



# Walt Whitman High School Addition & Renovation

Schematic Design Work Session 2  
November 5, 2018





- Demolish Whittier Woods Pre-School and demolish part/all Whittier Woods Annex
- Construct Addition – 80 to 90,000 GSF
- Renovate classrooms into Auxiliary gym
- Renovate the career child development suite including the SCB/LFI skills room, and counselor’s office
- Increase number of parking spaces for staff and students
- Create a commons space for students
- Incorporate sustainable design principles
- Plan for future 22,000 GSF addition
- Existing school to remain in operation during construction

# Scope of Work



# School Character



**Whittier Woods Pre-School from Whittier Blvd**



**Circular drop off & Entrance at Whittier Woods Annex**



**Loading Dock & Science Wing**

# School Character

FACILITY	# Needed	Sq. Ft./ Facility	Comment	Total Net Sq. Ft.	Total Dept. Sq. Ft.
<b>New Construction</b>					
Standard Classroom	16	900		14,400	15,350
Drama Classroom	1	950		950	
<b>Standard Spaces</b>					2,965
Project/Collaboration Room	1	500		500	
Workroom	1	200		200	
Large Team/Testing Room	1	1,500		1,500	
Counseling Conference Room	1	290		290	
Testing Room	1	125		125	
School Security Office	1	350		350	
<b>Social and Emotional Services Suite</b>					4,555
Classroom	4	900		3,600	
Quiet/Seclusion Room	1	75		75	
Student Support/Sensory Room	1	300		300	
ED Staff Office	1	140		140	
Office (Psychologist/Social Worker)	1	140		140	
Transition Space	1	300		300	
<b>Special Education</b>					1,540
Transition Office	1	140		140	
Conference Room	1	300		300	
Large Staff Office	1	1,100		1,100	
<b>Science</b>					3,400
Science Laboratories (Island layout)	2	1,500		3,000	
Preparation/Project Room	1	400		400	
<b>Art Suite</b>					2,500
Digital Art Room	1	950		950	
Studio Art Room	1	1,300		1,300	
Storage	1	250		250	

FACILITY	# Needed	Sq. Ft./ Facility	Comment	Total Net Sq. Ft.	Total Dept. Sq. Ft.
<b>Music Department</b>					900
Small Ensemble/Keyboard Laboratory	1	900		900	
<b>Technology Education</b>					3,600
Applied Engineering Laboratory	2	1,500		3,000	
Student Storage Space	2	150		300	
Material Storage Space	2	150		300	
<b>Multipurpose Laboratory</b>					1,550
Laboratory	1	1,350		1,350	
Storage	1	200		200	
<b>Building Services Facilities</b>					1,100
General Storage	3	250		750	
Building Services Outdoor Storage	1	350		350	
<b>Student Services Office</b>					900
Student Services Office	1	900		900	
<b>Subtotal—New Construction</b>	<b>29</b>			<b>38,360</b>	<b>38,360</b>

The addition enables the school to reach 2,467 capacity

# Ed Spec - Addition

# Renovation

FACILITY	# Needed	Sq.Ft./ Facility	Comment	Total Net Sq. Ft.	Total Dept. Sq. Ft.
<b>Interior Renovations and Reuse of Existing Facility</b>					
<b>Physical Education/Athletics</b>					
Wrestling Auxiliary Gymnasium	1	1,849	Reuse C131, C130, and C129	1,849	2,889
Storage Closet	1	100		100	
Common Planning Room	1	200		200	
Team Room	1	500		500	
PE Resource Teacher Office	1	100		100	
Coaches Office	1	140		140	
<b>Career Child Development</b>					
Laboratory	1	1,000		1,000	2,000
Observation Room/Classroom	1	800		800	
Office/Storage	1	200		200	
SCB/LFI Skills Room	1	450		450	450
Counselor's Office	2	140	Reuse Existing Counselor Conference Room	280	280
Principal's Office & Toilet Room	1	365	Switch with Conference Room	365	365
<b>Subtotal for Interior Renovations</b>				<b>5,984</b>	<b>5,984</b>

# Future

FACILITY	# Needed	Sq. Ft./ Facility	Comment	Total Net Sq. Ft.	Total Dept. Sq. Ft.
<b>Master Planned Addition</b>					
Standard Classroom	12	900		10,800	10,800
<b>Science</b>					
Science Laboratories (Island layout)	2	1,500		3,000	3,400
Preparation/Project Room	1	400		400	
<b>Technology Education</b>					
Applied Engineering Laboratory	1	1,500		1,500	1,800
Student Storage Space	1	150		150	
Material Storage Space	1	150		150	
<b>Subtotal—Master Planned Addition</b>	<b>15</b>			<b>16,000</b>	<b>16,000</b>

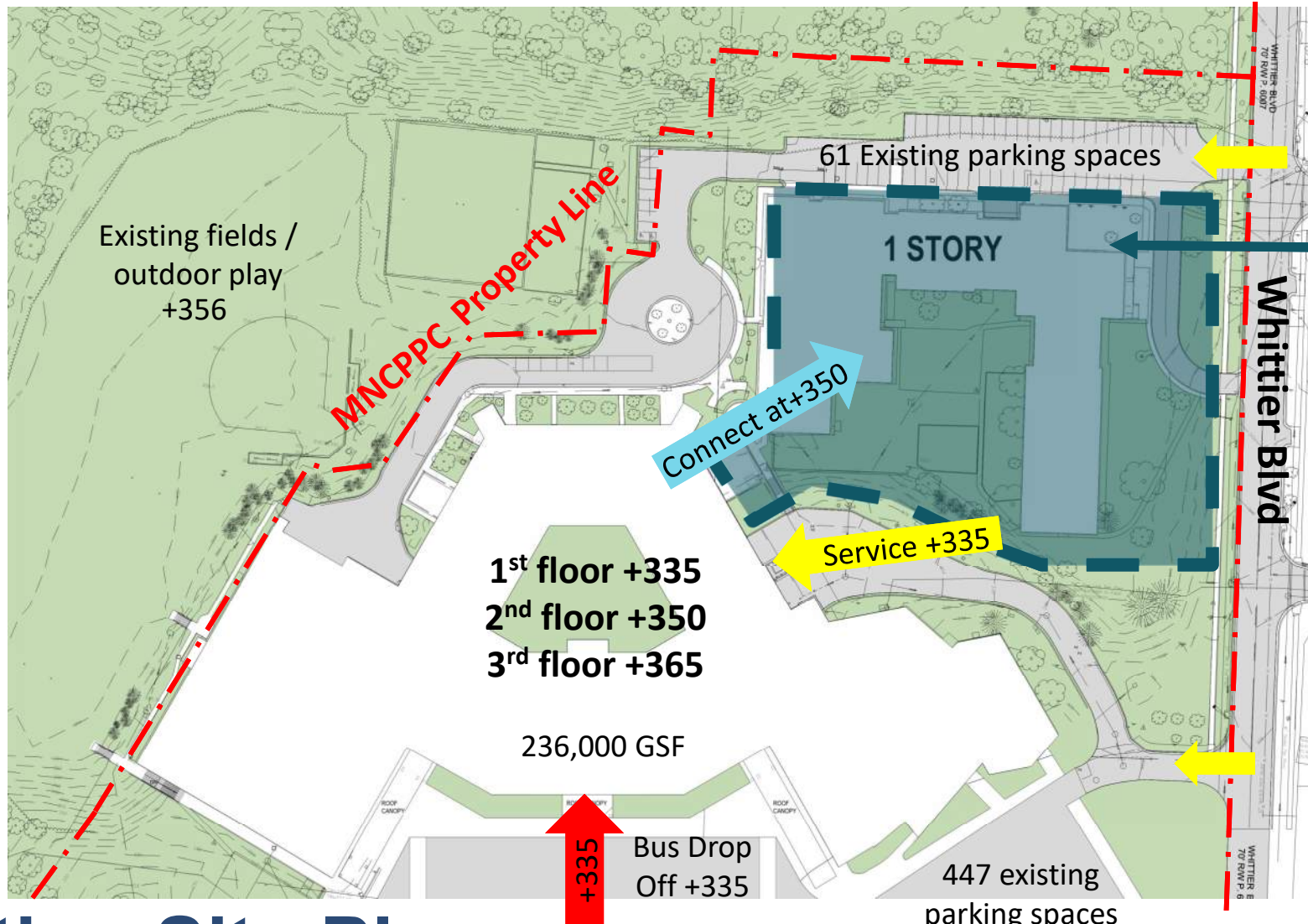
The future addition enables the school to reach 2,800 master-planned capacity

# Ed Spec – Renovation & Future





# Existing Site Plan



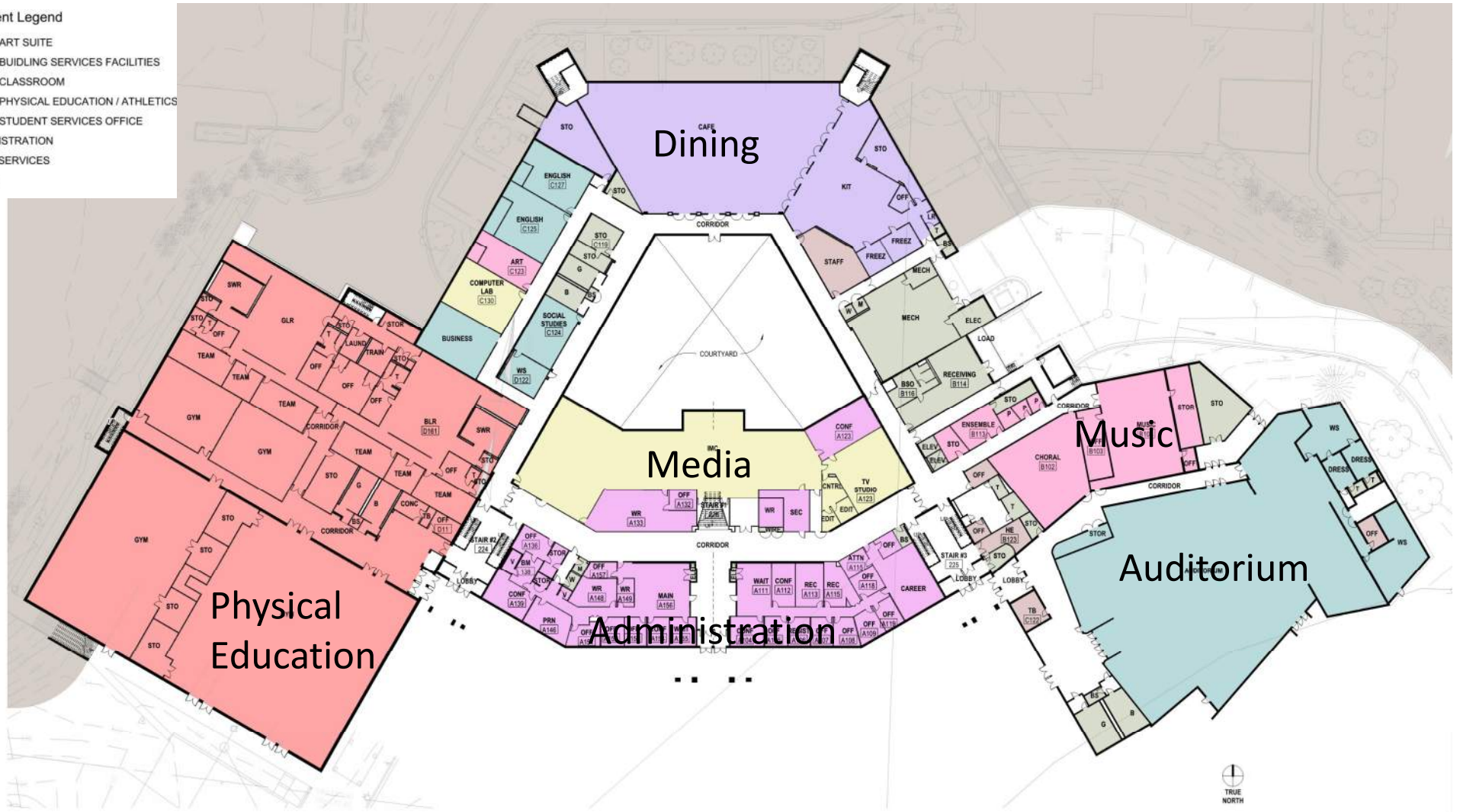
North

# Existing Site Plan



Department Legend

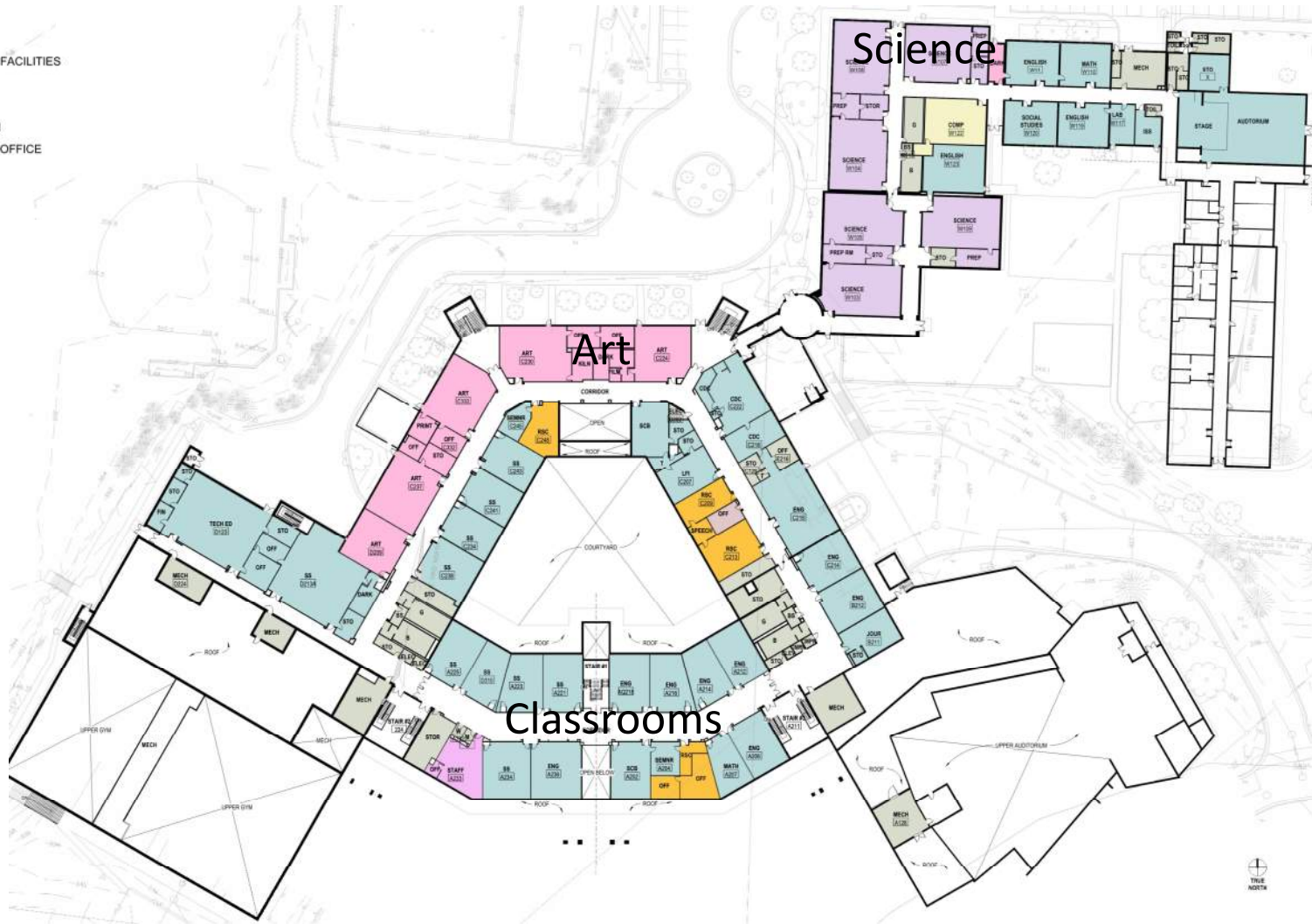
- MCPS - ART SUITE
- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CLASSROOM
- MCPS - PHYSICAL EDUCATION / ATHLETICS
- MCPS - STUDENT SERVICES OFFICE
- xADMINISTRATION
- xFOOD SERVICES
- xMEDIA



# Existing 1<sup>st</sup> Floor Plan

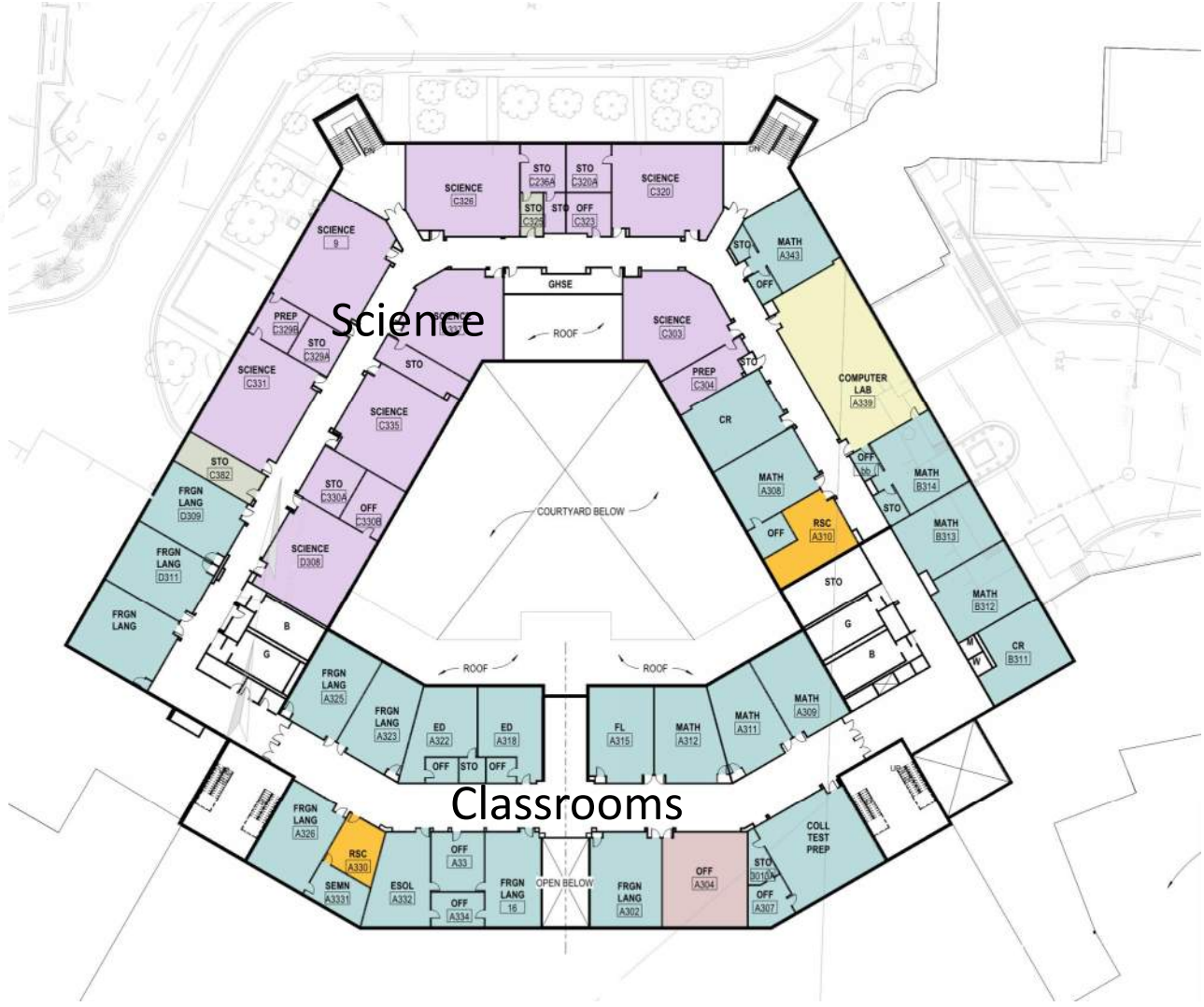
Department Legend

- MCPS - ART SUITE
- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CLASSROOM
- MCPS - SCIENCE
- MCPS - SPECIAL EDUCATION
- MCPS - STUDENT SERVICES OFFICE
- ADMINISTRATION
- MEDIA



# Existing 2<sup>nd</sup> Floor Plan

- Department Legend**
- MCPS - BUILDING SERVICES FACILITIES
  - MCPS - CLASSROOM
  - MCPS - SCIENCE
  - MCPS - SPECIAL EDUCATION
  - MCPS - STUDENT SERVICES OFFICE
  - xMEDIA



# Existing 3<sup>rd</sup> Floor Plan

# Retain Existing Science



1

# Courtyard



2

# Two Connections



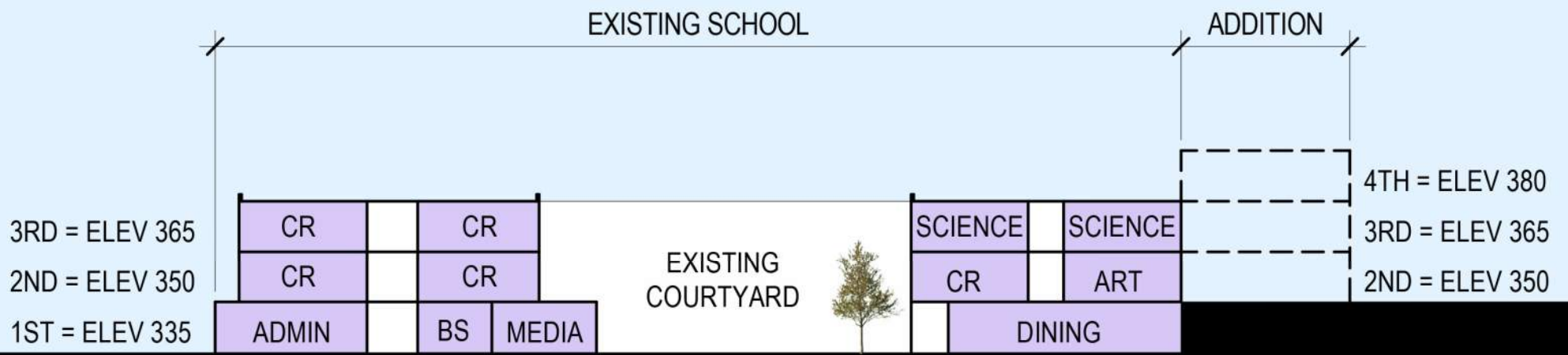
3

# 3<sup>rd</sup> Floor Science Renovation



2B

3 Options



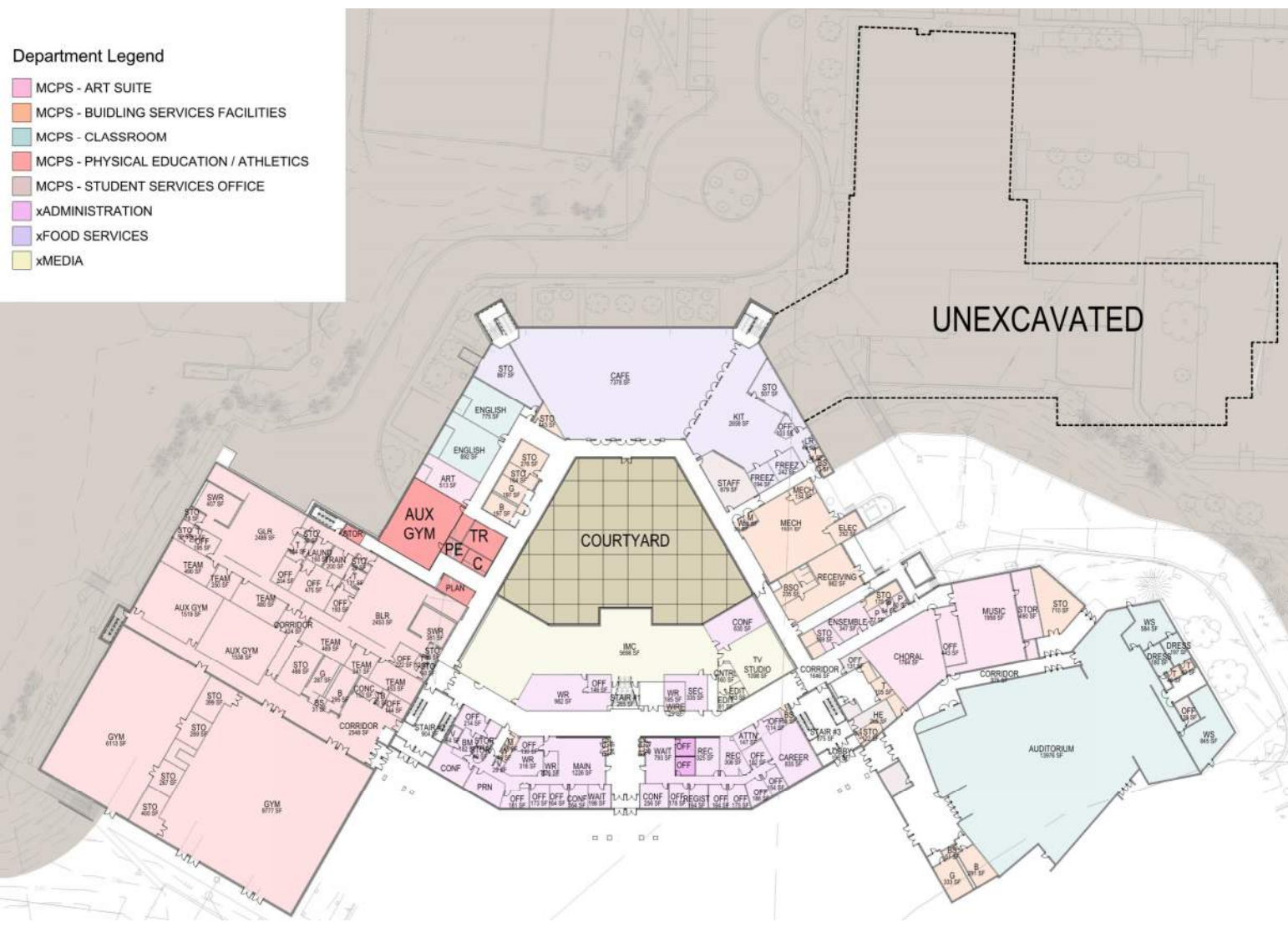
# Conceptual Building Section

# **Option 1**

## **Retain Existing Science Classrooms Concept**

Department Legend

- MCPS - ART SUITE
- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CLASSROOM
- MCPS - PHYSICAL EDUCATION / ATHLETICS
- MCPS - STUDENT SERVICES OFFICE
- xADMINISTRATION
- xFOOD SERVICES
- xMEDIA

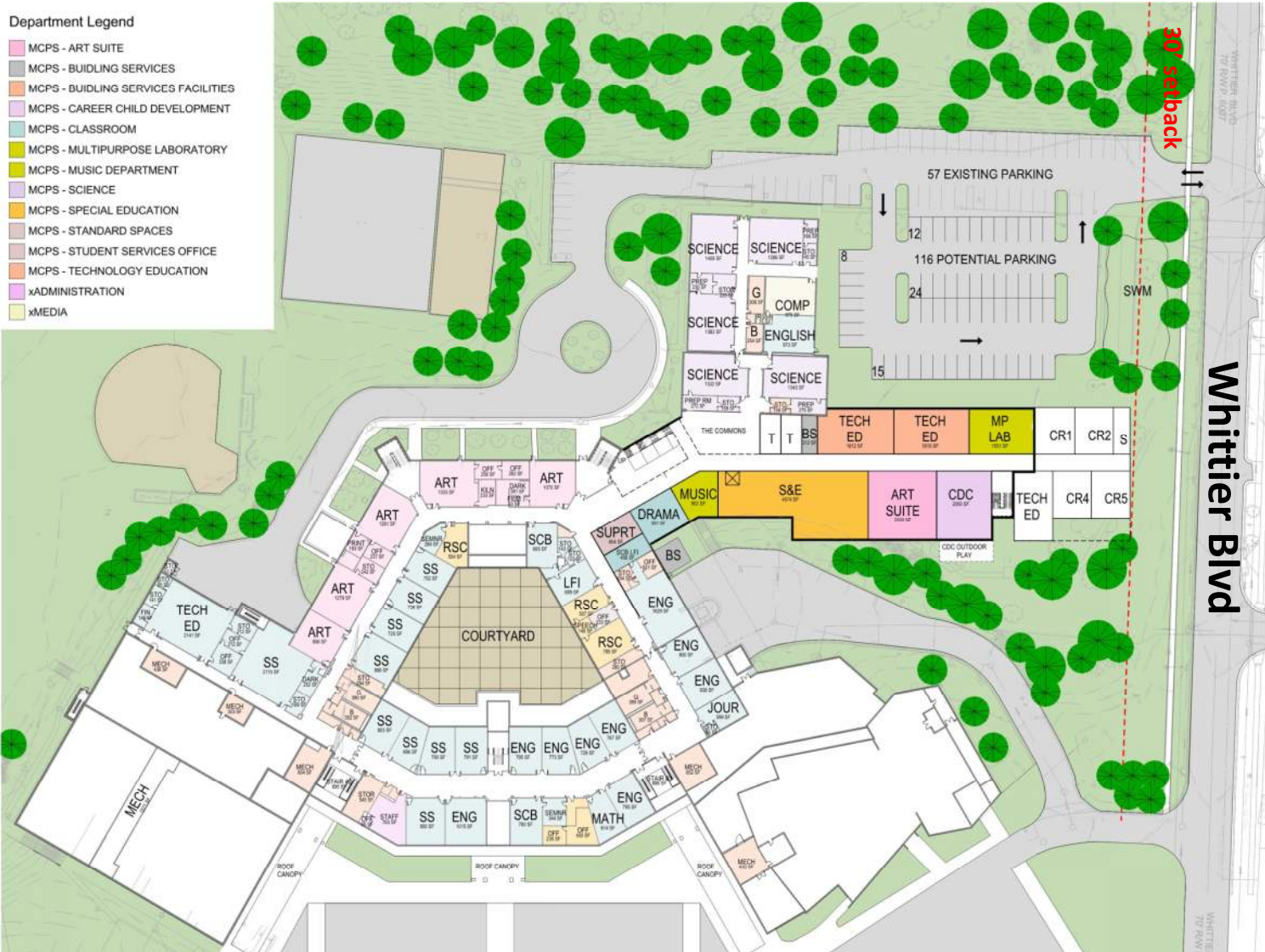


- Counselor's office renovation
- Existing classrooms renovated into auxiliary gym and additional PE support spaces

OPTION 1 - 1ST FLOOR

Department Legend

- MCPS - ART SUITE
- MCPS - BUILDING SERVICES
- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CAREER CHILD DEVELOPMENT
- MCPS - CLASSROOM
- MCPS - MULTIPURPOSE LABORATORY
- MCPS - MUSIC DEPARTMENT
- MCPS - SCIENCE
- MCPS - SPECIAL EDUCATION
- MCPS - STANDARD SPACES
- MCPS - STUDENT SERVICES OFFICE
- MCPS - TECHNOLOGY EDUCATION
- xADMINISTRATION
- xMEDIA



- Retain existing 1-story science wing
- Up to 116 parking spaces
- No new parent drop off
- Commons space becomes widened corridor between existing school and addition
- Minimizes amount of new construction
- Uses site for only 1 story structure

Whittier Blvd

30' setback

OPTION 1 - 2ND FLOOR



Department Legend

- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CLASSROOM
- MCPS - SCIENCE
- MCPS - SPECIAL EDUCATION
- MCPS - STANDARD SPACES
- MCPS - STUDENT SERVICES OFFICE
- MEDIA

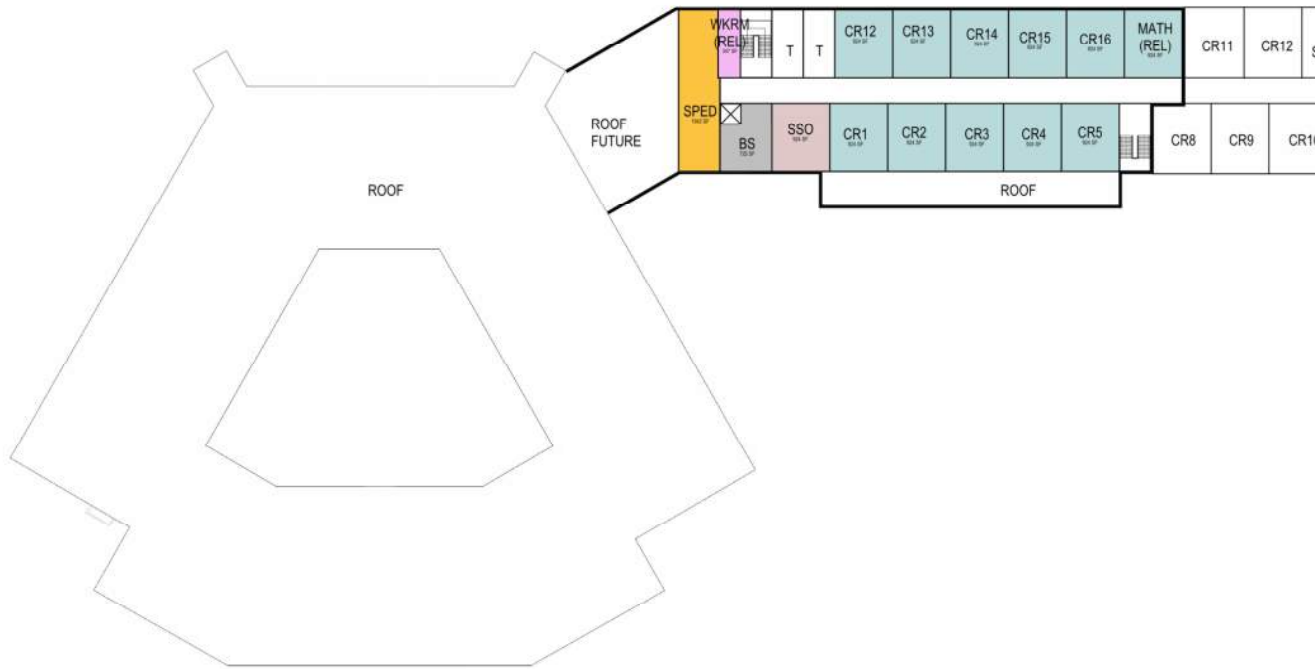


- New science classrooms located on the same floor with existing science classrooms
- Limited number of classrooms on each floor of addition
- Short distance from main school building

OPTION 1 - 3RD FLOOR

Department Legend

- MCPS - BUILDING SERVICES
- MCPS - CLASSROOM
- MCPS - SPECIAL EDUCATION
- MCPS - STUDENT SERVICES OFFICE
- ADMINISTRATION



- Limited number of classrooms on each floor of addition
- No connection to main school building

OPTION 1 - 4TH FLOOR

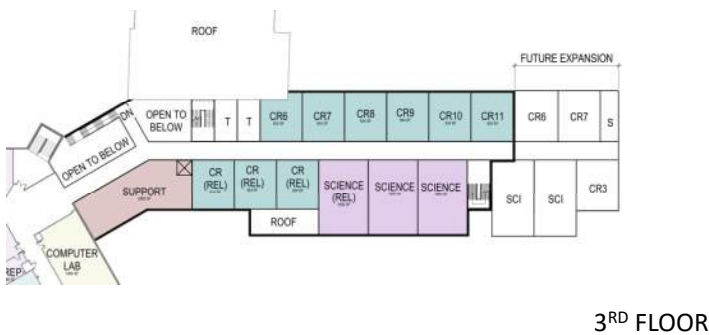
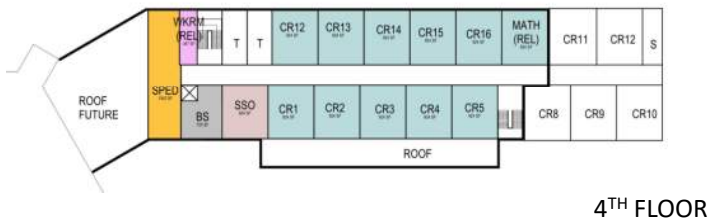
# Option 1 Summary

## Pros

- Up to 116 parking spaces
- Future expansion has minimal presence on the street front
- Retaining the existing science wing reduces the size of the new addition
- SCB / LFI rooms are close to drop off
- Commons links existing school with addition

## Cons

- 3 story addition exceeds height of the existing school
- Existing science classrooms wing is only a 1 story structure
- Existing science classrooms do not meet Ed Spec
- No new parent drop off
- Science classrooms are split between 2 floors

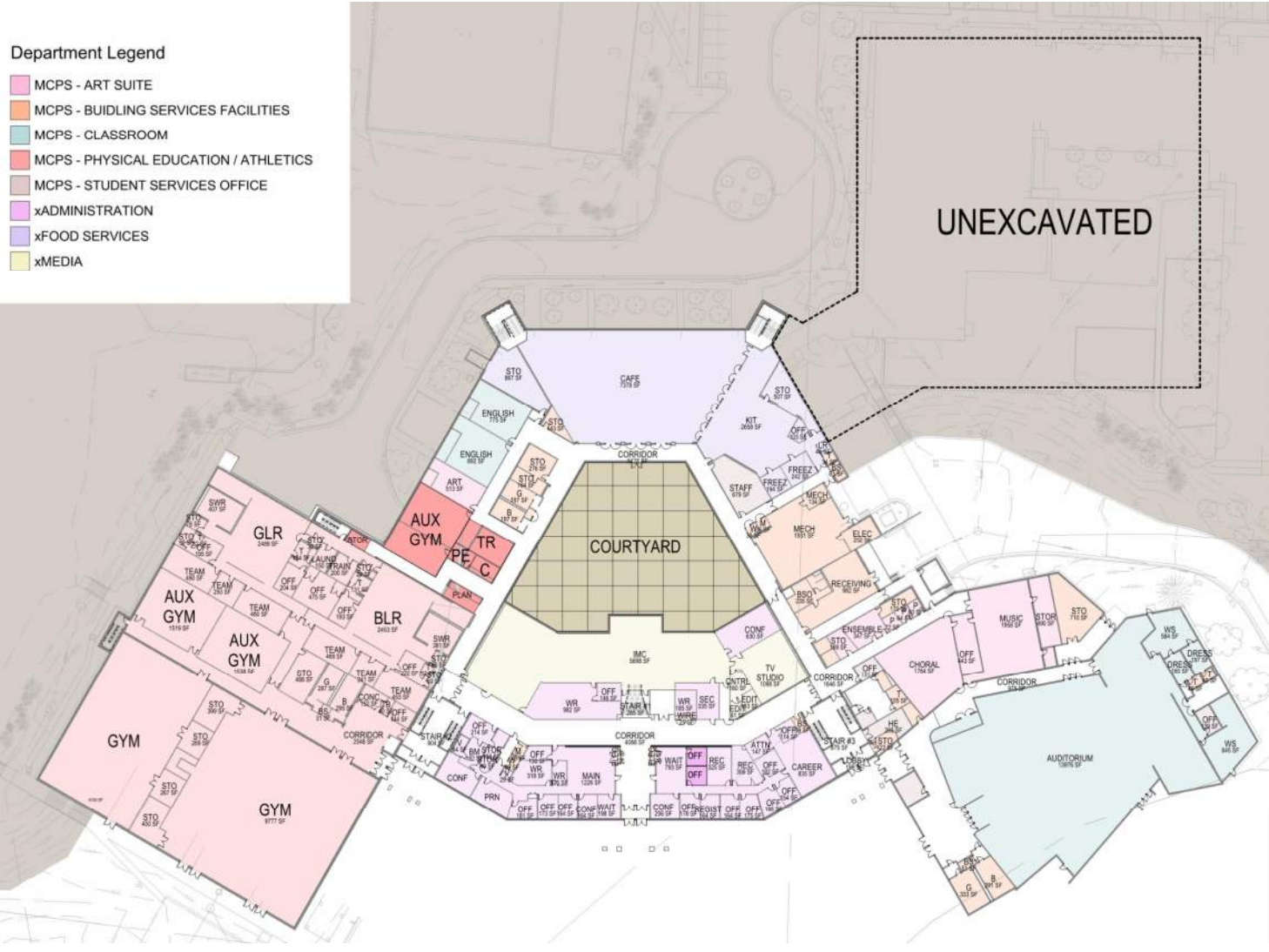


# Option 2

# Courtyard Concept

Department Legend

- MCPS - ART SUITE
- MCPS - BUIDLING SERVICES FACILITIES
- MCPS - CLASSROOM
- MCPS - PHYSICAL EDUCATION / ATHLETICS
- MCPS - STUDENT SERVICES OFFICE
- xADMINISTRATION
- xFOOD SERVICES
- xMEDIA

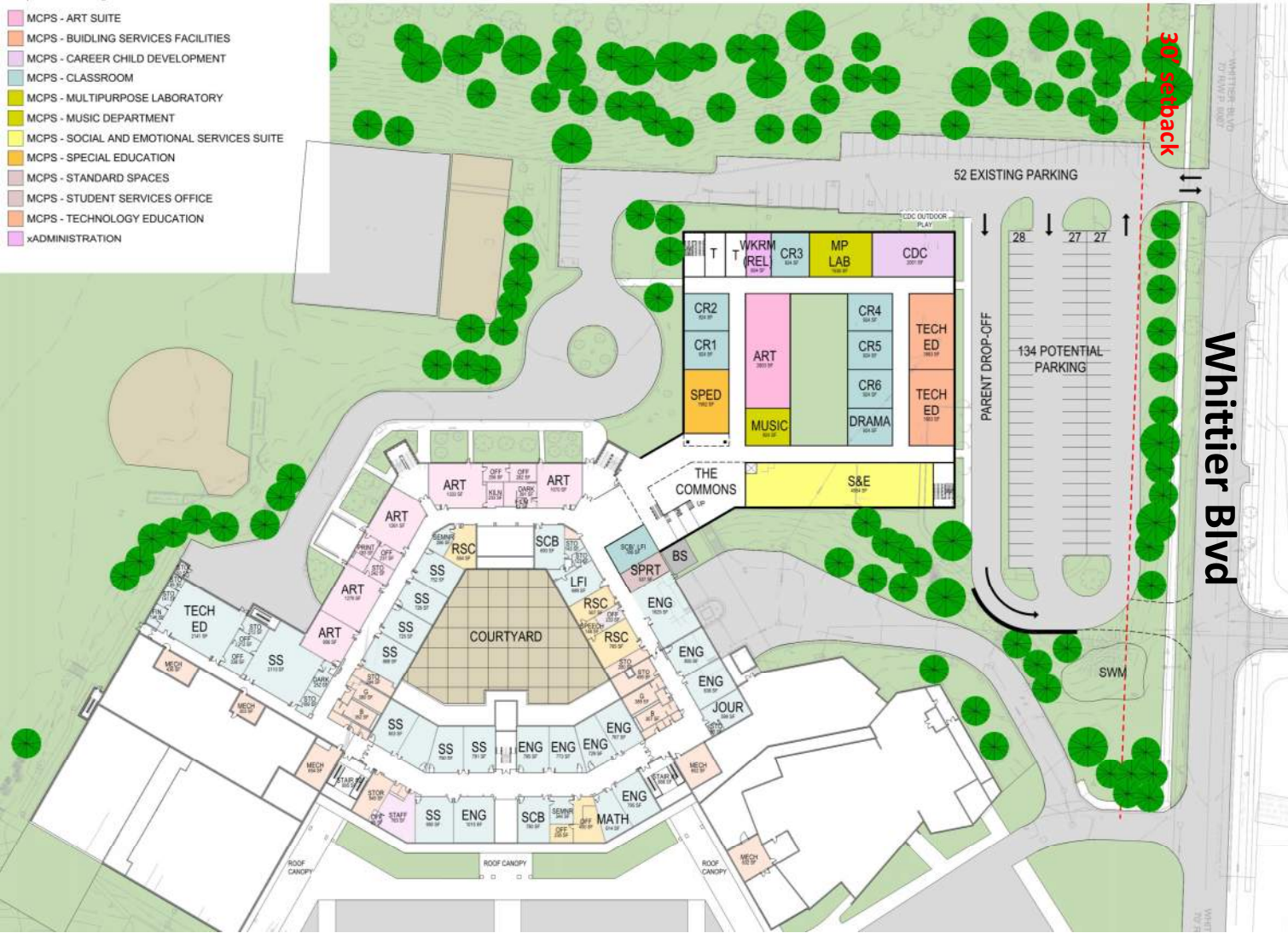


- Counselor's office renovation
- Auxiliary gym and additional PE support spaces in addition

OPTION 2 – 1ST FLOOR

Department Legend

- MCPS - ART SUITE
- MCPS - BUILDING SERVICES FACILITIES
- MCPS - CAREER CHILD DEVELOPMENT
- MCPS - CLASSROOM
- MCPS - MULTIPURPOSE LABORATORY
- MCPS - MUSIC DEPARTMENT
- MCPS - SOCIAL AND EMOTIONAL SERVICES SUITE
- MCPS - SPECIAL EDUCATION
- MCPS - STANDARD SPACES
- MCPS - STUDENT SERVICES OFFICE
- MCPS - TECHNOLOGY EDUCATION
- xADMINISTRATION



- Adds 91 parking spaces
- Up to 134 parking spaces
- Separate parent drop off loop
- Commons space becomes the transition between existing school and addition
- Future expansion to be located on the 4<sup>th</sup> floor (as shell space)
- Cost of future expansion shell space must be absorbed into construction budget

OPTION 2 - 2ND FLOOR

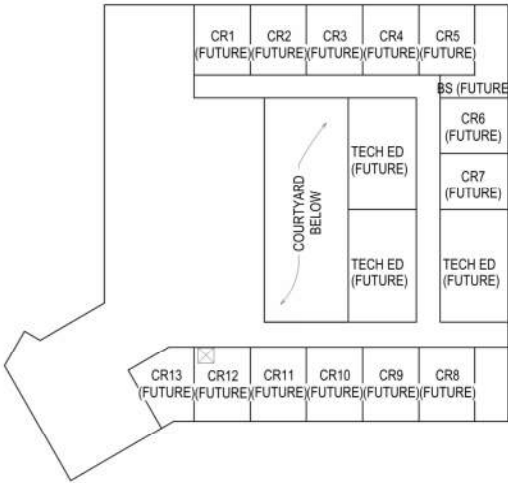
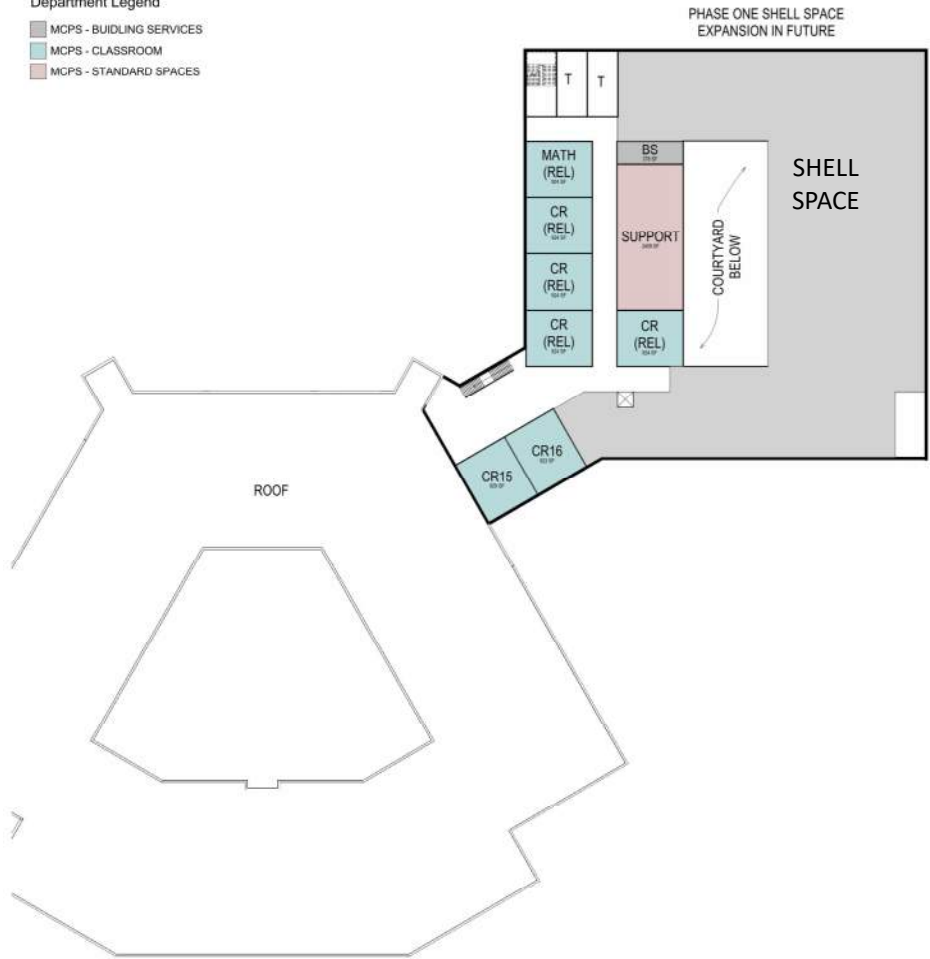
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  - MCPS - CLASSROOM
  - MCPS - SCIENCE
  - MCPS - SPECIAL EDUCATION
  - MCPS - STUDENT SERVICES OFFICE
  - MCPS - TECHNOLOGY EDUCATION
  - xMEDIA



- New science classrooms located on the same floor with existing science classrooms
- Loop circulation provides flexibility and has similar circulation pattern as existing building

OPTION 2 - 3RD FLOOR

Department Legend  
 ■ MCPS - BUILDING SERVICES  
 ■ MCPS - CLASSROOM  
 ■ MCPS - STANDARD SPACES



## FUTURE EXPANSION

( FIT UP SHELL SPACE )

- Future expansion to be located on the 4<sup>th</sup> floor (as shell space)
- Cost of future expansion shell space must be absorbed into construction budget
- No direct connection to main school building
- Gym addition reduces number of new classrooms in addition and eliminates the need for a 4<sup>th</sup> floor in first phase

OPTION 2 - 4TH FLOOR





# Option 2 Summary



## Pros

- Up to 134 parking spaces
- Traffic queuing is removed from the street
- Parking and drop off are separated
- Loop circulation provides flexibility and has similar circulation pattern as existing building
- New commons space can be used for performances
- All science classrooms are located on the same floor
- Future expansion has no presence on the street

## Cons

- Courtyard requires maintenance
- Future expansion increases first cost
- 4<sup>th</sup> floor classroom and support spaces are isolated



# **Option 2B**

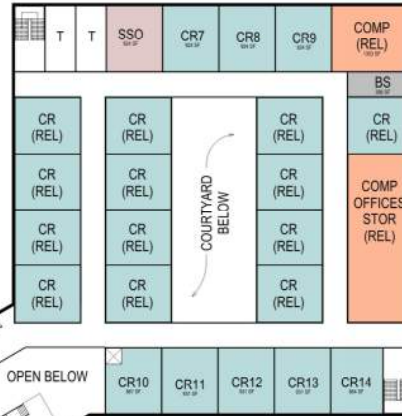
# **3<sup>rd</sup> Floor Science**

# **Renovation**

- Department Legend
- MCPS - BUILDING SERVICES FACILITIES
  - MCPS - CLASSROOM
  - MCPS - SCIENCE
  - MCPS - SPECIAL EDUCATION
  - xMEDIA
  - MCPS - SCIENCE (RELOCATED)

**THE RENOVATION INCLUDES:**  
 (8) NEW SCIENCE AND PREP ROOMS.

**THE FOLLOWING SPACES WILL NEED TO BE RELOCATED:**  
 (13) CLASSROOMS  
 (1) COMP LAB  
 (6) OFFICES, RSC, SEMINAR  
 (2) STORAGE

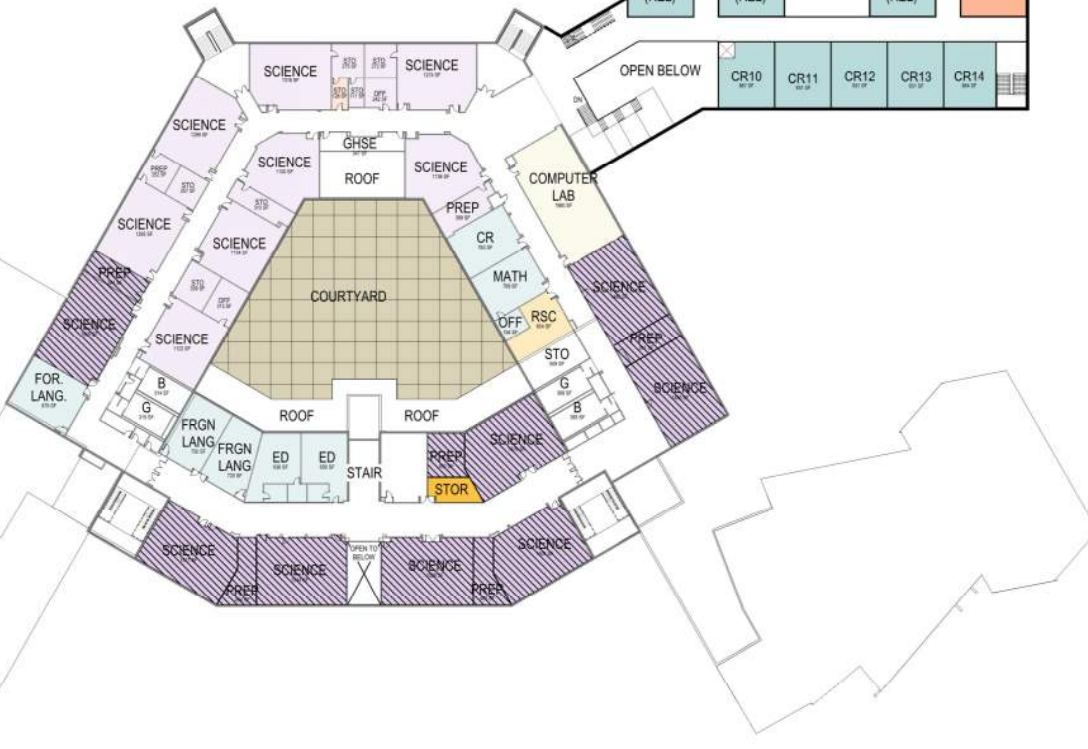


**Pros**

- Renovation can be done during the summer and the school will not be impacted by a loss of science classrooms during the construction of the addition
- Renovated science classrooms meet Ed Spec size
- All science classrooms are located in the same wings

**Cons**

- The concept will only work with the Courtyard Concept
- New prep rooms are not always shared



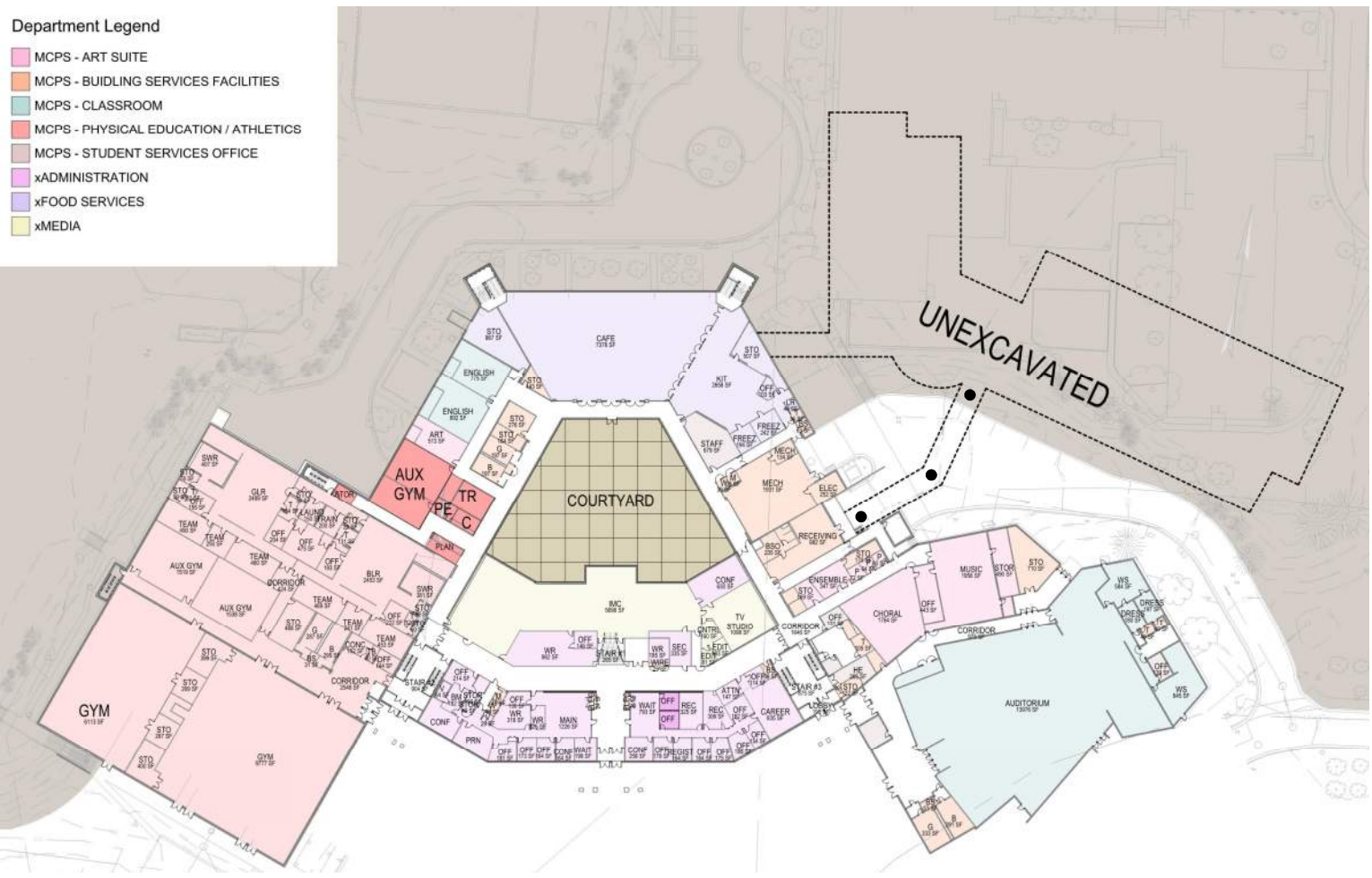
OPTION 2B - 3RD FLOOR

# Option 3

# Two-Connection Concept

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xADMINISTRATION
xFOOD SERVICES
xMEDIA

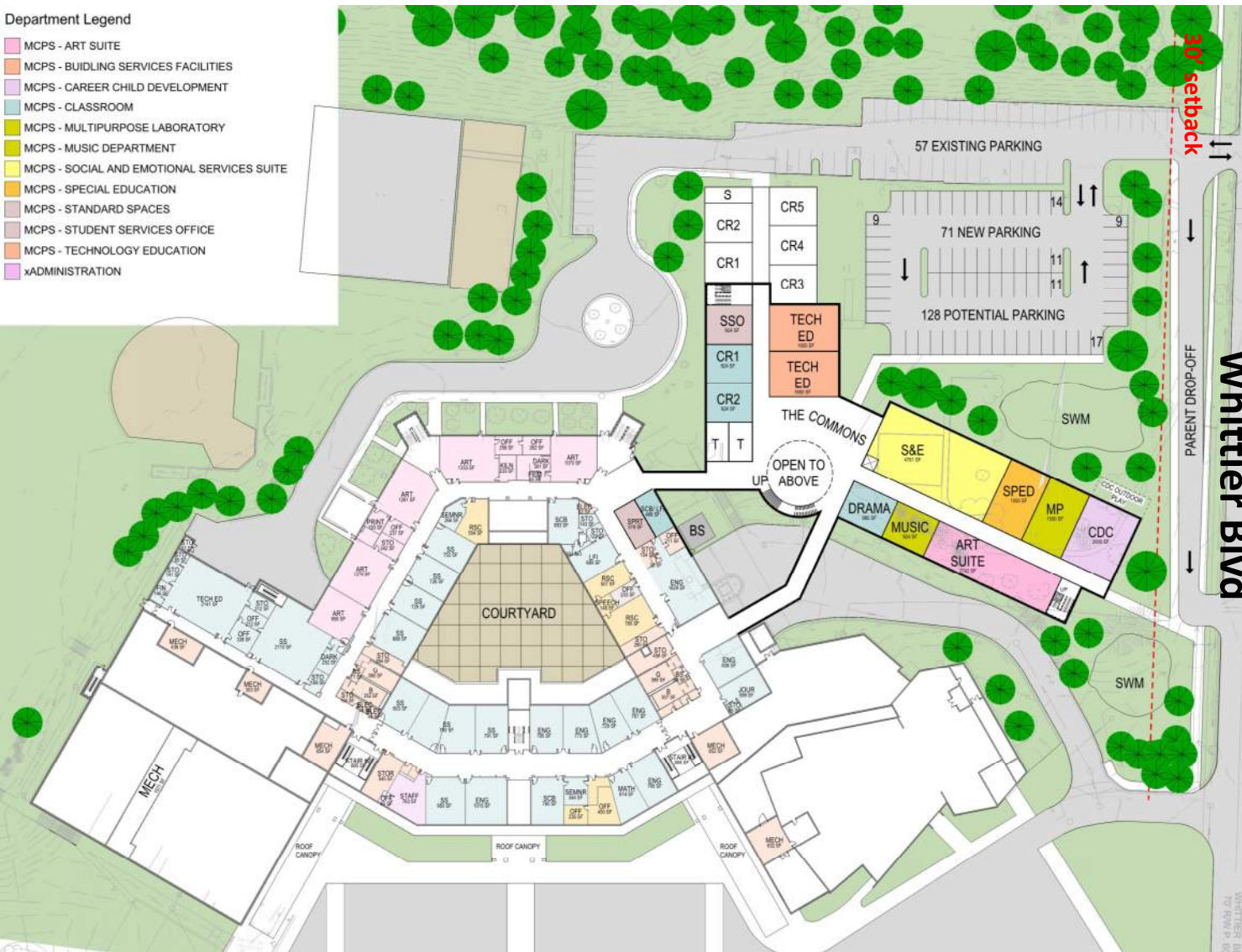


- Counselor's office renovation
- Existing classrooms renovated into auxiliary gym and additional PE support spaces

OPTION 3 – 1ST FLOOR

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- MCPS - TECHNOLOGY EDUCATION
- XADMINISTRATION



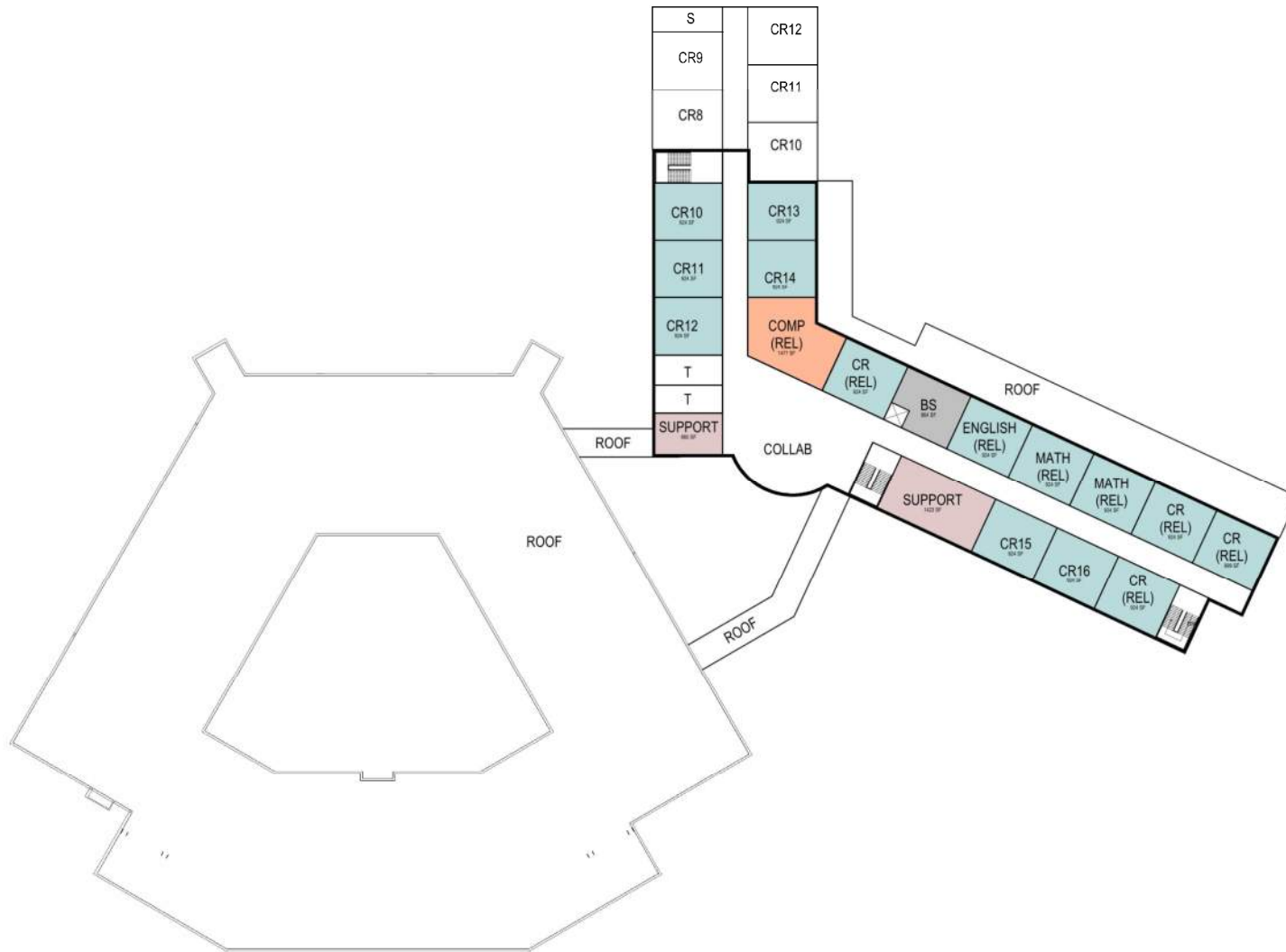
- Adds 71 parking spaces
- Up to 128 parking spaces
- Separate parent drop off loop
- Two connection points to the existing school are provided
- Second connection impacts loading area
- Connections converge at the Commons
- The Commons is in the addition, separated from existing school
- The addition has linear subject wings

OPTION 3 - 2ND FLOOR



- New science classrooms located on the same floor with existing science classrooms

OPTION 3 - 3RD FLOOR



- Limited number of classrooms on each floor of addition
- No connection to main school building

OPTION 3 – 4TH FLOOR



# Option 3 Summary

## Pros

- Up to 128 parking spaces
- Traffic queuing is removed from the street
- Parking and drop off are separated
- All science classrooms are located on the same floor
- Future expansion has no visual presence on the street
- Two connections to existing school are provided
- Two wings reduce the building scale

## Cons

- 3 story addition exceeds height of the existing school
- New commons space is located in addition and is not part of the existing school ( not a transition )
- Connections are corridors, not spaces
- Bridge may require regrading of the loading area



# The Commons



THE COMMONS



**We welcome your comments!**

**MCPS**

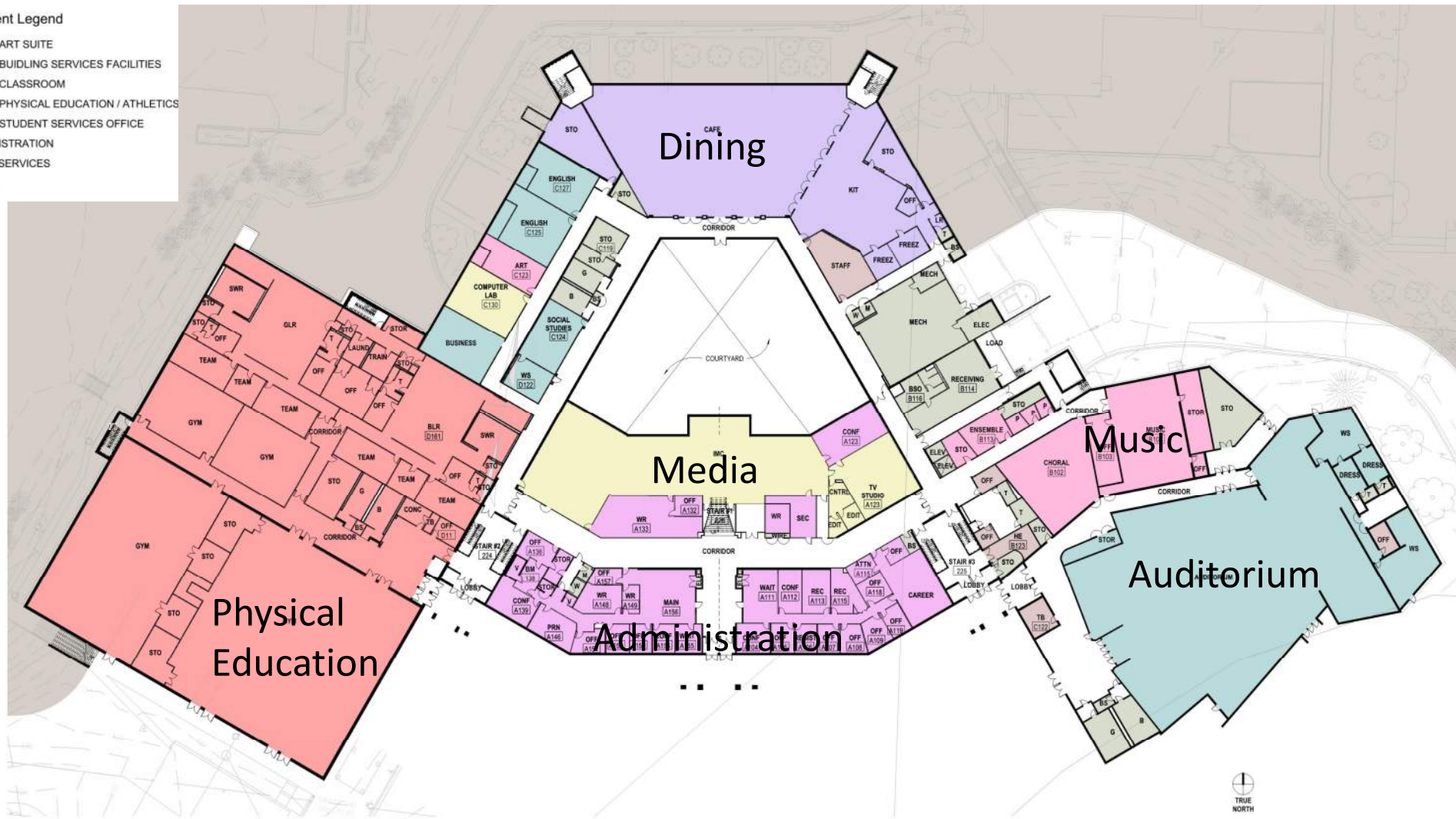
Shiho Shibasaki  
Dennis Cross  
Debbie Szyfer

**RRMM Lukmire  
Architects**

Greg Lukmire  
Allison Legg

Department Legend

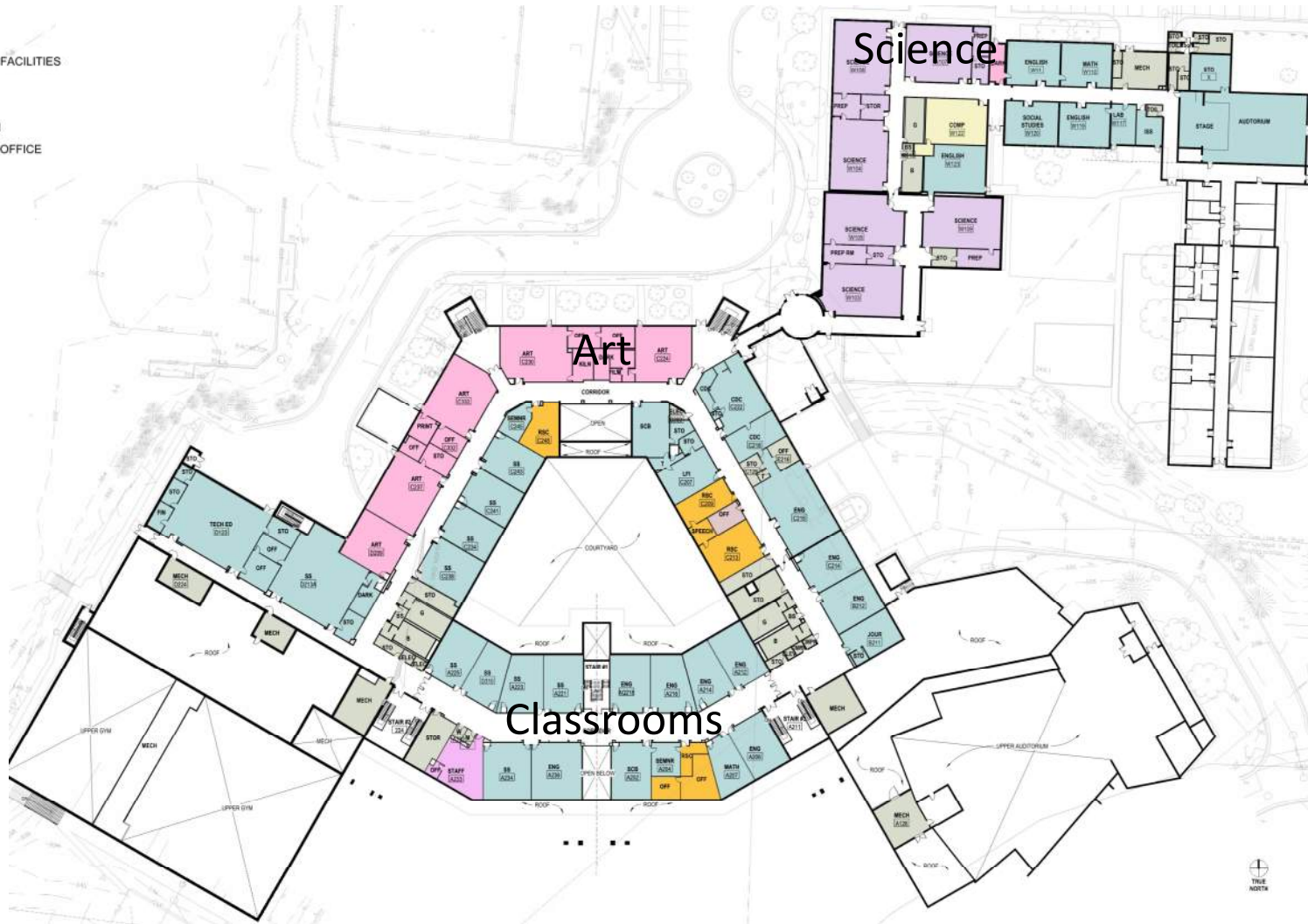
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- xADMINISTRATION
- xFOOD SERVICES
- xMEDIA



# Existing 1<sup>st</sup> Floor Plan

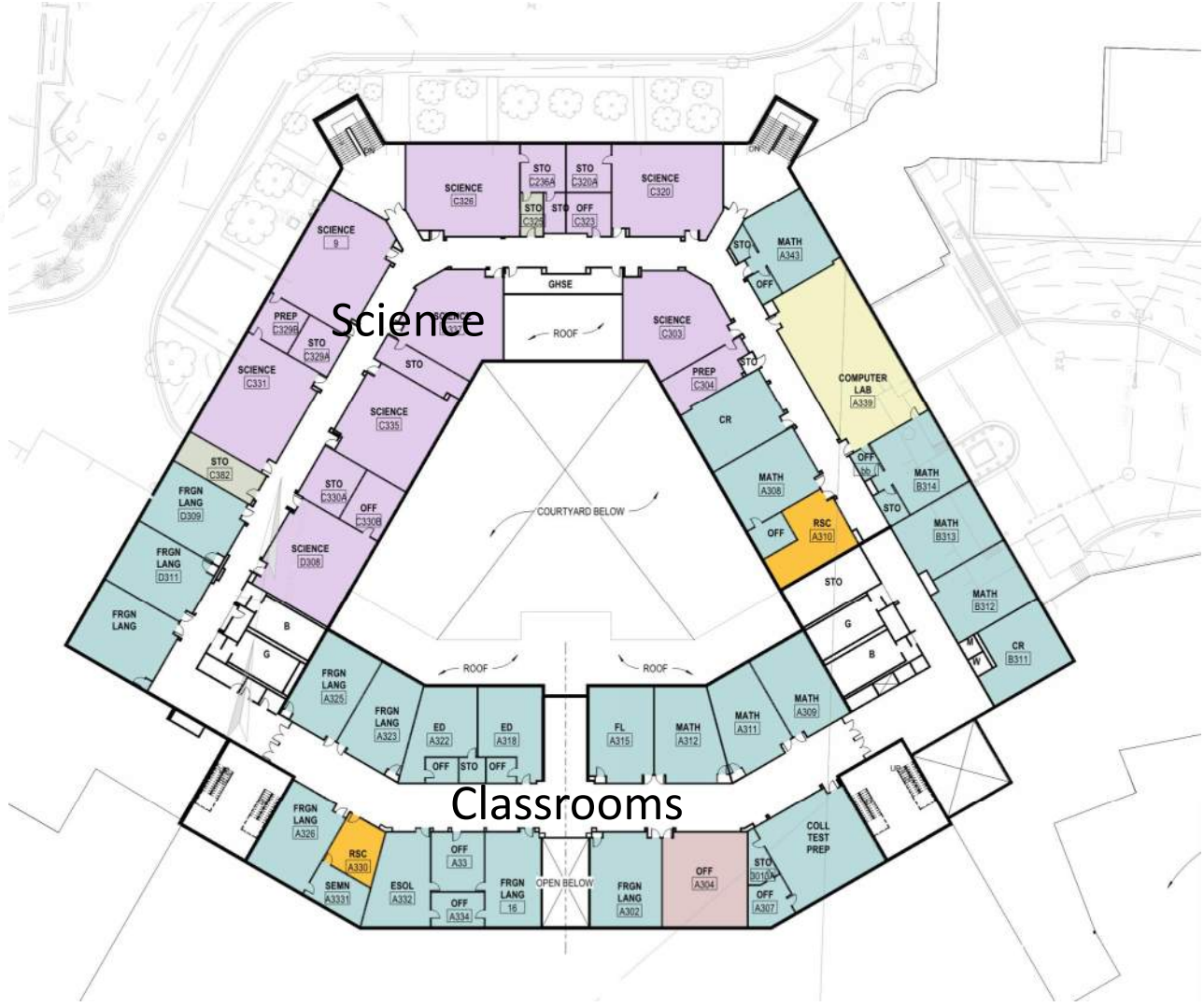
Department Legend

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- xADMINISTRATION
- xMEDIA



# Existing 2<sup>nd</sup> Floor Plan

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  - MCPS - CLASSROOM
  - MCPS - SCIENCE
  - MCPS - SPECIAL EDUCATION
  - MCPS - STUDENT SERVICES OFFICE
  - xMEDIA



# Existing 3<sup>rd</sup> Floor Plan