



**School Board's
Proposed
Capital
Improvement
Plan
2018-2028**

Chesapeake Public Schools
November 13, 2017

MAJOR COMPONENTS OF THE 2018-2023 PLAN

Planning Areas

Crestwood Middle & Greenbrier Middle Schools Planning Area

- Open an addition to B.M. Williams Primary School for full-day kindergarten.
- Design and construct an addition to Greenbrier Primary School for full-day kindergarten.
- Design and construct a modernization of Crestwood Intermediate School.
- Design and construct a modernization of Crestwood Middle School to include the construction of specialized instructional spaces.
- Open addition to Oscar Smith High School.

Deep Creek Middle & Deep Creek High Schools Planning Area

- Design and begin to construct a modernization of Deep Creek High School.

Great Bridge Middle & Great Bridge High Schools Planning Area

- Complete the construction of the replacement school for Great Bridge Primary School.

Hickory Middle & Hickory High Schools Planning Area

- Construct an addition to Hickory Middle School.

Hugo A. Owens Middle & Grassfield High Schools Planning Area

- Design and begin to construct a modernization of Deep Creek Central Elementary School.
- Design and construct an addition at Deep Creek Central Elementary School.
- Design and construct an addition to Grassfield Elementary School for full-day kindergarten.

Indian River Middle & Indian River High Schools Planning Area

- Design and construct a modernization of and addition to Indian River Middle School.

Oscar Smith Middle & Oscar Smith High Schools Planning Area

- Design and construct a modernization of G.W. Carver Intermediate School.
- Open addition to Oscar Smith High School.
- Design a modernization of Rena B. Wright Primary School.

Western Branch Middle/Jolliff Middle & Western Branch High Schools Planning Area

- Design and construct a modernization of and addition to E.W. Chittum Elementary School.
- Design and construct an addition to Western Branch Primary School for full-day kindergarten.
- Design and construct a modernization of Western Branch Middle School.

Technology Upgrade Initiative

- Upgrade technology infrastructure at Deep Creek High, Great Bridge High, Oscar Smith High, and Hickory High schools.

Major Mechanical and Maintenance Projects

- Replace heating, ventilation, and air-conditioning (HVAC) systems at twenty-two facilities.
- Replace roofs at eighteen facilities.
- Replace cooling towers at three facilities.
- Repave vehicular surfaces at four schools and repave tracks at three schools.

Other Capital Projects

- Addition to and renovation of the Nutrition Services warehouse.
- Improve the running track and associated drainage at Crestwood Middle School.
- Design and construct a field house at Deep Creek Middle School stadium.
- Design and construct a field house at Great Bridge Middle School stadium.
- Replace stadium lighting at Western Branch High School.
- Construct a storage/maintenance facility for school buses and white fleet.



Summary of the School Board's Proposed Capital Improvement Plan: 2018-2023

The proposed capital projects for each year of the first five-year period are outlined below.

(COST ESTIMATES INCLUDE A 4.75% INFLATION FACTOR PER YEAR)

YEAR 1 2018-2019	
MAJOR MECHANICAL & MAINTENANCE	ESTIMATED COST
HVAC: HOMS (partial) ¹	\$1,728,300
HVAC: HMS (partial) ¹	\$1,728,300
Roof: BMW ¹	\$2,244,100
HVAC: PORT (partial) ¹	\$268,300
Roof: CAM ¹	\$2,479,500
Repaving: DCH (partial) ¹	\$1,059,200
Repaving: DCH (partial)	\$663,900
HVAC: BRP	\$2,389,800
Roof: BRI	\$2,727,500
Track Repaving: WBH Stadium	\$1,318,900
Repaving: CWM	\$1,439,400
HVAC: BRI (partial)	\$1,322,200
HVAC: GRI (partial)	\$1,322,200
HVAC: GBI (partial)	\$1,322,200
Roof: GBI	\$2,727,500
Roof: GRI	\$2,727,500
HVAC: CAM (partial)	\$3,298,600
HVAC: JMS (partial)	\$2,451,800
HVAC: GRM (partial)	\$2,451,800
Roof: TES	\$2,671,800
HVAC: GTP (partial)	\$3,601,800
Track Repaving: DCM stadium ²	\$1,318,900
Track Repaving: GBM stadium	\$1,318,900
Repaving: GBH	\$1,401,600
TECHNOLOGY UPGRADES	
Technology Upgrade/Design: DCH	\$209,800
Technology Upgrade/Design: GBH	\$248,200
Technology Upgrade/Design: OSH	\$248,200
Technology Upgrade/Design: HHS	\$248,200
OTHER PROJECTS	
Track Improvements: CWM	\$715,500
Storage/Maintenance Facility:	\$6,808,800
School bus and white fleet	
Field House: DCM stadium	\$3,250,000
Field House: GBM stadium	\$3,250,000
MODERNIZATIONS/ADDITIONS/NEW SCHOOLS	
Replacement School: GBP	Under Construction
Modernization & Addition/Design: IRM	\$4,388,300
Modernization/Design: CWM	\$3,378,900
Modernization/Design: CWI	\$2,728,900
Modernization & Addition/Design: CHT	\$2,377,200
Building Addition: OSH	OPEN
Building Addition for Full-Day Kindergarten: BMW	OPEN
Building Addition/Construct: HMS ³	\$5,247,800
YEAR 1 TOTAL	\$79,083,800

YEAR 2 2019-2020

MAJOR MECHANICAL & MAINTENANCE	ESTIMATED COST
HVAC: SAB	\$1,819,800
HVAC: EWC	\$1,651,600
HVAC: NHP (partial)	\$1,972,100
HVAC: SRI (partial)	\$2,431,200
Roof: TME	\$1,758,100
TECHNOLOGY UPGRADES	
Technology Upgrade/Construct: DCH	\$3,410,400
Technology Upgrade/Construct: GBH	\$3,883,000
Technology Upgrade/Construct: OSH	\$3,883,000
Technology Upgrade/Construct: HHS	\$3,883,000
MODERNIZATIONS/ADDITIONS/NEW SCHOOLS	
Modernization/Design: CAR	\$2,341,400
Modernization/Design: WBM	\$4,524,600
Building Addition for Full-Day Kindergarten/Design: GRP	\$360,900
Building Addition for Full-Day Kindergarten/Design: GFE	\$360,900
Building Addition for Full-Day Kindergarten/Design: WBP	\$360,900
Replacement School: GBP	OPEN
Modernization/Construct: CWI	\$23,740,900
Modernization & Addition/Construct: CHT	\$24,795,300
Building Addition: HMS	OPEN
YEAR 2 TOTAL	\$81,177,100

YEAR 3 2020-2021

MAJOR MECHANICAL & MAINTENANCE	ESTIMATED COST
HVAC: HES (partial)	\$2,455,400
HVAC: TME	\$3,876,500
HVAC: HHS (partial)	\$2,683,200
HVAC: TIS (partial)	\$2,465,500
Roof: HES	\$1,572,900
Roof: HHS (partial)	\$2,845,300
Repaving: GRP	\$860,100
OTHER PROJECTS	
Addition & Renovation: Nutrition Services Warehouse	\$5,314,400
Stadium Lighting Replacement: WBH	\$384,100
MODERNIZATIONS/ADDITIONS/NEW SCHOOLS	
Modernization/Construct: CAR	\$21,779,600
Building Addition/Design: DCCE ⁴	\$1,346,200
Modernization & Addition/Construct: IRM	\$40,233,600
Modernization/Design: DCH	\$5,723,600
Modernization/Construct: CWM	\$29,273,400
Building Addition for Full-Day Kindergarten/Construct: GRP	\$3,656,900
Building Addition for Full-Day Kindergarten/Construct: GFE	\$3,656,900
Building Addition for Full-Day Kindergarten/Construct: WBP	\$3,656,900
YEAR 3 TOTAL	\$131,784,500

¹Project design is currently underway. Once project is bid, it will be determined if adequate funding is available to complete the project in the Summer of 2018.

²The separately listed Deep Creek Middle School stadium renovation project also includes track resurfacing and drainage work. The timing and need for the above track repaving project may be adjusted depending on the funding and timing of the larger stadium renovation project.

³It is the intent of the school administration to utilize anticipated funds available in FY2019 for any project shortfall after it is bid.

⁴Depending on available funding, these projects may be combined.

YEAR 4 2021-2022

MAJOR MECHANICAL & MAINTENANCE	ESTIMATED COST
HVAC: CAR	\$3,924,200
HVAC: ISC	\$1,343,600
HVAC: CRE (partial)	\$2,429,400
Roof: GBM (partial) & DCCE	\$4,350,300
MODERNIZATIONS/ADDITIONS/NEW SCHOOLS	
Modernization/Design: DCCE ⁴	\$2,305,500
Modernization/Construct: WBM	\$41,281,400
Modernization/Construct: DCH	\$59,968,700
Building Addition/Construct: DCCE ⁴	\$11,048,400
Building Addition for Full-Day Kindergarten: GRP	OPEN
Building Addition for Full-Day Kindergarten: GFE	OPEN
Building Addition for Full-Day Kindergarten: WBP	OPEN
Modernization: CWI	OPEN
Modernization & Addition: CHT	OPEN
YEAR 4 TOTAL	\$126,651,500

YEAR 5 2022-2023

MAJOR MECHANICAL & MAINTENANCE	ESTIMATED COST
Cooling Tower: DCH	\$845,000
Cooling Tower: WBM	\$606,400
Cooling Tower: IRM	\$701,900
Roof: CRE, TIS, HMS, HOMS, PORT & EWC	\$15,209,100
Roof: OSH	\$7,878,100
MODERNIZATIONS/ADDITIONS/NEW SCHOOLS	
Modernization/Design: RBW	\$2,107,200
Modernization: CAR	OPEN
Modernization & Addition: IRM	OPEN
Modernization: CWM	OPEN
Modernization/Construct: DCCE ⁴	\$19,990,200
Building Addition: DCCE ⁴	OPEN
YEAR 5 TOTAL	\$47,337,900

2018-2023 FIVE-YEAR GRAND TOTAL \$466,034,800



Building Abbreviations

B.M. Williams Primary	BMW	Deep Creek Central Elementary	DCCE	Grassfield High	GFH	Indian River Middle and Annex	IRM/A	Southwestern Elementary	SWE
Butts Road Intermediate	BRI	Deep Creek Elementary	DCE	Greenbrier Intermediate	GRI	Instructional Services Center	ISC	Treacle Elementary	TES
Butts Road Primary	BRP	Deep Creek High	DCH	Greenbrier Middle	GRM	Jolliff Middle	JMS	Truitt Intermediate	TIS
Camelot Elementary	CAM	Deep Creek Middle	DCM	Greenbrier Primary	GRP	Norfolk Highlands Primary	NHP	Thurgood Marshall Elementary	TME
Carver Intermediate	CAR	Educational Services Center	ESC	Georgetown Primary	GTP	Oscar Smith High	OSH	Western Branch High	WBH
Chesapeake Alternative School	CAS	Edwards Wilson Center	EWC	Hickory Elementary	HES	Oscar Smith Middle	OSM	Western Branch Intermediate	WBI
Ctr. for Science and Technology	CCST	Great Bridge High	GBH	Hickory High	HHS	Portlock Primary	PORT	Western Branch Middle	WBM
Chittum Elementary	CHT	Great Bridge Intermediate	GBI	Hickory Middle	HMS	Rena B. Wright Primary	RBW	Western Branch Primary	WBP
Cedar Road Elementary	CRE	Great Bridge Middle	GBM	Hugo Owens Middle	HOMS	Southeastern Elementary	SEE	Warehouse and Supply Facility	WHSE
Crestwood Intermediate	CWI	Great Bridge Primary	GBP	Indian River High	IRHS	School Plants Facility	SPL		
Crestwood Middle	CWM	Grassfield Elementary	GFE	Indian River Middle	IRM	Sparrow Road Intermediate	SRI		

QUICK FACTS

Chesapeake is the 7th largest school division in the state.

Chesapeake has 28 elementary, 10 middle, and 7 high schools as well as 2 specialized learning centers.

The 47 school buildings are supplemented by approximately 180 portable classrooms.

For a complete copy of the Capital Improvement Plan, please visit us on the web at
<http://cpschools.com/new-construction-and-planning/>.

OVERVIEW

The School Board's Proposed Capital Improvement Plan for Chesapeake Public Schools is a **management tool for planning the capital improvement projects** costing \$100,000 or more that will be needed to house students adequately in Chesapeake or to support the educational mission, including the maintenance of facilities. As such, it is useful for

- 1) Estimating capital improvement expenditures over the next five-year period;
- 2) Identifying short and long-range (ten-year) projects; and
- 3) Establishing priorities for the orderly completion of projects.

A capital improvement plan for schools typically includes the following types of projects:

- **The replacement of mechanical systems, roofs, and other large maintenance projects.**
- **The modernization or renovation of an existing facility.**
- **Planning for future permanent new and expanded facilities.**
- **The purchase of land.**



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