 100 deaths per year over a five year period. Of even greater significance, the greatest number of these deaths are reported to be in the southcentral region. Finally, most of these deaths are tied to the "ocean" or "ocean-bay".

The escalating number of deaths continue in the Bristol Bay region. According to the September 1981 edition of the Bristol Bay Times (Vol. II, No. 7), 12 persons drowned in the region last summer. Statistics such as these graphically represent the problem and obviously support the continued community pressure to initiate a water safety program. It is the community's desire to see a sound educational program which will drastically reduce the number of lives needlessly lost to the sea.

WATER SAFETY FACILITY - Continued

A second and somewhat less critical need within the Borough could also be successfully addressed with the addition of a water safety facility. Naknek, South Naknek and King Salmon offer few recreation and leisure-time activities for their residents. The geographic isolation and severe weather conditions further hamper both physical and psychological well being. It is a secondary goal of the school board to offer improved activities which not only provide an outlet for excess energies, but foster physical fitness and well being as well. The installation of a water safety facility would contribute substantially in this effort.

The decision to include a state approved water safety facility in the overall master plan was made following extensive school and community planning meetings. As an integral part of the planning process, a questionaire was circulated throughout the Borough soliciting written comments about school facilities needs. The results supported the response found in public meetings and that was the need for a swimming pool was of foremost importance. (Source: Survey and Analysis of School Facilities Needs in the Bristol Bay Borough School District - South East Regional Resource Center, Juneau, Alaska, September 1982)

SENIOR CITIZENS CENTER

The need for Senior Citizens' facilities throughout the state has increased over the years with the increase in the number of senior citizens.

It behooves us to provide services for the comfort of these valuable members of the community. We need to establish a means for these people to have the companionship of other persons in their age group. Society has the tendency to ignore our seniors and they are frequently left behind in the fast lane life style we have created for ourselves.

THE PLAN

We plan to develop a site plan based on community input to determine exactly the types of facilities to be considered.

As stated preliminary indications are that there is a need for a water safety facility and a senior citizens' center. Additionally it is indicated game and meeting rooms are high priorities along with other types of recreational facilities.

The total cost of these facilities is estimated to be approximately $4,000,000.

We plan to develop these facilities over a four or five year period of time, starting with a basic facility and adding to the facility based on need and the availability of funds.

COST SUMMARY

1. Facility & Site Development Planning

ESTIMATED COST $100,000

6

PUBLIC FACILITIES

ITINERANT PARK

KING SALMON BOAT RAMP

SOUTH NAKNEK BOAT RAMP

PUBLIC FACILITIES

INTRODUCTION

The Borough is planning three outdoor public facilities for Fiscal Year 1985. One is an itinerant and community park in Naknek and two boat ramps to be located in King Salmon and South Naknek.

NAKNEK ITINERANT AND COMMUNITY PARK

In the summer during fishing season, the Borough has a large influx of itinerant cannery workers and other fish industry oriented workers, plus tourists and other persons seeking employment.

The canneries provide housing for their seasonal employees and a limited number of tourist accomodations. However, there are a great number of individuals who do not have a place to stay.

Since the land around the village is primarily in private ownership, there is no area for these persons to so much as pitch a tent.

Each year the Borough law enforcement officers receive numerous complaints about trespassing and the airport manager must devote a great deal of his time evicting persons camped on areas adjacent to the air strip.

To compound matters there is very little wood available for fire wood. Consequently, persons stealing wood from private wood piles is not uncommon.

In addition to the problems generated by the itinerants, there are no organized picnic or outdoor recreation areas in the village in which residents can have a family or group get together.

THE PLAN - NAKNEK ITINERANT PARK

The Borough has already acquired the property to locate this facility. The plan is to build a 40' x 20' central pavillion to house six barbeque pits and picnic tables, a restroom and shower facility, two small 10' x 20' shelters, gravel pads for tent locations, foot paths, a well and sewage disposal system.

During the period it is not used as a camping facility, the local residents can use it as a community park.

BOAT RAMPS

The idea of boat ramps in King Salmon and South Naknek has been a public request for many years. The only public boat ramp in the area is in Naknek and there is a critical need for such facilities in South Naknek and King Salmon also.

King Salmon is the hub of the tourist trade in our region and many sport fishermen fish the Naknek River in this vicinity. The present boat ramp is used by commercial fishermen and they have in the past dominated the facility.

In addition to small boats that could be using the boat ramp, there also appears to be a demand for a float plane haul out area, as many of the Alaskan sportsmen fly in from other areas throughout Alaska to take advantage of the sport fishing in our area.

In South Naknek we have a different situation. Since we do not have a bridge to span the river, we are forced to transport heavy equipment and supplies across the river via scow or landing craft. This is a tricky situation since the landing craft or scow must beach on the river bank in strategic locations, based on the volume of the tide in the river.

A boat ramp and a small dock could provide a safe and adequate loading and unloading facility.

THE PLAN - KING SALMON

The Borough has obtained a long term public use lease from the Department of Transportation and Public Facilities to acquire the property where the present boat ramp is located.

Our plan is to construct a skid proof concrete launching pad, repair the existing small dock and develop a parking area.

An additional commitment to the public, utilizing this facility, is to provide a means to launch and tie up to the dock. We plan to provide attendant service to control the launching and parking procedure.

THE PLAN - SOUTH NAKNEK

We intend to construct a facility in South Naknek, similar to King Salmon.

This facility will be designed primarily for industrial use, but can also be used as a tourist facility.

The legislature appropriated $75,000 for a beach access road in Fiscal Year 1984. Our plan therefore, is to be able to provide a dock facility in concert with the access road which will provide us the necessary ramp and dock with access to it.

COST SUMMARY

ITINERANT AND COMMUNITY PARK

40' x 20' Central pavillion	$ 35,000
Restroom shower complex	50,000
(2) 10' x 20' Shelters	15,000
(15) Gravel tent pads	5,000
Foot paths	3,000
30' x 60' Parking lot	5,000
Well	15,000
Sewage disposal system	5,000
Electrical power supply	2,000
Administration and overhead	15,000
TOTAL LEGISLATIVE REQUEST	$150,000

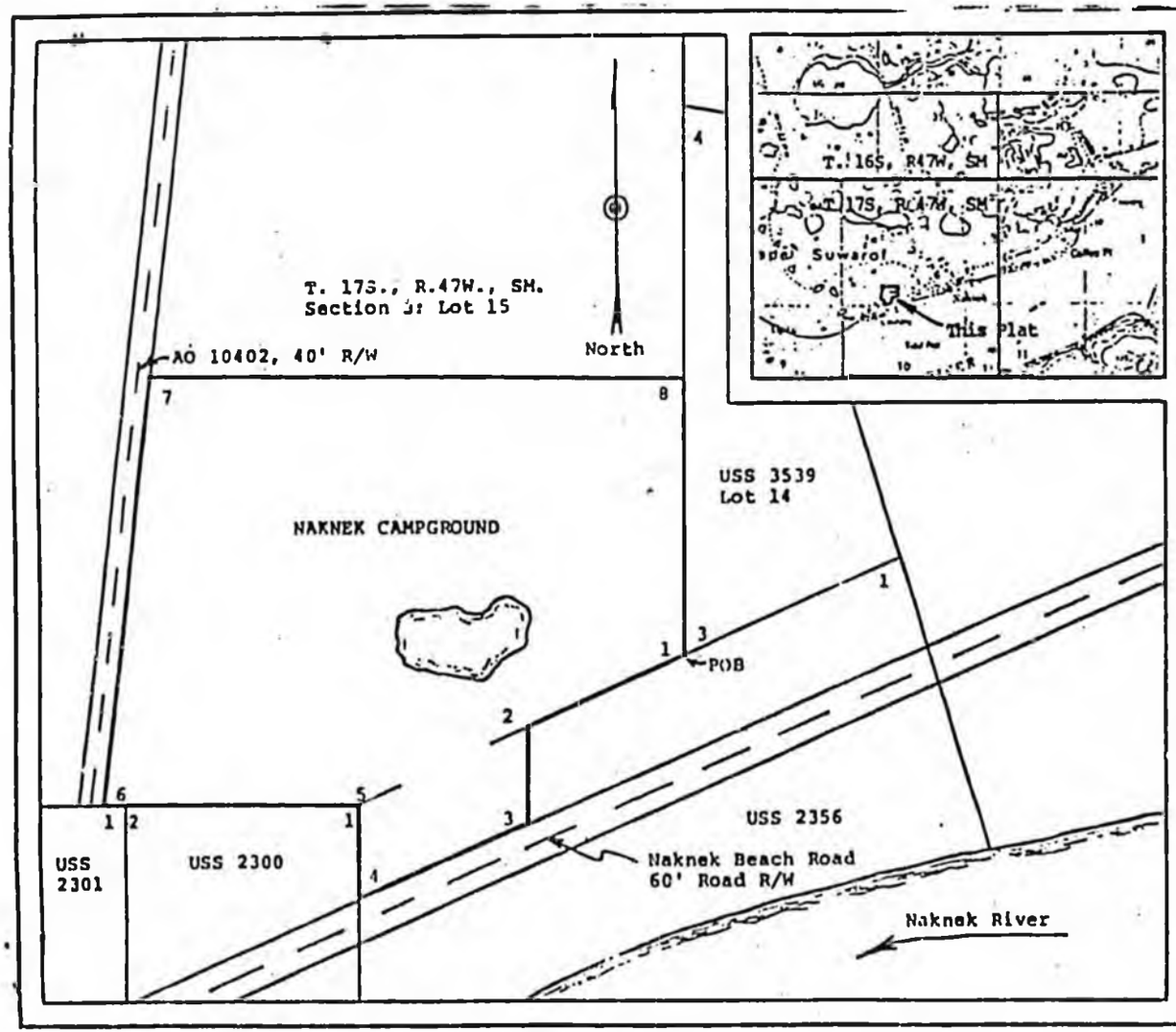
COST ANALYSIS

ITINERANT AND COMMUNITY PARK

The proposed park area consists of 14.5 acres with a small lake in the middle of the park.

Since the area is considered semi-wet tundra, it will be necessary to construct gravel pads and trails to provide a dry area to camp. This cost is reflected in the overall construction of this facility.

Pavillion: 40' x 20' with steel posts, girders and roof. Concrete footings and set on gravel pad. Six (6) tables and six (6) grills.	$ 45,000
Restroom and showers: 20' x 20' metal building with two (2) toilets and two (2) showers each side. The toilets - stainless steel with push button flush. Handrails as required for the handicapped. Small stainless sink on each side. Stainless steel mirror on each side. Overhead lighting.	50,000
Two (2) small steel shelters: 10' x 20' each on gravel pads. Two (2) tables and two (2) grills for each.	20,000
Gravel pads: Ten (10) to fifteen (15) pads, each one to be 10' x 15'. Gravel to be one inch deep.	5,000
Foot paths: Approximately 2,000 linear feet of path, 4' wide and 1' deep.	3,000
Parking lot: 30' x 60' and 18" deep	5,000
Well and sewage disposal	20,000
Electrical power to restroom for lighting and hot water and one (1) yard light.	2,000
TOTAL	$150,000



APPENDIX A

Legal Description

See Sheet 2 of 2

NAKNEK CAMPGROUND
State of Alaska
Department of Community and
Regional Affairs
Municipal Lands Trustee Program
ANCSA 14(c)(3)
AS 44.47.150
19 AAC 90

Date: 11/18/83	By: [illegible]
Scale: 1" = 200'	Ckd: [illegible]
Sheet 1 of 2	File: [illegible]

EXHIBIT F

COST SUMMARY

KING SALMON BOAT RAMP

Precast concrete pads	$ 17,000
Site preparation	12,500
400 cubic yards gravel	7,000
Landscaping	8,000
Construction labor	10,000
Freight	14,000
Dock renovation	21,500
Administration and overhead	10,000
TOTAL LEGISLATIVE REQUEST	$100,000

COST ANALYSIS

KING SALMON BOAT RAMP

48' x 40' of precast concrete pads	$ 17,000
Site preparation	12,500
400 cubic yards pit run gravel	7,000
Landscaping	8,000
Construction labor	10,000
Freight	14,000
TOTAL	$ 68,500

DOCK RENOVATION

It will be necessary to re-align piling and replace some planking.

Excavation	1,500
Material	12,000
Construction labor	8,000
TOTAL	$ 21,500
Administration and overhead	10,000
TOTAL LEGISLATIVE REQUEST	$100,000

SOURCES OF ESTIMATE:

Utility Vault Co.	Auburn, Wa
Foss Alaska Lines	Seattle, Wa
Paug-Vik, Inc.	Naknek, Ak
Bristol Bay Contractors	King Salmon, Ak

COST SUMMARY

SOUTH NAKNEK BOAT RAMP

Precast concrete pads	$ 17,000
Excavation and site preparation	25,000
400 cubic yards of gravel	7,000
Access road	20,000
Landscaping	8,000
Construction labor	30,000
Freight	15,000
Dock construction	58,000
Administration and overhead	20,000
TOTAL LEGISLATIVE REQUEST	$200,000

COST ANALYSIS

SOUTH NAKNEK BOAT RAMP

To construct a boat ramp in South Naknek will require selecting a suitable location, extensive excavation and construction of the docking facility.

48' x 40' of precast concrete pads	$ 17,000
Excavation and site clearance	25,000
400 cubic yards of gravel	7,000
Construction of access road	20,000
Landscaping	8,000
Construction labor	30,000
Freight	15,000
TOTAL	$122,000
Dock Facility: 400 square feet 4" x 6" treated timbers	12,000
(8) wood pilings	2,000
Excavation	10,000
Construction labor	32,000
Freight	2,000
TOTAL	$ 58,000
Administration and overhead	20,000
TOTAL LEGISLATIVE REQUEST	$200,000

SOURCE OF ESTIMATES:

Utility Vaults Co.	Auburn, Wa
Foss Alaska Lines	Seattle, Wa
Paug-Vik, Inc.	Naknek, Ak
Bristol Bay Contractors	King Salmon, Ak

7

EMERGENCY WARNING SYSTEM

EMERGENCY WARNING SYSTEM

INTRODUCTION

Due to an expanding population and the development of new areas, the Borough's emergency warning system has become obsolete.

We currently have emergency warning systems in the three villages within the Borough. However, the effective range of these devices are less than 50% and during adverse weather conditions, the effective range may drop to 25% efficiency.

This is a serious problem particularly in the event of a national emergency or natural disaster where it may be necessary to notify the public of the danger.

To compound this problem, the only radio broadcasting station is located in Dillingham 60 miles away, and if this station was disabled, the Borough would be hard pressed to notify residents of any impending danger.

THE PLAN

The Borough recently had our alarm system evaluated by a firm who specializes in community alarm systems.

Based on this evaluation, the recommendations were to relocate two sirens, replace two sirens and install two new sirens in areas currently not covered by the existing system.

Based on the afore mentioned evaluation, we have submitted a grant application to the Federal Emergency Management Agency for a grant to provide funds for 50% of the cost. The request for this item represents the 50% matching funds.

COST SUMMARY

EMERGENCY WARNING SYSTEM

Based on the cost of two new sirens and the relocation or removal of four sirens.

Equipment		$ 28,767
Additional parts		750
Freight		750
Installation labor		15,000
	TOTAL	$ 45,267
TOTAL LEGISLATIVE REQUEST		$ 25,000

COST ANALYSIS

EMERGENCY WARNING SYSTEM

SOUTH NAKNEK

Federal STL 10B Siren (low sound frequency)	$ 5,414
RC5WB motor starter	473
Pole mounting stand	259
ARCH *S1 Radio receiver	1,225
10A6 Antenna	13

LEADER CREEK

Federal RSH 10 Siren	7,247
RC5WB Motor starter	473
Pole mounting stand	259
ARCH*S1	1,225
10A6 Antenna	13

KING SALMON CREEK

Federal RSH 10 Siren	7,247
RC5WB Motor starter	473
Pole mounting stand	259
ARCH*S1	1,225
10A6 Antenna	13

KING SALMON

ARCH*S1 Radio receiver	1,225
10A6 Antenna	13

NAKNEK

ARCH*S1	1,225
10A6 Antenna	13
TE12B Encoder	473
	$28,767
Parts and supplies	750
Freight	750
Installation labor	15,000
TOTAL	$45,267

SOURCE OF ESTIMATE:

L.N. Curtis and Sons
629 So Industrial Way
P.O. Box 24964
Seattle, Wa 98124

BRISTOL BAY BOROUGH

EXISTING & PROPOSED SIREN RANGES

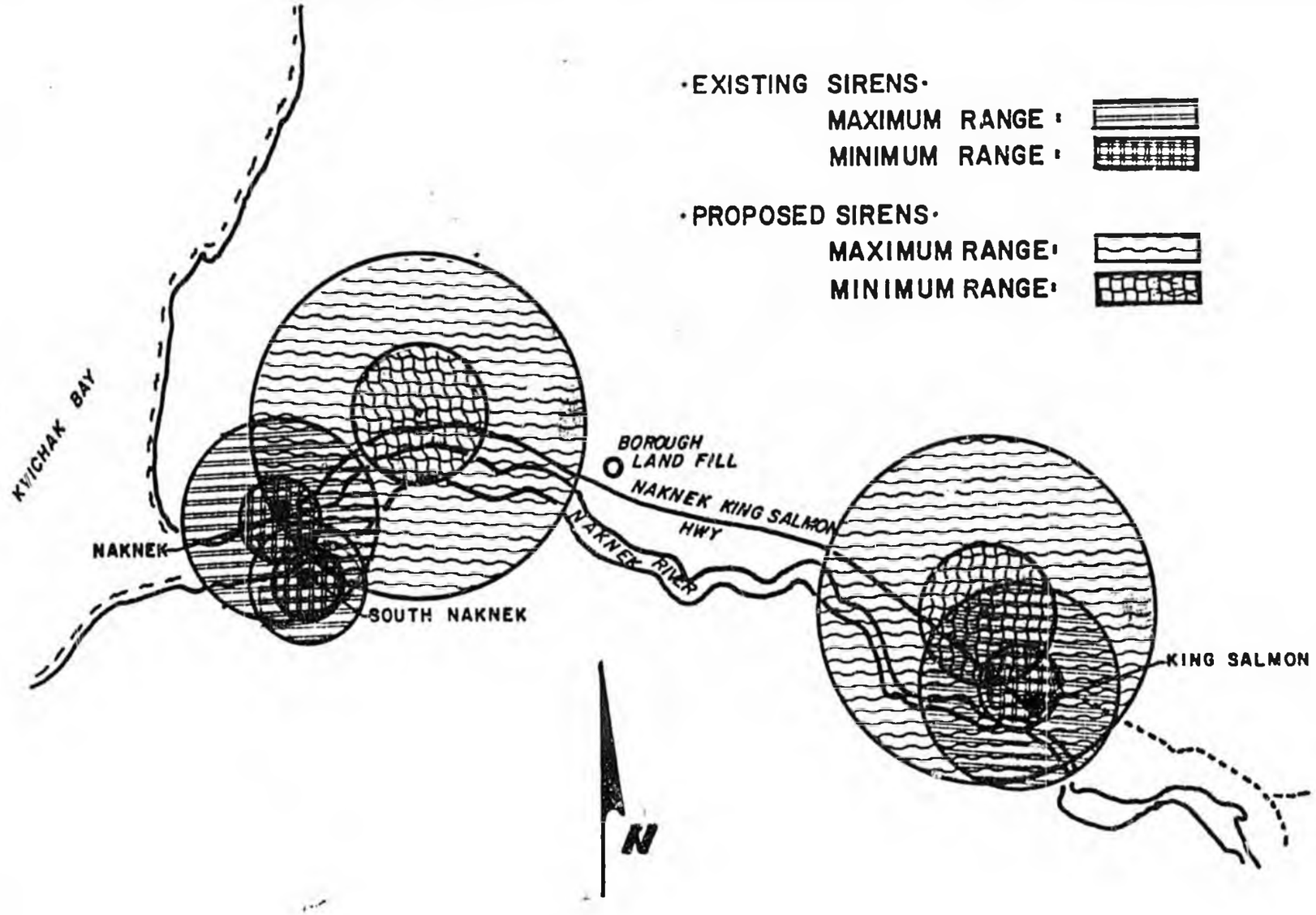


EXHIBIT G

PREPARED BY: RALPH MANCUSO & ASSOC. BOX 181, NAKNEK AK. 99633

NOV, 1983

LEGISLATIVE CONCERNS

FISCAL YEAR 1985

TRANSPORTATION

1. NAKNEK - KING SALMON HIGHWAY

Over the past several years, the Naknek - King Salmon Highway had deteriorated to the point it was almost impassable in sections. However, in the spring of 1983 the local Department of Transportation and Public Facilities upgraded the highway considerably. It is our understanding funds have been allocated for engineering to do major renovation of this highway in the near future. The Borough appreciates the efforts of the Department of Transportation and Public Facilities for their consideration and we support a timely completion of this project for the safety of our residents.

2. KING SALMON AIRPORT TAXIWAY

During the summer months during the height of the commercial fishing and tourist season the airport taxiways are congested to the point a thirty or forty minute wait is not unusual. Therefore, the Borough supports legislation for continuous airport improvements and that such improvements be designated a high priority on the Department of Transportation and Public Facilities' appropriations for capital projects list.

3. SOUTH NAKNEK RUNWAY IMPROVEMENTS

South Naknek's runway is the only year-round transportation link to the outside world and therefore a very important facility in the community. However, the runway is relatively short and has only one approach, thereby limiting its availability to only certain weather conditions. Therefore, the Borough requests the Legislature to place lengthening the existing runway and building a cross-runway as high priorties on the DOT/PFs' appropriation for capital projects.

4. NAKNEK RIVER BRIDGE

South Naknek is separated from the other two communities in the Borough by the Naknek River. This geographic barrier causes a hardship on the people on both sides of the river and a costly duplication of government services. Since South Naknek is the terrestrial link to the Alaska Peninsula, eventually if the petroleum industry is to flourish, a bridge could provide a motor link to the modern airport facilities in King Salmon. Also such a bridge would enhance the tourist industry. They could take advantage of the scenic beauties of the Alaska Peninsula. There are also a number of villages on the peninsula that could benefit from the existence of a Trans-Peninsula road.

From the standpoint of duplication of Borough services, to adequately serve the village of South Naknek, the Borough must provide and maintain expensive road maintenance equipment on both sides of the river. Also since there is not a middle or senior high school in South Naknek, students must be transported daily to and from school via aircraft. All of this duplication is extremely expensive to the taxpayers and the cost of a bridge could be amortized in a few short years.

5. PEDERSON POINT BEACH ROAD

Pederson Point is an area approximately three miles from Naknek which is populated with numerous fishing cabins and a cannery. During the summer several hundred people live around Pederson Point. However, it has no road access. Therefore, the Borough requests the Legislature place the construction of a road from Naknek to Pederson Point as a high priority on the DOT/PFs' appropriation for capital projects.

PUBLIC SAFETY

1. DISTRICT ATTORNEY

The Bristol Bay Borough has passed a resolution in support of establishing a permanent office and staff in the Bristol Bay area.

Crime, alcohol and drug related offenses have increased throughout the region and the area would be best served by a regional office of the District Attorney to prosecute crimes within this region in an expeditious manner, acceptable to the communities' needs and desires.

Therefore, the Borough supports legislative action to establish an office and position in the Bristol Bay region as well as other communities in House District 26.

2. SOCIAL WORKER

The Borough urges the Department of Health and Social Services to provide a full time social worker within the Borough to deal with social problems on a daily basis or as needed.

3. APSIN COMPUTER TERMINAL

The Borough urges the Department of Public Safety to install an APSIN computer terminal in the Borough public safety facilities to be utilized by our police department and the state troopers located within this area.

The Borough would consider sharing the operational and maintenance costs associated with this installation and its utilization.

4. ALL TERRAIN VEHICLES

The Borough urges the Department of Public Safety to implement on a state-wide basis a program developing the safe usage of ATV's. In conjunction with this, the Borough urges that these programs take into consideration the legal ramifications of their operation and safety.

EDUCATION

1. FUNDING FOR DEBT SERVICE

The Borough urges the Legislature to continue to assist municipalities in the retirement of bonds for school construction at a minimum level of 90% of the debt service amount.

2. RURAL EDUCATION

The Borough urges the state to adequately fund Rural Education programs for the Bristol Bay area to meet the communitie's needs from a stand point of trades and advanced education.

TELECOMMUNICATIONS

1. TELEVISION AND RADIO

The Borough urges the Legislature to expand the Division of Telecommunications' budget and thereby their capability to provide more television channels and radio programing to bush communities like the Borough.

NATURAL RESOURCES

1. FISHING

An important factor in the economic development and prosperity of the Borough is the diversification of its fishing industry. Many local fishermen have entered the herring fisheries to supplement their earnings from the salmon fisheries. The development of the herring fishery in Bristol Bay would help create a more stable economic base and present alternate income sources. Therefore, the Borough urges the Legislature to take every necessary step to assure a market for the Bristol Bay herring fishery.

REPRESENTATIVE
ADELHEID HERRMANN
P.O. BOX 63
NAKNEK, ALASKA 99633
(907) 246-4495

While in Juneau
POUCH V
JUNEAU, ALASKA 99811
(907) 465-4942, 465-4943

Rep. Mae Tischer

Alaska State Legislature

House of Representatives

CHAIRMAN
SPECIAL COMMITTEE
ON FISHERIES

MEMBER
TRANSPORTATION
COMMITTEE

DISTRICT 26

ADAK
AKUTAN
ALEKNAGIK
ATKA
BELKOFSKI
CLARK'S POINT
COLD BAY
DILLINGHAM
DUTCH HARBOR
EGEGIK
EKUK
EKWOK
FALSE PASS
IGIUGIG
ILIAMNA
KING COVE
KING SALMON
KOKHANOK
KOLIGANEK
LEVELOCK
MANOKOTAK
NAKNEK
NELSON LAGOON
NEWHALEN
NEW STUYAHOK
NIKOLSKI
NONDALTON
PEDRO BAY
PILOT POINT
PORT ALSWORTH
PORT HEIDEN
PORT MOLLER
PORTAGE CREEK
SAND POINT
SOUTH NAKNEK
SQUAW HARBOR
ST. GEORGE
ST. PAUL
TOGIAK
TWIN HILLS
UGASHIK
UNALASKA

MEMORANDUM

TO: Representative Mike Davis, Member
House Committee on Health, Education
and Social Services

FROM: Representative Adelheid Herrmann

DATE: March 2, 1984

SUBJECT: SSHB 353 -- Special appropriations for rural school design and construction.

Yesterday, you requested th : the Department of Education's FY 85 CIP Priority rating be provided with respect to the schools contained in the above bill. They are:

Section 1. Dillingham elementary school ($2,800,000)
DOE #98 ($2,300,000)

Section 2. Bristol Bay Consolidated High School ($1,800,000)
DOE #32 ($1,777,500)

Section 3. Unalaska Vocational Education Facility ($1,803,000)
DOE #55 (same) -- this rating was prior to the voc-ed building burning down

Section 4. Clark's Point K-12 ($4,430,000)
DOE REAA #9 ($4,500,000)

Section 5. King Cove High School ($3,200,000)
DOE #101 ($2,900,000)

Section 6. Manakotak K-12 ($3,500,000)
DOE REAA #32 ($4,500,000)

Section 7. False Pass Elementary School ($2,774,700)
DOE REAA #26 ($3,564,800)

Section 8. St George High School ($1,066,200)
DOE REAA #73 ($2,372,100)

Section 9. St. Paul High School ($4,602,256)
DOE REAA #15 ($8,082,300)

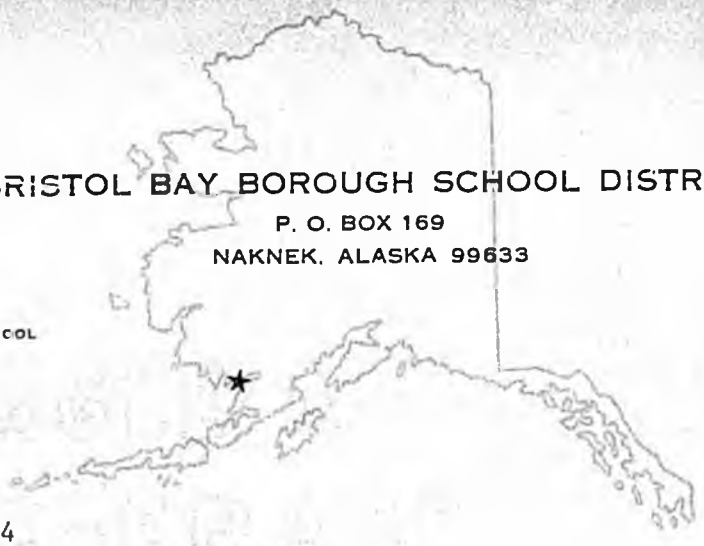
I double-checked with the Department of Education to see if they had any particular comments on the legislation that I could forward to the Committee, as the Department staff was unable to attend the hearing. I was informed that the only position that the Department takes with regard to capital projects was the formulation of the CIP priority list.

Comparing the submissions to DOE with the figures contained in my bill, you will find that the overall costs of the projects have been reduced by approximately $5,803,540. Considering the DOE prioritization process is a statewide compilation, I did not ask that these projects be reprioritized in light of the new submissions.

I am hopeful that this information is helpful to you. If you have any other comments or questions, please let me know.

AH/ml

cc: Members, House Committee on Health,
Education and Social Services



BRISTOL BAY BOROUGH SCHOOL DISTRICT
P. O. BOX 169
NAKNEK, ALASKA 99633

PHONE 246-4225 OR 4265
HIGH SCHOOL

DR. HARRY W. MASINTON
SUPERINTENDENT

February 13, 1984

The Honorable Mae Tischer
State Capitol
Pouch V
Juneau, Alaska 99811

Dear Ms. Tischer,

As you are aware, a teleconference on school capital funding is scheduled for Monday, February 20, 1984, and the Board of Education for Bristol Bay Borough School District is currently making arrangements to personally appear at the hearing.

The District is in need of $1.8 million to finance the first phase of a construction/remodeling project for Bristol Bay High School. Initially built in 1968 to accommodate a complete K-12 educational program, the school has since been modified to facilitate a comprehensive high school program. Throughout the modification the high school has evolved from an "open-space" design to a "self contained" classroom design. During the sixteen years since original construction, facility needs have grown beyond the capacity of the original structure. Therefore the District is requesting funds necessary to remedy critical building deficiencies. Identified needs that require immediate attention include: health & life safety, unhoused students, and protection of structure.

Your support for capital funding sufficient to meet these needs would be most appreciated.

I am looking forward to meeting with you and sharing my concerns at the upcoming hearing.

Thank you for your attention and support.

Best regards,

Harry W. Masinton

Harry W. Masinton, Ed. D.
Superintendent of Schools

HWM;crm

2-21-84
Notified DOE
Notified Sponsor

Introduced: 2/15/84
Referred: Health,Education &
Social Services and Finance

Rec'd 2-29-84
Rec'd back-up 2-28
duplicated 2-28
filed 2-29

Funding Information
General Fund $25,976,156
Other Funds -0-
$25,976,156

IN THE HOUSE BY HERRMANN

SPONSOR SUBSTITUTE FOR HOUSE BILL NO. 353

IN THE LEGISLATURE OF THE STATE OF ALASKA

THIRTEENTH LEGISLATURE - SECOND SESSION

A BILL

For an Act entitled: "An Act making special appropriations to the Department of Education and for payment as grants for rural school design and construction; and providing for an effective date."

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:

* Section 1. The sum of $2,800,000 is appropriated from the general fund for payment as a grant to the City of Dillingham for the design and construction of an addition to the Dillingham elementary school.

* Sec. 2. The sum of $1,800,000 is appropriated from the general fund for payment as a grant to the Bristol Bay Borough for design and construction of improvements to the Bristol Bay Consolidated High School.

* Sec. 3. The sum of $1,803,000 is appropriated from the general fund for payment as a grant to the City of Unalaska for design and construction of a vocational education facility.

* Sec. 4. The sum of $4,430,000 is appropriated from the general fund to the Department of Education for the design and construction of a new school at Clark's Point.

* Sec. 5. The sum of $3,200,000 is appropriated from the general fund for payment as a grant to the City of King Cove for the design and construction of an addition to the King Cove school.

* Sec. 6. The sum of $3,500,000 is appropriated from the general fund to the Department of Education for the design and construction of a school addition at Manakotak.

* Sec. 7. The sum of $2,774,700 is appropriated from the general fund

to the Department of Education for the design and construction of a school addition at False Pass.

* Sec. 8. The sum of $1,066,200 is appropriated from the general fund to the Department of Education for the design and construction of improvements and an addition to the school at St. George.

* Sec. 9. The sum of $4,602,256 is appropriated from the general fund to the Department of Education for the design and construction of improvements and an addition to the school at St. Paul.

* Sec. 10. The appropriations made by secs. 1 - 3 and 5 of this Act shall be disbursed in accordance with AS 37.05.315.

* Sec. 11. The appropriations made by secs. 4 and 6 - 9 of this Act are for capital projects and are subject to AS 37.25.020.

* Sec. 12. This Act takes effect July 1, 1984.

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(907) 246-4495

While In Juneau
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Alaska State Legislature

House of Representatives

CHAIRMAN
SPECIAL COMMITTEE
ON FISHERIES

MEMBER
TRANSPORTATION
COMMITTEE

DISTRICT 26

ADAK
AKUTAN
ALEKNAGIK
ATKA
BELKOFSKI
CLARK'S POINT
COLD BAY
DILLINGHAM
DUTCH HARBOR
EGEGIK
EKUK
EKWOK
FALSE PASS
IGIUGIG
ILIAMNA
KING COVE
KING SALMON
KOKHANOK
KOLIGANEK
LEVELOCK
MANOKOTAK
NAKNEK
NELSON LAGOON
NEWHALEN
NEW STUYAHOK
NIKOLSKI
NONDALTON
PEDRO BAY
PILOT POINT
PORT ALSWORTH
PORT HEIDEN
PORT MOLLER
PORTAGE CREEK
SAND POINT
SOUTH NAKNEK
SQUAW HARBOR
ST. GEORGE
ST. PAUL
TOGIAK
TWIN HILLS
UGASHIK
UNALASKA

February 29, 1984

TO: Representative Mae Tischer, Chair
Members, House Committee on Health,
Education and Social Services

FROM: Representative Adelheid Herrmann

RE: SSHB 353 -- special appropriations for rural school design and construction

It has been called to our attention that several of the references in the bill do not clearly identify which level of school will be modified, improved, etc. The following reference may be helpful to you when reviewing the bill.

Section 1. Dillingham Elementary School.

Section 2. Bristol Bay Consolidated High School.

Section 3. Unalaska vocational education facility: Middle and High Schools

Section 4. Clark's Point: K-12.

Section 5. King Cove High School.

Section 6. Manakotak: K-12.

Section 7. False Pass: Elementary School.
Need to amend language to refelct relocation in lieu of "addition"

Section 8. St. George: High School.

Section 9. St. Paul: High School.

AH/jr

PLEASE NOTE: THE FOLLOWING PAGES WERE TREATED AS A UNIT IN THE ORIGINAL DOCUMENT

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TWIN HILLS
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UNALASKA

Koponen
HB 353

MEMORANDUM

TO: Representative Mae Tischer, Chair
and Members, House Committee on
Health, Education and Social Services

FROM: Representative Adelheid Herrmann

DATE: February 27, 1984

SUBJECT: HB 353/SSHB 353 - An Act making special appropriations to the Department of Education and for payments as grants for rural school design and construction; and providing for an effective date.

I am attaching some information for your review which I hope will be of assistance while you consider the above legislation. The following material is enclosed:

1. The school/school district name and superintendent who will be testifying on the project.

2. A quick reference of community-school/school district-project and requested appropriation.

3. A section-by-section comparison of HB 353 and SSHB 353 which provides a brief explanation of the project.

4. Background information submitted to me by the schools/school districts on behalf of their requested proposals.

If you have any questions on the enclosed information, please let me know and I will get back to you.

AH/ml
Enclosures

REPRESENTATIVE
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UNALASKA

MEMORANDUM

TO: Representative Mae Tischer, Chair
and Members, House Committee on
Health, Education and Social Services

FROM: Representative Adelheid Herrmann

DATE: February 27, 1984

SUBJECT: SSHB 353 - Special Appropriations to the Department of Education and for payment as grants for rural school design and construction; and providing for an effective date.

On Wednesday, February 29th, the House HESS committee will be sponsoring, at my request, a teleconference on this bill. The following are expected to testify at this time:

Aleutian Region School District -- Dick Bowers, Superintendent

Bristol Bay Borough Schools -- Harry Masinton, Superintendent

Dillingham City Schools -- LeRoy Owens, Superintendent

King Cove City Schools -- Ben Kirker, Superintendent

Pribilof School District -- Leland Dishman, Superintendent

Southwest Region Schools -- Peter Flisock, Superintendent

Unalaska City Schools -- Bob Denny, Superintendent

These individuals, and some School Board Members, will be available to answer any questions that you may have on their respective requests. I am enclosing some background material on their proposed projects for your reference. If you have any particular concerns that you would like for me to answer, please let me know.

Thank you for your attention to this request.

AH/ml
Enclosures

REPRESENTATIVE ADELHEID HERRMANN

SSHB 353 -- Special Appropriations to the Department of Education and for payment as grants for rural school design and construction; and providing for an effective date.

The following is a brief outline by Section of the community listed and the responsible entity charged with jurisdiction of school modifications.

Section 1. Dillingham -- Dillingham City Schools -- elementary school addition: $2,800,000.

Section 2. Naknek -- Bristol Bay Borough -- Bristol Bay Consolidated High School improvements: $1,800,000.

Section 3. Unalaska -- Unalaska City Schools -- vocational-education facility: $1,803,000.

Section 4. Clark's Point -- Southwest Region Schools -- new school for Clark's Point: $4,430,000.

Section 5. King Cove -- King Cove City Schools -- school addition: $3,200,000.

Section 6. Manakotak -- Southwest Region Schools -- school addition for Manakotak: $3,500,000.

Section 7. False Pass -- Aleutian Region School District -- school addition for False Pass (Tobeluk Decree): 2,774,700.

Section 8. St. George -- Pribilof Islands School District -- school addition for St. George: $1,066,200

Section 9. St. Paul -- Pribilof Islands School District -- school improvements/addition at St. Paul: $4,602,256.

Section 10. Appropriations for municipalities.

Section 11. Appropriations for unincorporated communities.

Section 12. Effective date.

JR/s

REPRESENTATIVE ADELHEID HERRMANN
HB 353/SSHB 353

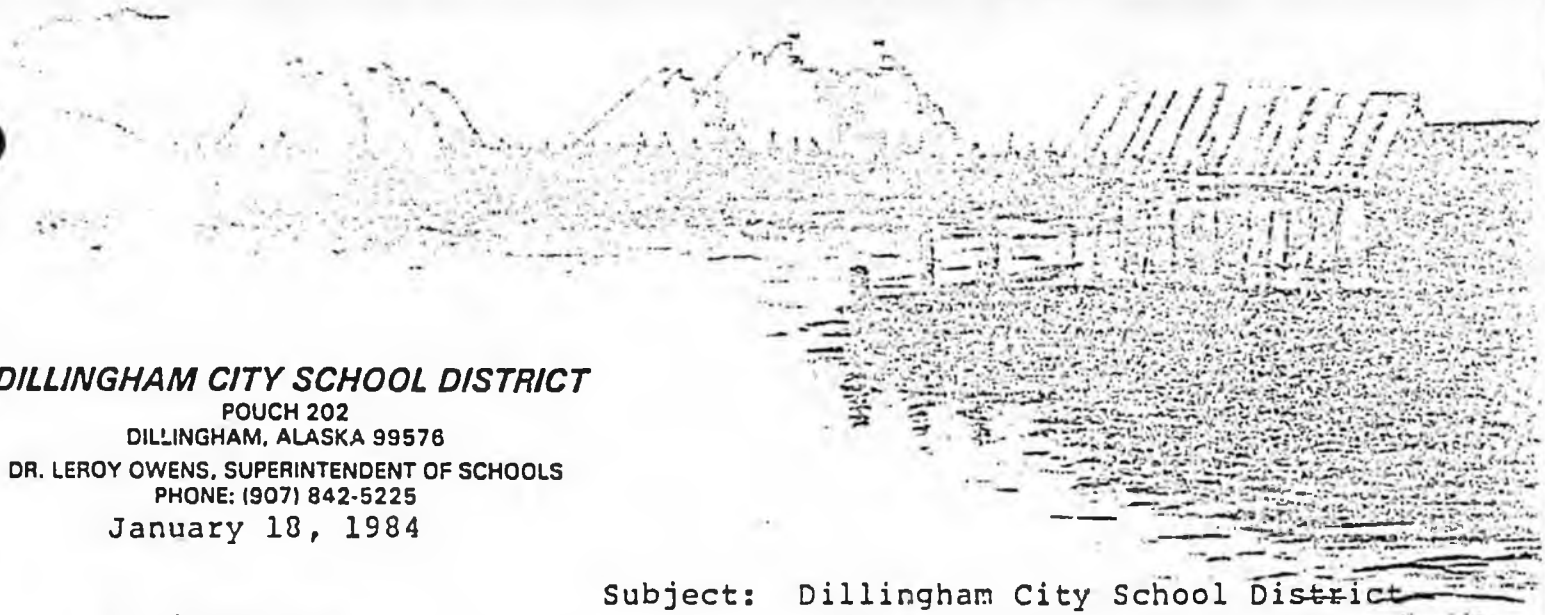
SECTION	PROJECT	HB 353	SSHB 353	RATIONALE
1	Dillingham elementary school addition	$ 6,000,000	$ 2,800,000	SSHB 353 deleted the reference to middle school and accepted the reduced figure which would take care of the immediate concern of alleviating the over-crowding of classrooms; returning the 6th grade class back to the elementary school. Classes are now being conducted in the hallways and stage area -- the latter to be modified as a music classroom.
2	Bristol Bay Consolidated High School -- Naknek	1,800,000	1,800,000	Phase I of a 3 Phase project. This would allow for classroom addition, Instructional Media Center, locker rooms/storage and an administrative office area. The construction would allow for future expansion.
3	Unalaska vocational-education facility	2,500,000	1,803,000	In the city's five-year plan, the vocational-education has been presented in two phases. This amount represents the initial phase which are mechanics, metals and general shops; art classroom, office and storage area.
4	Clark's Point: new school	4,430,000	4,430,000	The current building was built in 1946 and requires extensive upgrading to meet fire and building code standards. It is also undersized for program and enrollment demands. While a higher figure of $5,475,000 has been recommended, the lower amount will go a long way in making the necessary changes.
5	Levelock vocational-education facility	5,200,000	-0-	Deleted in SSHB 353. $2,035,000 was appropriated to this project last year.
	King Cove school addition	2,900,000 Section 8	3,200,000	HB 353 has this project in the amount of $2,900,000 which has been revised upward to $3,200,000 in SSHB 353. This change is a result of modifications to the overall scope of the project, including elimination of certain spaces, omission of the remodel portion and a decrease in the overall square footage.

SECTION	PROJECT	HB 353	SSHB 353	RATIONALE
6	Akutan: new school	$ 2,258,000	$ -0-	Deleted in SSHB 353. The Governor has it in his budget at $667,000. Tobeluk Consent Decree (Molly Hootch)
	Manakotak school addition	3,500,000 Section 9	3,500,000	Additional classroom space is needed and the building requires remodeling upgrade and a lunch room/kitchen facility.
7	Adak middle/high school improvements	993,500	-0-	Deleted in SSHB 353. As the Adak school serves the military, the state has been reluctant to fund any facility located on federal property.
	False Pass school addition **relocation**	2,774,700 Section 10	2,774,700	Although a higher cost estimate ($3,564,750), the lower figure has been maintained in this submission. Although the Governor has submitted $785,000 in his budget as a result of the Tobeluk Consent Decree, it is felt that more money is needed in order to accommodate the growing enrollment at False Pass. Due to an oversight, the language should be amended to reflect relocation instead of addition to school.
8	King Cove school addition	2,900,000	3,200,000 Section 5	See Section 5 for comment.
	St. George school improvements and addition	-0-	1,066,200	The School District has restructured the plan to reflect the minimum amount necessary to make needed changes. This phase includes remodeling of existing area.
9	Manakotak school addition	3,500,000	3,500,000 Section 6	See Section 6 for comment.
	St. Paul school improvements and addition	-0-	4,602,256	The School District has restructured the plan to reflect the minimum amount necessary to make needed changes. This phase is comprised of a combination of remodeling and new construction, including soil testing and land survey.

SECTION	PROJECT	HB 353	SSHB 353	RATIONALE
10	False Pass school addition	$ 2,774,700	$ 2,774,700 Section 7	See Section 7 for comment.

The remaining sections have been modified to reflect funding source.

The effective date clause has been changed to July 1, 1984.



DILLINGHAM CITY SCHOOL DISTRICT
POUCH 202
DILLINGHAM, ALASKA 99576
DR. LEROY OWENS, SUPERINTENDENT OF SCHOOLS
PHONE: (907) 842-5225

January 18, 1984

Subject: Dillingham City School District
Elementary/Office Facility
Capital Construction Project
Submitted to 1984 Legislature

Legislators
Alaska State Legislature
Pouch V
Juneau, Alaska 99811

Dear Legislators:

Enclosed is a presentation of the Dillingham City School District Capital Construction Request to the 1984 Legislature. Included are excerpts from the District's Long Range Plan as well as statistics gathered to indicate expected growth of the school population for the next 10 years. Even the most conservative projection more than justifies the enclosed elementary addition and office facility. This plan is intended to meet the elementary population growth expected in the next five years. The District projects the building of a middle school structure that could extend the usability and the adequacy of the proposed elementary space for several more years. Including the central office facility in the capital construction request provides a means for the City to locate its school offices in functional proximity to its schools and to allow for the renovation of the old district office (an old condemned school) for other badly needed community functions. Thus, the projected cost of $4,200,000 will provide the community with much needed student space, while allowing the community to organize its functions of city government as well as school operation in a logical and cost-effective manner.

This proposal has the whole-hearted support of the entire community, and is the top priority of both the City Council and School District Board. Although Dillingham has many critical needs for public projects, it has a deep commitment to its children and has placed their education as the highest priority for its legislative capital construction request.

This proposal, then, is presented with the combined support and effort of the entire Dillingham community. We submit it for your consideration and support.

Sincerely,

LeRoy Owens, Superintendent, for
Dillingham City School Board and Dillingham City Council

DILLINGHAM CITY SCHOOL DISTRICT
POUCH 202
DILLINGHAM, ALASKA 99576
DR. LEROY OWENS, SUPERINTENDENT OF SCHOOLS
PHONE: (907) 842-5225

February 8, 1984

Representative Adelheid Herrmann
Alaska State Legislature
Pouch V
Juneau, Alaska 99811

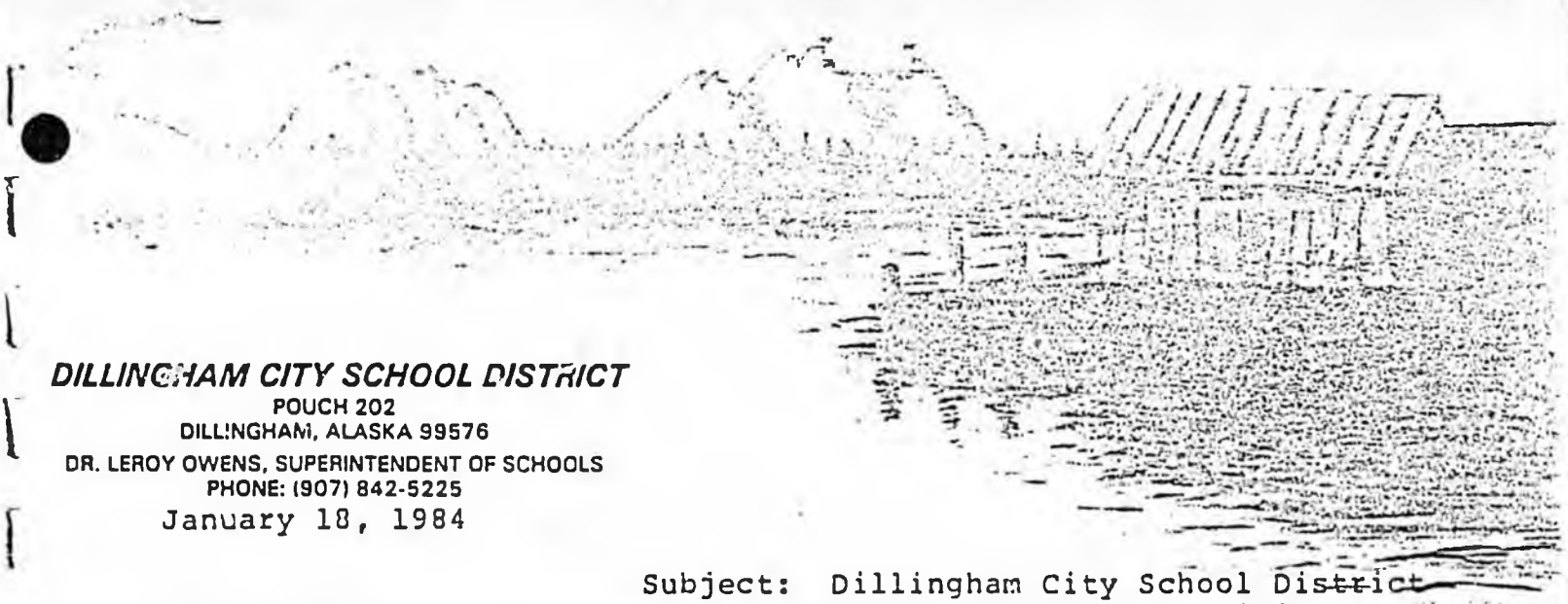
Dear Representative Herrmann:

Attached is a copy of the completed schematic drawings and backup material in support of the Dillingham City School District and City of Dillingham top priority for capital improvement funding from the 1984 legislature.

Note that the school district originally requested $ 2,000,000 to complete the first phase of a long range plan that includes waste heat recovery funding, middle school facilities construction, a life safety pool facility, and upgrading of school facilities to include music and drama, practice and performance areas as well as improved and expanded outside playground areas.

The attached elementary and central office facilities plan projects a potential cost of $4,200,000, if all items included in the proposal were to be completed. The City Council and School Board feel that they can complete Phase I of the long range program within the $2,000,000 amount originally proposed. We realize that completing items like central kitchen, site and playground development and some other items may not be completed within this amount, but can be requested in subsequent proposals in future years.

It is important to note that along with the $2,000,000 top priority proposal of the elementary/central office facility, the school district also has a waste heat recovery item in the amount of $600,000 that received favorable placement on the Governor's budget list. The success with our past heat recovery project in our elementary school has pointed up the great advantage in using this approach to energy savings. With this in mind, the heat recovery proposal makes a lot of sense to us.



DILLINGHAM CITY SCHOOL DISTRICT
POUCH 202
DILLINGHAM, ALASKA 99576
DR. LEROY OWENS, SUPERINTENDENT OF SCHOOLS
PHONE: (907) 842-5225

January 18, 1984

Subject: Dillingham City School District
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Submitted to 1984 Legislature

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Alaska State Legislature
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Juneau, Alaska 99811

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This proposal has the whole-hearted support of the entire community, and is the top priority of both the City Council and School District Board. Although Dillingham has many critical needs for public projects, it has a deep commitment to its children and has placed their education as the highest priority for its legislative capital construction request.

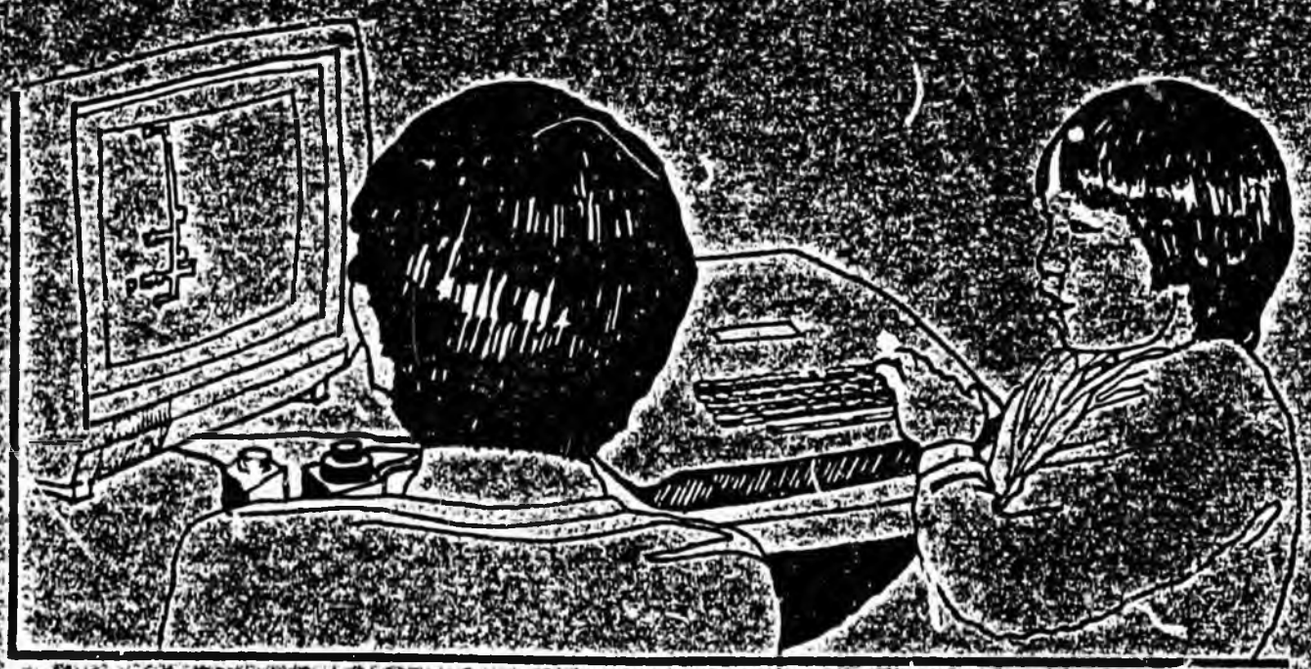
This proposal, then, is presented with the combined support and effort of the entire Dillingham community. We submit it for your consideration and support.

Sincerely,

LeRoy Owens, Superintendent, for
Dillingham City School Board and Dillingham City Council

Project Manual

Schematic Design



Dillingham Elementary School addition and central office

LIVINGSTON SLONE

PROJECT MANUAL
SCHEMATIC DESIGN PHASE

FOR AN ADDITION TO

DILLINGHAM ELEMENTARY SCHOOL

DILLINGHAM CITY SCHOOL DISTRICT

DILLINGHAM, ALASKA

FEBRUARY, 1984

PREPARED BY:

Livingston Slone, Inc.
Architecture, Engineering, Interior Design, Planning
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Anchorage, Alaska 99503
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ACKNOWLEDGEMENTS

The preparers of this document wish to acknowledge the assistance of the following people:

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Dillingham Elementary School

the Teaching Staff of
Dillingham Elementary School

Dillingham Community
Participants

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G.R. Robertson
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Lloyd Stiassney
Jay Satterfield

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Henry Kilmer,
Assistant Superintendent
Dillingham City School District

the Dillingham City School Board
Sally Smith
Dorothy Larson
Shirley Wiggins
Mary Dunn
Dave Bouker

the Administrative staff of
the Dillingham City School
District

Leon Braswell, Mayor

the Dillingham City Council
Laura Schroeder
Kay Larson
Kurt Armstrong
John Pearson
Nels Anderson Jr.
Mary Ellen Darling

TABLE OF CONTENTS

INTRODUCTION

This document is a presentation of the schematic design for an addition to the Dillingham Elementary School and a new central office building for the Dillingham City School District.

The City of Dillingham is located on the Nushagak River in northern Bristol Bay. The present population is about 60% white and 40% Native. The economy is based on commercial fishing and fish processing, and since 1960 Dillingham has grown rapidly as the fishery has expanded. Dillingham is the largest town in the Bristol Bay area, the only first class city, and is the economic and service center of the region.

The rapid growth of the past few years has created severe overcrowding in the elementary school. The addition will accommodate the additional children. A new kindergarten classroom will be provided, as well as a multi-purpose room, music areas, and four classrooms for the upper grades.

The new central office building will house school district personnel, whose present offices are being pre-empted by City government. The building will also include a central kitchen to provide hot lunches for elementary, middle school, and high school children.

Existing building utilities consist of an oil fired boiler system, hydronic distribution, and a mechanical ventilation system. Waste heat from nearby Nushagak Electric supplies the elementary school's heating requirements. It is expected that the waste heat system will continue to be used with the new addition. The addition will include remote fan rooms for ventilation at the kindergarten wing.

The enlarged school will serve a projected enrollment of approximately 300 students. The facility is also programmed for community use: evening education, aerobic exercise, recreation, festivals, meetings, and small theatrical productions.

The documents contained in this report have been organized into sections corresponding to individual architectural/engineering disciplines and other pertinent subject areas.

1.0 Scope of Work

1.1 The basic scope of work at this phase of design is defined below. Should the project construction cost estimate change during subsequent design phase the scope of work will change also.

1.2 The existing Elementary School building consists of 25,250 square feet of floor area on the main level. The addition consists of 11,850 square feet of floor area added to the east and west ends of the existing structure. A potential for 4,000 square feet will be provided for storage above the new classrooms in the attic space. Some of this area may also be used for remote fan rooms.

2.0 Basis of Design

2.1 Architectural:

2.1.1 General: The new school structure is a concrete slab on grade, wood frame building of one story providing an educational program area for primary elementary school students. The school is designed in separate zones as follows: Four classrooms added to the southeast corner of the building for upper grades, 4 and up. Added to the west end of the building is a multi-purpose room, music room, and kindergarten areas. A storeroom for the gynasium and instructional materials is also incorporated. Providing of the additions in this fashion uses a minimum of available site area leaving as much site as possible for exterior play yards. It is a compact arrangement with minimum exterior wall construction versus a enclosed floor area. It is anticipated that the existing boiler room and mechanical room will provide support for the additions. However remote ventilation equipment will be located above the ceiling in the two areas of the addition.

The location of the new kindergarten addition allows for direct exterior access to their play area. The addition of the four classrooms on the southeast will require removal of an existing covered entry structure. This structure has not proven useful and has become an operating liability. The recontouring of the site near the main entry will remove the outdoor stair hazard and will give children a pleasant pedestrian approach to the school's front door.

2.1.2 The Building Site and Master Plan:

1. Location: The project is an addition to the existing elementary school. The proposed new roof design shall attempt to minimize problems from drifting snow entering the attic at the north eave and snow building up on the lee side of roof area.

2. Master Plan: The addition is sited and designed to allow for possible future expansion on the east end. The addition is also been considered in light of a master plan prepared earlier by the architect which depicted an overall plan for the School District showing a central kitchen, and central office facility extending into Middle School area and a future swimming pool.

3. Utilities: The building is sited near a waste heat line that is supplied by Nushagak

Electric's generating facility. Thid waste heat system will continue to supply heating for the school and the new additions. On-site oil storage for the buildings boilers will be maintained.

2.1.3 Building Technologies, Assemblies:

1. Floors: Hallways and classrooms to receive carpeting. Multi-purpose Room and wet areas in classrooms shall receive resilient vinyl tile. Entrance ramp and vestibules to have sealed concrete.

2. Wall Assemblies: Conventional wall assemblies are proposed utilizing painted gypsum board for fire protection. The heavy vapor barrier, wood studs, plywood sheathing for structural shear on the exterior, building paper and plywood siding to match the existing building will be provided.

3. Roof Assembly: The roof assembly consists of manufactured wood trusses, plywood deck with corrugated metal roofing to match the existing building in profile and color. This system will incorporate fiberglas batt insulation between the trusses with a vapor barrier attached to the furring below with gypsum wallboard forming a fire resistant skin beneath.

4. Windows: The existing window system is a double glaze aluminum frame set into decorative wood mullions at 6'0" on center. The Additions will employ similar matching window details with aluminum thermalbreak sash, insulating 1" glass, with some small operable windows. The architects will investigate available glazing systems to assure that a unit with minimum air infiltration will be selected.

5. Exterior Door Assemblies: Exterior door assemblies will have double steel doors with glazing panels with a possiblity of some of

the existing building exterior doors to be reused. Other exterior doors shall be painted steel.

6. Interior Door Assemblies: Interior doors will be hollow metal frames and of a 3' width unless design dictates specific needs for a wider door.

7. Interior Finishes: Interior finishes will generally adhere to the existing building's system of smooth texture gypsum wallboard and carpeting along the wainscot of the corridors and coat storage areas. Carpeting will be supplied for corridors and classroom floor areas with some classroom areas receiving a resilient vinyl flooring as shown on the floor plans.

8. Toilet Rooms: Floors shall be ceramic tile with ceramic tile base and walls. Fixture partitions shall be painted steel.

STRUCTURAL NARRATIVE

GENERAL

The scope of work under this section is to provide the structural design for the expansion of the Dillingham Elementary School in accordance with all applicable State and local building and fire codes.

STANDARD

All materials and methods shall conform to the latest rules, regulations, and/or specifications of the following authorities:

American Society for Testing Materials (ASTM)
American Concrete Institute (ACI)
American Institute of Steel Construction (AISC)
American Welding Society (AWS)
National Board of Fire Underwriters (NBFU)
American Institute of Timber Construction (AITC)
Uniform Building Code (1982)
American Plywood Association (APA)

STRUCTURAL FEATURES:

1. General:

   The existing structure is cut into a sloping site. The natural grade on the uphill side of the building is several feet above the finish floor level of the building. The classroom expansion will be constructed on this uphill side of the existing building, therefore the use of concrete retaining walls is anticipated. Also, the removal of earth and recontouring will be needed to keep the exterior grades around the classroom expansion to a desirable level.

   The new structure will be tied into and act as a unit with the existing structure in the event of seismic or wind action. The framing and foundation materials will be identical to the existing building to insure that the structures act with the same rigidity.

2. Foundation:

   The foundation of the structure will consist of concrete strip and spread footings to distribute loads to the soils. We anticipate some soil testing beneath the new construction and recommendations from a Geotechnical Engineer on allowable foundation loads will be forthcoming from the School District during prior to the next phase of design.

The first floor will consist of a concrete slab on grade. Concrete retaining walls, both cantilevered and buttressed will be utilized where the floor level is below the exterior grade.

3. Framing System:

Roof and mezzanine loads will be supported by load bearing, wood framed walls and where required, glu-laminated beams and columns. Plywood sheathing with the appropriate nailing patterns will be utilized to resist wall shears caused by lateral loading.

4. Mezzanine Floor System:

Mezzanine floors will required for additional mechanical space and may also be utilized as storage areas. Both mechanical equipment and storage items require a very strong floor system. Primary floor framing will span between load bearing walls. Plywood floors will serve as a diaphragm to transfer seismic and wind loads to the shear walls.

5. Roof:

Roof loads shall be carried by wood/metal open web joists spanning between load-bearing walls. Lateral loads at the roof line shall be carried by the plywood deck acting as a diaphragm to distribute lateral loads the shear walls. Special attention will be given to snow loadings and the potential for drifting on lower roof surfaces.

DESIGN LIVE LOADS

1. Roof, Snow Loads: 35 psf plus drifting

2. Floor:

Classrooms	100 psf
Corridors and Stairs	100 psf
Mezzanines and Storage	125 psf

3. Wind: UBC, 100 mph

4. Seismic: UBC, Zone 2

Design loads may be modified as site information is collected.

MECHANICAL NARRATIVE

GENERAL

The proposed project is an ±11,000 ft² addition and ±1300 ft² remodel to the existing elementary school building located in Dillingham, Alaska. The addition will house classrooms, toilets, storage, music room, multi-purpose room and an expansion of the mechanical room. New systems and materials will match existing and be compatible to ease maintenance and operations.

MECHANICAL SPACE REQUIREMENTS

Additional space requirements for new mechanical equipment as well as the need to relocate existing boilers for code required clearances require approximately 300 ft² of additional mechanical space in the existing boiler room/fan room, and a new 400 ft² fan room in the attic space of the new addition.

CODES AND STANDARDS

Mechanical systems will be designed to comply with all current codes and standards including:

Uniform Building Code (UBC), 1982 Edition
Uniform Mechanical Code (UMC), 1982 Edition
Uniform Plumbing Code (UPC), 1982 Edition
Uniform Fire Code (UFC), 1982 Edition

HEATING AND VENTILATION SYSTEMS

1. General:

   Heating will be accomplished by perimeter finned tube radiation with fan coil units in entries. Ventilation will be provided by new air handlers designed to supply a minimum 5 cfm/person outside air, 15 cfm/person total air. Toilets will be exhausted at the rated of 8 air changes/HR. Space air temperatures will be maintained at 70°F (adjustable). During periods of non-use, i.e., nights and weekends, ventilation will be shut down by timers.

2. Heating:

   Two additional circulating loops with pumps will be added to the existing boilers. The added load will reduce the effect of the boiler so that both boilers will have to be operated in cold weather to maintain 70°F, although one boiler alone will prevent freezing in the building upon failure.

3. Heat Recovery:

The existing heat recovery equipment will be expanded as necessary to take full use of available waste heat. All new heating units will be designed to operate effectively with the low grade waste heat. The domestic hot water system will be connected to the heat recovery system.

4. Air Distribution:

Two new fans will provide ventilation. One will serve the southeast addition, one will serve the southwest addition. Fans will be operated by 7-day time clocks. Supply air will be routed through ceiling spaces. Fan rooms will be located above the prospective additions.

5. Exhaust Air Systems:

Toilet room exhaust will discharge to the outdoors through the roof.

6. Humidification:

No humidification system will be provided.

WATER AND SEWER

1. Cold Water:

The existing cold water main is sufficient in size for the new additions. New branch lines will be connected to the existing main inside the building.

2. Sewage:

Two new 4" sewer lines will be installed for the new plumbing fixtures, one for each addition, all connecting to the 6" main on the building exterior.

3. Domestic Hot Water:

Additional hot water requirements can be satisfied by connecting the domestic hot water system to the heat recovery system, to provide back-up for the existing hot water heaters, and to reduce overall fuel consumption.

ROOF DRAINS

No roof drains will be provided. Natural runoff from sloping roofs is the condition for the building additions.

FIRE DETECTION AND PROTECTION SYSTEMS

The existing sprinkler riser is of sufficient capacity to incorporate the addition. New branch lines to the additions will be provided.

A smoke detector system will be provided on each air handling system. Fire dampers will be used on duct penetrations through fire rated partitions.

ELECTRICAL NARRATIVE

SERVICE

The existing 120/208V, 30, 4W utility service from a pole-mounted transformer on the site form an aerial service from the existing power line and will be enlarged to handle the new addition. The existing main switchboard will be used to provide all power requirements for addition. Switchboard is rated 800A, and the existing 600A main breaker will be resized to 800A.

SECONDARY DISTRIBUTION AND BRANCH WIRING

The necessary service equipment is located in the mechanical room, with necessary main devices. Branch circuit panelboards are in the same vicinity, with insulated copper conductors in conduit to the various items of utilization equipment, such as lighting, convenience outlets, and motors. All wiring devices shall be heavy duty, specification grade, of nylon or other high abuse material.

EMERGENCY LIGHTING

Emergency lighting will be provided from existing emergency generator and located to properly illuminate the exitways. Consideration shall be given to self illuminated exit signs requiring no external hookup.

STANDBY POWER

A 30KW, 102/208V, 3Ø diesel-driven engine generator set has been provided to power the entire facility in the event of a utility power failure. This will be accomplished automatically with the necessary transfer switches and interlocks with utility power to prevent coincident power supply to the facility.

LIGHTING

Flourescent fixtures will be utilized as much as possible with industrial type or open strips in utility spaces, and architectural up-lights to match the existing classrooms and corridors. Fixture type will be coordinated with the anticipated ceiling material and the interior design concept of the facility. IES recommended criteria will be utilized in all areas, and it is anticipated that if budget allows, additional lightin may be added to existing classrooms where needed. Necessary site lighting for adequate exterior security lighting will be provided to suit the site extension.

TELEPHONE SYSTEM

Space will be provided for telephone system. A conduit-only system will be provided within the school addition to various phone locations as determined by the Architect.

FIRE ALARM SYSTEM

A fire alarm system is installed in this occupancy. A complete supervised, closed circuit, zoned initiating circuits with battery standby has been provided. Existing system will be intertied with the new fire alarm system.

CLOCKS

Battery operated clocks will be provided in the classrooms.

INTERCOM SYSTEM

An intercom system has been provided for administrative to classroom communication and public address. New intercom systems will be intertied with the existing system.

MISCELLANEOUS SYSTEM

Receptacles and special purpose outlets will be provided as required for necessary equipment.

GROUNDING SYSTEM

Each dry type transformer within the addition shall be grounded, by conductors, to building ground. All branch circuits will have a metallic grounding conductor.

SYSTEMS ESTIMATE SUMMARY

ELEMENTARY SCHOOL ADDITION

PROJECT CODE : DILLINGHAM ELEM SCHOOL
LOCATION : DILLINGHAM, ALASKA
ARCHITECT : LIVINGSTON SLONE
OWNER : DILLINGHAM SCHOOL DIST

NET AREA : 11850 SQ.FT.
GROSS AREA : 11850 SQ.FT.
RATIO - NET TO GROSS : 1/1.000
GROSS VOLUME : CU.FT.
** PROJECTED BID DATE : 00/00/00 **

ESTIMATE NUMBER : 1
ESTIMATE DATE : 02/03/84
NO. OF STORIES : 0
ESTIMATOR : ACMI

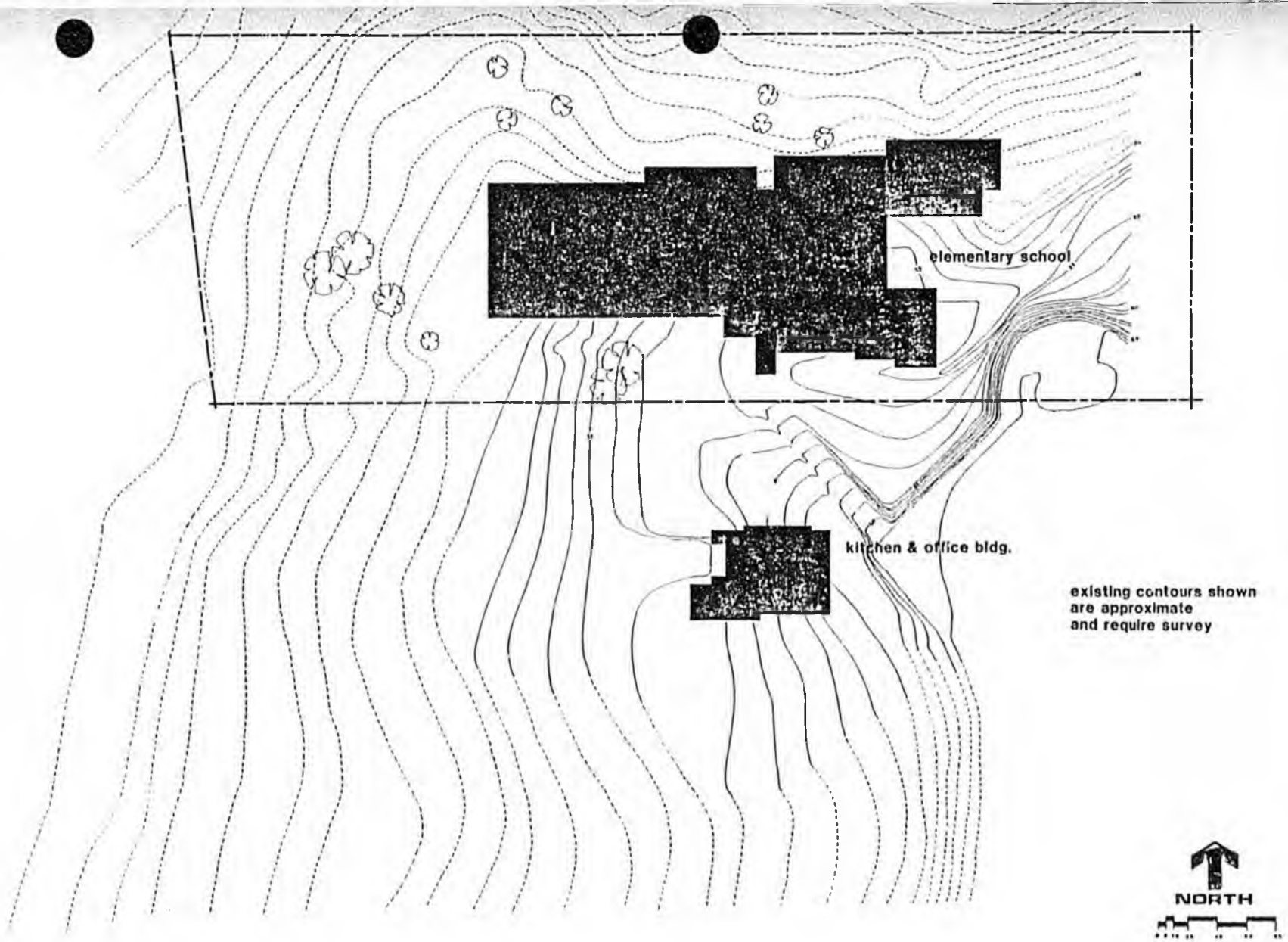
CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	COST/S.
DIVISION 01 SITE WORK						
01010	CLEARING	175.0	SQ	10.00	$ 1750	
01020	BUILDING EXCAVATION	2500.0	CY	8.00	$ 20000	
01021	FOOTING EXCAVATION	90.0	CY	12.00	$ 1080	
01022	BACKFILL	725.0	CY	15.00	$ 10875	
01031	GRADE FOR SLAB	119.0	SQ	40.00	$ 4760	
01032	FINISH GRADING	55.0	SQ	25.00	$ 1375	
01041	REMOVE EXTERIOR WALL	1020.0	SF	2.50	$ 2500	
01042	REMOVE INTERIOR WALL	1.0	JOB	1000.00	$ 1000	
01043	DEMOLISH ENTRIES	1.0	EA	500.00	$ 500	
01044	REMOVE RAMP	500.0	SF	2.50	$ 1250	
01045	REMOVE FLOOR COVER	1300.0	SF	1.00	$ 1300	
01051	SITE UTILITIES	1.0	JOB	5000.00	$ 5000	
	DIVISION COSTS				$51390	$4.3
DIVISION 02 FOUNDATION SYSTEMS						
02010	CONCRETE FOOTINGS	550.0	LF	22.00	$ 12100	
02011	FOUNDATION WALL	1650.0	SF	15.00	$ 24750	
02021	DAMPPROOFING	17.0	SQ	75.00	$ 1275	
02022	UNDERSLAB VAPOR BARR	119.0	SQ	20.00	$ 2380	
	DIVISION COSTS				$40505	$3.4
DIVISION 04 FLOOR SYSTEMS						
04010	CONCRETE SLAB	11900.0	SF	4.00	$ 47600	
	DIVISION COSTS				$47600	$4.0
DIVISION 05 WALL SYSTEMS						
05010	EXTERIOR WALLS	8550.0	SF	8.00	$ 68400	
05020	INTERIOR WALLS	6500.0	SF	4.50	$ 29250	
	DIVISION COSTS				$97650	$8.2
DIVISION 06 ROOF SYSTEMS						
06010	ROOF FRAMING	12800.0	SF	12.50	$ 160000	
06011	CLERSTORY FRAMING	4.0	EA	15.00	$ 60	
06021	METAL ROOFING	12800.0	SF	6.00	$ 76800	

ELEMENTARY SCHOOL ADDITION

CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	$/S.
06022	ROOF INSULATION	128.0	SQ	2.25	$ 288	
06023	FLASHINGS	650.0	LF	10.00	$ 6500	
06024	ROOF ACCESSORIES	1.0	LOT	3000.00	$ 3000	
06031	MECHANICAL CHASE FRA	3200.0	SF	4.00	$ 12800	
	DIVISION COSTS				$259448	$21.8
DIVISION 07	DOOR/WINDOW SYSTEMS					
07010	INTERIOR DOORS	17.0	EA	450.00	$ 7650	
07020	ENTRY DOORS	12.0	EA	750.00	$ 9000	
07030	FINISH HARDWARE	29.0	SET	400.00	$ 11600	
07040	RELITES	64.0	SF	20.00	$ 1280	
07050	WINDOWS	1110.0	SF	25.00	$ 27750	
	DIVISION COSTS				$57280	$4.8
DIVISION 08	FINISH SYSTEMS					
08010	FLOOR COVER	11850.0	SF	2.75	$ 32588	
08011	BASEBOARD	1100.0	LF	1.75	$ 1925	
08021	ACOUSTICAL CEILING	11850.0	SF	2.25	$ 26663	
08022	GYPBOARD CEILING	.0	SF	0.00	$	
08031	INTERIOR PAINTING	255.0	SF	100.00	$ 25500	
08032	EXTERIOR PAINTING	85.0	SQ	110.00	$ 9350	
08041	MILLWORK	1.0	JOB	10000.00	$ 10000	
	DIVISION COSTS				$105026	$8.9
DIVISION 09	BUILDING SPECIALTIES					
09010	BLINDS & DRAPES	1110.0	EA	5.00	$ 5550	
09051	TOILET PARTITIONS	3.0	EA	500.00	$ 1500	
09061	BATHROOM ACCESSORIES	2.0	SET	600.00	$ 1200	
09071	FIRE EXTINGUISHERS	6.0	EA	150.00	$ 900	
	DIVISION COSTS				$9153	$.7
DIVISION 10	EQUIPMENT/FURNISHINGS					
10021	FURNISHINGS	1.0	LOT	25020.00	$ 25020	
	DIVISION COSTS				$25020	$2.1
DIVISION 11	MECHANICAL SYSTEMS					
11010	PLUMBING	8.0	FIX	2800.00	$ 22400	
11020	HVAC	11850.0	SF	18.00	$ 213300	
	DIVISION COSTS				$235700	$19.8

ELEMENTARY SCHOOL ADDITION

CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	COST/S.
DIVISION 12	ELECTRICAL SYSTEMS					
12010	INTERIOR ELECTRICAL	11850.0	SF	14.00	$ 165900	
	DIVISION COSTS				$165900	$14.00
DIVISION 13	OVERHEAD/FEES					
13010	FREIGHT	4500.0	CWT	20.00	$ 90000	
13020	SUBSISTANCE	500.0	MD	100.00	$ 50000	
13030	GENERAL CONDITIONS	15.0	%	12356.49	$ 185347	
13040	CONTRACTOR OVERHEAD	4.0	%	14209.96	$ 56839	
13050	CONTRACTOR PROFIT	15.0	%	14778.36	$ 221675	
13060	BOND & INSURANCE	2.0	%	16595.11	$ 33990	
	DIVISION COSTS				$637852	$53.83
ESTIMATED PROJECT COSTS					$1733501	$146.29

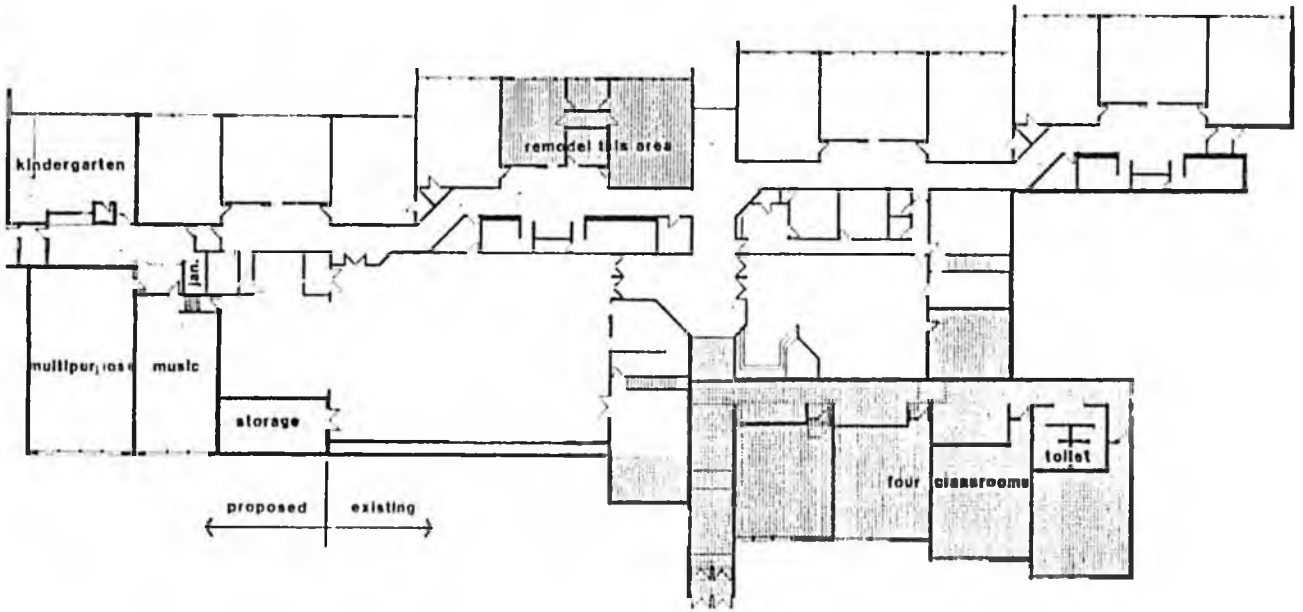


DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION
DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

SITE PLAN

A1



existing circlation

new space

FLOOR PLAN

NORTH

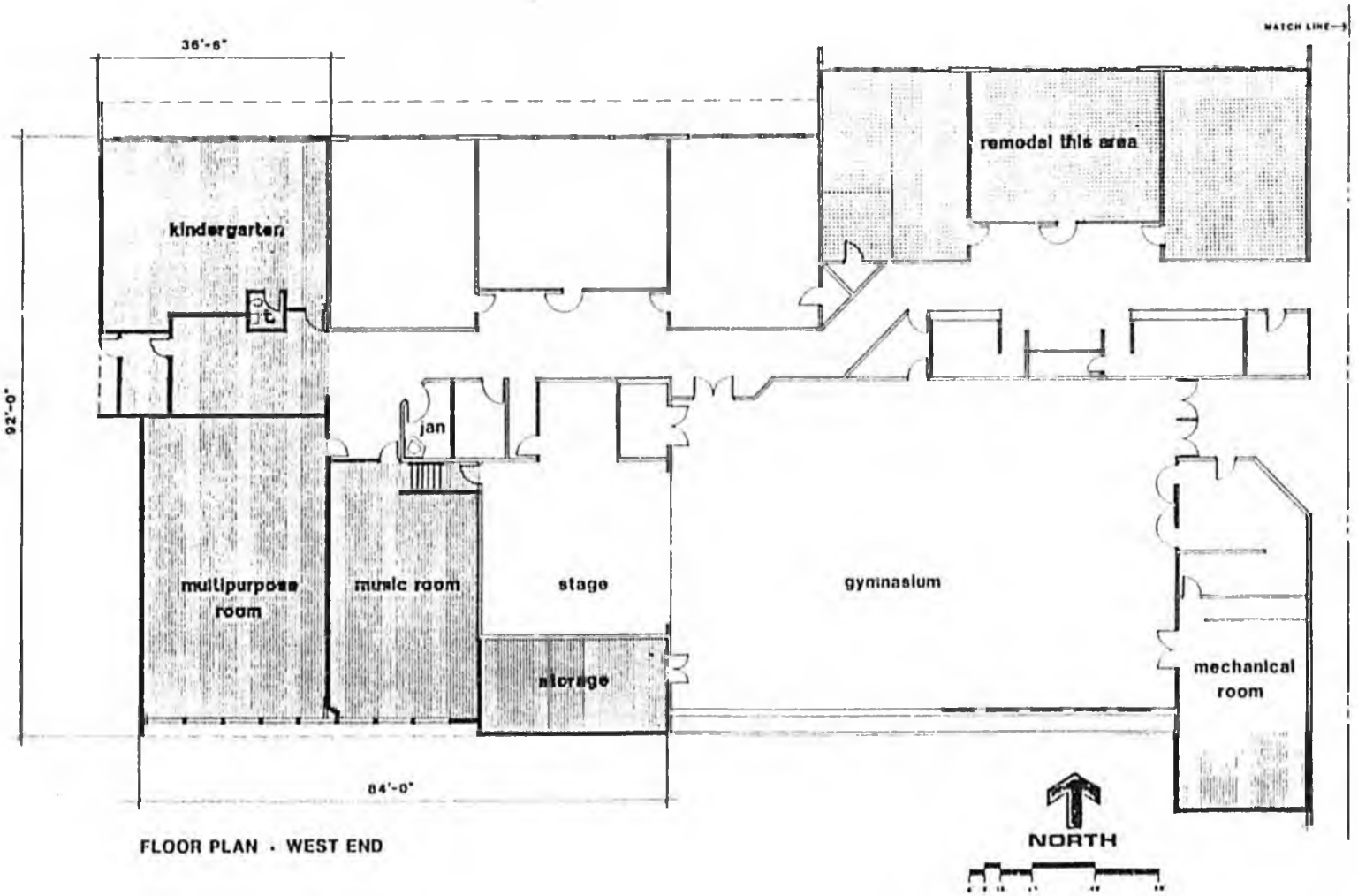
DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION

DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

FLOOR PLAN

A2



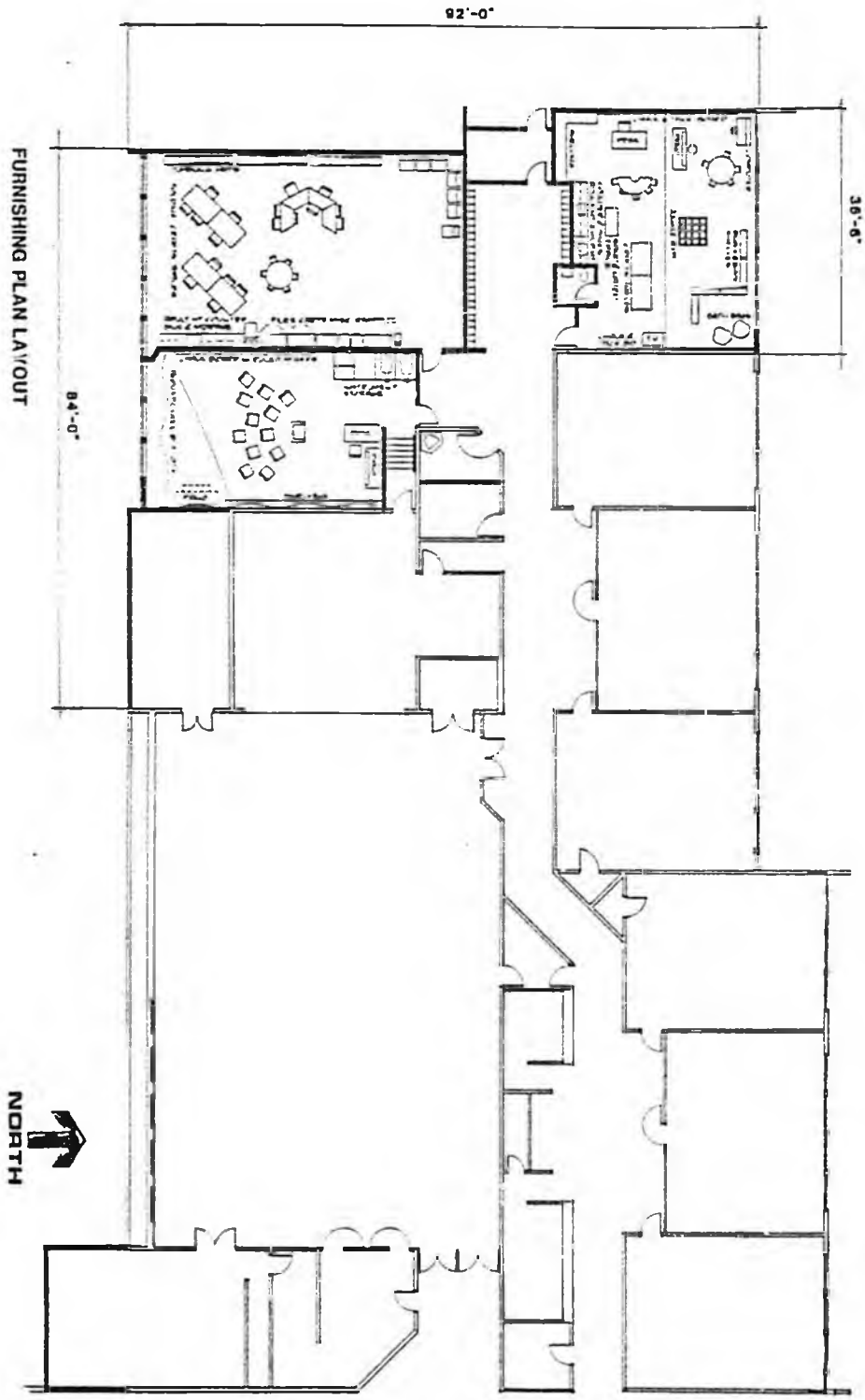
FLOOR PLAN - WEST END

DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION
DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

FLOOR PLAN

A3



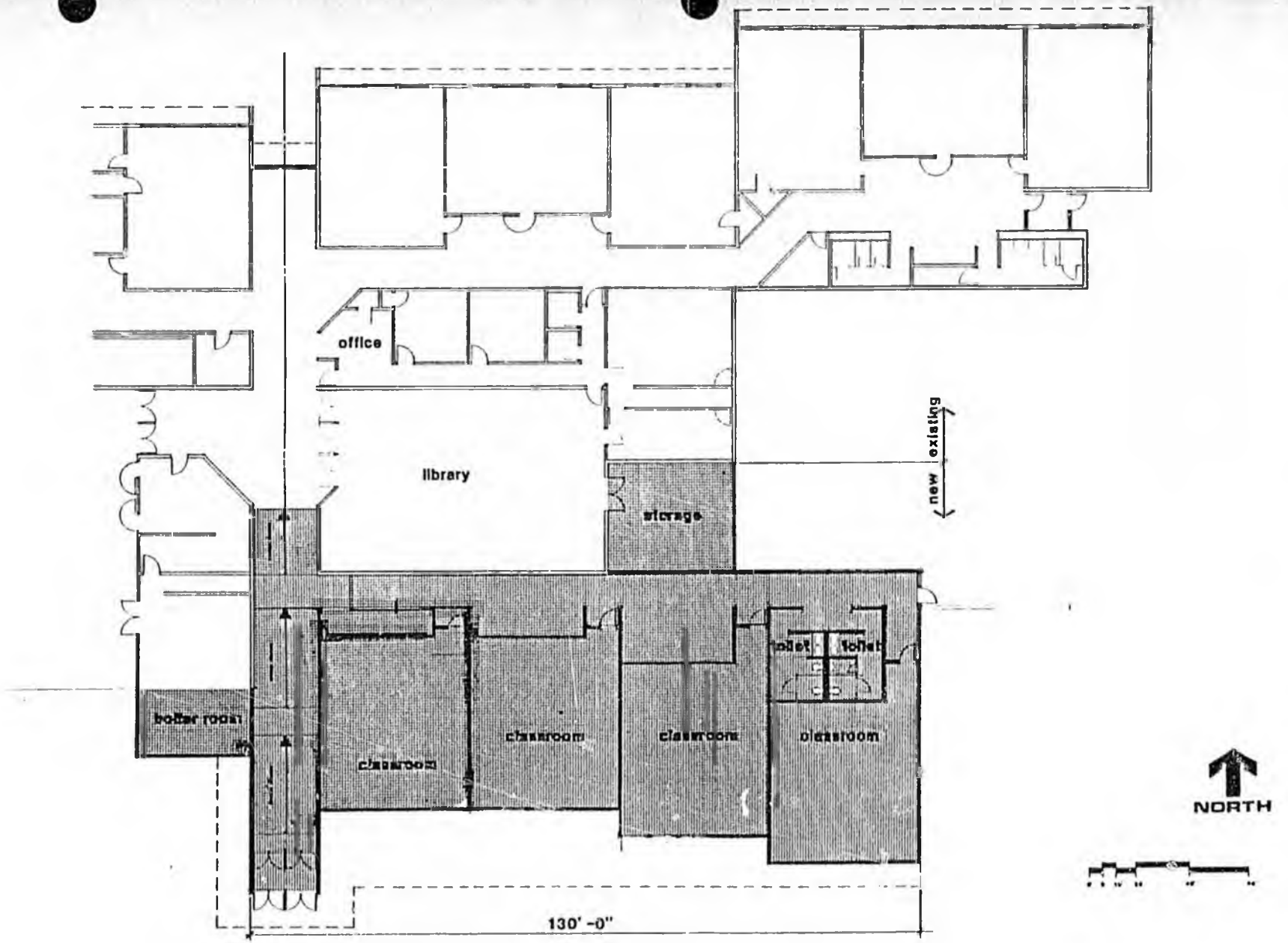
FURNISHING PLAN LAYOUT

A4

LIVINGSTON SLONE
Architecture Engineering
Interior Design Planning

DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION

DILLINGHAM CITY SCHOOL DISTRICT



FLOOR PLAN · EAST END

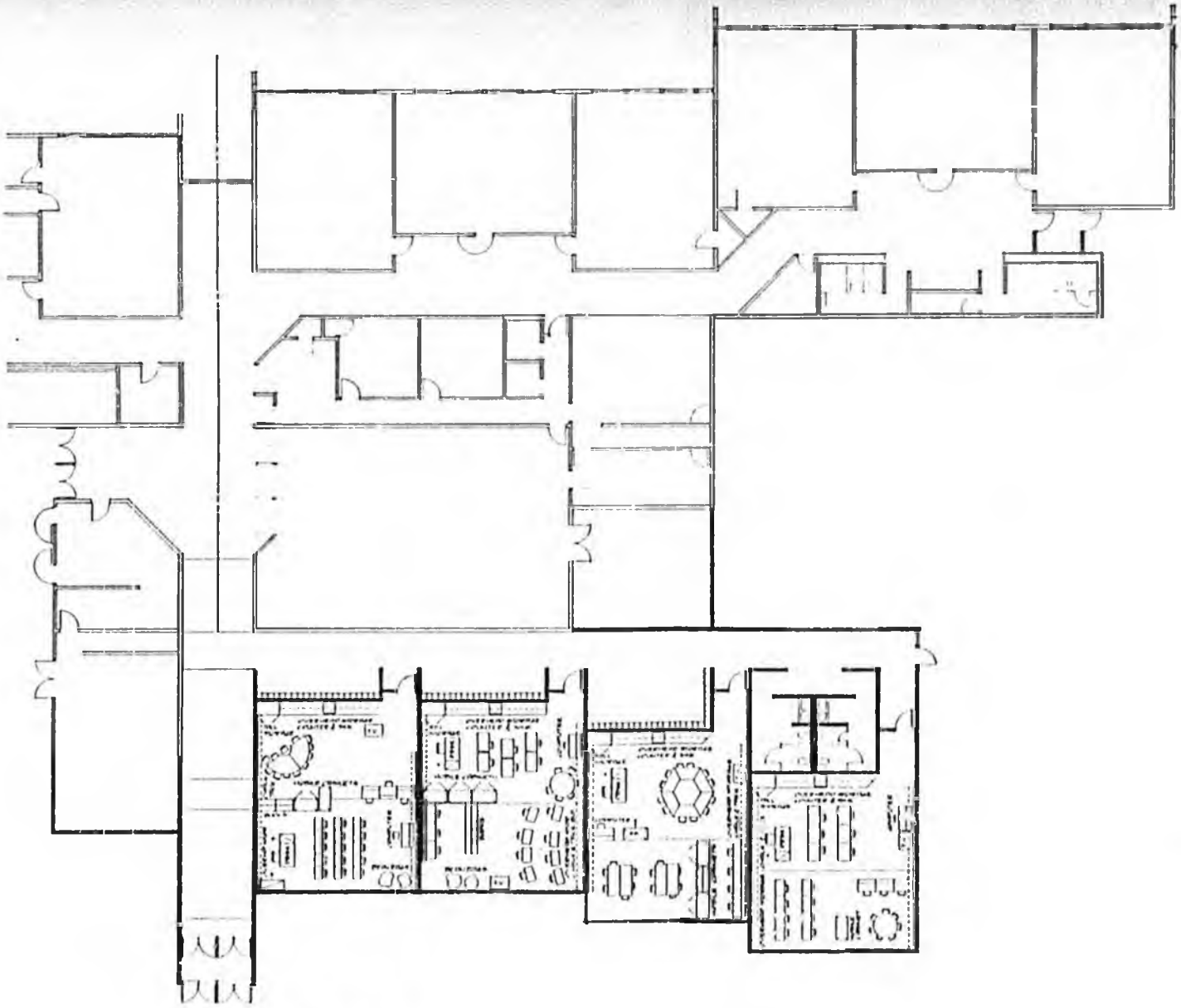
DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION

DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

FLOOR PLAN

A5



NORTH

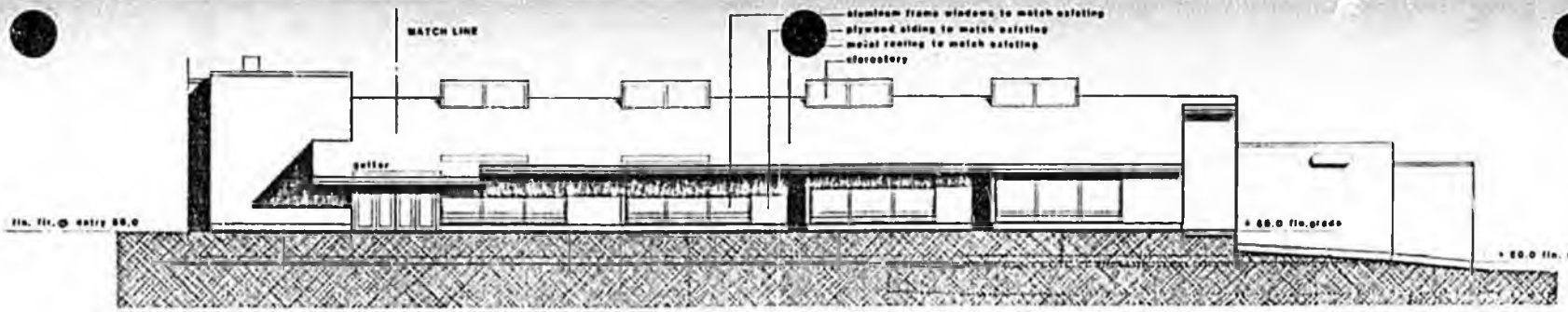
FURNISHING PLAN LAYOUT

DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION

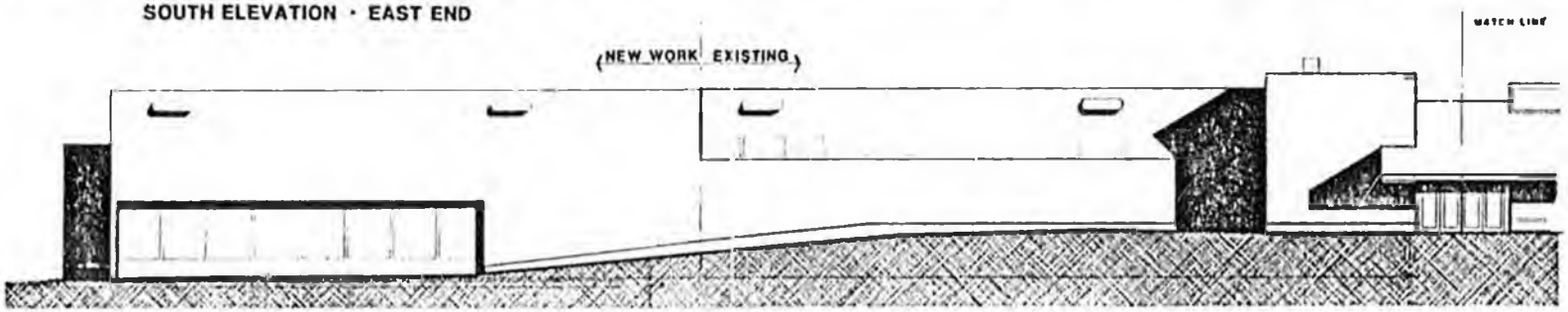
DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

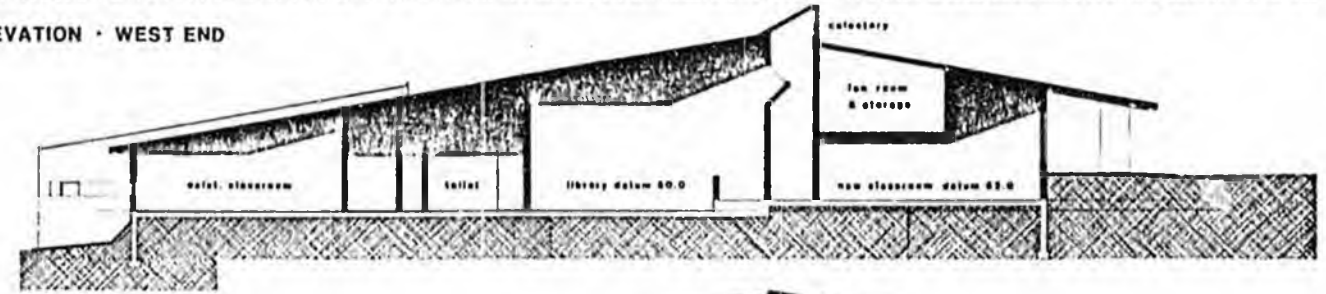
A6



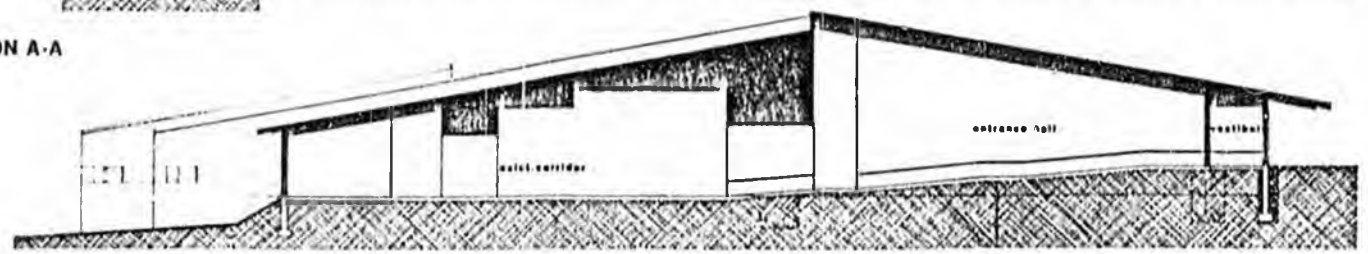
SOUTH ELEVATION · EAST END



SOUTH ELEVATION · WEST END



SECTION A·A



SECTION B·B

DILLINGHAM ELEMENTARY SCHOOL
SCHEMATIC PHASE ADDITION

DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

EXT ELEVATION
BUILDING SECTIONS

A7

1.0 Scope of Work

1.1 The scope of work at this phase of design is defined below. Should the project construction cost estimate change during subsequent design phases the scope of work will change also.

1.2 The central office and kitchen building consists of 5,525 square feet of office space on the main level. The lower level consists of 5,525 square feet of kitchen and storage space. These areas include such functional requirements as mechanical rooms, toilet, and stairs.

2.0 Basis of Design

2.1 Architectural:

2.1.1 General: The new central office structure is a two story, concrete slab on grade, wood frame building. One floor is organized to accommodate the administrative offices, the other floor accomodates a central kitchen and storage functions. The office area will provide offices for the superintendent, assistant superintendent, business manager, maintenance supervisor, and a conference room. Workspaces for bookkeeper, payroll clerk, accounts payable clerk, secretaries and receptionist are provided adjacent to the offices. Rooms for mail sorting, office supplies, and a computer are provided. Restrooms and a public waiting area comprise the remainder of functions of the upper floor. The lower floor provides a truck loading dock set into the sloping grade of the site. This dock serves both to receive district supplies as well as distribution of meals as produced by the kitchen. The kitchen is provided with a hot cart parking area with cooler and freezers adjacent. Storage and boiler room complete the functions accommodated on this level. Access to the office level will be from the parking area common to the high school with vehicular access to the loading provided by a new roadway as defined in the Master Plan document.

2.1.2 The Building Site and Master Plan:

1. Location: The project is located to the south of the elementary school on adjacent property. This provides convenient transfer of meals while assuring that the identity of administrative functions remain separate from the elementary and high schools.

2. Master Plan: The building is sited to allow expansion and yet remain compatible with the possible future construction of a middle school and swimming pool facility. Additionally the sloping site has been used to reduce effects from vehicle traffic into and from the kitchen remaining separate from the schools arrival-delivery and parking areas. This eliminates student walkways conflicting with truck traffic.

3. Utilities: This project has the potential of being connected to the waste heat line but will be provided with oil storage tank for the buildings boilers. Telephone, power, water, and sewer are available close by but

may require extensions of existing service lines.

2.1.3 Building Technologies, Assemblies:

1. Floors: Flooring in first floor storage areas shall be hardened concrete with sealer. Floors in the food handling and kitchen areas shall receive a non-skid quarry tile. Floors in the office areas shall be carpeted. Toilet rooms shall receive ceramic tile floors and base.

2. Wall Assemblies: Exterior wall construction in retaining condition will be concrete with insulation and damp proofing applied to the exterior. Walls above grade shall be of wood framing, plywood sheathed with an infiltration barrier and horizontal cedar siding applied to the exterior. Interior components of the wall assembly shall consist of fiberglass insulation, vapor barrier and gypsum wallboard. Toilet room areas shall have water resistant gypsum wallboard as back up for ceramic tile wall finish. Interior partition assemblies shall be wood studs, sound board, and gypsum wallboard with paint and wall fabric finishes.

3. Roof Assembly: The roof assembly consists of wooden roof trusses spanning between primary beams. Gypsum wallboard applied over a vapor barrier serves as interior finish. Fiberglass insulation, vented at the perimeter, and a plywood deck with a metal roof comprise the exterior materials, in an assembly known as a cold roof i.e., no direct thermal conductivity to the roof surface continuous with the insulation layer.

4. Windows: The window system shall be a double glazed, thermal break, aluminum frame system with operable casement units provided with a system of fixed mullion glazing. Glazing shall be clear float glass in 1" dimension with 1/2" insulating airspace between panes.

5. Exterior Door Assemblies: Exterior door assemblies will be painted steel frames with painted steel doors with tempered glass vision inserts at entrances. Loading dock

shall have sectional upward acting insulated steel door.

6. Interior Door Assemblies: Interior door assemblies shall be hollow metal frames of 3' width with rotary cut red oak doors in office areas. High frequency doors in kitchen shall have spring return hinges and suitable stainless steel protective plates attached to wear zones.

7. Interior Finishes: Interior walls in office space shall be painted with accent walls given application of wall fabric. Kitchen walls to receive semigloss enamel paint system. Floors in office areas shall be carpeted. Toilet room finishes shall be ceramic tile floors and walls, stainless steel fittings and partitions. Kitchen finishes shall be stainless steel and quarry tile.

STRUCTURAL NARRATIVE

GENERAL

The scope of work under this section is to provide the structural design for the construction of the Dillingham City School District Office and Kitchen Building in accordance with all applicable State and local building and fire codes.

STANDARDS

All materials and methods shall conform to the latest rules, regulations and/or specifications of the following authorities:

American Society for Testing Materials (ASTM)
American Concrete Institute (ACI)
American Institute of Steel Construction (AISC)
American Welding Society (AWS)
National Board of Fire Underwriters (NBFU)
American Institute of Timber Construction (AITC)
Uniform Building Code (1982)
American Plywood Association (APA)

STRUCTURAL FEATURES:

1. General:

   The structure as proposed will have a full basement which will be daylighted on the west side to allow for an at-grade loading dock. The second floor will consist of school district central office space and conference areas. An open ceiling is anticipated which will include skylights.

2. Foundation:

   The foundation of the structure will consist of concrete strip and spread footings to distribute loads to the soils. Allowable soil loads would determined by a soils investigation and recommendations by a Geotechnical Engineer. The basement walls of the structure will be cast-in-place reinforced concrete. The concrete walls will have the required strength to resist the lateral soil pressures against them and the durability needed around the loading dock area.

3. Framing System:

   Roof and main floor loads will be supported by load bearing, wood framed walls and where required, glu-laminated beams and columns.

Plywood sheathing with the appropriate nailing patterns will be utilized to resist wall shears caused by lateral loading.

4. Floor Framing:

The main floor will consist of plywood on wood truss framing members. The location of bearing walls and columns in the basement will dictate the depth and spacing of the trusses. A good stiff floor is important in an office environment and will be provided through proper thickness of the plywood and selection of trusses. The floor diaphragm will also resist lateral loading from wind and seismic events.

5. Roof:

The roof system will be a heavy timber system composed of the heavy timber glu-lam beams and a tongue and groove decking. It is anticipated that the tongue and groove planks will be exposed to the inside, and the insulation will be on the exterior. The beams will carry the roof loads to posts located within bearing walls. The decking will serve a diaphragm to carry lateral loads to the shear walls.

DESIGN LIVE LOADS

1.	Roof, Snow Load:	35 psf plus drifting
2.	Floor:	
	Office Areas	50 psf
	Corridors and Stairs	100 psf
	Mezzanines and Storage	125 psf
3.	Wind:	UBC, 100 mph
4.	Seismic:	UBC, Zone 2

Design loads may be modified as site information is collected.

MECHANICAL NARRATIVE

GENERAL

The proposed project is a new ±8900 ft² two story building located in Dillingham, Alaska. The lower level will be kitchen, storage, and mechanical room and the upper level contains office areas, restrooms, and mechanical room.

MECHANICAL SPACE REQUIREMENTS

Mechanical space requirements for a building of this type will approximate 400 square feet. Housed in the lower mechanical room will be two boilers, circulating pumps, domestic hot water heater and storage tank. The upper level mechanical room will house the ventilation fan for the building area. Space in both mechanical rooms will be available for electrical equipment.

CODES AND STANDARDS

Mechanical systems will be designed to comply with all applicable codes and standards, latest adopted editions including:

Uniform Building Code (UBC), 1982 Edition
Uniform Mechanical Code (UMC), 1982 Edition
Uniform Plumbing Code (UPC), 1982 Edition
Uniform Fire Code (UFC), 1982 Edition

HEATING AND VENTILATION SYSTEMS

1. General:

   Temperatures and supply and exhaust air change rates will be maintained at the following levels:

Office areas:	72 degrees F (adj)	4 AC/HR
Conference room:	72 degrees F (adj)	8 AC/HR
Toilets:	70 degrees F (adj)	8 AC/HR
Storage:	68 degrees F (adj)	2 AC/HR
Kitchen:	70 degrees F (adj)	Make-up Air

2. Air Distribution:

   The ductwork will be routed through the lower ceiling spaces for both levels. The fan will have a outside air connector for fresh/cooling air. A seven day time clock will cycle fan off during non-use periods.

3. Heating:

Perimeter baseboard with individual room zones will provide heating. Glycol will be used.. Fan coil units in entries and near loading dock will provide quick pick-up heating to offset periodic large infiltration rates. One of the two boilers will provide 100% standby capacity. Main circulation pumps will be shut off automatically when outside air temperature is 60°F (adj) or above.

4. Exhaust Air System:

Toilet areas will be exhausted direclty to the outdoors. The kitchen range exhaust will be through the roof, with a roof mounted exhaust fan. The ductwork will extend from the kitchen to the roof in a properly designed 1 HR shaft.

WATER AND SEWAGE SERVICE

A new 4" sewer and 4" cold water service will be required. The water line will connect to the existing 6" transite main serving the grade school. New services will be coordinated with local authorities.

PLUMBING SYSTEM

Toilet fixtures will be wall hung flush valve type for reliability and sanitation. Kitchen waste line will have back flow prevention to eliminate any potential sewage in kitchen area. A grease trap will be provided. The cold water main will be 2".

DOMESTIC HOT WATER

A large storage hot water heater will be provided to accommodate dishwashing. A supply temperature of 140°F will be available for dishwasher. A separate oil fired hot water heater will be used.

FIRE DETECTION AND PROTECTION SYSTEMS

An automatic wet sprinkler system will be provided, with fire department connection, using a 4" main riser. Each room or area will be served by heat sensitive heads.

A smoke detector system will be provided on the air handling unit. All ductwork will have fire dampers when penetrating fire separation walls.

An Ansul fire extinguishing system will be provided for the kitchen hood.

ELECTRICAL NARRATIVE

SERVICE

A new utility service from a pole-mounted transformer on the site from an aerial service from the existing power line will be coordinated with the City when specific requirements have been determined. Depending on installed equipment, the service may be single or three phase, with an initial capacity of approximately 45 KVA. Building service ground will be provided by connection of service entrance equipment tc three driven ground rods.

SECONDARY DISTRIBUTION AND BRANCH WIRING

The necessary service equipment is anticipated to be located in the mechanical room, with necessary main devices. Branch circuit panelboards will probably be in the same vicinity, with insulated copper conductors in conduit to the various items of utilization equipment, such as lighting, convenience outlets, and motors.

EMERGENCY LIGHTING

Emergency lighting will be provided from battery units located to properly illuminate the exitways. Consideration shall be given to self illuminated exit signs requiring no external hookup and egress lighting accomplished by battery operated flourescent lamps in 2'x4' fixtures.

STANDBY POWER

A diesel-driven engine generator set will be provided to power the entire facility in the event of a utility power failure. This will be accomplished automatically with the necessary transfer switches and interlocks with utility power to prevent coincident power supply to the facility.

LIGHTING

Flourescent fixtures will be utilized as much as possible with industrial type or open strips in utility spaces, and 2'x4' lay-in type flourescent fixtures utilizing energy-saving ballasts and lamps in offices and corridors. Fixture type will be coordinated with the anticipated ceiling material and the interior design concept of the facility. IES recommended criteria will be utilized in all areas. Necessary site lighting for adequate exterior security lighting will be provided to suit the site selected.

TELEPHONE SYSTEM

Space will be provided for telephone service. The service will be coordinated with the utility company to provide an underground or overhead supply as determined necessary. A conduit-only system will be provided within the facility to various phone locations as determined by the Architect.

FIRE ALARM SYSTEM

A fire alarm system is required for this occupancy. With the sprinkler system, the manual system will give an additional degree of protection for early warning.

INTERCOM SYSTEM

An intercom system will use the telephone system for distribution. Intercom equipment will allow direct 2-way communications, all-call, and emergency call capabilities.

MISCELLANEOUS SYSTEMS

Receptacles and special purpose outlets will be provided as required for necessary equipment. All wiring devices shall be heavy duty, specification grade, of nylon or other high abuse material.

GROUNDING SYSTEM

Each dry type transformer within the facility will be grounded, by conductors, to building ground. All branch circuits will have a metallic grounding conductor. Plumbing and heating piping will be electrically bonded to building grounding system.

SYSTEMS ESTIMATE SUMMARY

NEW OFFICE/KITCHEN BUILDING

PROJECT CODE : DILLINGHAM ELEM SCHOOL
LOCATION : DILLINGHAM, AK
ARCHITECT : LIVINGSTON SLONE
OWNER : DILLINGHAM SCHOOL DIST

NET AREA : 11050 SQ.FT.
GROSS AREA : 11050 SQ.FT.
RATIO - NET TO GROSS : 1/1.000
GROSS VOLUME : CU.FT.
** PROJECTED BID DATE : 00/00/00 **

ESTIMATE NUMBER : 1
ESTIMATE DATE : 02/03/84
NO. OF STORIES : 0
ESTIMATOR : ACMI

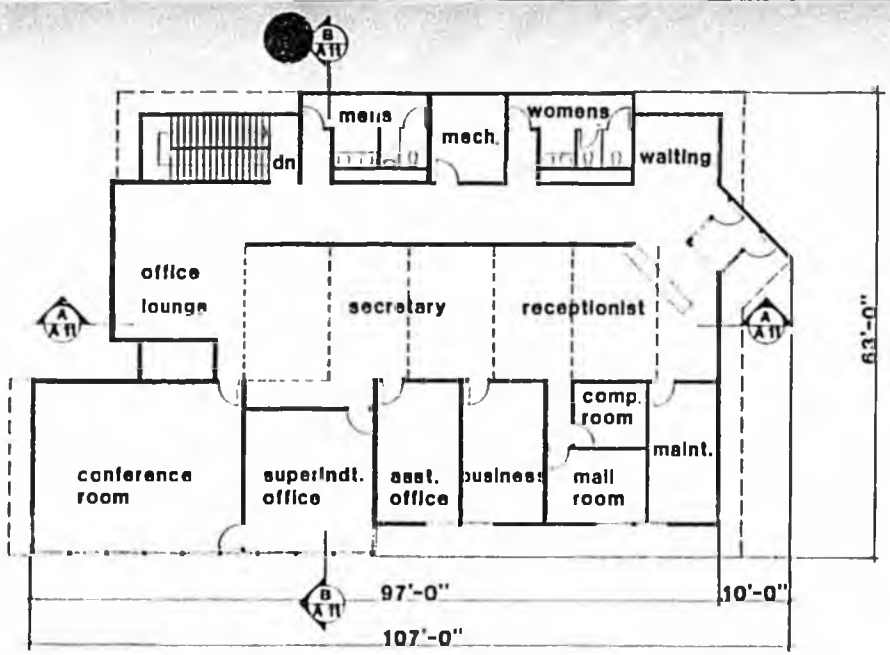
CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	COST/S.
DIVISION 01	SITE WORK					
01010	CLEARING	140.0	SQ	10.00	$ 1400	
01020	BUILDING EXCAVATION	1800.0	CY	8.00	$ 14400	
01021	FOOTING EXCAVATION	50.0	CY	10.00	$ 500	
01022	BACKFILL	400.0	CY	15.00	$ 6000	
01031	GRADE FOR SLAB	55.0	SQ	40.00	$ 2200	
01032	FINISH GRADING	50.0	SQ	25.00	$ 1250	
01041	SITE UTILITIES	1.0	JOB	15000.00	$ 15000	
	DIVISION COSTS				$40750	$3.6
DIVISION 02	FOUNDATION SYSTEMS					
02010	CONCRETE FOOTINGS	325.0	LF	22.00	$ 7150	
02011	CONCRETE WALL	1300.0	SF	15.00	$ 19500	
02021	DAMPPROOFING	13.0	SQ	75.00	$ 975	
02022	UNDERSLAB VAPOR BARR	55.0	SQ	20.00	$ 1100	
	DIVISION COSTS				$28725	$2.5
DIVISION 03	STRUCTURAL SYSTEMS					
03010	SECOND FLOOR FRAMING	5525.0	SF	13.00	$ 71825	
	DIVISION COSTS				$71825	$6.5
DIVISION 04	FLOOR SYSTEMS					
04010	CONCRETE SLAB	5525.0	SF	4.00	$ 22100	
04030	RAMP & RAIL	400.0	SF	18.00	$ 7200	
	DIVISION COSTS				$29300	$2.6
DIVISION 05	WALL SYSTEMS					
05010	EXTERIOR WALLS	5500.0	SF	8.00	$ 44000	
05020	INTERIOR WALLS	6150.0	SF	4.50	$ 27675	
	DIVISION COSTS				$71675	$6.4
DIVISION 06	ROOF SYSTEMS					

NEW OFFICE/KITCHEN BUILDING

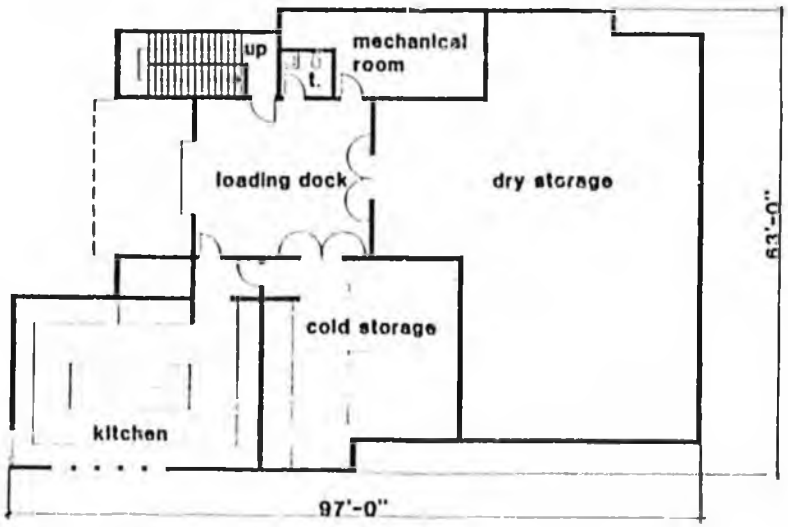
CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	$/S.
05011	CLESTORY FRAMING	3.0	EA	1500.00	$ 4500	
06021	METAL ROOFING	6400.0	SF	6.00	$ 38400	
06022	ROOF INSULATION	6400.0	SF	2.25	$ 14400	
06023	FLASHINGS	350.0	LF	10.00	$ 3500	
06024	ROOF ACCESSORIES	1.0	LOT	1500.00	$ 1500	
	DIVISION COSTS				$148300	$12.67
DIVISION 07	DOOR/WINDOW SYSTEMS					
07010	INTERIOR DOORS	23.0	EA	450.00	$ 10350	
07020	ENTRY DOORS	2.0	EA	750.00	$ 1500	
07030	FINISH HARDWARE	25.0	EA	400.00	$ 10000	
07040	SELITES	100.0	SF	20.00	$ 2000	
07050	WINDOWS	1140.0	SF	25.00	$ 28520	
	DIVISION COSTS				$52350	$4.73
DIVISION 09	FINISH SYSTEMS					
09010	FLOOR COVER	11050.0	SF	2.75	$ 30388	
09011	BASEBOARD	775.0	LF	1.75	$ 1356	
09021	ACOUSTICAL CEILING	4000.0	SF	2.25	$ 9000	
09022	GYPBOARD CEILING	7200.0	SF	1.50	$ 10800	
09031	INTERIOR PAINTING	245.0	SF	100.00	$ 24500	
09032	EXTERIOR PAINTING	60.0	SQ	110.00	$ 6600	
09041	MILLWORK	1.0	JOB	7500.00	$ 7500	
	DIVISION COSTS				$90144	$8.15
DIVISION 09	BUILDING SPECIALTIES					
09010	BLINDS & DRAPES	1000.0	EA	5.00	$ 5000	
09051	TOILET PARTITIONS	3.0	EA	500.00	$ 1500	
09061	BATHROOM ACCESSORIES	3.0	SET	800.00	$ 2400	
09071	FIRE EXTINGUISHERS	4.0	EA	150.00	$ 600	
	DIVISION COSTS				$9500	$.85
DIVISION 10	EQUIPMENT/FURNISHINGS					
10011	KITCHEN EQUIPMENT	1.0	LOT	125000.00	$ 125000	
10012	COLD STORAGE ROOM	1.0	EA	10000.00	$ 10000	
10021	FURNISHINGS	1.0	LOT	20000.00	$ 20000	
	DIVISION COSTS				$155000	$14.02
DIVISION 11	MECHANICAL SYSTEMS					
11010	PLUMBING	12.0	FIX	2800.00	$ 33600	

NEW OFFICE/KITCHEN BUILDING

CODE	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	COST	COST/S.
11020	HVAC	11050.0	SF	18.00	$ 198900	
	DIVISION COSTS				$232500	$21.2
DIVISION 12	ELECTRICAL SYSTEMS					
12010	INTERIOR ELECTRICAL	11050.0	SF	14.00	$ 154700	
	DIVISION COSTS				$154700	$14.0
DIVISION 13	OVERHEAD/FEES					
13010	FREIGHT	4500.0	CWT	20.00	$ 90000	
13020	SUBSISTANCE	500.0	MD	100.00	$ 50000	
13030	GENERAL CONDITIONS	15.0	%	12187.69	$ 182815	
13040	CONTRACTOR OVERHEAD	4.0	%	14015.84	$ 56063	
13050	CONTRACTOR PROFIT	15.0	%	14576.47	$ 218647	
13060	BOND & INSURANCE	2.0	%	16782.94	$ 33525	
	DIVISION COSTS				$631051	$57.1
ESTIMATED PROJECT COSTS					$1709820	$154.7



FIRST FLOOR PLAN



GROUND FLOOR PLAN

area tabulations :

office level :	4080 sq. ft.
kitchen :	1670 sq. ft.
storage :	3167 sq.ft.
total :	8926 sq. ft.

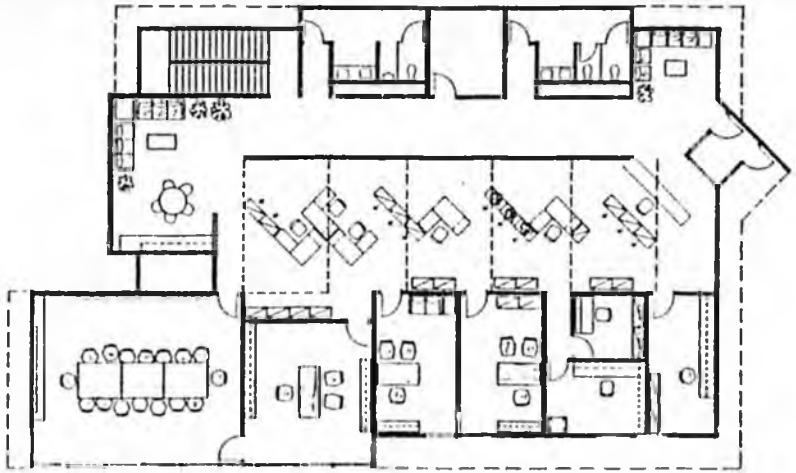
NORTH

CENTRAL OFFICE & KITCHEN FACILITY
SCHEMATIC PHASE
DILLINGHAM CITY SCHOOL DISTRICT

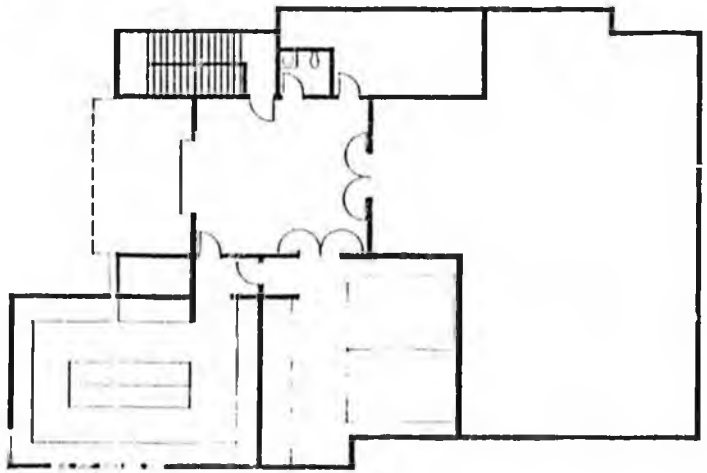
LIVINGSTON STONE

FLOOR PLANS

A3



FIRST FLOOR PLAN



GROUND FLOOR PLAN

NORTH

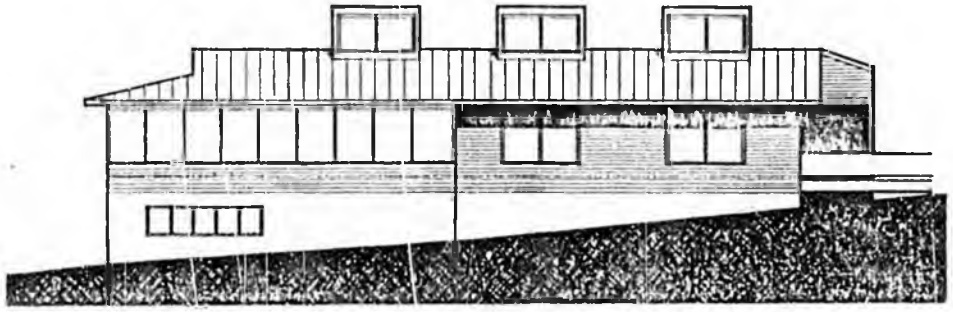
CENTRAL OFFICE & KITCHEN FACILITY
SCHEMATIC PHASE

DILLINGHAM CITY SCHOOL DISTRICT

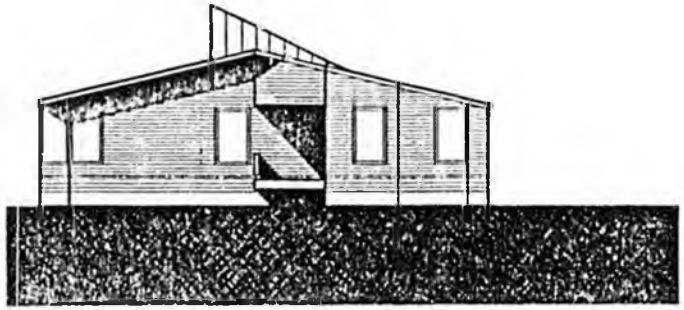
LIVINGSTON STONE

TURNING PLAN

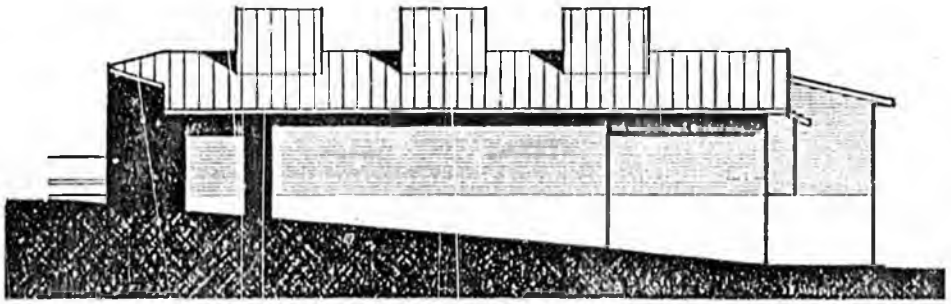
A9



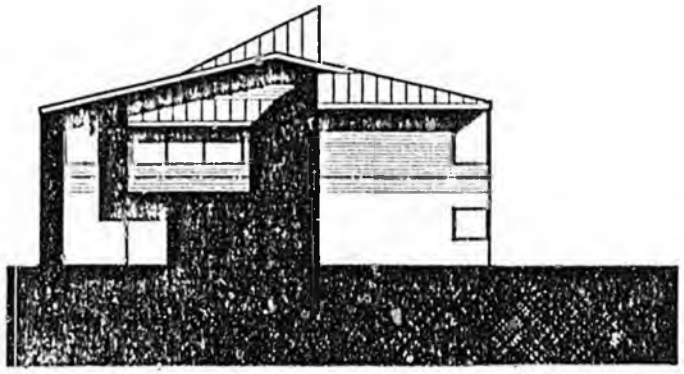
SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION



WEST ELEVATION

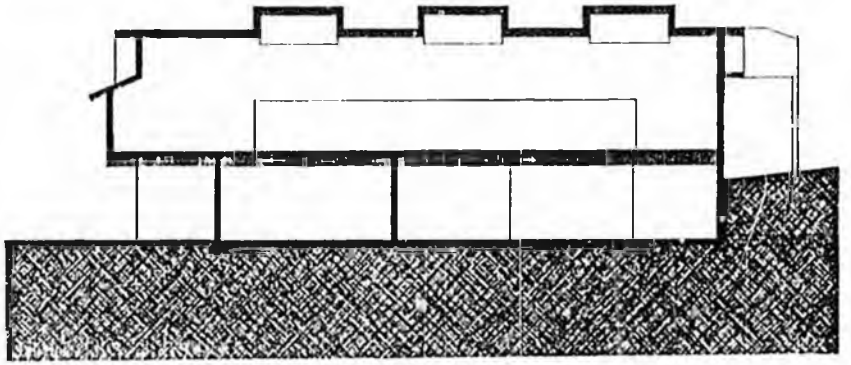
CENTRAL OFFICE & KITCHEN FACILITY
SCHEMATIC PHASE

DILLINGHAM CITY SCHOOL DISTRICT

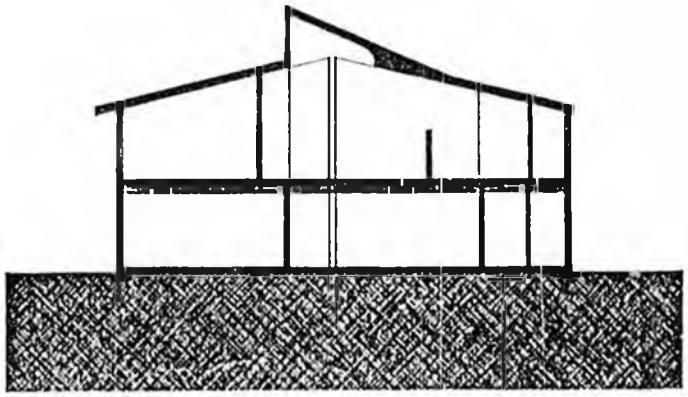
LIVINGSTON STONE

EXTERIOR ELEVATIONS

A10



SECTION A



SECTION B

CENTRAL OFFICE & KITCHEN FACILITY
SCHEMATIC PHASE

DILLINGHAM CITY SCHOOL DISTRICT

LIVINGSTON STONE

BUILDING SECTIONS

A11

Bristol Bay Borough
BOX 189 • NAKNEK, ALASKA 99633

JIM D. CLARK
MAYOR

TELEPHONE
(907) 246-4224

RESOLUTION NO. 83-27

A RESOLUTION ESTABLISHING THE BOROUGH'S LEGISLATIVE DOCKET FOR FY 85.

THE BOROUGH OF BRISTOL BAY HEREBY RESOLVES:

WHEREAS, important items which affect the lives of citizens in Bristol Bay Borough are introduced and debated each year in the legislature, and

WHEREAS, the Borough's limited tax base makes it necessary to get assistance from the State of Alaska for the provision of basic governmental services.

NOW THEREFORE BE IT RESOLVED, that the Borough Assembly adopts the attached Legislative Docket as representing the needs and concerns of the citizens of Bristol Bay Borough.

Passed this 19th day of December, 1983.

Jim D. Clark
Mayor

ATTEST:

Betty L. Thompson
Borough Clerk

2

SCHOOL IMPROVEMENTS

SCHOOL IMPROVEMENTS

INTRODUCTION

Bristol Bay Borough High School is in need of immediate remodeling and reorganization of the school facility. Initially built in 1968 to accomodate a complete K-12 educational program, the building has since been modified to facilitate a comprehensive high school program. Throughout the modification the school has evolved from an "open-space" design to a "self-contained" classroom design. During the fifteen years since original construction, the facility needs have grown beyond the capacity of the initial structure. Therefore, the following remodeling/construction plan is jointly submitted by Bristol Bay Borough School District and Bristol Bay Borough to effectively resolve critical facility deficiencies in Bristol Bay High School.

DESCRIPTION OF NEEDS

A description of critical needs include but are not limited to the following:

1. Health and Life Safety Needs

    a. Unsanitary health conditions in locker-room areas.
    b. Home Economics area does not meet emergency codes as established by the state fire marshall's office.
    c. Inadequate storage areas force equipment storage in crowded hallways.
    d. Ventilation system does not adequately provide circulated air into academic areas.
    e. Plumbing system requires extensive repair and replacement due to increased use and severe mineral deposits in fresh water source.

2. Unhoused Students

    a. Due to increased enrollment the elementary school is one classroom short. This deficiency would be rectified with construction of additional classrooms to accommodate a 6-8 grade middle school program.
    b. Academic programs are restricted or eliminated due to lack of adequate space, e.g., computing, arts and electronics.

3. Protection of Structure

    a. Exterior walls are not adequately insulated and most interior walls are made of temporary non-sound proof and non-fire retardent material.

THE PLAN

This proposed remodeling/construction project is part of a long range facility master plan with previous capital projects funded via local bonding effort. The plan was developed to provide maximum benefit to students and residents served by the District. Significant effort has been made to provide a plan that meets educational needs while providing improved educational and community services to district residents.

This entire capital project is supported by a recently completed feasibility study and estimated expense is $5,193,000 for the total project.

COST SUMMARY

PHASED PRIORITY AND ESTIMATED EXPENSE

1. Classroom addition, Instructional media center, Locker rooms and Offices.

Area - Estimated expense: $1,777,500 plus 10% for each year delayed.

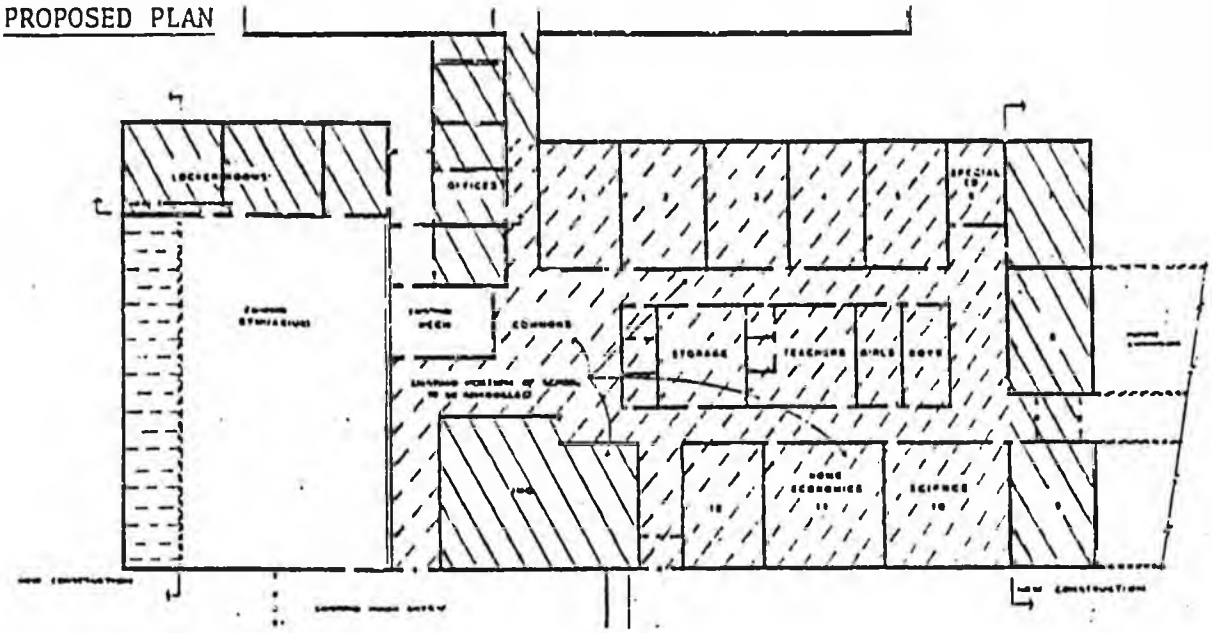
2. Remodel academic area

Area - Estimated expense: $2,875,000 plus 10% for each year delayed.

3. Gymnasium extension

Area - Estimated expense: $ 540,500 plus 10% for each year delayed.

PROPOSED PLAN



PHASE BREAKDOWN

The following capital project is proposed jointly by Bristol Bay Borough School District and Bristol Bay Borough for remodeling the high school in Naknek, Alaska. Total estimated expense for the entire project, assuming total funds are available, is $5,193,000.

Even though this proposal is submitted as a total project, the plan is illustrated in a phased approach to resolve critical facility deficiencies while keeping estimated expenses at a reasonable level.

PHASE I

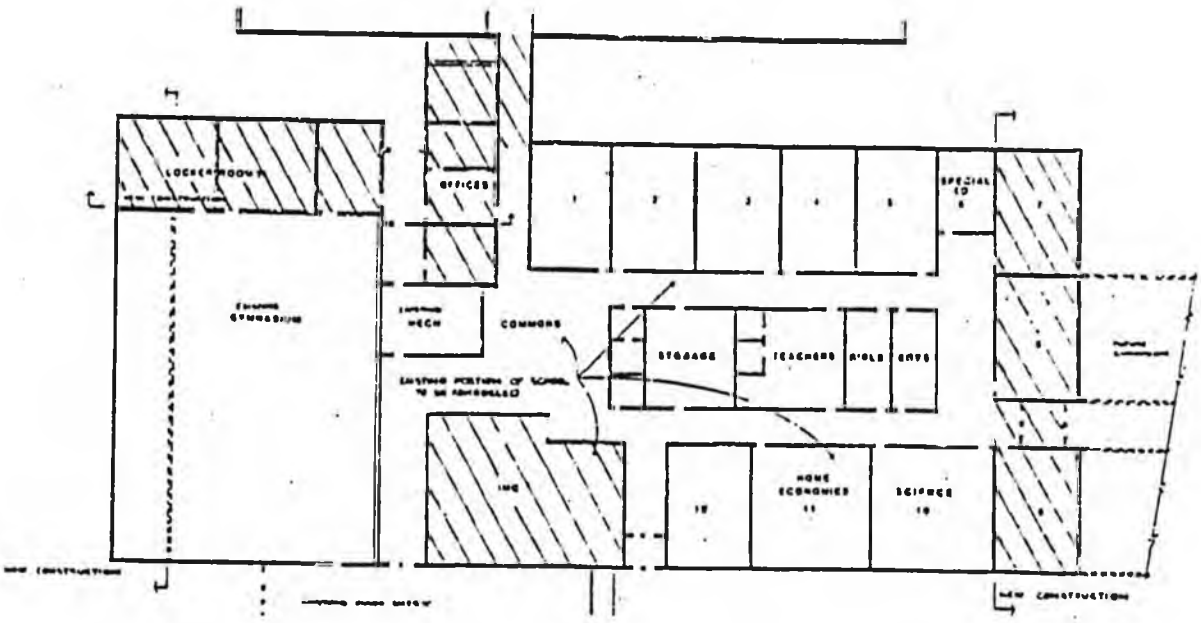
CLASSROOM ADDITION, IMC - LOCKER ROOM AREA AND OFFICES

This phase would result in the construction of three new classrooms, an Instructional Media Center (IMC), locker rooms with P.E. storage and an administrative office area. When completed this phase would: alleviate current shortage of appropriate classroom space; create an IMC that is appropriately designed for a learning and resource center; have a sanitary and efficiently maintained locker with appropriate equipment storage adjacent to the gymnasium; and an office area appropriate for district administrative functions.

All construction would include stub-outs, etc., necessary for future expansion with design and finish of each area to coincide with that proposed for the remodeled academic area.

TOTAL PHASE I ESTIMATED EXPENSE: $1,777,500

PROPOSED PLAN - PHASE I  AREA



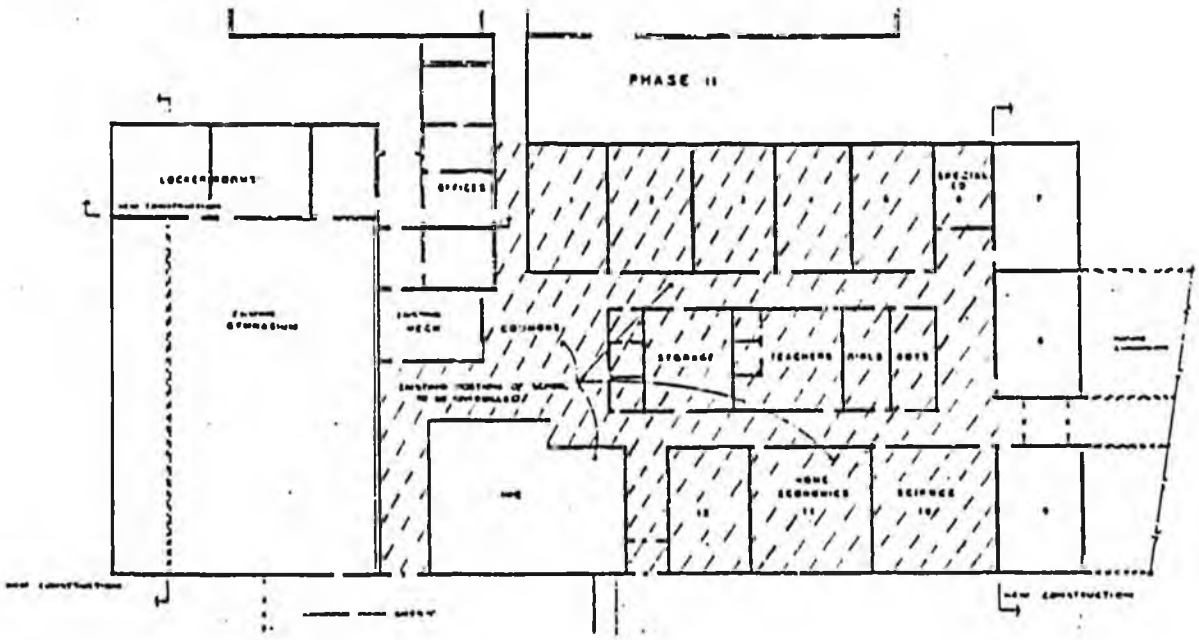
PHASE II

REMODEL ACADEMIC AREA

This phase would result in a completely remodeled academic area. When completed the remodeled area would: provide ample classroom space for a comprehensive secondary program; meet current fire and building codes; have efficient heating systems and insulation installed; and provide sufficient storage space for supplies and equipment. Completed design and finish of each area would coincide with that proposed in Phase I of this plan.

TOTAL PHASE II ESTIMATED EXPENSE: $2,875,000

PROPOSED PLAN - PHASE II ▨ AREA



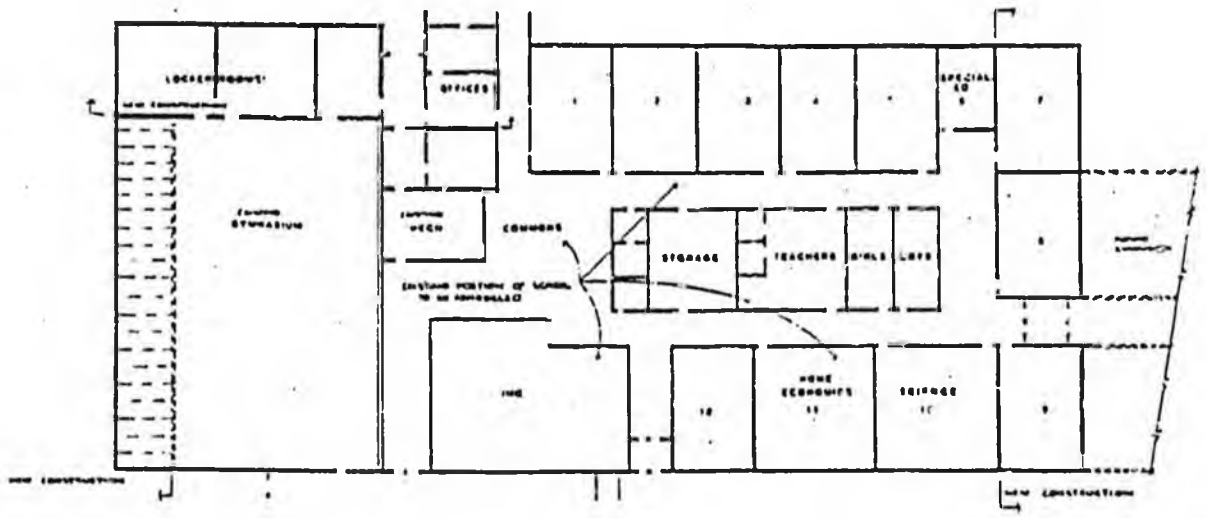
PHASE III

GYMNASIUM EXTENSION

This phase would result in construction of a sixteen foot addition to the full length of the gymnasium. The gym floor would be resurfaced and remarked and new spectator seating would be installed. This phase would also allow for more effective use of the gymnasium area with two cross-court activities occurring simultaneously. For activities requiring full floor length, the activity would be a safe distance away from the seating area allowing safe spectator movement while the activity is in progress.

TOTAL PHASE III ESTIMATED EXPENSE: $540,500

PROPOSED PLAN - PHASE III  AREA



COST ANALYSIS

PHASE I - ESTIMATED EXPENSE

Classroom addition - $150 per sq. ft. $150 x 3,000 sq. ft.	$ $450,000
Locker room & P.E. storage - $250 per sq. ft. $250 x 2,060 sq. ft.	515,000
Remodel IMC area - $150 per sq. ft. $150 x 2,400 sq. ft.	360,000
District office area - $150 per sq. ft. $150 x 1,470 sq. ft.	220,500
Engineering, architectural, work of art and administration fees - 15% of construction costs	232,000
TOTAL PHASE I EXPENSES	$1,777,500

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

PHASE II - ESTIMATED EXPENSE

Academic area remodeling - $125 per sq. ft. $125 x 20,000 sq. ft.	$2,500,000
Engineering, architectural, work of art and administrative fees - 15% of construction costs	375,000
TOTAL PHASE II EXPENSES	$2,875,000

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

PHASE III - ESTIMATED EXPENSE

Gymnasium extension - $200 per sq. ft. $200 x 1,600 sq. ft.	$ 320,000
Resurfaced - remarked floor and seating	150,000
Engineering, architectural, work of art and administrative fees - 15% of construction costs	70,000
TOTAL PHASE III EXPENSES	$ 540,500

Estimated 10% annual increase for inflation and mobilization of material and personnel for each year project is delayed.

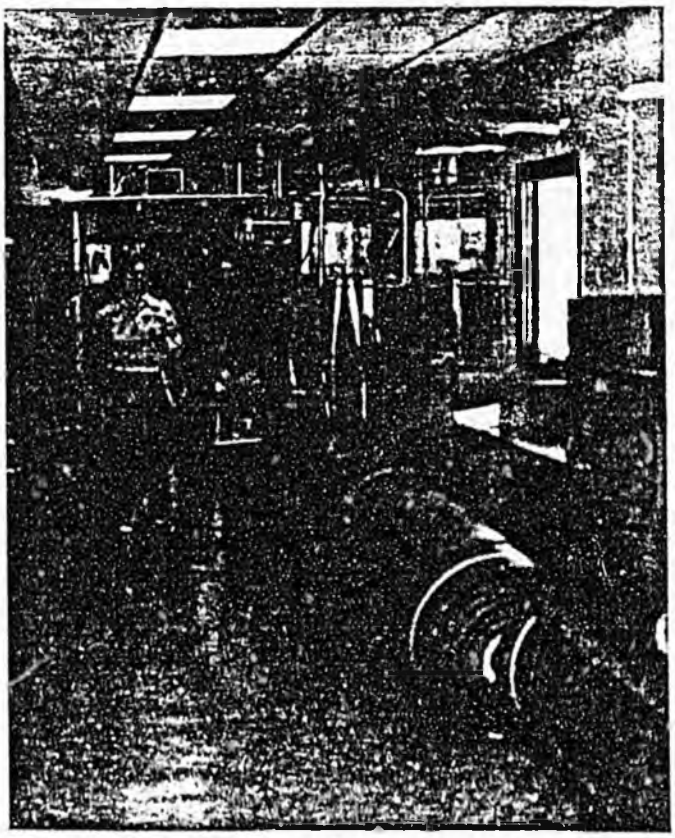
TOTAL PROJECT ESTIMATED EXPENSE	$5,193,000

DISTRICT CONTRIBUTION

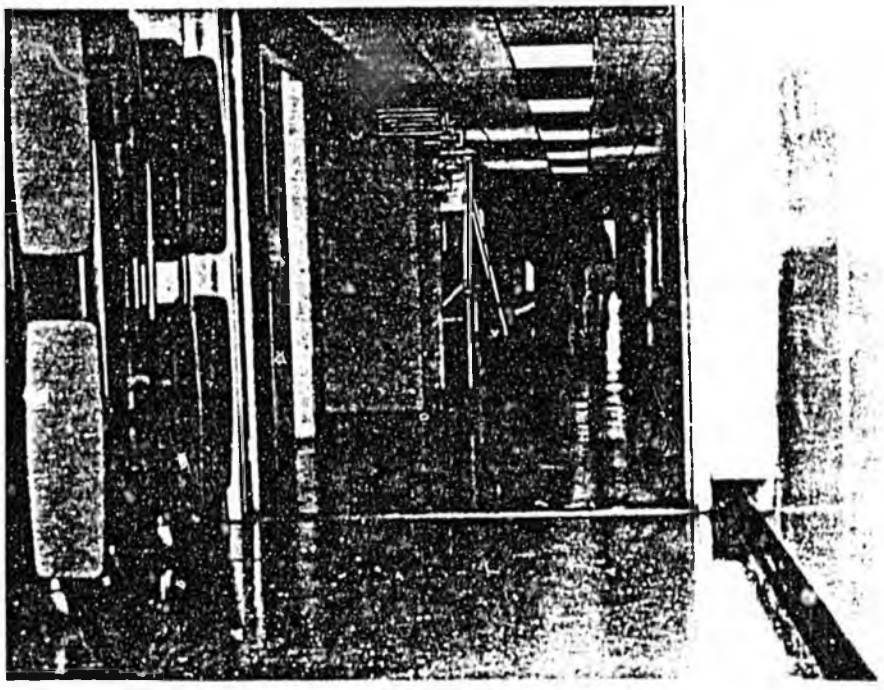
In an effort to expedite planning and organization of this capital project the school district can provide $200,000. These funds could be used to initiate immediate development of project specifications and start the architectural drawings and engineering plans.

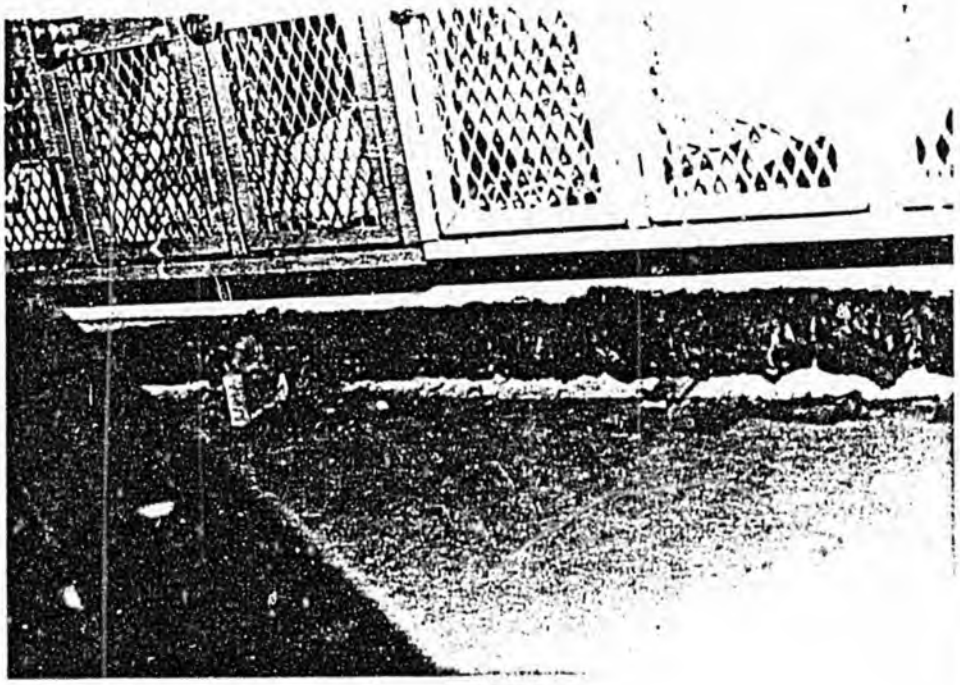
COST JUSTIFICATION

Expense estimates have been confirmed with John Kumin, architect of Kumin and Associates. Estimates are also supported by a recently completed feasibility study. Therefore, it is felt that estimated expenses are reasonable and rational for the plan as proposed.

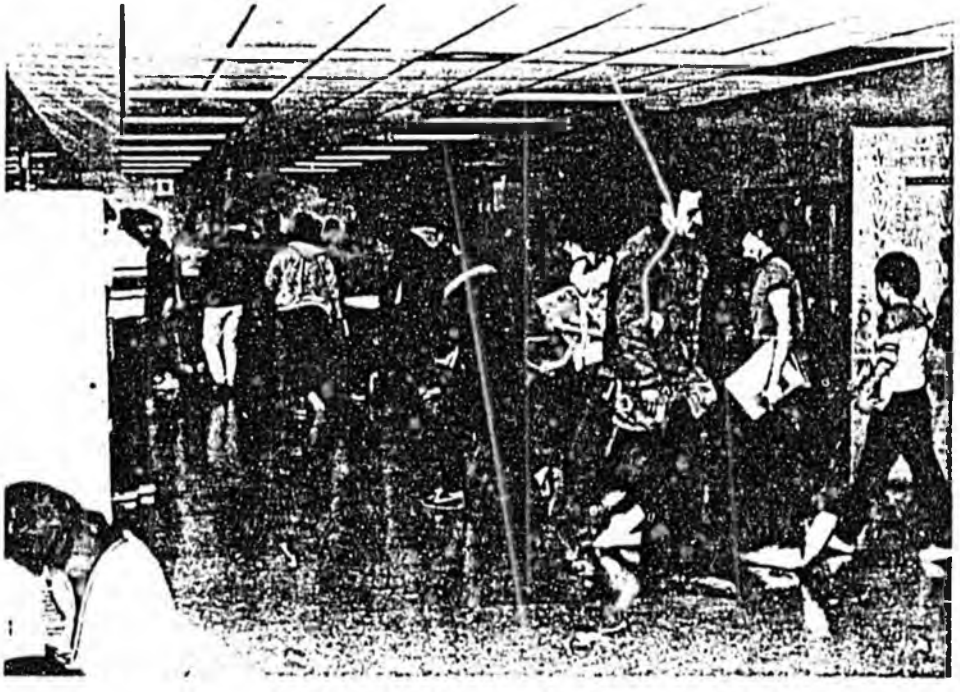


Major Hall referred to as "The Wind Tunnel". Serious heat loss area - extremely cold - storage in hall area presents emergency exit hazard.

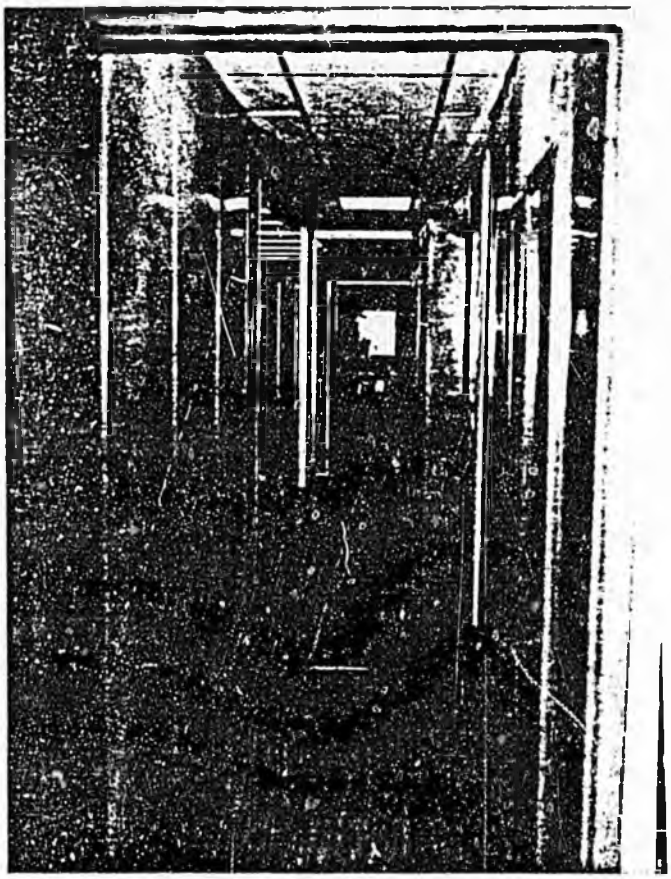




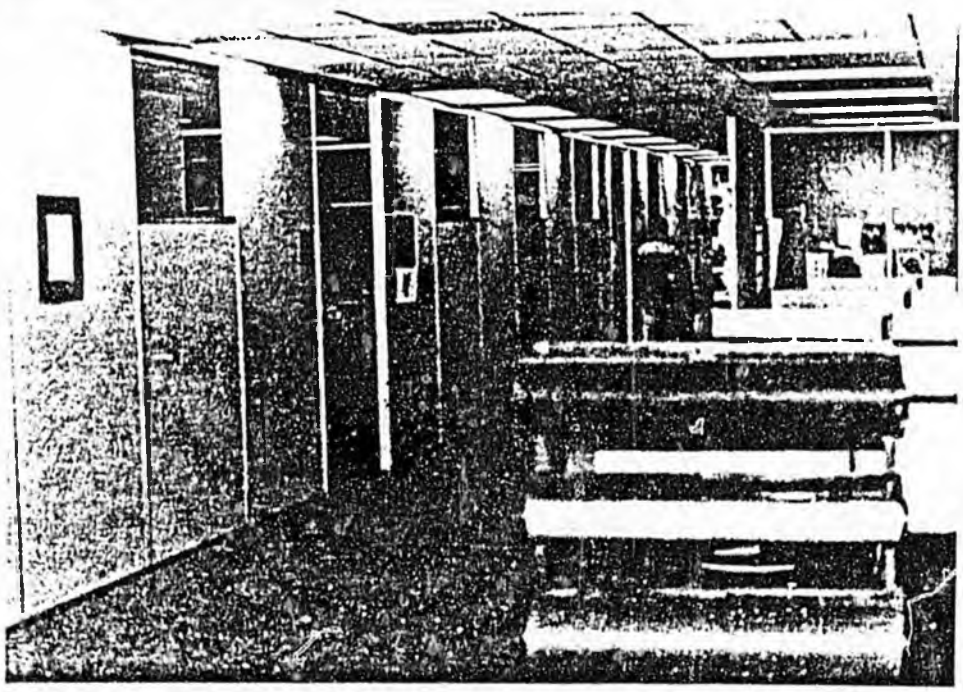
Locker Room Heating Conductor: Poor plumbing and extremely poor heat conduction - 16 years old.



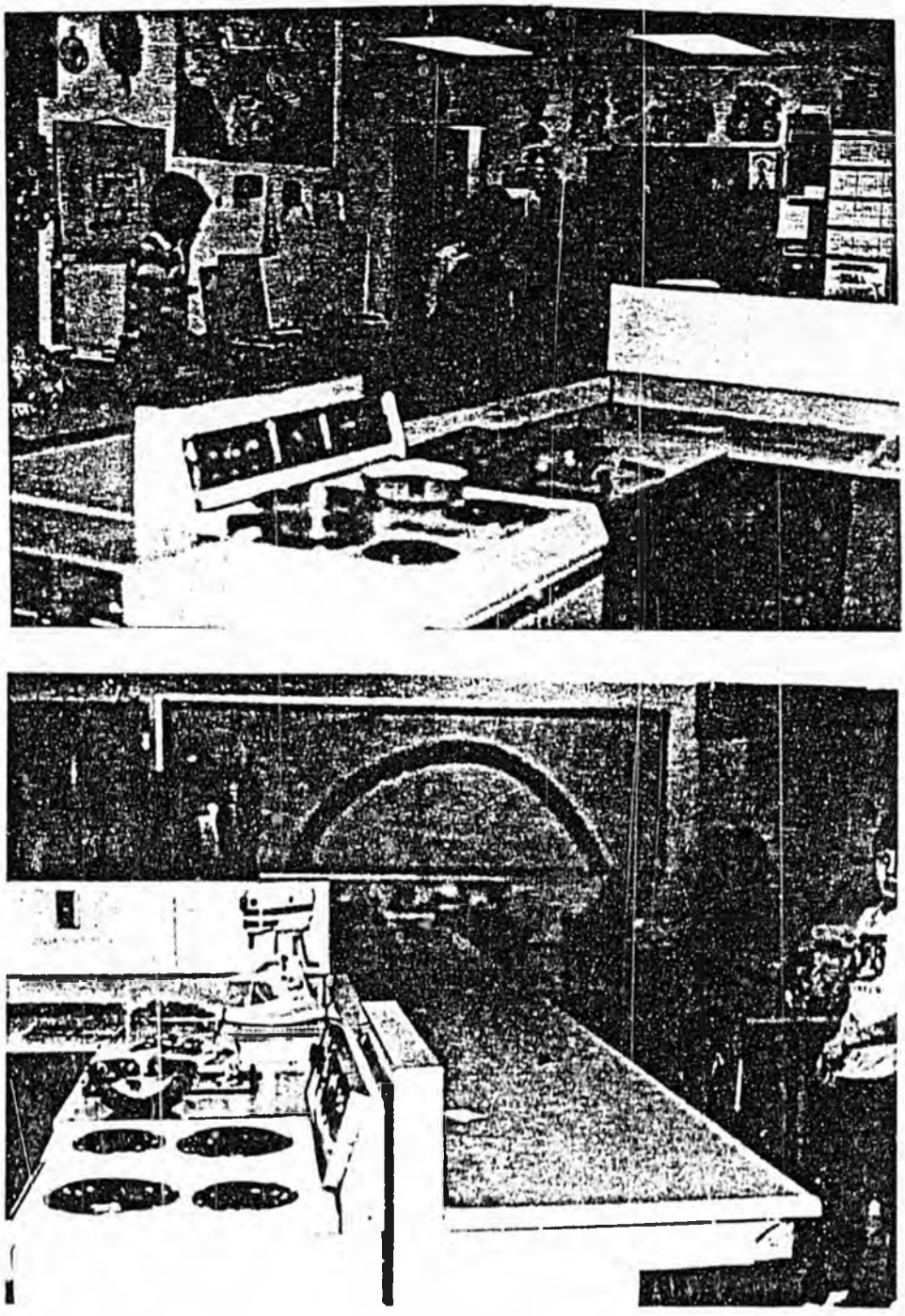
Main High School Hall - Built to be multi-purpose room - Huge expanse of wasted space - Needed as classroom or storage



Passage - Exit Hall: Very narrow - High danger due to congestion.



Fake Wall in Study Hall: Very cold - poor aesthetic appeal - Not conducive to reducing noise level.



Home Economics Room - Extreme congestion - No direct outdoor exit - Does not meet state fire code

Computer Lab: No direct outdoor exit - Area does not meet state fire code - extreme congestion

Science Lab: Extreme congestion - Plumbing corrosion - Very poorly insulated

Library: Extreme congestion - No study space - Poor lighting - Poor location - Difficult access from elementary area

SECTION 3

APITAL BUDGET REQUEST

alaska City School District

escription:

1985 - Vocational Education Building, Phase I
[illegible] - [illegible]ational Educati[illegible] Building, Phase II
[illegible] - [illegible]bal Educati[illegible] Complex*
[illegible] - [illegible] and Senior High Academics and
[illegible]dministration [illegible]ex*
[illegible] - [illegible] Upgrade of Existing Facili[illegible]*
[illegible] - [illegible]tion of Elementary Classroom Wing*

*Tentative schedule

st Summary:

[illegible] - $[illegible]3,0[illegible] - Vocational Education Building,
Phase I (5,700 sq. ft.)
[illegible] - $[illegible],4[illegible] - Vocational Education Building,
Phase II (7,437 sq. ft.)

FY CAPITAL BUDGET TO PLAN CAPITAL IMPROVEMENT

DISTRICT: Unalaska			DATE: August 19, 1983				PAGE OF PAGES	
PRIORITY (FUND & YEAR)	DISTRICT, LOCATION & DESCRIPTION	PRIORITY TYPE	YEAR IN WHICH FUNDING IS REQUESTED					
			FY 1985	FY 1986	FY 1987	FY 1988	FY 1989	FY 199
#1 1985	Unalaska School District Vocational Education Building Phase I	Health & Life Safety & Functional Upgrade	X					
#2 1986	Unalaska School District Vocational Education Building Phase II	Health & Life Safety & Functional Upgrade		X				
#3 1986	Unalaska School District Physical Education Complex	Health & Life Safety & Functional Upgrade		X				
#4 1987	Unalaska School District Junior and Senior High Academics and Administration Complex	Functional Upgrade			X			
#5 1988	Unalaska School District Total Upgrade of Existing Facility	Functional Upgrade				X		
#6 1989	Unalaska School District Addition of Elementary Classroom Wing	Health & Life Safety ; Unhoused students; functional Upgrade					X	

FY CAPITAL BUDGET REQUEST SUMMARY

DISTRICT

Unalaska City School District

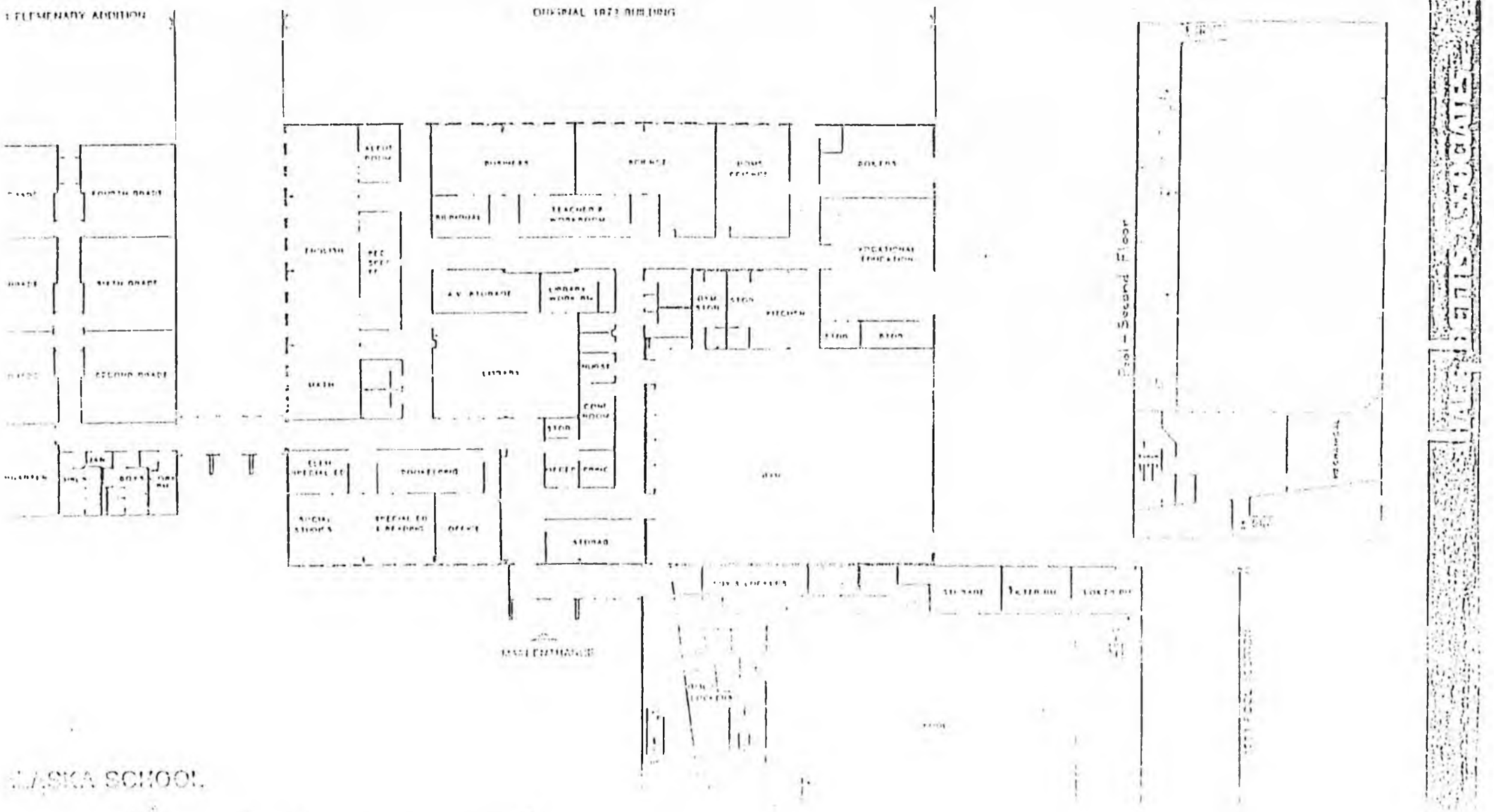
DISTRICT PRIORITY	COMMUNITY	PROJECT	DISTRICT COST ESTIMATE	STATE BUDGET
1	Unalaska	Vocational Education Building - Phase I	$1,003,000	
2	Unalaska	Vocational Education Building - Phase II	$2,324,000	
3	Unalaska	Physical Education Complex	$7,773,000	
4	Unalaska	Junior/Senior High Academics and Administration Complex	$11,121,000	
5	Unalaska	Total Upgrade of Unalaska's Existing School Facility	$6,169,000	
6	Unalaska	Addition of Elementary Classroom Wing	$3,005,000	

SUBMITTED BY

S.E.R.R.C. on behalf of
Unalaska City School District

SIGNATURE

DATE



ALASKA SCHOOL

VOCATIONAL EDUCATION

FACILITY - PHASE I

[illegible] CAPITAL BUDGET REQUEST — PROJECT SHEET

DUE: August 25, 1983

DISTRICT: Unalaska City School District | SCHOOL: Unalaska

K-? ____ 7-? [illegible] 9-12 X
DESIGN ENROLLMENT

PROJECT NAME: Unalaska Vocational Education Facility - Phase I

PROJECT TYPE:
- ☐ NEW CONSTRUCTION
- ☐ ADDITION
- ☐ REMODELING
- ☐ REPLACEMENT
- ☐ MAJOR MAINTENANCE
- ☐ UTILITIES
- ☐ OTHER

PROJECT JUSTIFICATION:
- ☒ HEALTH OR LIFE SAFETY
- ☐ UNHOUSED STUDENTS
- ☐ PROTECTION OF STRUCTURE
- ☐ OPERATING COST SAVINGS
- ☒ CODE UPGRADE
- ☒ FUNCTIONAL UPGRADE
- ☐ OTHER

CONSTRUCTION START: June, 1984 | COMPLETION DATE: January, 1985

PROJECT ESTIMATED TO: ☒ INCREASE ☐ DECREASE DISTRICT OPERATING BUDGET $ 5,000

SCHOOL SITE: ☒ EXISTING, OR ☐ NEW SITE: IF NEW, ACQUISITION COST $ ________

PRIMARY UTILITIES: WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES ON SITE?

Already there

☐ OIL STORAGE ______ GALLONS ☐ WATER SUPPLY
☐ FULL ELECTRICAL POWER GENERATION ____ KW ☐ SEWAGE DISPOSAL

ALTERNATIVES: LIST TWO OR MORE ALTERNATIVES TO THIS CONSTRUCTION AND WHY REJECTED

1. Renovate the existing facilities. Present facilities are inadequate. The woodshop is forty years old and it should be abandoned. Metals shop is tiny and should be converted to a receiving and shipping facility or a maintenance shop.
2. Construct an addition to the current facility. Location is prohibitive. Sound [illegible] requires it be located elsewhere.
3. [illegible] Not an option. Facility is too hazardous for occupancy.

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY

PROGRAM AREA	GROSS SQUARE FEET OF FLOOR SPACE: GUIDELINES	EXISTING	REQUESTED	PROPOSED TOTAL	DOE USE ONLY
ELEMENTARY CLASSROOMS					
SECONDARY CLASSROOMS					
LIBRARY MEDIA					
SCIENCE					
INDUSTRIAL ED		2,[illegible]	5,700	5,700	
BUSINESS ED		[illegible]00			
HOME SCIENCE		[illegible]00			
MULTI PURPOSE					
SUPPLEMENTARY					
TOTAL		[illegible],080	5,700	5,700	

PRESENT CONDITION OF EXISTING FACILITIES: Wood and metal shops are 40 years old and in poor condition.

JUSTIFICATION & COMMENTS: ATTACH AVAILABLE DOCUMENTATION E.G. INSPECTION REPORTS FROM STATE FIRE MARSHALL AND HEALTH & SOCIAL SERVICES, ETC.

Please see accompanying narrative for Phase I justifying request for 1985.
Major justification is based upon health and life safety.

This phase includes: general shop, mechanics shop (auto and diesel), metals shop, art classroom, office, storage, corridor.

POPULATION FORMULA ENROLLMENT PROJECTIONS	PRESENT	AFTER CONSTRUCTION
ELEMENTARY [illegible]	[illegible]	[illegible]
SECONDARY [illegible]	[illegible]	[illegible]
SPECIAL ED [illegible]		
VOCATIONAL [illegible]	[illegible]	[illegible]

SUBMITTED BY: [illegible] City Schools [illegible] | August 15, 1983

SIGNATURE | DATE

[illegible]

NARRATIVE

PHASE I: VOCATIONAL EDUCATION FACILITY RENOVATION

Unalaska School District developed a comprehensive Facilities Master Plan in 1980. The study, identifying both short and long range needs, was the result of an intensive investigation of existing facilities, condition, current program operation, predicted enrollment, and future programmatic expansion (see Unalaska School District: Facility Survey and Analysis, Alaska Vocational Regional Resource Center, Anchorage Municipal Libraries, January, 1982).

The need for a site plan was identified as critical. Of particular concern were the constraints of the current site.

> To date there has been no planning for growth and the deleterious effects are obvious. The existing facility's relationship to its surroundings, its internal arrangement, and its capacity for expansion are all compromised. A future construction phase without proper planning would likely render the site useless for additional future phases. This would necessitate the building of a second school as the community's need for educational space increased.

Because the current site is inadequate for sensible, staged expansion, the School Board adopted the long-range (20 year) plan based on both new construction, renovation and re-arrangement of current spaces. The facility plan addresses most critical needs first and these have been submitted to the Department of Education for approval and prioritization.

Currently the District is at Step II of implementing the components of the master plan. The Alaska Legislature appropriated $300,000 for emergency gymnasium repairs in 1982. The greatest need now is to replace the vocational shop building. Replacement of the classroom [illegible] at $5,529,870 in the 1982 comprehensive plan. However, failure to gain funding [illegible]

have forced the District [illegible] divide the phase [illegible] components and revise the [illegible].

The 1984 request is as follows:

> Phase I: Vocational Shop Facility Replacement
>
> Design, planning and construction of 5760 square [illegible] at a total of $1,303,[illegible]

The requested funding would allow design of Phase I and Phase II of the needed facility, and construction of Phase I the shop spaces that must be replaced immediately due to health and life/safety hazards. (see drawing)

Educational spaces which will be gained in phase one are:

1. general shop classroom
2. diesel/automotive shop
3. metal shop
4. art classroom

Storage for the classrooms and a corridor are also included in the plan.

Other vocational spaces are currently housed in another facility and are not a hazard to [illegible] safety. For this reason, the remaining 7,437 square [illegible] of space have been postponed until Phase II (again, see drawing).

JUSTIFICATION

Unalaska School District requests prioritization for Phase I as

I: Health, Life/Safety

While this request is a [illegible] [illegible] the District asks that [illegible]

application. Major revision has occurred [illegible] requested only for the replacement portion. [illegible] detailed description of current facility conditions [illegible] below:

The main vocational facility is housed [illegible] shed built during World War II. One portion [illegible] ing was destroyed by fire in 1980. The third [illegible] building must also be used for storage, leaving [illegible] for instruction. This building belongs to [illegible] and has been provided for interim use only. It was not considered worthy of survey and analysis by [illegible] their Statewide Survey due to its deplorable condition and inappropriateness for educational purposes. [illegible] photographs. It is type I construction, [illegible] wood with a sheet metal roof. Obviously, this facility supports only a minimal program, far below the standards set for the Department of Education:

> "The priority system must ensure that all schools within the state reach a comparable level of facilities necessary to meet minimum educational program requirements before providing for other desirable, but less critical needs."

Fire/Life Safety hazards exist because of:

1. Limited Space for Student Occupancy. Code requires 50 S.F. of instructional space per student. The current building allows 30 and nearly 1/3 of this amount is unusable leaving 17 feet per student for instruction.

2. Inadequate and dangerous heating system. It is a simple oil fired stove which is hazardous in any building and critically so in a woodshop area. It is not feasible to install another heat source.

3. Lack of fire rated walls, and doors creates a hazardous condition.

4. Lack of fire exits.

Assessed value of the building is $[illegible]

than the cost of upgradi[illegible] the [illegible] standards. [illegible]ccupancy [illegible] continue [illegible] in full operation and [illegible] the [illegible] in the district.

The Department of E[illegible], [illegible] Unit has been active in [illegible] planning and [illegible] the Unalaska School's vocational educati[illegible] ac- cording to the Comprehensive Program Review [illegible] the DOE review team in [illegible] made the [illegible] recom- mendation:

1. Build a new [illegible] Vocational Education [illegible]

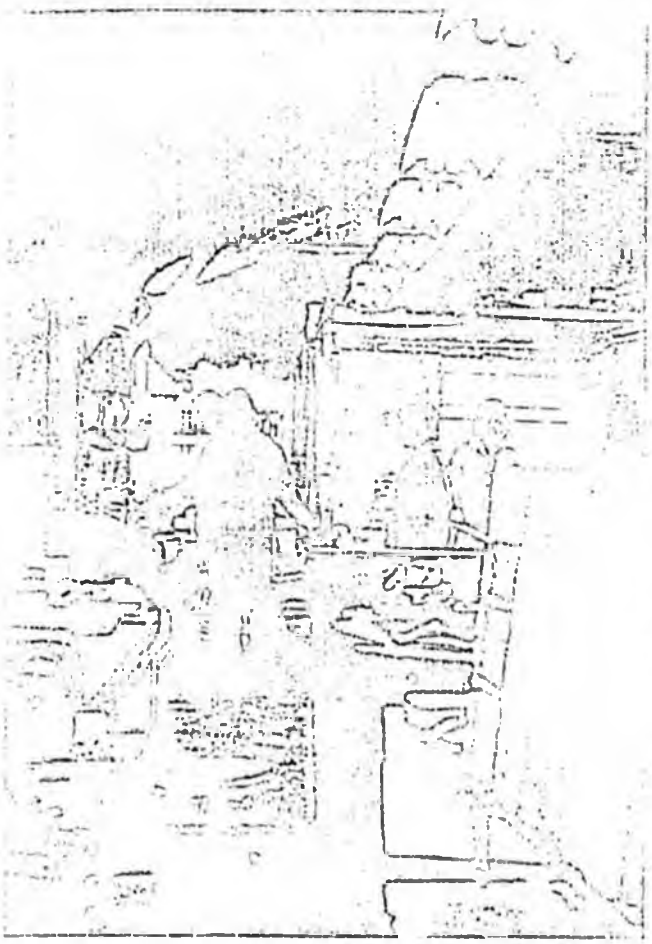
The report discusses [illegible] strength of the [illegible] "much still needs to be [illegible]. Expansion [illegible] SECURING A NEW FACILITY [illegible]. (pg. [illegible])

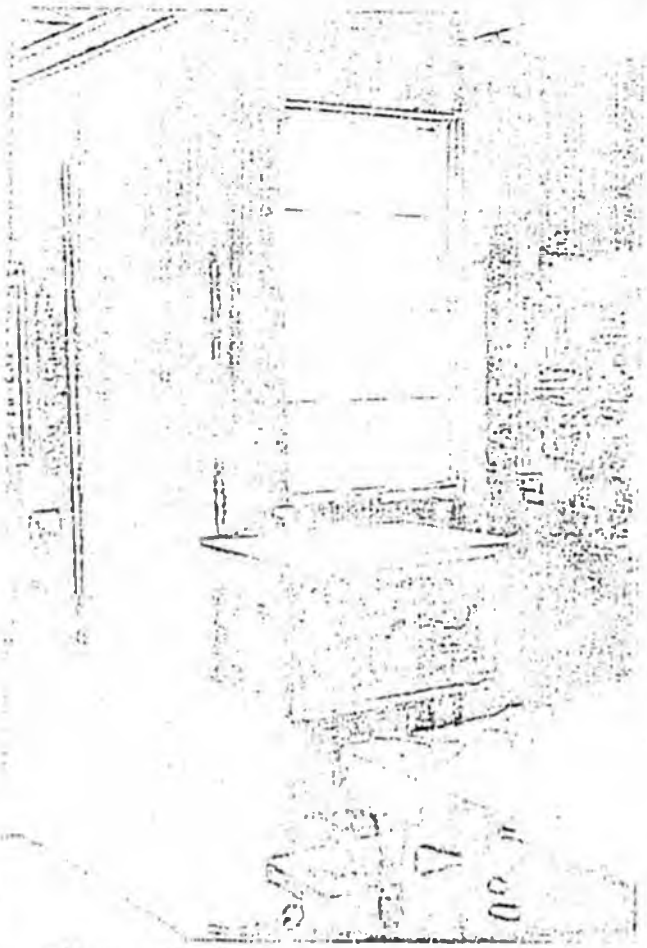
This recommendation is in support of the [illegible] feasibility study, letters from students, [illegible] and community leaders stressing the need to provide a facility to address basic vocational, rather than academic (in this case, college-preparatory) curricula. DOE [illegible] again recommended the necessity of eliminating [illegible] concepts of vocational education versus [illegible] students (tracking) which are damaging to [illegible] and total development of students".

COST INFORMATION AND ARCHITECTURAL PLANNING

1985 - Vocational Education Building, [illegible]

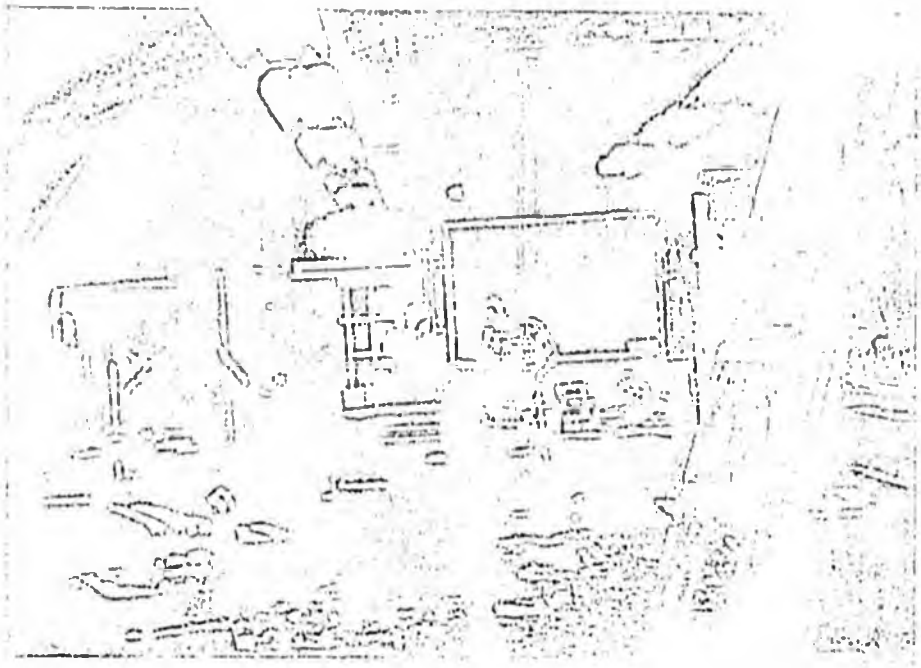
[illegible],700	sq. ft.
x$ [illegible]	per sq. ft.
$1,2[illegible],000	(construction [illegible])
$ [illegible],000	(25% [illegible])
$ [illegible],000	(5% of [illegible] construction costs for [illegible])
$1,303,000	Total cost - [illegible]





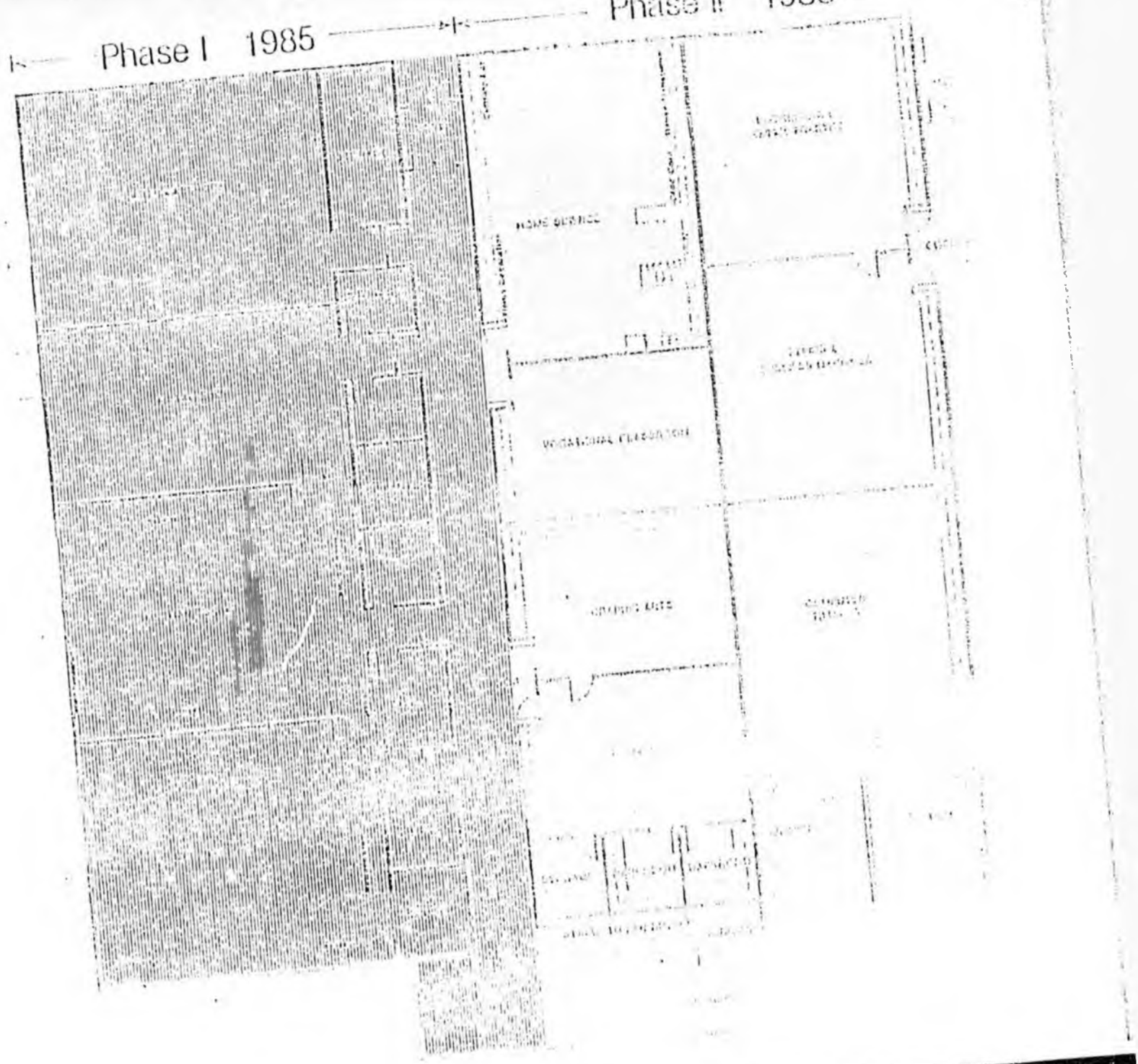
The above picture and the one below show the interior of the old shop building, an antiquated structure, with poor lighting, safety hazards and lack of appropriate storage space.

This oil fired space heater is particularly ... hazards for installation ... wood ...



Vocational Education Complex

PHASE I AND PHASE II



FY 85 CAPITAL BUDGET REQUEST — PROJECT SHEET

DISTRICT Unalaska City School District   SCHOOL Unalaska

DESIGN ENROLLMENT

PROJECT TYPE
- NEW CONSTRUCTION
- ADDITION
- REMODELING
- REPLACEMENT
- MAJOR MAINTENANCE
- UTILITIES
- OTHER

PROJECT JUSTIFICATION
- HEALTH OR LIFE SAFETY
- UNHOUSED STUDENTS
- PROTECTION OF STRUCTURE
- OPERATING COST SAVINGS
- CODE UPGRADE
- FUNCTIONAL UPGRADE
- OTHER

CONSTRUCTION START June, 1985   COMPLETION DATE

PROJECT ESTIMATED TO INCREASE / DECREASE

SCHOOL SITE: EXISTING, OR

PRIMARY UTILITIES: WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES

Already there

- OIL STORAGE
- FULL ELECTRICAL

ALTERNATIVES. LIST TWO OR MORE ALTERNATIVES:

1. Renovate the existing facilities. Present facilities ... space is currently devoted to ... education, ... etc. so renovation would result in inadequate facilities.
2. Construct an addition to the current facility. Location ... long range planning requires it be located elsewhere.
3. Leave as is. Not an option. Facility is too hazardous ...

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING

PROGRAM AREA	GUIDELINES	EXISTING	REQUESTED	
ELEMENTARY CLASSROOMS				
SECONDARY CLASSROOMS				
LIBRARY MEDIA				
SCIENCE				
INDUSTRIAL ED		1,000		
BUSINESS ED		100		
HOME SCIENCE		100	7,487	
MULTIPURPOSE		400		
SUPPLEMENTARY				
TOTAL		1,600	7,487	

AGE & CONDITION OF EXISTING FACILITIES.

JUSTIFICATION & COMMENTS. ATTACH AVAILABLE DOCUMENTATION E.G. ... FIRE MARSHALL, AND HEALTH & SOCIAL SERVICES, ETC.

Please see accompanying narrative for Phase II justification ... 1985
Major justification is based upon health and life safety.

This phase includes: classrooms for home science, ... printing, computer training, bookkeeping and office ... Corridor space, 2 janitor's rooms ...

FOUNDATION FORMULA ENROLLMENT PROJECTIONS
- ELEMENTARY GRADES
- SECONDARY GRADES
- SPECIAL ED
- VOCATIONAL ED

SUBMITTED BY: ... Unalaska City Schools

SIGNATURE   DATE

FORM NO. 05-244-15 (REV 1.83)

HARDWARE [illegible]

PHASE [illegible]

VOCATIONAL EDUCATION FACILITY: PHASE II

The second component of the Unalaska Master-Plan will be the final half of the vocational education complex. These spaces include classrooms for printing, computer training, graphics arts, bookkeeping and office practices, typing and business machines, home science and vocational education. Lavatories are also included in this phase. These spaces will house current [illegible] programs which are operating in cramped, over-crowded conditions within the existing grade school. (see drawing, previous section)

[illegible]

The District requests the following prioritization is considered:

PRIORITY [illegible]: UNHOUSED STUDENTS

This request is based upon the need to provide unhoused students adequate space to participate in existing programs. These include classrooms for home science, graphic arts, bookkeeping and office practice, typing, computer training, printing and vocational education. [illegible] of the classrooms, along with [illegible] is provided within the [illegible] feasibility study.

[illegible]

[illegible]

[illegible] Building - Phase II

[illegible]

[illegible] Phase [illegible]

$ 171,750	(11% administrative costs)
$ 10,000	(1% equipment)
$2,324,000	Total cost - Phase II

PHYSICAL DESCRIPTION COMPLETE

[illegible] REQUEST — [illegible] SHEET | DATE: August 25, 1983

[illegible] School District: Unalaska

PROJECT NAME: Unalaska Physical Education Complex

[illegible]	☐ NEW CONSTRUCTION	[illegible]	☐ HEALTH OR LIFE SAFETY
	☐ ADDITION		☐ UNHOUSED STUDENTS
	☐ REMODELING		☐ PROTECTION OF STRUCTURE
	☐ REPLACEMENT		☐ OPERATING COST SAVINGS
	☐ MAJOR MAINTENANCE		☐ CODE UPGRADE
	☐ UTILITIES		☒ FUNCTIONAL UPGRADE
	☐ OTHER		☐ OTHER

CONSTRUCTION START: June, 1985 | COMPLETION DATE: August, 1986

COST ESTIMATED [illegible]: ☒ INCREASE ☐ DECREASE | DISTRICT OPERATING BUDGET: $ [illegible],000

[illegible] SITE: [illegible] ☐ NEW SITE [illegible] ACQUISITION COST $ ______

[illegible] WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES [illegible]

☐ OIL STORAGE ______ [illegible] ☐ WATER SUPPLY

☐ [illegible] ELECTRICAL POWER GENERATION ______ [illegible] ☐ SEWAGE DISPOSAL

[illegible] OR MORE ALTERNATIVES [illegible] CONSTRUCTION [illegible] REJECTED

[illegible] all K-12 students [illegible] gymnasium. Rejected because [illegible] gym should be used as an elementary multi-purpose room [illegible] It is not large enough to be used as the only gym.

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY

PROGRAM AREA	GROSS SQUARE FEET OF FLOOR SPACE: GUIDELINES	EXISTING	REQUESTED	PROPOSED TOTAL	DOE USE ONLY
[illegible]					
[illegible]					
[illegible]					
SCIENCE					
INDUSTRIAL ED					
[illegible]					
[illegible] SCIENCE					
MULTI-PURPOSE			[illegible]		
SUPPLEMENTARY					
TOTAL			[illegible]		

[illegible] CONDITION [illegible]

JUSTIFICATION [illegible] STATE FIRE MARSHALL AND HEALTH [illegible]

Please see accompanying [illegible] physical education complex.

FOUNDATION FORMULA ENROLLMENT PROJECTION: [illegible] | [illegible]

ELEMENTARY GRADES [illegible]

SECONDARY GRADES [illegible]

SPECIAL ED [illegible]

[illegible]

[illegible] for Unalaska City School [illegible]

______ SIGNATURE | August 25, 1983 DATE

[illegible]

NARRATIVE

PHYSICAL EDUCATION COMPLEX

Recommendations of the 1982 planning study addressed the inadequacy of the gymnasium, which is really a multi-purpose room. Feasibility studies report "current facility serves too many students in too broad an age range, and are required to compete with other school programs including lunch, large class gatherings and community events."

An integral part of the master plan calls for inclusion of a 25,000 square foot physical education complex including gymnasium, locker rooms, weight room, handball court and storage.

Currently the request for the Unalaska District for prioritization is:

VI: Functional Upgrade

JUSTIFICATION

Current program requirements for K-12 cannot be met in the existing multi-purpose room. Slab Vinyl Flooring does not support basketball or other activities. There are few seats for spectator activities.

[illegible] AND ARCHITECTURAL PLANNING

[illegible] Physical Education Complex

[illegible] sq. ft.
[illegible] sq. ft.

[illegible]
[illegible]

[illegible] cost

JUNIOR AND SENIOR HIGH ACADEMICS

AND ADMINISTRATION COMPLEX

[illegible] REQUEST — [illegible] SHEET | DUE: August 25, 1983

[illegible] [illegible] Unalaska

[illegible] Unalaska Junior and Senior High Academics and Administration Complex

[illegible] NEW CONSTRUCTION
[illegible]
[illegible] REMODELING
[illegible] REPLACEMENT
[illegible] MAJOR MAINTENANCE
☐ UTILITIES
☐ OTHER

[illegible] JUSTIFICATION
☐ HEALTH OR LIFE SAFETY
☐ UNHOUSED STUDENTS
☐ PROTECTION OF STRUCTURE
☐ OPERATING COST SAVINGS
☒ CODE UPGRADE
☒ FUNCTIONAL UPGRADE
☐ OTHER

CONSTRUCTION START: June, 1986 | COMPLETION DATE: August, 1987

[illegible] ESTIMATED [illegible] ☒ INCREASE ☐ DECREASE — DISTRICT OPERATING BUDGET $ 20,000

SCHOOL SITE: [illegible] ☐ NEW SITE: IF NEW, ACQUISITION COST $ ______

[illegible] WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES ON SITE?
☐ OIL STORAGE ______ GALLONS ☐ WATER SUPPLY
☐ FULL ELECTRICAL POWER GENERATION _____ KW ☐ SEWAGE DISPOSAL

[illegible] OR MORE ALTERNATIVES TO THIS CONSTRUCTION AND WHY REJECTED:

[illegible] the old facility [illegible]. Facilities for secondary classes are [illegible] in design and space [illegible] the administrative office facilities. [illegible] rejected because both elementary and secondary students have [illegible] facilities. This new complex will allow an upgrade of the current facility [illegible] be used as an elementary school.

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY

[illegible] AREA	GUIDELINES	EXISTING	REQUESTED	PROPOSED TOTAL	DOE USE ONLY
[illegible]	---	---	15,533		
			[illegible]		

[illegible] FROM STATE FIRE [illegible]

[illegible] Junior and Senior High Academic and [illegible] [illegible].

[illegible] ENROLLMENT PROJECTIONS: [illegible] | [illegible] | [illegible] CONSTRUCTION

[illegible] the Unalaska City [illegible]

SIGNATURE | August 17, 1983 DATE

NARRATIVE

[illegible] HIGH ACADEMICS AND ADMINISTRATION COMPLEX

[illegible] expansion and remodel of the existing facility occur, the 1987 phase would include new construction located [illegible] the south and southeast of the existing facility. Spaces will include music classroom and stage, social studies [illegible]rooms, special education, science and math labs and library media center.

[illegible] for prioritization from the Department of [illegible]

III: Functional Upgrade

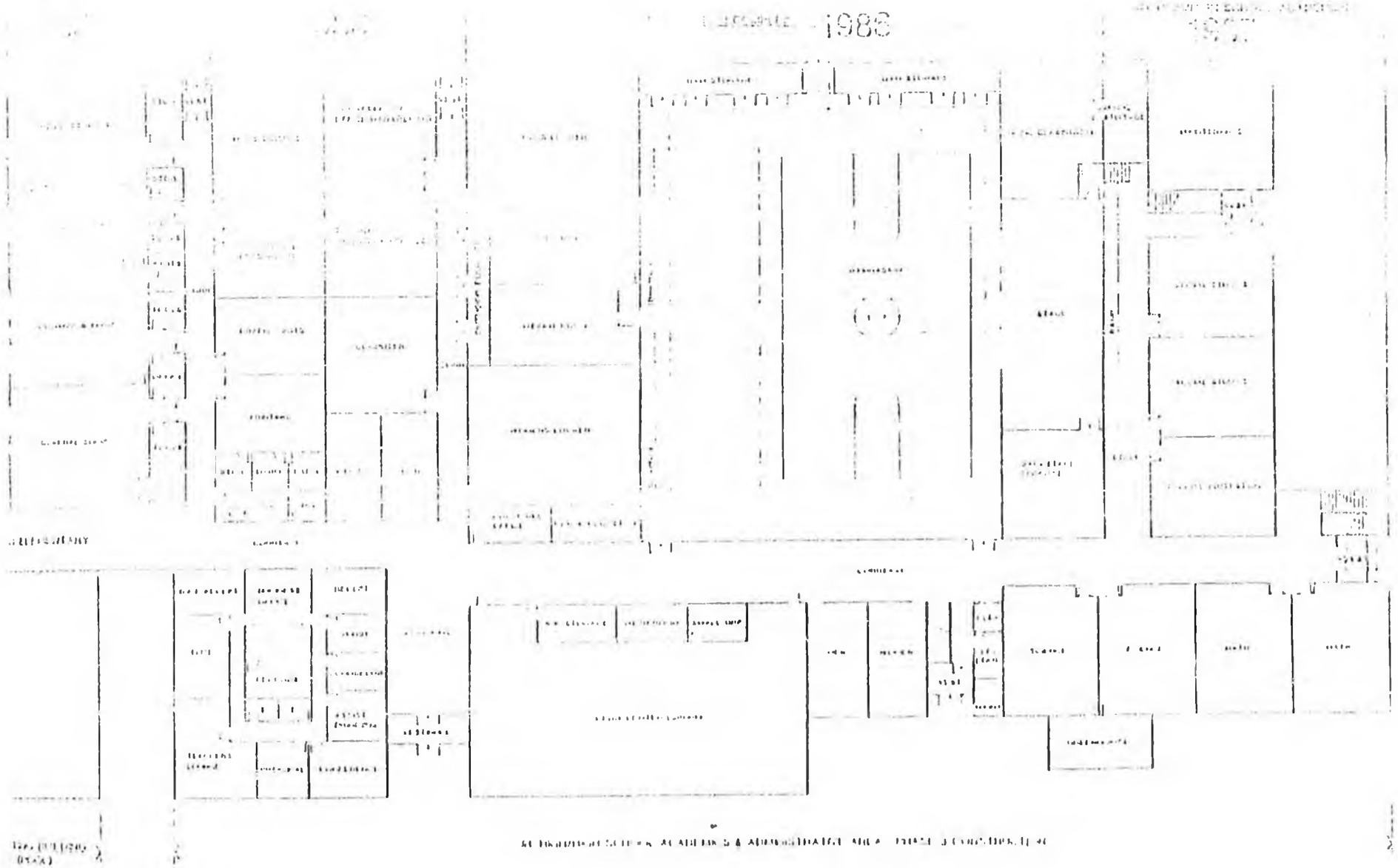
[illegible]

[illegible] comprehensive review recommends remodel of lab [illegible], enlargement of classroom to accommodate current [illegible] class loads. Also in planning for projected enrollment increase the K-12 library media center must be enlarged. New construction of 2 levels is considered the most practical and cost effective means of accomplishing this [illegible].

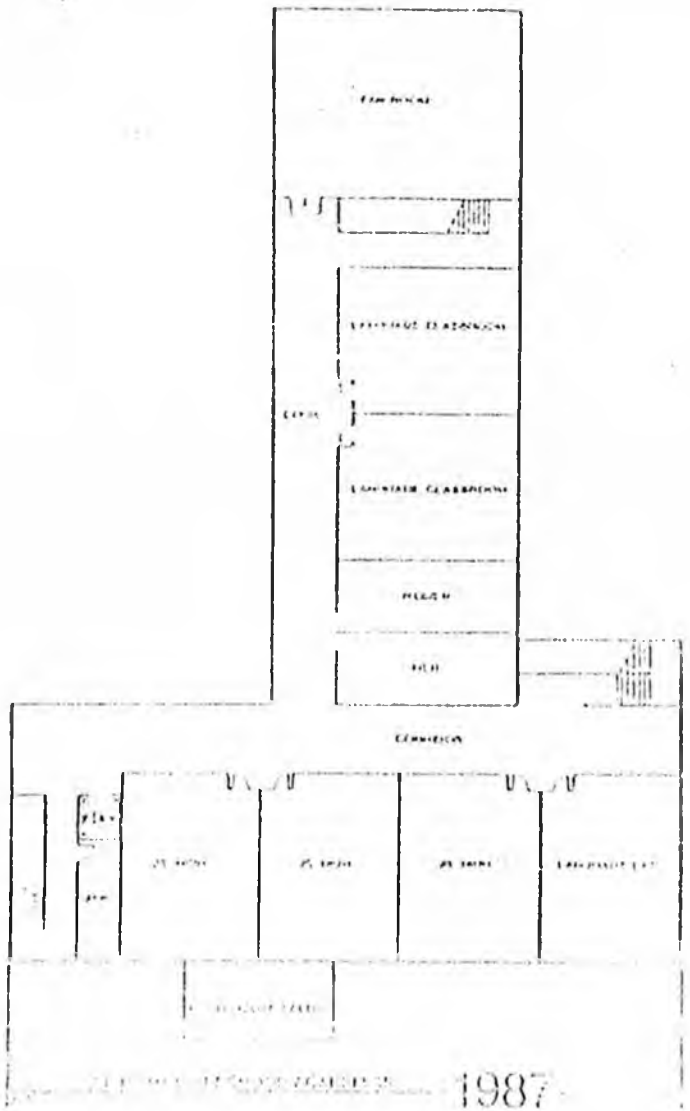
[illegible] AND ARCHITECTURAL PLANNING

[illegible]

[illegible]



JR. HIGH/HIGH SCHOOL MASTERPLAN



SECOND FLOOR PLAN

[illegible] PROJECT [illegible] SHEET — DUE: August 15, 1983

[illegible] Unalaska

[illegible] — PROJECT NAME: Unalaska School District Total Upgrade of Existing Facility

[illegible]

☐ [illegible] CONSTRUCTION	[illegible] JUSTIFICATION	☐	HEALTH OR LIFE SAFETY
☐ [illegible]ITION		☐	UNHOUSED STUDENTS
☐ REMODELING		☐	PROTECTION OF STRUCTURE
☐ REPLACEMENT		☐	OPERATING COST SAVINGS
☐ [illegible] MAINTENANCE		☒	CODE UPGRADE
☐ UTILITIES		☒	FUNCTIONAL UPGRADE
☐ OTHER		☐	OTHER

[illegible]STRUCTION START: June, 1987 — COMPLETION DATE: August, 1988

[illegible] ESTIMATED TO: ☐ INCREASE ☒ DECREASE — DISTRICT OPERATING BUDGET $ 25,000

[illegible] SITE: ☒ EXISTING, OR ☐ NEW SITE: IF NEW, ACQUISITION COST $ ________

[illegible]: [illegible] THIS PROJECT INCLUDE THE FOLLOWING UTILITIES [illegible] SITE?

☐ [illegible] STORAGE ______ GALLONS — ☐ WATER SUPPLY

[illegible] ☐ FULL ELECTRICAL POWER GENERATION ____ KW — ☐ SEWAGE DISPOSAL

[illegible]ERNATIVES: LIST [illegible] OR MORE ALTERNATIVES [illegible] CONSTRUCTION AND [illegible] REJECTED.

[illegible] Continue [illegible] programs educational [illegible] in [illegible] poorly designed facility. [illegible] because modern programs demand modern, [illegible] designed facilities.

[illegible]PLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY:

[illegible]	GUIDELINES	EXISTING	REQUESTED	APPROVED TOTAL / [illegible] USE ONLY
			GROSS SQUARE FEET OF FLOOR SPACE	
[illegible]			[illegible]	
[illegible]				
[illegible]				
[illegible]				
[illegible]				
[illegible]				
[illegible]				
[illegible]				
[illegible]				
[illegible]			[illegible]	

[illegible] FACILITIES:

[illegible] APPLICABLE [illegible] INFORMATION [illegible] FROM STATE FIRE [illegible], ETC.

[illegible] existing facility.

[illegible]

August 15, 1983
DATE

[redacted]

MODEL UPGRADE OF EXISTING FACILITY

The renovation and upgrade of the core facility housing the elementary classroom is scheduled for 1986. The main specific elementary need is for classroom enlargement. 600 square foot classrooms are three hundred square feet below recommended minimums. The District feasibility study supports the need for the increase in square footage. A plan has been developed to incorporate this major remodel within the existing structure (please see drawing). Adequate-sized classrooms, elementary music media center, multi-purpose room/cafeteria are included in the renovation. By this phase, a functional K-6 facility will have been developed, utilizing the current site and structure.

JUSTIFICATION

At this time, the prioritization request is for

V: Code Upgrade
VI: Functional Upgrade

COST INFORMATION AND ARCHITECTURAL PLANNING

[redacted] sq. ft.
[redacted] per sq. ft.

[redacted] (construction cost)
[redacted] (15% administrative costs)

[redacted]

DUE: August 25, 1983

Addition of Elementary Classroom Wing

- [ ] CONSTRUCTION
- [ ] ADDITION
- [ ] REMODELING
- [ ] REPLACEMENT
- [ ] MAJOR MAINTENANCE
- [ ] UTILITIES
- [ ] OTHER

JUSTIFICATION:
- [ ] HEALTH OR LIFE SAFETY
- [X] UNHOUSED STUDENTS
- [ ] PROTECTION OF STRUCTURE
- [ ] OPERATING COST SAVINGS
- [ ] CODE UPGRADE
- [X] FUNCTIONAL UPGRADE
- [ ] OTHER

CONSTRUCTION START: June, 1988 | COMPLETION DATE January, 1989

PROJECT ESTIMATED TO:
- [X] INCREASE
- [ ] DECREASE

DISTRICT OPERATING BUDGET $ 15,000 (est.)

SITE: [X] EXISTING SITE [ ] NEW SITE/NEW ACQUISITION COST $ _____

PRIMARY UTILITIES: WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES ON SITE?

Heating
- [ ] OIL STORAGE _____ GALLONS
- [ ] FULL ELECTRICAL POWER DISTRIBUTION _____ KV

- [ ] WATER SUPPLY
- [ ] SEWAGE DISPOSAL

ALTERNATIVES CONSIDERED OR MORE ALTERNATIVES TO THE CONSTRUCTION AS PROPOSED:

1. Continue to use the elementary classrooms now available and either overload the classrooms or double shift when the elementary enrollment becomes too great to handle comfortably. Rejected because good long range planning includes maintaining a good educational atmosphere.
2. Use portable classrooms. Rejected since this would be a stop gap answer to an ongoing need.

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY

	GROSS SQUARE FEET OF FLOOR SPACE				
PROGRAM AREA	GUIDELINES	EXISTING	REQUESTED	PROPOSED TOTAL	DSE USE ONLY
			10,176		

August 15, 1983

[illegible]

[illegible] CLASSROOM WING

The final phase of the plan calls for addition of a [illegible] square foot elementary wing. Designed as an extension of the remodeled classroom wing, this section would include up to nine classrooms. This wing would be included only if enrollment increase warrant such planning.

A tentative request is now made to include this priority in 1989 as

III: Unhoused Students
VI: Functional Upgrade

[illegible]

The present plateau in the economy and population of [illegible] is viewed as a time to assess the "present status of public programs and facilities" and to use the leveling-off period to plan more adequately for the future. The planning has addressed community and student growth patterns and is geared to provide flexibility in meeting educational demands.

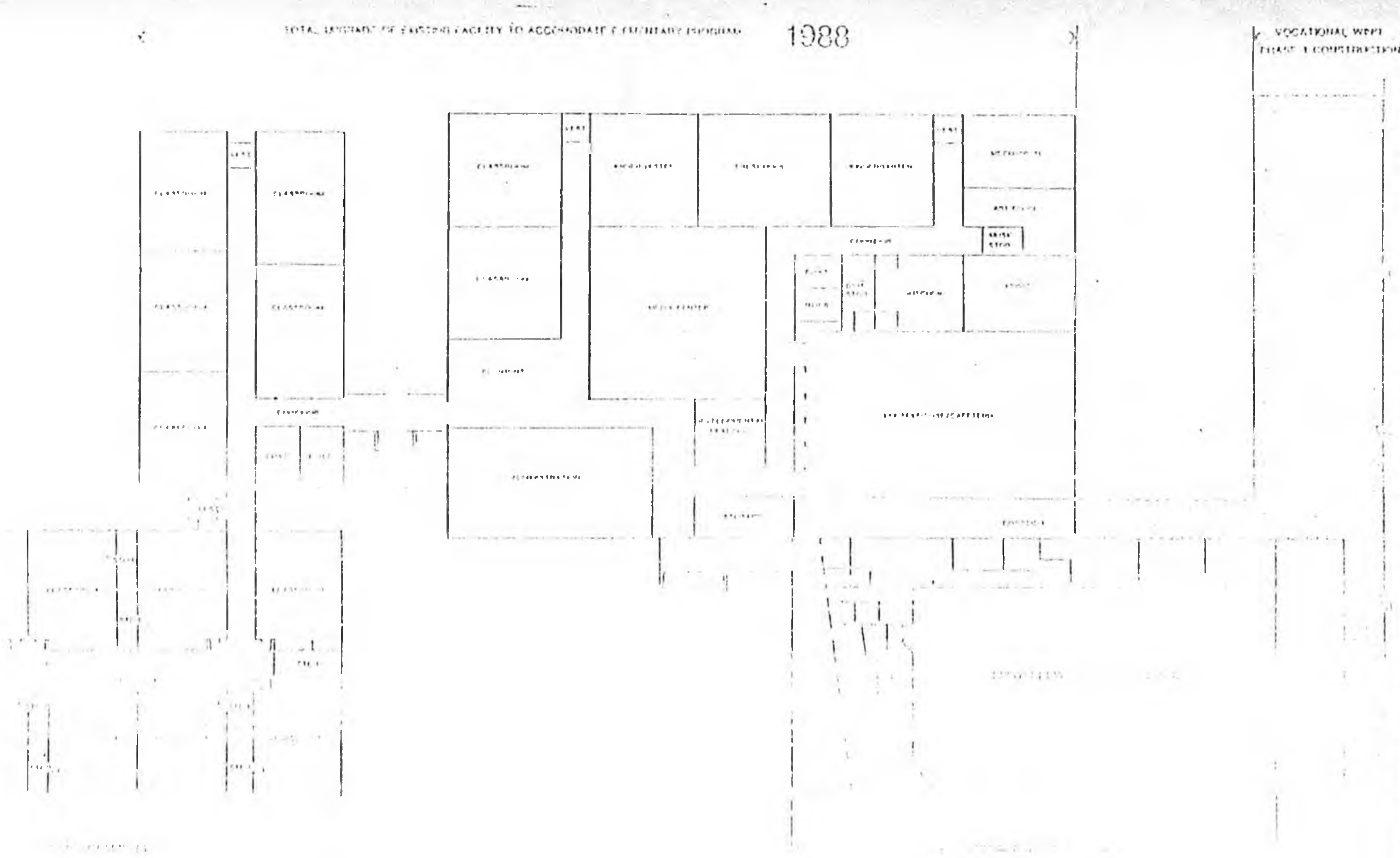
COST [illegible] AND ARCHITECTURAL PLANNING

[illegible] [illegible] of Elementary Classroom Wing

[illegible] sq. ft.
[illegible] 130 per sq. ft.

[illegible]
[illegible]

[illegible]


1988

Southwest Region Schools
Pouch 196
Dillingham, Alaska 99576
Phone (907) 842-5287

~~December 7, 1983~~
December 14, 1983

Office of the Superintendent

Senator Bob Mulcahy
Box 246
Kodiak, Alaska 99615

Dear ~~Senator Mulcahy~~ Representative Hermann:

Enclosed find the memorandum that was approved by the Southwest Region District Board of Education on May 14, 1983. Please note that at that time the District Board was assuming that Levelock and Clarks Point were going to be funded during this last legislative session. This was not the case as when the legislature finally adjourned in June we found out that Clarks Point was not funded.

Therefore, please place Clarks Point at the top of your list for funding during this next legislative session.

Also, find a copy of the first page of the Department of Education's REAA Capital Improvement Program Budget FY85 CIP Budget Request which lists Clarks Point as #9 priority.

I hope the enclosed is the material you requested. Please feel free to request more information as we believe that Clarks Point is very deserving of your attention and funding next year.

Sincerely,

Peter E. Plisock
Superintendent

PEF:lr

Enclosures: District Memorandum #SRS-117
DOE FY83 CIP Budget Request (1st Page)

Kuliganek

New Stuyahok

Eek

Levelock

Togiak Twin Hills Manokotak Aleknagik Clarks Point Portage Creek

84-2 CLARKS POINT K-12 SCHOOL:

STATIS:

FISH CANNERY OWNS PRESENT SCHOOL SITE PROPERTY. FACILITY IS SITUATED ON SWAMP LAND AND FLOOD PLAIN (FLOODED OUT 1981). VILLAGE IS MOVING TO HILLTOP BLUFF SITE. HIGH WATER TABLE IS DISTRUCTIVE TO STRUCTURAL ENTEGRITY OF BUILDING BASEMENT AND WASTE SYSTEM. SCHOOL TOO SMALL FOR ENROLLMENT AND BASIC ED PROGRAM, ONLY TWO CLASSROOMS IN AVAILABLE SPACE. NO SPECIAL ED., VOCATIONAL ED., P.E. CLASSES NOR A MULTI-MEDIA/LIBRARY FACILITY. LUNCH AND KITCHEN IN TRAILER. FORTY YEAR OLD BUILDING INOT COST EFFECTIVE TO UP GRADE TO MEET FIRE & BUILDING CODE STANDARDS. HEATING PLANT INADEQUATE TO NEEDS AND OBSOLETE FOR PARTS ACQUISITION. OLD TWO STORY STRUCTURE OFFERS NO HANDICAP ACCESS NOR FIRE ESCAPE ROUTES.

SOLUTIONS:

A NEW K-12 FACILITY LOCATED ON 5-10 ACRES ON THE BLUFF WILL HOUSE A GROWING STUDENT ENROLLMENT AND BE ABLE TO OFFER A BALANCED CURRICULUM, TO INCLUDE VOCATIONAL ED., A MULTI PROGRAM SPACE, AND SPECIAL ED. CLASSES. KITCHEN/LUNCH ROOM AND HEATED STORAGE SPACE REQUIREMENTS WOULD ALSO BE MET. FURTHERMORE, THE HEATING AND POWER PLANT SYSTEM WOULD BE IMPROVED TO MEET NEEDS AS REQUIRED IN THE NEW FACILITY.

ESTIMATING FORM

1.01 Project: High School K-12 1.03 Date: June 2, 1982

1.02 Location: Clarks Point 1.04 Category: Combined K-12 21-32

1.05 Outline Description:

The current school is undersized for current program and enrollment. It is located on undeeded land and is partially encroaching on privately owned land. The building is also situated on a flood plain and is subject to occasional flooding. A HUD housing project has recently been completed on high ground and families relocated as a result of a 1981 flood which destroyed a number of homes and flooded (over)

2.00	Assignable Educational Areas	Area	$/SF	Cost
2.01	Standard Classroom	2600	80.30	$208,780
2.02	Science Laboratory	300	150.21	$45,063
2.03	Art Classroom		82.03	
2.04	Photographic Room		81.30	
2.05	Business Class		76.30	
2.06	Library		76.30	
2.07	Media Center	1000	77.95	$77,950
2.08	Language Arts		77.95	
2.09	Special Education		80.30	
2.10	Social Studies		80.30	
2.11	Music Room		82.70	
2.12	Theater		114.85	
2.13	Home Economics		192.96	
2.14	Vocational Shop		143.37	
2.15	Drivers Education		80.30	
2.16	Gymnasium/Multipurpose	3500	101.20	$354,200
2.17	Other			
	Subtotal:	SF		$ 685,993

the school. This housing project has also caused the influx of past and new residents to the village and, as a result, student enrollment is expected to increase. The current building was built in 1946 and requires extensive upgrading to meet fire and building code standards.

Estimating Form (continued)

1.01 Project High School, K-12

1.02 Location Clarks Point

			Area	$/SF	Cost
Educational Areas Subtotal:					
3.00	Auxiliary Areas	(optional)			
3.01	Offices	(2.3%)	200	66.30	$13,260
3.02	Food Service	(3.4%)	600	273.97	$164,382
3.03	Medical	(0.5%)		93.32	
		Total:			$167,642
4.00	Unassigned	(mandatory)			
4.01	Ablutions	(6.8%)		120.90	
4.02	Circulation	(8.1%)		70.48	
4.03	Mechanical/Electrical	(10.2%)	800	128.49	$102,792
4.04	Storage	(3.3%)	100	56.24	$5,624
4.05	Structure	(7.6%)	800	65.72	$52,576
		Total Area:		Subtotal:	

5.00 Special Requirements (optional)

5.01 Emergency Electrical Generator, $43,246 Lump Sum

5.02 Sprinkler System Total Area _____, $1.93/SF

5.03 Other Special Requirements

Building Cost: $1,014,627

1.01 Project High School, K-12

1.02 Location Clarks Point

		Cost
Building Cost:		$1,014,627
6.00 Other Costs		
6.01 Basic Building Needs	26.08%	$263,803
	Subtotal:	$1,278,430
6.02 Geographic Index (See Table, page 6-27)	2.445 %	
	Total Construction Cost:	$3,125,760
6.03 Projected Inflation (at 1% per month)	(36 Mo.)%	$1,125,274
	Subtotal:	$4,251,034
6.04 Soft Costs (Appendix D)	25.21 %	$1,071,686
	Total Project Cost:	$5,322,720

MEMORANDUM SRS- 117

To: School Board Members

From: Office of the Superintendent (IP)

Date: May 3, 1983

Subject: Capital Improvement Plan FY 85-87

The Board is being asked to accept and approve the proposed Capital Improvement Plan as presented herein.

Extensive re-evaluation and study of the school district's projected needs and the resulting priority ranking of the proposed projects as listed; SRS is requesting the state legislature to provide funding for following Capital Improvement proposals.

0. Clarks Point #1 Priority was not funded in FY 84

2/. Manokotak - School Addition: FY-85

Classroom space is needed for basic education and music programs. The building requires remodeling upgrade and a lunch room/kitchen facility is urgently required.

Estimated Cost - $4,500.000

3/. Rehabilitation and Upgrade Teaching Facilities:(District Wide) FY-85

a) Painting and Repairs	150,000
b) Water and Sewer Systems	200,000
c) Life/Safety Fire Alarms	700.000
d) Voc. Educ. Facility - Ekwok	750,000
e) Bulk Fuel Oil Storage & Piping - Clarks Point	180,000
Estimated Cost	1,980,000

4/3. Portage Creek Multipurpose Addition and Remodel: FY-85

Space is required for a library, multipurpose facility and voc. educ. class room; an increased lunch room/kitchen area and a new heating plant is needed.

Estimated Cost 1,550,000

5/. Teacher Housing: FY-85

Teacher living quarters such as duplexes are urgently needed at the following locations:

a) Aleknagik HS	205,000
b) Levelock	275,000
c) New Stuyahok	285,000
Estimated Cost	765,000

5. Electrical Generator Rehabilitation and Upgrade: FY-85

Due to increased demands on power loads and because of larger curriculum programs and the power requirements for growing populations, the district's power generation capabilities must be upgraded; at Koliganek New Stuyahok, Clarks Point, Togiak, and Twin Hills.

Estimated Cost 1,100,000

6. Aleknagik - Additional Classroom Space: FY-86

Increased classroom space for basic education will be required to accommodate student enrollment growth at Aleknagik school. Projection needs indicate two additional classrooms and an increase in Voc Educ. facilities will be required.

Estimated Cost 1,500,000

7. Togiak -- Block Erosion Control Barrier: FY-85

Evidence indicates that some thirty five feet of the school playground property area that borders on the ocean beach, has severely erroded away; thus threatening the security of the school buildings. A soil retainer sea barrier, to retard further sea errosion intrusion must be provided before severe facility damage results.

Estimated Cost 1,500,000

8. District Office Rehabilitation: FY-86

To more efficiently serve the school district, the present facility is in need of re-building to provide work space, office room and curriculum materials storage space.

Estimated Cost 335,000

9. New Stuyahok - Secondary Classroom Addition: FY-86

An additional facility is required to provide teaching space for the basic education programs projected. Expected high school student population growth requires a minimum of two additional classrooms to house students and provide heating upgrade.

Estimated Cost 1,700,000

10. Facility Heating Retrofit and Upgrade: FY-87

The sites of Koliganek and New Stuyahok will require upgrading and retrofiting of complete heating systems in the older structures. Obsolesence and deterioration (wear & tear) on facility heating systems require replacement with a more fuel efficient system.

Estimated Cost 1,200.000

The estimated total projected funding costs for this six year Capital plan amounts to:

Total Estimated Cost $16,130,000

Date 5-5-83

6 YEAR CAPITAL IMPROVEMENT PROGRAM

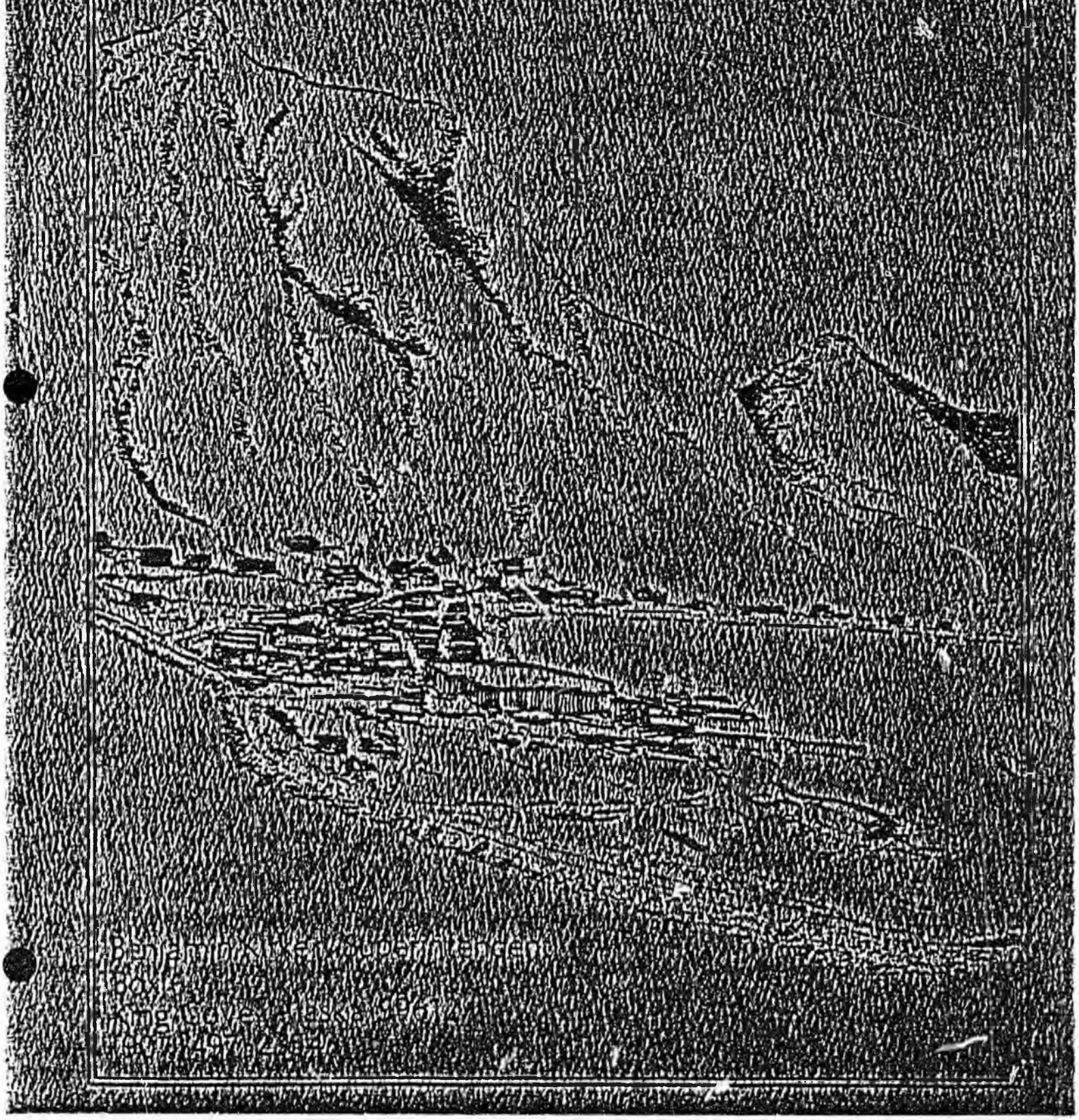
BRU

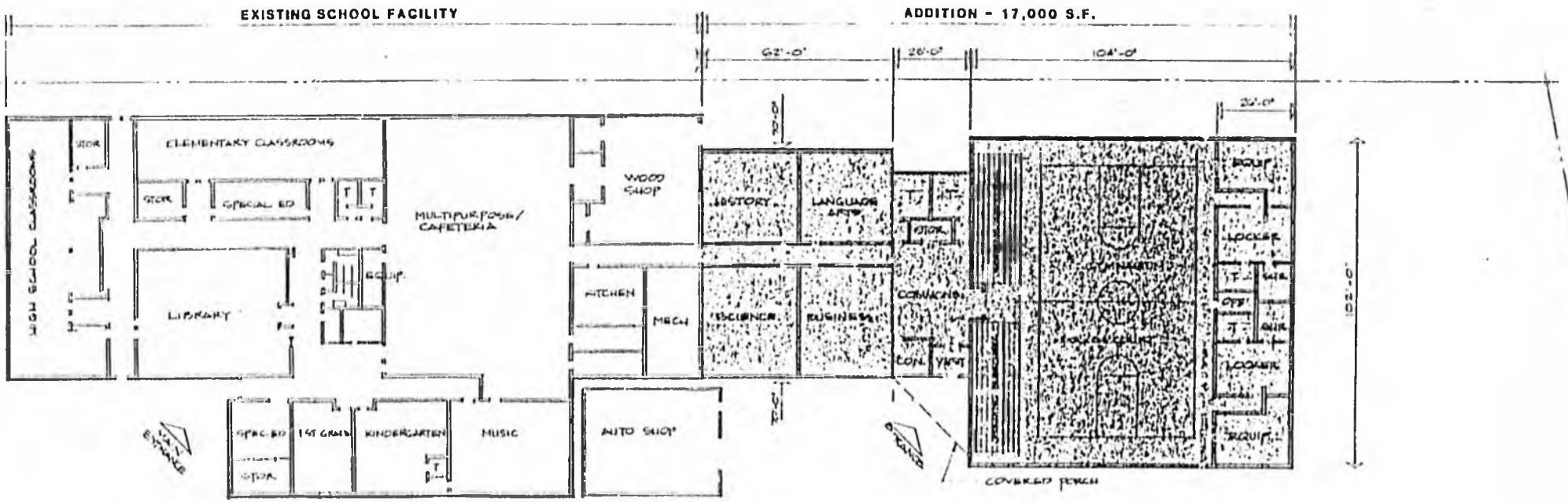
Priority (Fiscal & Year)	District, Location & Description	Priority Type	Year in Which Funding is Requested					
			FY 1984	FY 1985	FY 1986	FY 1987	FY 1988	FY 1989
84-1	Levelock - Multipurpose Room Voc. Ed. Facility, Additional Classroom Space	Unhoused Students	5,200,000 ←	Was funded at 3,065,000				
84-2	Clarks Point K - 12 Facilities	Unhoused Students	4,430,000 ←	Now is top priority				REAA #9
85-1	Manokotak Classroom Space remodel lunchroom/kitchen	unhoused Students Life/Safety		4,500,000				REAA #32
85-2	District Wide Rehabilitation & Upgrade teacherages	Unhoused Teachers Life/Safety		1,980,000				
85-3	Portage Creek Library/Multipurpose facility Increase Lunchroom/kitchen	Unhoused Students Life/Safety		1,550,000				REAA #60
85-4	Aleknagik, Levelock, New Stuyahok Teacher Living Quarters	Unhoused Teachers		765,000				
85-5	District Wide Generator Rehabilitation/Upgrade	Life/Safety		1.100,000				REAA #78
86-1	Aleknagik Increased Classroom Space	Unhoused Students			1,500,000			
86-2	Togiak Block Erosion Control Barrier	Life/Safety			1,500,000			
86-3	District Office Rehabilitation	Needed Office & Storage			335,000			
86-4	New Stuyahok Secondary Classroom Addition	Unhoused Students			1,700,000			
87-1	Koliganek & New Stuyahok Facility Heating Retrofit and Upgrade	Life/Safety				1,200,000		

No. 5-202-20

King Cove City Schools

Revised Request for High School Addition





PROJECT.

SITE AND FLOOR PLAN

February 2, 1984

REQUEST FOR CAPITAL PROJECT FUNDING
KING COVE CITY SCHOOL DISTRICT
FISCAL YEAR 1985

King Cove City School District, with full support of the Municipality, has revised the funding request for a high school addition to King Cove School.

Original facility analysis and planning called for a three-phase construction project, which would add a high school wing to the existing elementary school. Estimated cost was $9.6M. However, declining state revenues combined with increasing need within the district, has forced the consideration of a more realistic and affordable alternative. The result is a major reduction in the scope of the planned project, including elimination of certain spaces, omission of the remodel portion of the project and a decrease in overall square footage. The district feels that with proper design, the current facility can continue to house both elementary and secondary students. It is their intent to maximize joint usage of as many spaces as possible. The revised request is for a 17,000 square foot addition at an estimated cost of $4,576,600. Spaces to be included are science and business labs, history and language arts classrooms, gymnasium and auxillary facilities. The district has tentatively budgeted local funds in the amount of $1,000,000 toward the project. It is the remainder, $3,576,600, which is requested as a direct legislative appropriation.

The 17,000 square foot addition fits within the guidelines established by the Department of Education (see attached letter of approval January 23, 1984). The approval by DOE removes the concern of an average in square footage: Existing square footage in the school totals 24,000 square feet. With the additional 17,000, the total will be 41,000 square feet. This is well within the allowable 57,000 square foot allotment.

The district has worked with an architectural firm, facility planners and cost estimators to develop the following project budget:

Construction Cost

17,000 sq. ft. @ $228 psf **	$3,876,000
7% contingency, inflation, change orders	271,000
Total Construction Cost	$4,147,000

** Verified by Cost Estimators, HMS, Anchorage and current bid prices for the Aleutian Region.

Additional Project Costs

Design, including inspections (8.5%)	$ 330,200
Site/Survey/Soils	10,000
Art Work	21,000
Agency Approvals/Fire Marshall	2,000
Administration/Restricted Funds	66,400
Total Project Cost	$4,576,600

District Contribution (tenative)

Principal	$ 800,000
Projected Interest*	200,000
Total District Contri.	$1,000,000

* If money is allocated through Department of Education as requested by District.

REQUESTED 1985 LEGISLATIVE APPROPRIATION $3,576,600

STATE OF ALASKA

DEPARTMENT OF EDUCATION

DIVISION OF MANAGEMENT LAW AND FINANCE

BILL SHEFFIELD, GOVERNOR

GOLDBELT PLACE
801 WEST 10th STREET
POUCH F
JUNEAU, ALASKA 99811

January 23, 1984

Benjamin Kirker, Superintendent
King Cove City Schools
Box 6
King Cove, Alaska 99612

Dear Sir:

The documentation submitted concerning your student population projections has been received. As a result of this review, the Department of Education accepts your enrollment projection as valid. Based on this position, your CIP budget request is now consistent with the Department's space guidelines.

If you need additional information or have any questions concerning this position, please contact me at your convenience.

Sincerely,

James E. Tozer
Facilities Coordinator

CC: Twyla Coughlin, SERRC

SOUTH EAST REGIONAL RESOURCE CENTER
S.E.R.R.C. INC.

538 Willoughby Avenue, Juneau, Alaska 99801
Phone: (907) 586-6806

January 20, 1984

James Tozer
Facilities Administrator
Pouch F
Alaska State Department of Education
Juneau, Alaska 99811

Dear Jim:

As I mentioned in our discussion yesterday, King Cove School District requests that another look be taken at their enrollment projection. As indicated in the CIP request, there was a severe drop in the number of students with a recent temporary decline in the fishing industry. However, the long range view continues to be optomistic. In fact, an increase of at least 9% is ensured by next year due to a large current pre-school group. While the District feels a 9% annual increase over the next years is a wee bit optomistic, they do feel a 6% increase per year is realistic for the next ten year period. Our revised enrollment projection, rising a 6% annual increase, follows:

SCHOOL YEAR	ENROLLMENT PROJECTION
1983-4	111 (current enrollment)
1984-5	121 (a large preschool ensures this increase)
1985-6	128
1986-7	136
1987-8	144
1988-9	153
1989-90	162
1990-1	172
1991-2	182
1992-3	193
1993-4	205

Satellite Center 215 Main Street, Ketchikan, Alaska 99901

If you will accept these figures, the square footage estimates in the CIP are within the guidelines for 200-299 students. (maximum of 57,000 square feet) The square footage requested was based on actual architectural drawings done for the District's facilities feasibility study in 1982. As we are trying to add a high school addition which makes maximum use of the existing elementary structure, 43,600 square feet is needed, for the new and existing space.

Please advise as to the acceptability of the District's request. If you approve, would you please let us know via memo so local legislators will know the guidelines have not been exceeded.

Thanks for your assistance.

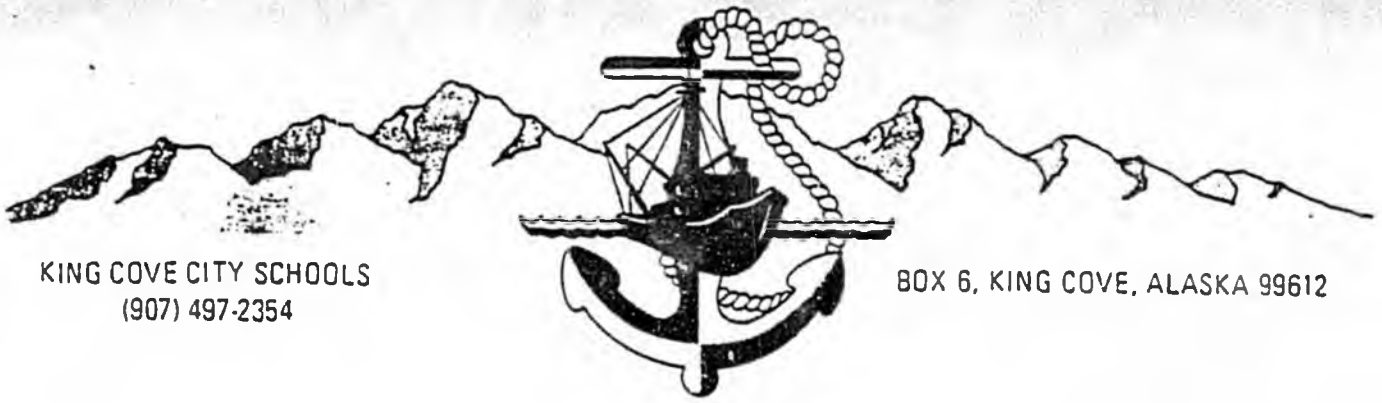
Sincerely,

Twyla

Twyla G. Coughlin
Associate Director

TGC/cmk

CC: Ben Kirker, Supt.
King Cove School District



KING COVE CITY SCHOOLS
(907) 497-2354

BOX 6, KING COVE, ALASKA 99612

December 12, 1983

Dear Senator Mulcahy:

Presently in King Cove we have 45 students in grades 7-12. With the influx next year of a large seventh grade class, this will increase to 53. The City of King Cove and the King Cove Native Corporation have informed me that in the near future a new subdivision of 30 new homes will be constructed. As rendered in their letters, we can expect a substantial increase in our student population.

Sir, attached is a floor plan which the board and administration considers most important and of the barest minimum of square feet to meet this increase and still provide an excellent educational program.

If any other information is required, please call. Thank you for your kindness, understanding and cooperation.

Cordially,

Ben

Benjamin C. Kirker
Superintendent

Encl.
Floor Plan
Letter: City
Letter: Corp.

CITY OF KING COVE

P. O. Box 37 • King Cove, Alaska 99612 • (907) 497-2340

December 9, 1983

Ben Kirker, Superintendant
King Cove City Schools
King Cove, Alaska 99612

Dear Ben:

The Aleutian Housing Aurhority is presently planning to develop thirty new homes in the Rams Creek Subdivision area, with construction slated to commence within one year.

The City and housing authority are working together on site and utility issues, and it is my opinion that site work will begin this spring, and occupancy of the new homes will occur a few months later. I believe this improvement in housing avalability in King Cove will have important implications for enrollment at the school, with an increase in students virtually certain.

I will keep you informed of developments on this front.

Sincerely,
CITY OF KING COVE

John Sevy
City Manager

KING COVE CORPORATION
P.O. Box 38 King Cove, Alaska 99612 497-2312

December 12, 1983

King Cove City School
King Cove, Alaska 99612

Attention School Board Members:

The King Cove Corporation is aware of HUD Housing putting 30 more new homes in King Cove this fall.

Richard Koso, President

SOUTHWEST REGION SCHOOLS PRIORITY 84-3

MANOKOTAK SCHOOL ADDITION:

STATUS:

WITH ONE OF THE LARGEST SCHOOL POPULATIONS DISTRICT WIDE, THE MANOKOTAK K-12 SCHOOL HAS TOO LITTLE CLASSROOM SPACE TO HOUSE THEIR STUDENTS AND OFFER FULL CURRICULUM. A GENERATOR ROOM HAS BECOME THE MUSIC CLASSROOM, A TINY KITCHEN SERVES LUNCHES TO BE EATEN IN THE CLASSROOMS BECAUSE NO LUNCHROOM EXISTS. A SEVERE LACK OF HEATED STORAGE SPACE FOR GYM EPQUIPMENT NECESSITATES STOCKING ITEMS IN HALLWAYS. THE TOO SMALL SHOP WITH ITS' WOOD FLOOR SEVERELY LIMITS ANY "HOT" METALS PROGRAM SUCH AS WELDING ETC.

SOLUTION:

PROVIDE FOR A SCHOOL ADDITION OF 3,000 SQUARE FEET AND UP-GRADE THE PRESENT FACILITY TO INCLUDE NEEDED BASIC EDUCATION CLASSROOM SPACE, ROOM FOR A MUSIC PROGRAM, KITCHEN/LUNCHROOM AREA, AND STORAGE AREAS.

ESTIMATED FUNDS PROJECTED TO MEET THE REQUIRED SPACE PROPOSED:

$6,100,000

ESTIMATING FORM

1.01 Project: School Addition

1.02 Location: Manokotak

1.03 Date: June 2, 1982

1.04 Category: Combined K-12
100 - 199

1.05 Outline Description:
Current facilities are undersized for present and projected enrollments. Various programs and classes are being held in an adapted storage/generator building and leased village buildings. Additional backup and funding breakdown will follow.

	2.00 Assignable Educational Areas	Area	$/SF	Cost
2.01	Standard Classroom	900	80.30	72,270
2.02	Science Laboratory	900	150.21	135,189
2.03	Art Classroom		82.03	
2.04	Photographic Room	200	81.30	16,260
2.05	Business Class		76.30	
2.06	Library		70.30	
2.07	Media Center		77.95	
2.08	Language Arts		77.95	
2.09	Special Education		80.30	
2.10	Social Studies		80.30	
2.11	Music Room		82.70	
2.12	Theater		114.85	
2.13	Home Economics		192.96	
2.14	Vocational Shop		143.87	
2.15	Drivers Education		80.30	
2.16	Gymnasium/Multipurpose	7000	101.20	708,400
2.17	Other			
	Subtotal:	9000 SF		$ 932,119

1.01 Project

1.02 Location

		Area	$/SF	Cost
Educational Areas Subtotal:		9000	103	932,119
3.00 Auxiliary Areas	(optional)			
3.01 Offices	(2.3%)		66.30	
3.02 Food Service	(3.4%)		273.97	
3.03 Medical	(0.5%)		93.82	
	Total:			
4.00 Unassigned	(mandatory)			
4.01 Ablutions	(6.8%)	625	129.90	81,188
4.02 Circulation	(8.1%)	730	70.48	51,450
4.03 Mechanical/Electrical	(10.2%)	925	128.49	118,853
4.04 Storage	(3.3%)	1000	56.24	56,240
4.05 Structure	(7.6%)	830	65.72	54,547
	Total Area:	4110	Subtotal:	362,273

5.00 Special Requirements (optional)

5.01 Emergency Electrical Generator, $43,245 Lump Sum

5.02 Sprinkler System Total Area _____, $1.93/SF

5.03 Other Special Requirements

Building Cost:

1.01 Project

1.02 Location

		Cost
Building Cost:		$1,294,397
6.00 Other Costs		
6.01 Basic Building Needs	26.08%	3,337,578
	Subtotal:	1,631,975
6.02 Geographic Index (See Table, page 6-27)	213.27%	x213.27
	Total Construction Cost:	3,480,513
6.03 Projected Inflation (at 1% per month)	36 %	1,252,984
	Subtotal:	4,733,497
6.04 Soft Costs (Appendix D)	25.21 %	1,193,314
	Total Project Cost:	5,926,811

Aleutian Region School District

TECHNICAL CENTER
640 West 36th Avenue
Anchorage, Alaska 99503-5898
(907) 562-2924

January 4, 1984

Adelheid Herrmann, Representative
Alaska State Legislature
P. O. Box 63
Naknek, Alaska 99633

Dear Representative Herrmann:

Thank you for your letter regarding our budget and legislative action concerning our needs. Because our operation and maintenance budget process requires its submission to the Commissioner of Education by May 30, I trust you are asking for the Capital Construction Budget Request which goes to the Department of Education in the summer of each year.

Senator Mulcahy had previously asked that a copy be mailed to him. We did this and I also sent copies of some related materials. You will find copies of these materials enclosed for your information and use.

Please do not hesitate to call upon me if you have any questions or need additional information.

Sincerely yours,

Dick H. Bower
Superintendent

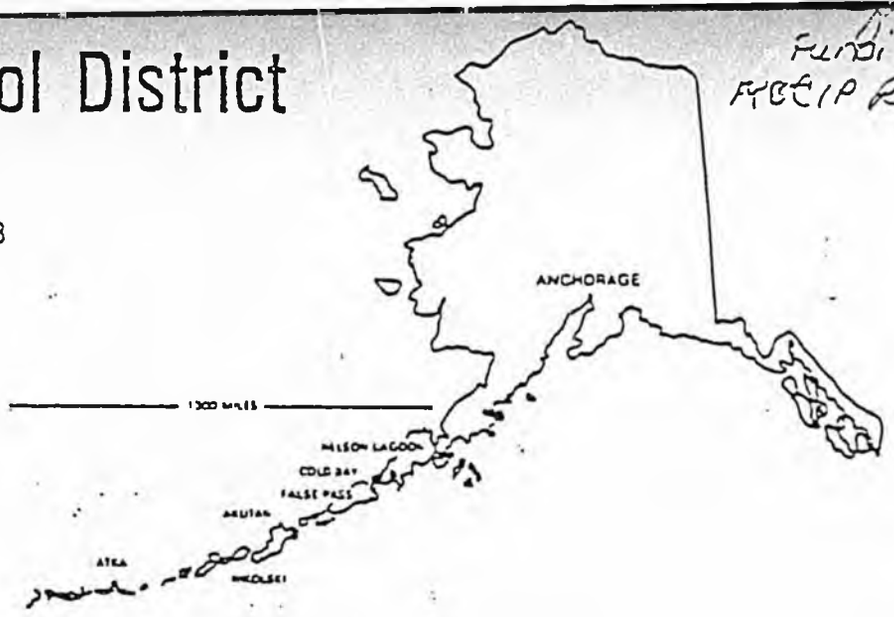
DHB:sg

Enclosures: FY 1985 Capital Budget Request & 6 Yr. Plan
DOE FY-85 CIP List
Letter to Steve Hole, 11-23-83
Letter to Judy Bush, Ak Legal Service, 12-16-83

cc: Richard D. Anderson, Assistant Superintendent

Aleutian Region School District

TECHNICAL CENTER
640 West 36th Avenue
Anchorage, Alaska 99503-5898
(907) 562-2924



December 16, 1983

Judy Bush
Alaska Legal Service
763 7th Avenue
Fairbanks, Alaska 99701

Dear Judy:

The following cost breakdown represents our best estimate of the required appropriation for meeting ONLY the Tobeluk Decree requirements at Akutan and False Pass.

Akutan

Construction Costs (1100 Sq. Ft. @ $225.00)	$247,000
Restrooms, Circulation, Mechanical, Storage (1000 Sq. Ft.)	295,000
Design and Administration (25%)	135.000
	$677,000

False Pass

Construction Cost (1100 Sq. Ft. @ $205,000)	$225,000
Utilities (Required at New Site)	130,000
Restrooms, Circulation, Storage, Mechanical (1000 Sq. Ft.)	270,000
Design and Administration (25%)	160.000
	$785,000

The figures cited above are consistent with our letter of November 25, 1983 to Steve Hole at the Department of Education. As previously indicated to you, Mr. Hole, and all others concerned, we are still very reluctant to look only at meeting the Tobeluk Decree requirements at these two sites. The facility needs of these communities and their students have suffered continued neglect from the legislative process.

We consider, under the specific circumstances previously oulined, a limited, piece meal approach to these projects, being to neither the financial nor educational best interests of the State of Alaska nor the communities involved.

We sincerely appreciate your contacting us on this matter and alerting us to impending action which would have seriously limited our ability to accomplish even the minimal Tobeluk requirements. Your advocacy of the needs of these students was both appropriate and handled in a positive and professional manner.

Please do not hesitate to contact us if we can provide additional information.

Sincerely yours,

Dick H. Boyer
Superintendent

DHB:sg

cc: Steve Hole
Senator Mulcahy
CSC Members at Akutan and False Pass
Board Members
Richard D. Anderson
Robert N. Ingraham

CAPITAL BUDGET REQUEST SUMMARY SHEET | August 12, 1983

STRICT

ALEUTIAN REGION SCHOOL DISTRICT

STATE USE ONLY

STRICT RITY	COMMUNITY	PROJECT	DISTRICT COST ESTIMATE	D.O.E. BUDGET	D.O.E. STATEWIDE PRIORITY
1a	False Pass	New K-12 School on new site (Tobeluk Decree School)	$3,564,750		#26
1b	False Pass	Teacher Housing (2 units)	$169,000		
2a	Akutan	New K-12 School on new site (Tobeluk Decree School)	$2,291,625		#34
2b	Akutan	Teacher Housing (1 unit)	$84,500		
3a	Nelson Lagoon	K-12 Completion/Addition Phase II of Construction	$1,450,853		
3b	Nelson Lagoon	Teacher Housing (2 units)	$169,000		
4a	Atka	K-12 Completion/Addition Phase II of Construction	$2,099,856		
4b	Atka	Teacher Housing (2 units)	$169,000		
5a	Cold Bay	New K-12 School on new site Replacement away from airstrip	$8,385,492		
5b	Cold Bay	Teacher Housing (3 units)	$253,500		
6	Nikolski	Major Maintenance	$400,707		
	SUBTOTAL FY 85 COST ESTIMATE		$4,109,875		
	SUBTOTAL FY 86 COST ESTIMATE (with 10%/year escalation		$3,333,709		
	SUBTOTAL FY 88 COST ESTIMATE (with 10%/year escalation		$8,411,992		
	SUBTOTAL FY 90 COST ESTIMATE (with 10%/year escalation		$400,707		

MITTED BY | SIGNATURE | DATE

CONSTRUCTION COST WORKSHEET
FY 1985 (8-12-83)

	GROSS SQ. FT.	CONST COST @ $250	CONST CONTING @ 12%	ART RESERVE @ 0.5%	FEES & LEGAL @ 20%	EQUIPT RESERVE @ 13%	TOTAL FY 85 DOLLARS	FY YR OF CONST	ESCAL @ 10% /YEAR	TOTAL WITH ESCAL
AKUTAN REPLACEMENT	6300	1575000	189000	7875	315000	204750	2291625	FY 85	229163	2291625
FALSE PASS REPLACEMENT	9800	2450000	294000	12250	490000	318500	3564750	FY 85	356475	3564750
ATKA PHASE II ADDITION	5248	1312000	157440	6560	262400	170560	1909960	FY 86	190996	2099956
NELSON LAGOON PHASE II ADD.	3626	906500	108780	4533	181300	117845	1318958	FY 86	131896	1450853
COLD BAY REPLACEMENT PHS. I	17733	4433250	531990	22166	886650	576323	6450379	FY 88	645038	8385492
NIKOLSKI MAJOR MAINTENANCE	3672	183600*	22032	918	36720	23868	267138	FY 90	26714	400707
TCHR HSNG (10 UN @ 5 SITES)	13000	845000**					845000	FY 85	84500	845000

* MAJOR MAINTENANCE ESTIMATED AT $50 PER SQUARE FOOT.
** TEACHER HOUSING ESTIMATED AT $65 PER SQUARE FOOT INCLUSIVE OF ALL COSTS.

K–6 ____ 7–8 ____ 9–12 ____
DESIGN ENROLLMENT K-12 = 24

PROJECT NAME New K-12 School

PROJECT TYPE
- ☒ NEW CONSTRUCTION
- ☐ ADDITION
- ☐ REMODELING
- ☒ REPLACEMENT
- ☐ MAJOR MAINTENANCE
- ☐ UTILITIES
- ☐ OTHER

PROJECT JUSTIFICATION
- ☒ HEALTH OR LIFE SAFETY
- ☒ UNHOUSED STUDENTS
- ☐ PROTECTION OF STRUCTURE
- ☐ OPERATING COST SAVINGS
- ☐ CODE UPGRADE
- ☐ FUNCTIONAL UPGRADE
- ☐ OTHER

CONSTRUCTION START May, 1984

COMPLETION DATE May, 1985

PROJECT ESTIMATED TO ☒ INCREASE ☐ DECREASE

DISTRICT OPERATING BUDGET $ 12,000

SCHOOL SITE: ☐ EXISTING, OR ☒ NEW SITE: IF NEW, ACQUISITION COST $ 10,000

PRIMARY UTILITIES: WILL THIS PROJECT INCLUDE THE FOLLOWING UTILITIES ON SITE?
- ☐ OIL STORAGE _____ GALLONS
- ☐ FULL ELECTRICAL POWER GENERATION ____ KW
- ☐ WATER SUPPLY
- ☐ SEWAGE DISPOSAL

ALTERNATIVES: LIST TWO OR MORE ALTERNATIVES TO THIS CONSTRUCTION AND WHY REJECTED.

1. Do nothing - rejected because current space is inadequate for the conduct of both elementary and secondary programs at this Tobeluk Decree site, and because this course of inaction meets neither the legal responsibility of the school district nor the State of Alaska.

2. Construct addition to existing school - rejected because existing site is in swa area with approach by boardwalk (handicapped inaccessible) and because site is a end of airport runway and has private housing infringement.

COMPLETE FOR NEW CONSTRUCTION, ADDITIONS, REPLACEMENT OR REMODELING PROJECTS ONLY:

PROGRAM AREA	GROSS SQUARE FEET OF FLOOR SPACE				
	GUIDELINES	EXISTING	REQUESTED	PROPOSED TOTAL	DOE USE ONLY
ELEMENTARY CLASSROOMS	180	840	1,800	1,800	
SECONDARY CLASSROOMS	1,200	-	1,200	1,200	
LIBRARY/MEDIA	1,100	-	1,100	1,100	
SCIENCE	-0-	-	-0-	-0-	
INDUSTRIAL ED	600	-	600	600	
BUSINESS ED	-0-	-	-0-	-0-	
HOME SCIENCE	-0-	-	-0-	-0-	
MULTI PURPOSE	2,500	-	2,500	2,500	
SUPPLEMENTARY (____%)	2,600	1,252	2,600	2,600	
TOTAL	9,800	2,092	9,800	9,800	

AGE & CONDITION OF EXISTING FACILITIES: Constructed in 1965, Fair condition.

JUSTIFICATION & COMMENTS (ATTACH AVAILABLE DOCUMENTATION, E.G., INSPECTION REPORTS FROM STATE FIRE MARSHALL, AND HEALTH & SOCIAL SERVICES, ETC.):

Existing facility, constructed as a one room elementary school in 1965, is functiona inadequate for housing three teachers and the elementary and secondary programs required by law and the Tobeluk Decree.

FOUNDATION FORMULA ENROLLMENT PROJECTIONS:	PRESENT	AFTER CONSTRUCTION
ELEMENTARY (GRADES K TO 8)	12	14
SECONDARY (GRADES 9 TO 12)	10	10
SPECIAL ED F.T.E.	3	3
VOCATIONAL ED F.T.E.	2	2

SUBMITTED BY:

Pribilof School District
St. George School • St. Paul School
St. Paul, Alaska 99660 • Telephone (907) 546-2222

FEB 16 1984

February 8, 1984

The Honorable Adelhide Herrmann
The House of Representatives
Pouch V
Juneau, Alaska 99811 (MS 3100)

Dear Adelhide:

In order to have a complete and adequate high school in the Pribilofs, we need all the recommended new construction and renovation as described in our Capital Improvement Program Plan. I want you to know me well enough to know that if I ask you for something for the Pribilof School District, it is really needed--not just wanted.

I have mulled over the project for many hours, and have cut the request by eight million dollars for the first phase funding. If we receive funding in two phases, I want to rethink and redesign some of the renovation requests as shown on the original plan.

The major problem that I see in the phasing of our high school is that I had to remove, not only the multipurpose room, but four (4) classrooms as well. This will cause us a problem in curriculum design, as you are well aware, you plan curriculum and design a physical plant to your curriculum design, not vice versa.

If it must be phased, so be it! Please do your best. You are one person the children of the Pribilofs can count on for leadership.

A revision of the Pribilof School District's Capital Improvement Plan is enclosed with this letter. It reflects a major reduction in our original request. Please note that this reduction in the amount of funds requested by no means indicates any reduction from the physical needs originally requested. It only reflects the breaking of our original request into two funding phases.

I shall look forward to seeing you in Juneau during the week of the nineteenth.

With warmest personal regards, I am

Sincerely yours,

Leland L. Dishman
Superintendent

LLD: dgb

CAPITAL IMPROVEMENT PLAN OUTLINE
PRIBILOF SCHOOL DISTRICT

PHASE I ST. GEORGE SCHOOL

I.	New construction--None			
II.	Remodeling			
	A. Project area for remodeling	7344 square feet		
	B. Construction costs (1985 bidding)		$118.00/sq.ft.	
	1. Project construction cost		$866,592	
	2. Equipment and furnishings		40,000	
III.	Total remodeling construction cost		906,592	
IV.	Project contingency @ 8%		72,527	
V.	Architectural and engineering fees		70,000	
VI.	Administration		17,081	
VII.	TOTAL PROJECTED COSTS (ST. GEORGE)			1,066,200

PHASE I ST. PAUL SCHOOL

I.	New construction			
	A. Projected area	12,371 square feet		
	B. Construction costs (1985 bidding)		208.00/sq.ft.	
	C. Project construction cost		2,573,168	
	D. Equipment and furnishings		200,000	
II.	Remodeling			
	A. Project area	7,653 square feet		
	B. Remodeling costs		78.40/sq.ft.	
	C. Project construction cost		599,995	
	D. Mechanical & electrical modification		400,000	
	E. Equipment and furnishings		53,000	
III.	Total construction costs (St. Paul)		3,826,163	
IV.	Contingency @ 8%		306,093	
V.	Architectural and engineering fees		350,000	
VI.	Soil testing and land survey		25,000	
VII.	Administration		95,000	
VIII.	TOTAL PROJECT COST (ST. PAUL)			4,602,256

SUMMARY TOTALS FOR PRIBILOF SCHOOL DISTRICT

ST. GEORGE AND ST. PAUL SCHOOLS COMBINED

I.	ORIGINAL FUNDING REQUEST	13,683,190
II.	PHASE I FUNDING (1984-85)	5,668,456
III.	REDUCTION FROM ORIGINAL REQUEST	8,014,734

Pribilof School District

St. George School • St. Paul School
St. Paul, Alaska 99660 • Telephone (907) 546-2222

Leland L. Dishman,
Superintendent
Denver G. Bowen,
Assistant Superintendent
Rick E. Luthi,
Principal

Board of Education
John R. Merculief, President
Alexis Prokopief, Vice President
Mike Zacharof, Treasurer
Jason Bourdukofsky, Member
Andronik Kashevarof, Jr., Member

February 6, 1984

The Honorable Adelheid Herrmann
The House of Representatives
Pouch V
Juneau, Alaska 99811 (MS3100)

Dear Ms. Herrmann: Adelheide —

In the very near future, you will be discussing the Capital Project Funding for the fifty-three school districts in the State of Alaska. The purpose of this letter is to call to your attention the desperate need for adequate Capital Project Funding for the Pribilof School District.

The St. Paul School consists of an originally designed kindergarten through grade eight classroom cluster with a media center in the school and a multipurpose room constructed in 1971. Four classrooms were added in 1976 to accommodate grades nine and ten, and a small vocational area was added in 1978 to introduce occupational exploration. As you can easily see, the school was designed solely for an elementary school.

There now exists, and has existed for the past two years, a community demand for an adequate high school program on Saint Paul. With the present physical facilities, an adequate high school program is an impossibility.

We are attempting to teach general science, biology, chemistry, and marine biology in the same inadequate classroom. Our science room consists of a total of 672 square feet of space. The Alaska State Department of Education School Facilities minimum standards for a small high school science room is 1100 square feet.

We have no space available for guidance and counseling, art, small group instruction, teacher preparation, theater, choral or instrumental music, or psychological testing. Every available space is utilized for pupil instruction.

We recognize the importance of the computer in the future and, therefore, have purchased the necessary quantities to provide an adequate program in computer literacy. However, our inadequate facilities limit computer usage due to existing shortages in electrical outlets, power consumption, and available instructional space.

Another glaring problem is our home economics room, which has only 576 square feet of floor space. It is too small for food preparation, clothing design and construction, and display/ serving of student projects. State standards indicate that a home economics room should be a minimum of 800 square feet.

It is evident from visiting many schools and public buildings throughout the State of Alaska that Alaska places a great deal of emphasis on art. It must be noted that Saint Paul school does not have space available for art, painting, drawing, or ceramics.

The multipurpose room (gymnasium) is grossly inadequate. It has a playing surface of 75 feet in length and only 40 feet wide. It is a wonderful area for elementary and junior high physical education; however, with its limited seating (140 persons) and reduced floor area, it is not at all suitable for high school or community activities.

The Pribilof School District and the people of the Pribilofs made a commitment to the children of the District in 1982. They promised them a high school in which they could receive an adequate education; an education equal to, or better than, an education they might receive anywhere else in the state. Unless you, in your capacity as lawmakers and providers, take the responsibility to provide funds to construct an adequate high school on Saint Paul, the hopes and dreams of earning a high school diploma in our community will disappear.

We, as a School District and community, are doing all we can to provide the ingredients for a program of excellence within our schools. We have extended the school day by one hour; we have searched out and employed the finest, most dedicated teaching staff available; and upon every occasion, we recognize excellence in performance by our students and employees by the presentation of certificates of merit.

After each grading period, we hold an open house and invite the parents to school at 7:00 p.m. to pick-up their child's report cards, and visit their child's teachers. Would you believe that more than ninety (90) percent of the parents care enough to come to every open house. At eight p.m. an assembly is held and those students making the honor roll are honored by the school administration and Board of Education. During the 1982-83 school year, thirty-nine (39) percent of our students made the honor roll.

My closing statement will be an article clipped from the Anchorage Daily news on Wednesday, February 1, 1984. The one sentence states it all, you'll recognize the sentence. We desperately need and want a high school in Saint Paul, Alaska. We do not believe that we are asking too much. If you review the facts, you will discover that the Pribilofs have not received, for Capital Projects, their fair share of the funds. Many similar sized REAA's have received more than four times the amount of capital project funds for building construction. In my professional opinion, the Pribilof School District has been overlooked when the capital project funds were being distributed.

Please consider the impact of the Federal Government's phase-out on the Pribilofs, and the pressure being applied to the school system to provide a sensible method of educating or re-educating everyone to survive in the future.

It is with great deal of faith and hope that I send you this letter. Perhaps the letter will explain, to your satisfaction, the sincere needs of the people of the Pribilofs.

With personal regards, I am,

Sincerely,

Leland L. Dishman
Superintendent

LLD:ek

P.S. I sent copies of this letter to several members of the Legislature —

State proposes higher math, English requirements

The Associated Press

JUNEAU — Alaska's high schopl students would be required to go back to the basics under a curriculum proposal approved Tuesday by the state Board of Education.

The proposal must be aired at public hearings before it becomes final, according to Harry Gamble, a spokesman for the state Department of Education.

In December, the board raised from 19 to 21 the number of course credits required of high school students before they can graduate. That brought state policy into line with many Alaska school districts which required at least 21, Gamble said.

Of the state's 53 school districts, only two — Iditarod and North Slope — require 19 credits, officials said. Of the remainder, 13 require 20 credits, 20 require 21 credits, nine require 22 credits and eight require 23 or more credits. One district, The Pribilofs, doesn't have a four-year high school.

Tuesday's action boosts the number of credits needed for such basic subjects as math and English, Gamble said.

The state previously had mandated just five of the required 19 graduation credits: one credit each for social studies, math, science, English and physical education. Local school districts had set the other 14 units.

Under the new proposal, that would be changed to four credits required for English, three for social studies, two for math, two for science and one for health and physical education. The local school districts would set the remaining nine units under the 21-credit system, Gamble said.

The board, however, wants comments from educators and local school districts on just what subjects the core curriculums should contain.

"For example, if we asked high school students to complete three units of social studies, we'll ask educators just what those courses should cover," Gamble said. "That could include Alaska history, U.S. history, Western civilization, U.S. government or Alaska government.

"This places a lot more stress on the basic courses, requiring more time in the core curriculum," Gamble said. "It probably will cause some districts to change some priorities."

PRIBILOF ISLANDS SCHOOL DISTRICT

CAPITAL IMPROVEMENT PROGRAM

August 15, 1983

SUMMARY OF SCHOOL PROJECT COSTS FOR

PRIBILOF ISLANDS SCHOOL DISTRICT.

I. St. Paul School:	$ 8,082,340.00
II. St. George School:	$ 2,372,100.00
III. St. Paul Teacher Housing:	$ 2,388,750.00
IV. St. George Teacher Housing:	$ 840,000.00
TOTAL COSTS FOR PRIBILOF SCHOOL DISTRICT:	$13,683,190.00

PRIBILOF ISLAND BOARD OF EDUCATION

CAPITAL FUNDING REQUEST

&

PROJECT RATIONALE

The Pribilof Island Board of Education believes that innovation and change in education --both content and methods--are necessary for meeting the needs of our youth as they face life before them.

To accomplish that innovation and change, a District needs a dynamic staff, quality instructional materials for the students and staff to use, a well-defined curriculum adopted by the Board of Education, and an adequate learning environment in which staff and students are housed.

The District has accomplished all of the above with the exception of adequate facilities.

The Board of Education has been faced with a "Catch 22" situation. For many years, the Pribilof Islands have been controlled by the Federal Government, National Marine Fisheries, Pribilof Division, with the primary purpose of protecting the summer habitat and managing the Northern Fur Seal. As the Islands managers, the Federal government controlled all housing on the islands. Therefore, when the Board of Education desired to offer the same programs as other school districts, necessary for students to function well in a modern society, no housing was available for the teaching staff. Without staff, the programs could/can not be offered. Therefore, the District has no music program, for example, and the Board has been hesitant to expand high school programs at St. George, which has none and at St.Paul which recently added grade 11.

However, National Marine Fisheries will turn the operation of basic public services and control of the Pribilof Islands to its residents, September 30, 1983.

It is the declared intention of the Islands' residents to diversify the economy, improve community living including addressing the housing problem, and operate a school system which offers

to its citizens a quality educational program, housed in facilities equal to other school districts in the State.

As a beginning in that effort, the Board of Education voted in March, 1983, to establish a high school program at St.George in the 1986-87 school year after adequate planning has been completed; and expand through grade twelve at St. Paul beginning in the 1984-85 school year.

In addition, the District is in the process of developing a master plan for the rest of the decade of the 1980's and the 1990's. The master plan will identify the various economic scenarios which could occur on the Islands, project future student enrollments based on those scenarios, and identify the educational programs, staffing and facilities required to provide those students with a quality educational program.

ECONOMIC SCENARIOS

Various economic futures have been projected for the future of the Islands. Those identified as having potential are the following:

1. Shore-based support services for the fishing industry.
2. Staging area for off-shore oil exploration and drilling.
3. Continued management and harvest of the fur seal
4. Expanded summer tourism.

The most likely of the scenarios is shore-based support services for the fishing industry with the others ranging from not likely to highly unlikely.

Based on the most likely, shore-based support services for the fishing industry, the following projections are made.

PROJECTED STUDENT ENROLLMENTS

Factors influencing these projections are the expansion of the school program through grade twelve, projected housing needed for people employed in fisheries support and related services, existing student population, and birth rate trends.

Based on existing student populations (tables attached), the projected enrollments for the 1988-89 school year are anticipated at 1.2 students ages5-17(school age) per household.

The number of households projected are:

St. Paul	166
St. George	42

With the addition of complete high school programs on both islands, the anticipated student populations are

St. Paul, Grades K-12	199
St. George, Grades K-12	50
District Total	249

Since projection of student populations beyond five years become more risky, the educational program, staffing and facilities are based on the above projected student population.

PROJECTED EDUCATIONAL REQUIREMENTS

The Board of Education has identified instructional areas where program offerings need to be initiated and or expanded. These areas are music-band and choral-, business education-office practice and computer science, auto servcing, hotmetals and building trades. Specific course offerings would include marine science, vocational agriculture/horticulture, basic building construction, fisheries support services, computer statistics, word processing, and art.

1978 - 1982

PRIBILOF SCHOOL DISTRICT

DISTRICT WIDE MEMBERSHIP

GRADE	1978	1979	1980	1981	1982	1st QUARTER 1983
K	15	14	11	18	18	19
1	19	14	15	12	17	15
2	16	18	15	18	13	15
3	11	17	21	13	16	8
4	16	9	19	22	11	14
5	13	17	9	21	18	11
6	24	13	19	9	21	16
7	17	19	13	17	10	20
8	21	14	19	15	18	11
9	18	13	9	17	11	11
10	17	16	11	7	18	11
11						
12						
None-Classified			12			
Total	187	164	173	169	171	151

*Source: Alaska State Department of Education

Five-Year Average 172.8 - Grades K - 10

ST. GEORGE FINAL

AVERAGE DAILY MEMBERSHIP (ADM)*

1978 - 1982

GRADE	1978	1979	1980	1981	1982	1st QUARTER 1983
K	6	2	5	4	2	5
1	4	5	3	4	3	3
2	2	3	5	5	4	4
3	1	3	3	3	5	3
4	6	1	3	3	2	6
5	3	5	1	4	2	2
6	3	3	6	1	3	2
7	5	2	3	8	1	3
8	6	5	3	3	5	1
Total	36	29	32	35	27	29

* Source: Alaska State Department of Education

Five year Average ADM 31.8 Students

Grades K - 8

ST. PAUL FINAL AVERAGE
DAILY MEMBERSHIP (ADM)*
1978 - 1982

GRADE	1978	1979	1980	1981	1982	1st QUARTER 1983
K	9	12	6	14	16	14
1	15	9	12	8	14	12
2	14	15	10	13	9	11
3	10	14	18	10	11	5
4	10	8	16	19	9	8
5	10	12	8	17	16	9
6	21	10	13	8	18	14
7	12	17	10	9	9	17
8	15	9	16	12	13	10
9	18	13	9	17	11	11
10	17	16	11	7	18	11
11	2	-0-				13
12		-0-				
None-Classified			12			
Total	153	135	141	134	144	135

*Source: Alaska State Department of Education
Five year Average ADM 141.0 - Grades K - 10

PROJECTED STAFFING REQUIREMENTS

To carry on the desired program, additional staff will be needed at both island schools. Those requirements are as follows:

School	Existing Staff	Additional Staff Needed	Total
St. George	2	1	3
St. Paul	14	4	18
District Total	16	5	21

The addition of staff is contingent upon housing. Since the District has a housing shortage of five(5) units at St. Paul for the 1983-84 school year, and has only one (1) housing unit at St. George, housing projected as needed is as follows:*

St. George	1-2 Units
St. Paul	5-8 Units

*The range of housing units is given, for if the District cannot attract married teaching couples with training in needed subject areas, the higher number of housing units is needed.

PROJECTED SCHOOL FACILITIES NEEDED

To determine new facilities needed,an examination of each existing facility was accomplished and floor plans were reviewed to determine the educational adequacey.

ST. PAUL SCHOOL

The St. Paul School consists of an originally designed, kindergarten through grade eight classroom cluster with a media center in the middle and a multipurpose room constructed in 1971. Four classrooms to accommodate the ninth and tenth grades were added in 1976, and a third addition, a vocational area,where occupational exploration is conducted,was added in 1978.

The school is located on a filled site in a lagoon. Unfortunatel/, the facility was placed on the corner of the school site which prohibits expansion in two directions. Therefore, any future expansion will require substantial earthfill into the lagoon area.

No library workroom was provided for the librarian for processing library materials, storing of rare materials, or audio-visual equipment, therefore, an existing classroom has been converted to a library workroom.

No spaces were provided for testing, small group instruction, speech correction and other special education, therefore, two classrooms have been converted for special instruction

No space has been provided for clerical workers, teacher work/ preparation, or counseling service.

The media center is adequate for an <u>elementary</u> school population, inadequate for junior and senior high school.

No space is available for choral or instrumental music.

The existing science laboratory/classroom is totally inadequate for junior high school and high school science activities.

Originally designed as a science/art room for elementary students, total floor space is 672 sq. ft. Alaska State Department of Education School Facilities Standards recommend a small high school science room of 1100 sq. ft.

The multipurpose room consists of laminated beam construction. Seating is available for approximately 150 people. With 600 people in the community, seating is inadequate. Attempts to expand for seating would be futile, since the laminated beams interfere with spectator sight-lines.

Storage rooms for audio-visual equipment, instructional supplies, textbooks and custodial/maintenance supplies are inadequate or unsuitable.

The home economics room, 576 sq. ft. is too small for food preparation, clothing design and construction, and display/ serving of student projects. State standards indicate a home economics room should be at least 800 sq. ft.

No space is available for art, painting, drawing and ceramics.

A welding shop in the auto shop probably violates fire code.

The auto shop is too small (225 sq. ft.) for student safety.

A transformer/storage building is located in the area in which the school would logically expand.

ST. GEORGE SCHOOL

The St. George school was constructed during the 1950's with a multipurpose room added in 1976 and expanded in 1982. The school has five classrooms with one converted to special education/ library, a principal's office, boys/girls restrooms, a small storage area and a mechanical room.

The site has poor drainage with attempts to correct the problem not suitable. The surrounding area drains directly toward the front of the building creating a hazardous, unsanitary condition.

Fuel Oil storage is inadequate.

Classroom spaces are adequate to house kindergarten though grades twelve, however, quality of space is inadequate or minimal. There are no sinks in primary and pre-school room, or art room. Blackboards, tackboards are not sized to the children served.

There is no science area.

Library area (221) is inadequate.

No restrooms are provided for primary children.

No room darkening capability is provided.

No space is available for trades and industry, home economics, business education or other vocational areas.

Art is conducted in a classroom not designed for art activities. No sink is provided, nor tiled area for messy activities.

Storage throughout is inadequate.

No space is available for radio, teleconferencing.

RECOMMENDED IMPROVEMENTS AND ALTERATIONS

St. Paul

Remodel space for libary workroom, book, periodical and audio-visual storage.

Remodel space for special education activities- gifted/talented, speech correction, and reading and mathematics remediation.

Remodel existing gymnasium to provide a choral/instrumental music area with ensemble practice and music storage area. Leave balance of space for elementary physical education.

Provide space for teacher preparation area.

Provide space for extension of media center to serve high school students.

Provide adequate areas for student displays.

Improve the aesthetic environment of the school in terms of color schemes and interior decor.

Combine three existing storage areas into one larger, functional storage area.

Correct heating, ventilating deficiencies.

Size all tackboard, chalkboards, relocating to proper heights relative to the students served.

Provide space for hot metals

Provide auto servicing/repair area.

Provide science suite consisting of science laboratory/class room, experimental area (greenhouse) and marine related service area.

Provide multipurpose area with playing court,showers, lockers, and seating.

Provide a business education laboratory/classroom, suitable for office practice, and computer science.

Provide an art area for painting, drawing and print-making.

Provide a home economics laboratory/classroom suitable for food preparation, clothing construction and interior design.

St. George School

Provide vocational education area

Expand media/library area

Remodel existing school and reconfigure for more efficient use centered on programmatic uses, i.e. science, academic areas.

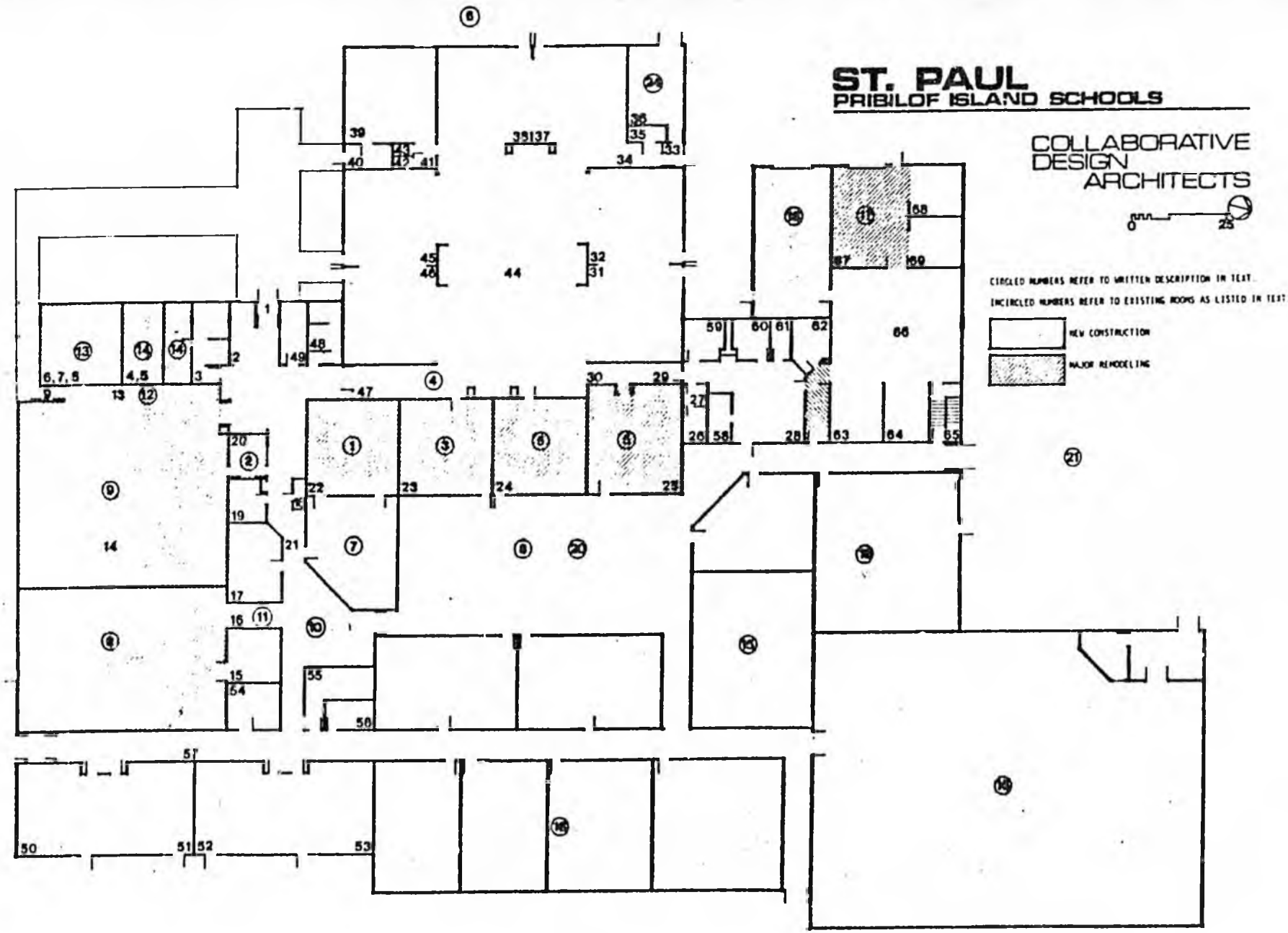
Remodel interior spaces and size blackboards, tackboards, restrooms, sinks, etc. for the size children served.

Provide adequate fuel storage.

Slope site to provide adequate drainage.

Space requirements, new construction and remodeling, are detailed in the Architectual Abstract.

ST. PAUL


ST. PAUL
PRIBILOF ISLAND SCHOOLS
COLLABORATIVE DESIGN ARCHITECTS
0
25
CIRCLED NUMBERS REFER TO WRITTEN DESCRIPTION IN TEXT.
ENCIRCLED NUMBERS REFER TO EXISTING ROOMS AS LISTED IN TEXT.
NEW CONSTRUCTION
MAJOR REMODELING

ARCHITECTURAL PROGRAM FOR PRIBILOF ISLANDS SCHOOL DISTRICT
ST. PAUL, ALASKA

ST. PAUL SCHOOL

1. Convert existing Home Economics Room 22 to Administration and Counseling. Keeps Administration close to entrance and at junction between Elementary and Secondary.

2. Convert Principal Office Room 20 to Sick Room.

3. Use Classrooms 23 for Media Center Office, Work Room and Reference desk.

4. Close off access to Industrial Arts area via Media Center and Graphics Lab and hall 47 and 30.

   ...disrupts media center operation and open classroom functions around elementary media center.

   ...keep secondary separated from elementary.

5. Convert Classrooms 24 and 25 to Special Education and Gifted Students Centers.

   ...locates special students near special resources particularly needed for their education.

   ...provides accessibility to both Elementary and Secondary students.

6. Relocate childrens playground to west side adjacent to road between school and village. Provide protection from autos.

   ...get activities close to Kindergarten and if enclosed keeps wayward traffic away from school.

7. Construct new Teacher's Lounge and Prep Area east of Room 22 off Corridor 21.

   ...centralizes staff area between all grade levels.

8. Locate High School Media Center north of transformer surrounded by new classrooms.

   ...keeps both media centers centrally located and capable of being operated from one control point.

9. Convert existing Gymnasium to Elementary Gym and Music Center.

   ...provides non-existing facilities for music and separates the little folks from the big guys of the High School.

10. Provide High School Commons off Corridor 21.

   ...gets all lockers to one area and gives High students their own area.

11. Convert A.V. Storage 16 to Corridor.

   ...gives access to music area from high school commons and can provide access for elementary students if it's not feasible for them to enter via their gym.

12. Eliminate Hall 13.

   ...wasted space - can use in elementary gym.

13. Convert Girls Locker Room 6, 7 and 8 to Storage.

14. Convert Boys Locker Room 4 and 5 to Elementary Locker (change) rooms, using the existing Girls Restroom 3 for the Girl's toilet facilities.

   ...provide storage space without building new space, and still gives minimal facilities for gymnasium uses.

15. Build new Gymnasium for full-sized activities east of Industrial Arts wing. Locate parking north of building.

   ...provides access to all of community - both the old town and the east addition.

16. Extend new classrooms from north end of east classroom wing 53 to enclose Court Area.

   ...provides new Business Ed. Room, Marine Science Room, Science Room, Art Room and 2 other classrooms.

17. Convert the Auto Shop into Hot Metals Lab with proper venting and fire protection.

18. Add new Auto Bay to the south of the existing shop wing.

   ...keeps the facility close to other shop activities.

...eliminates the need for fill to accommodate its construction.

...still have access to basement storage on north side although this could be altered by new access to gymnasium for the public.

19. Cover encircled court area for use as High School Media Center.

...keeps all media resources centrally located, controlable by one director.

...effective energy control, by reducing exterior wall exposure.

20. Build new Greenhouse in upper spaces of New Media Center.

...gives southern exposure.

...close proximity to science rooms.

...give access to both Elementrary and Secondary students.

21. Relocate existing transformer vault.

...primary service probably has to be encapsulated to existing if we enclose it within the new addition.

...special requirements of National Electric Code for transformer vault.

22. Provide additional restroom facilities as follows:

Elementary:	WC:	11	urinals:	3	Existing
		3		3	Required
Secondary:	WC:	3	urinals:	2	Existing
		3		2	Required

None required except that location of existing are not very convenient - perhaps can use the facilities in the east wing (Jr. High) for High School as well as have students use new Gym facilities.

23. Relocate student lockers to new Commons Area.

...gets them out of media center and elementary students area.

ST. PAUL SCHOOL - PRIBILOF ISLAND

24. Improve, modernize, redesign, and reconstruct the existing mechanical system.

1. Improve existing heating system for open classroom space around media center 44.

...many diffusers and return air registers are blocked off by book shelves and other equipment.

...the existing distribution system short-circuits itself. Ductwork must be extended to distribute air at outside walls and return at core so can get a more laminar flow from the cool outside to the inside spaces.

...Coil sizes may require enlarging.

...a boiler may be required for conversion of old gym because new activities will be more sedentary and require more heating.

...more efficient boilers may be feasible.

...other methods such as base board heating, shut down of air handlers at night, improved filtration, change of shower temperature-controlled valves, etc., would contribute significantly to energy conservation.

2. Close up most of the exterior doors from the classrooms. They are not required as exits and contribute tremendously to heat loss.

...they are not used significantly, if at all.

...they, however, have been used as a means to have the structure classified as a 1-Hr. building, increasing allowable areas within fire enclosures.

...fire separation walls will be required to comply with code requirements for maximum area allowances or a fire sprinkler system may be installed in lieu of some separations. A fire sprinkler system would improve fire protection and insurance ratings.

3. The conversion of the existing gym to other uses will require different mechanical design for different activities.

ANALYSIS OF COSTS FOR ST. PAUL SCHOOL

...Construction project as per projected enrollments to 1988 and Grades K-12.

Construction Costs

I.	New		
	1. Project Area	23,800 S.F.	
	2. Construction Cost (1985 bidding):	$207.75/S.F.	
	3. Project Construction Cost:		$4,944,720.00
	4. Equipment and Furnishings:		$ 395,580.00
II.	Remodeling		
	1. Project Area (Remodeling):	8584 S.F.	
	Construction Cost (1985 bidding):	$78.40/S.F.	
	Project Construction Cost:		$ 672,960.00
	2. Mechanical/Electrical Modifications:		$ 539,680.00
	3. Equipment and Furnishings:		$ 53,840.00
III.	Total Construction Cost:		$6,606,780.00

Other Project Costs

IV.	Contingency @ 8%	$ 528,550.00
V.	Architectural and Engineering Fees:	$ 713,530.00
VI.	Soils Survey and Testing:	$ 75,000.00
VII.	Administration:	$ 158,480.00

TOTAL PROJECT COST (ST. PAUL): $8,082,340.00

ST. PAUL SCHOOL - PRIBILOF ISLAND

ENERGY CONSERVATION COMMENTARY

In view of the severe winds on the Pribilofs, and the high costs of electrical generation and fuel costs for heating, an explicit and agressive energy conservation program must be explored in the School design process so that the facilities will be as conservative as possible. The following are several ideas that should be explored in the design process or prior to it by grants for special studies. Some are tried and true, others may be, in concept, very exotic but may prove feasible where costs are so high.

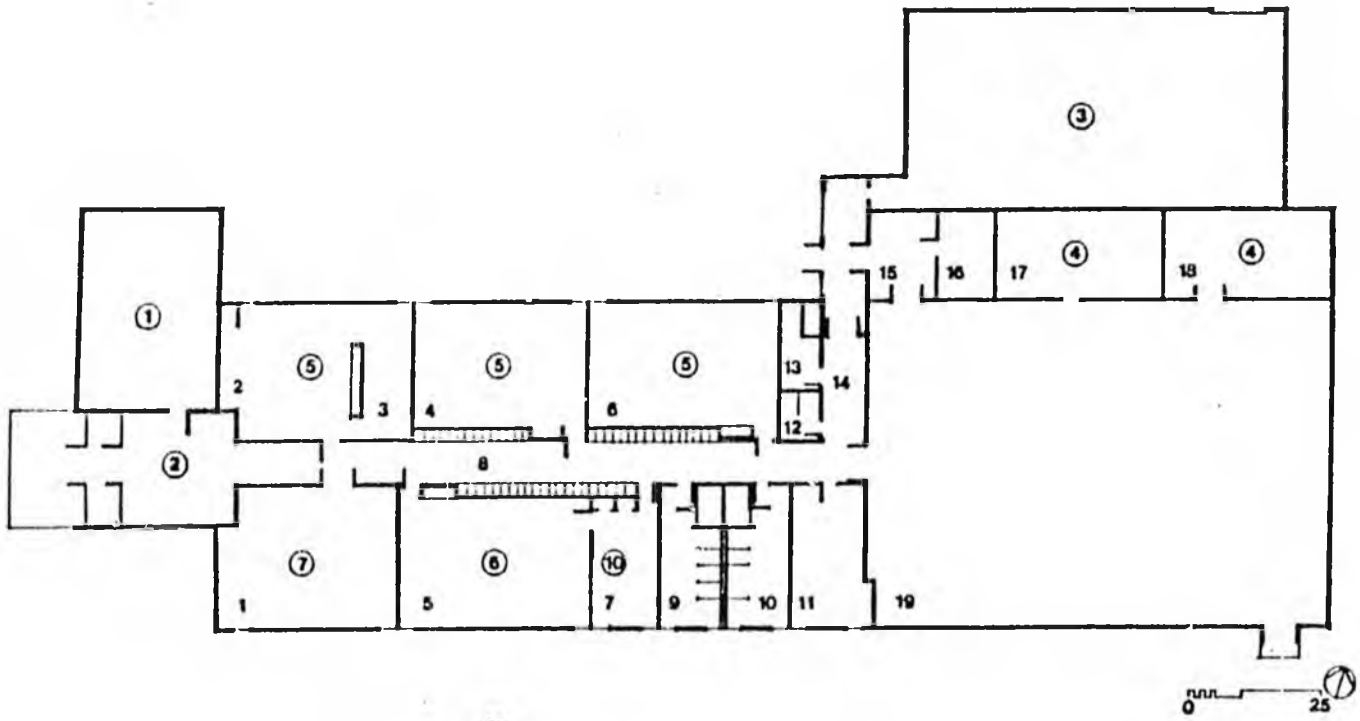
1. Earth berming.
2. Minimizing doors and operable windows to reduce infiltration.
3. Reinsulate, and super insulate new construction.
4. Daylight as much as possible to take advantage of natural lighting.
5. Wind power.
6. Passive solar principles where applicable.
7. Use the most modern state-of-the-art mechanical equipment.
8. Life-cycle cost evaluation of design, equipment, and systems.
9. Heat reclaim of exhausted air and process heating equipment.
10. Arctic entries.
11. Tidal mills for electrical generation.
12. Design building skin to reduce air infiltration.
13. Special considerations for alleviating or reducing specific requirements by governing Codes and Building Standards, where life safety is not jeoparoized.

ANALYSIS OF TEACHER HOUSING COSTS FOR ST. PAUL ISLAND

...Construction projected for 1984 season 8 units.

I.	Construction		
	1. Project Area:	11,000 S.F.	
	2. Construction Cost (1984 bidding): (Reflects 13% escalation factor for each year after 1983)	$169.50/S.F.	
	3. Project Construction Cost:		$1,864,500.00
II.	Furnishings		$ 280,500.00
III.	Total Construction Costs		$2,145,000.00
IV.	Project Contingency @ 3%:		$ 64,350.00
V.	Architectural and Engineering Fees @ 6%:		$ 132,560.00
VI.	Administration:		$ 46,840.00
TOTAL PROJECT COSTS:			$2,388,750.00

ST. GEORGE



ST. GEORGE
PRIBILOF ISLAND SCHOOLS

COLLABORATIVE
DESIGN
ARCHITECTS

CIRCLED NUMBERS REFER TO WRITTEN DESCRIPTION IN TEXT.

ENCIRCLED NUMBERS REFER TO EXISTING ROOMS AS LISTED IN TEXT

NEW CONSTRUCTION

ST. GEORGE SCHOOL

GENERAL SPATIAL REQUIREMENTS

1. Construct new space for a Media Center at the west end of the building.

   .....New Area Requirements: 1000 s.f.

2. For foul weather protection construct an entry vestibule as a transition and waiting space and an arctic entry.

   .....New Area Requirements: 200 s.f.

3. Construct a Vocational/Industrial Arts facility.

   .....New Area Requirements: 2400 s.f.

4. Provide additional storage for the Media Center, Audio/Visual aids, and art supplies by utilizing the rooms adjacent to the Multi-Purpose Room 19.

   .....New Area Requirements: None

Most of the curriculum needs for St. George can be accommodated by renovating the existing facilities to furnish more special spaces for designated uses. No other new space will be required. In addition the general condition of the interior requires some remedial repair, especially at the entry doors, although it, like St. Paul has been well maintained. The wall surfaces, being glazed clay tile, are much more durable than the frame walls at St. Paul and require somewhat less care. This list continues with those modifications.

5. Remodel interior spaces to adequately accommodate Kindergarten through Grade 12, providing sinks, blackout means for A/V use, repositioning teaching aids as required, and changing interior finishes to accommodate specialized programs.

6. Remodel Room 5 to accommodate Home Economics and Home Skills.

7. Remodel to provide adequate Business Education facilities, including a Computer Center, Typing facilities, and space for other business equipment appropriate for educational purposes.

GENERAL SPATIAL REQUIREMENTS (Con't)

8. Regrade the entire site to alleviate poor drainage characteristics around the building and play area, especially on the south and west sides.

9. Replace and relocate oil storage facilities to provide adequate separation from the building.

10. Convert a portion of the Principal's Office, Room 7, to a Radio Communications Center.

GENERAL SUPPORT FACILITIES

11. Construct three units of Teacher Housing for the 1985 school year.

.....New Area Requirements: 3500 s.f.

ANALYSIS OF COSTS FOR ST. GEORGE SCHOOL

...Construction project as per projected enrollments to 1988, and Grades K-12 starting in 1986.

Construction Costs

I.	New		
	A. Project Area:	3600 S.F.	
	B. Construction Cost (1985 bidding): (Reflects 13% escalation factor for each year after 1983)	$216.00/S.F.	
	C. Project Construction Cost:		$ 777,600.00
	D. Equipment and Furnishings:		$ 77,800.00
II.	Remodeling		
	A. Project Area (Remodeling):	7344 S.F.	
	B. Construction Costs (1985 bidding):	118.00/S.F.	
	C. Project Construction Cost: *		$ 866,600.00
	D. Equipment and Furnishings:		$ 43,400.00
III.	Relocate Oil Storage Facilities:		$ 80,000.00
IV.	Site Grading		$ 50,000.00
V.	Total Construction Cost:		$1,895,400.00
VI.	Project Contingency @ 8%:		$ 151,600.00

Other Project Costs

VII.	Architectural and Engineering Fees:	$ 204,700.00
VIII.	Soils Survey and Testing:	$ 75,000.00
IX.	Administration:	$ 45,400.00

TOTAL PROJECT COSTS (ST. GEORGE): $2,372,100.00

* On-Site inspection must be made to confirm these Remodeling Costs.

ST. GEORGE SCHOOL - PRIBILOF ISLAND

ST. GEORGE ENERGY CONSIDERATIONS

The following recommendations are given to reduce the demands for energy for comfort control, in view of the severe weather conditions and the total dependence on shipped fuel for heating and power generation. The general comments in the St. Paul section apply here as well. Specifically, the following should be done or at least evaluated on a life-cycle cost basis to determine their effectiveness although generally, they are very effective under severe weather conditions.

1. Earth berming to reduce wind exposure and improve drainage. With masonry construction for the original building, this can be accomplished easily, although careful placement of soil is required.

2. Reinsulate and super-insulate the building shell.

3. Construct an arctic entry at the Gymnasium entry.

4. Insulate all heating piping and ductwork, preventing heat loss and protecting children from burns.

5. Provide a potable water supply with a distiller.

6. Replace entry door hardware with more durable styles, insuring positive latching and closure.

ANALYSIS OF TEACHER HOUSING COSTS FOR ST. GEORGE ISLAND

...Construction projected for 1985 season 3 units.

I.	Construction		
	1. Project Area:	3500 S.F.	
	2. Construction Cost (1985 bidding): (Reflects 13% inflation factor for each year after 1983).	$193.65/S.F.	
	3. Project Construction Cost:		$ 677,770.00
II.	Furnishings:		$ 76,500.00
III.	Total Construction Costs:		$ 754,270.00
IV.	Project Contingency @ 3%:		$ 22,630.00
V.	Architectural and Engineering Fees @ 6%:		$ 46,600.00
VI.	Administration:		$ 16,500.00
TOTAL PROJECT COSTS:			$ 840,000.00

PLEASE NOTE: THE PRECEDING PAGES WERE TREATED AS A UNIT IN THE ORIGINAL DOCUMENT.