

Concord Middle School Building Project

Current Project Information **3/9/2021**

Space Summary Recommendations from the CMSBC Design Subcommittee Accepted

Members of the Concord Middle School Building Committee (CMSBC) voted unanimously to accept a space summary recommendation for the proposed new school building. The proposal, developed by the CMSBC Design Subcommittee, supports the project's educational plan, including appropriate academic spaces for the team model of education delivery. This approach enables teams of core content teachers to share the instruction for a group of students, enhancing social relationships as well as interdisciplinary and cooperative learning. Delivering a new building that facilitates the team model was identified by teachers, administrators, as well as members of the School and Building Committees as a priority for the new building. A modified team approach is currently being utilized in the two existing middle school buildings.

In addition to classrooms, the space summary outlines critical elements for a middle school such as space for performing and visual arts, physical education, teacher planning, an auditorium, a media center/library, and lunch programs. Recommendations on these spaces were informed by the educational plan, community input on both academic and community use, subject matter expert input from the project's design team as well as the expertise of individual CMSBC members. The community input was garnered from multiple public forums, listening sessions with more than fifteen community organizations, public testimony at the CMSBC meetings, and correspondence to the Committee.

The Design Subcommittee worked with the design team to ensure that there was maximum flexibility with all spaces. Highlights of the space summary recommendations include a 7,000sf gymnasium, a one-grade level auditorium, a 3,400sf media center/library, a 1,600sf alternate physical education space and a 1,000sf maker space.

* The 7,000sf gymnasium would be able to be configured to support one MIAA regulation-size court for a game scenario with fan space or two basketball courts for practice. Following deliberations at the CMSBC meeting on March 4th, the design team was charged with exploring incremental increases in the size of the gymnasium up to adding 6,000sf which would allow for two regulation basketball courts. That analysis will include how enlarging the gymnasium would impact the educational plan as well as how the new school will comply with local regulations limiting impervious surface lot coverage of the proposed building footprint on the site (15% limit). Additional questions regarding budget and eventual operating cost implications will also be studied.

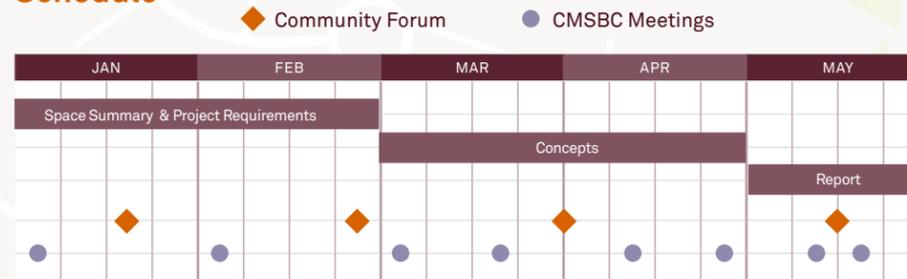
Tom Lucey
excerpt from 3/4/2021 CMSBC Report

Proposed Space Summary - Middle Schools

CMS - Recommended	PROPOSED			Date: 2/2/2021		
	ROOM NFA ¹	# OF RMS	area totals	ROOM NFA ¹	# OF RMS	area totals
CORE ACADEMIC SPACES			42,450			33,360
<i>(List classrooms of different sizes separately)</i>						
Classroom - General	825	27	22,275	950	27	25,650
World Language Classrooms	825	5	4,125			
Small Group Seminar (20-30 seats) / Resource			0	500	2	1,000
STE Room- Grades 5-6			0	1,080		Refer to STE Guidelines
STE Storage			0	120		Refer to STE Guidelines
Science Classroom / Lab- Grade 6	1,080	3	3,240			
Science Classroom / Lab- Grades 7-8	1,200	6	7,200	1,440	4	5,760
Prep Room (shared)	200	3	600	200	4	800
Prep Room	120	3	360			
Central Chemical Storage Rm	150	1	150	150	1	150
Team Commons	500	9	4,500			
SPECIAL EDUCATION			8,535			8,050
<i>(List classrooms of different sizes separately)</i>						
Self-Contained SPED			0	950	5	4,750
Self-Contained SPED Toilet	60	1	60	60	5	300
Resource Room (workshop classrooms) 1/grade	500	3	1,500	500	4	2,000
Small Group Room / Reading	150	18	2,700	500	2	1,000
SPED Office/Conference	200	1	200			
BCBA Office/Conference	200	1	200			
Speech Office/Conference	200	1	200			
ACCESS sub-separate	825	1	825			
Language Based sub-separate	825	1	825			
ASD High Needs sub-separate w/ toilet	1,200	1	1,200			
Occupational Therapy (OT)						
Occupational Therapy (PT in Alternate PE)	825	1	825			
ART & MUSIC			6,200			4,600
Art Classroom	1,200	2	2,400	1,200	2	2,400
Art Workshop w/ Storage & kiln 1/250, 1/150			400	150	2	300
Band Room (shared by General Music)	1,500	1	1,500	1,500	1	1,500
Orchestra Room (shared by General Music)	1,500	1	1,500			
Chorus (on stage)						
Music Practice / Ensemble	100	2	200	200	2	400
Instrument Storage	200	1	200			
VOCATIONS & TECHNOLOGY			2,400			4,320
Technology/Engineering Rooms			0	1,440	3	4,320
Family & Consumer Science Lab	1,200	1	1,200			
Engineering	1,200	1	1,200			
Digital Literacy (in team classrooms)						
HEALTH & PHYSICAL EDUCATION			10,500			8,400
Gymnasium	7,000	1	7,000	6,000	1	6,000
Gym Storeroom	250	1	250	150	1	150
Athletic Storeroom	250	1	250			
Health Instructor's Office w/ Toilet	200	2	400	250	1	250
Locker Rooms - Boys / Girls w/ Toilets	500	2	1,000	1,000	2	2,000
Health (conducted in FCS, all PE & core classrooms)			0			
Alternate PE	1,600	1	1,600			
MEDIA CENTER			4,400			4,405
Media Center / Reading Room	3,400	1	3,400	4,405	1	4,405
Library Office (included in Media sf)			0			
Maker Space	1,000	1	1,000			
DINING & FOOD SERVICE			7,950			9,558
Cafeterium / Dining			0	5,250	1	5,250
Stage - removed			0	1,600	1	1,600
Chair / Table / Equipment Storage	400	1	400	433	1	433
Kitchen (includes dishwashing)	2,300	1	2,300	2,000	1	2,000
Scramble Servery	1,500	1	1,500			
Staff Lunch Room (none)			0	275	1	275
Cafeteria Dining (3x lunch, 250 students each)	3,750	1	3,750			

CMS - Recommended	PROPOSED			Date: 2/2/2021		
	ROOM NFA ¹	# OF RMS	area totals	ROOM NFA ¹	# OF RMS	area totals
AUDITORIUM / DRAMA			5,240			
Auditorium - 1 grade, 270 seats	3,240	1	3,240			
Stage	1,600	1	1,600			
Stage Storage	200	1	200			
Chorus Storage	200	1	200			
MEDICAL			730			610
Medical Suite Toilet	60	2	120	60	1	60
Nurses' Office / Waiting Room	250	1	250	250	1	250
Examination Room	100	1	100	100	3	300
Resting	200	1	200			
Storage	60	1	60			
ADMINISTRATION & GUIDANCE			4,750			3,500
General Office / Waiting Room / Toilet	450	1	450	450	1	450
Teachers' Mail and Time Room	100	1	100	100	1	100
Duplicating Room	200	1	200	200	1	200
Records Room	200	1	200	200	1	200
Principal's Office w/ Conference Area	250	1	250	375	1	375
Principal's Secretary / Waiting	125	1	125	125	1	125
Assistant Principal's Office (Sanborn)	150	1	150	150	1	150
Assistant Principal's Office (Peabody)	150	1	150	150	1	150
Supervisory / Spare Office				150	1	150
Psychologist	200	1	200	350	1	350
Conference Room	300	1	300	150	4	600
Guidance Office	150	4	600	100	1	100
Guidance Waiting Room	100	1	100	50	1	50
Guidance Storeroom	50	1	50			
Teachers' Work Room	1,275	1	1,275			
ELL Office	200	1	200			
METCO Office / Service room	400	1	400	500	1	500
CUSTODIAL & MAINTENANCE			2,175			2,175
Custodian's Office	150	1	150	150	1	150
Custodian's Workshop	250	1	250	250	1	250
Custodian's Storage	375	1	375	375	1	375
Recycling Room / Trash	400	1	400	400	1	400
Receiving and General Supply	333	1	333	333	1	333
Storeroom	467	1	467	467	1	467
Network / Telecom Room	200	1	200	200	1	200
OTHER			0			0
Other (specify)			0			
Total Building Net Floor Area (NFA)			95,330			78,978
Proposed Student Capacity / Enrollment						700
						234
						466
NON-PROGRAMMED SPACES		% of GFA	47,665			
Other Occupied Rooms (list separately)		0%				
		0%				
		0%				
		0%				
Unoccupied MEP/FP Spaces		0%				
Unoccupied Closets, Supply Rooms & Storage Rooms		0%				
Toilet Rooms		0%				
Circulation (corridors, stairs, ramps & elevators)		0%				
Remaining ³		33%	47,665			
Total Building Gross Floor Area (GFA) ²			142,995			115,000
Grossing factor (GFA/NFA)			1.50			1.46
¹ Individual Room Net Floor Area (NFA)						
² Total Building Gross Floor Area (GFA)						
³ Remaining						

Schedule



Learn more at:

<https://www.concordps.org/cms-building-project/>



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