



# LINCOLN COUNTY SCHOOL DISTRICT

Bond Projects Update: July 24, 2013

## LCSD BOND FACILITIES IMPROVEMENT CENTER

351 SE Harney St. | Newport, Oregon 97365 | 541-265-2298

### NORTH AREA IMPROVEMENTS

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#### OCEANLAKE ELEMENTARY SCHOOL

**PROJECTS:** Remodel 7 existing classrooms. Install new unit ventilators in existing classrooms.

**GOALS:** Complete all classroom remodeling by August

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

**Final 4 Classrooms to be Remodeled**

- Finish work completed LCSD
- Electrical work completed J & J Coastal Electric, Newport
- Laminate countertops installed Klete Luther, Toledo
- Unit ventilators and controls installed in existing classrooms LCSD
- Exterior painting of north classroom wing in progress LCSD

**UPCOMING WORK:**

- Interior trim, exterior doors to be painted
- All remodeled classrooms to be completed and cleaned, with furnishings/supplies moved in during summer
- Few remaining energy efficient windows to be installed
- Replace unit ventilators and controls in existing classrooms (units are there, awaiting valves)

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#### TAFT ELEMENTARY SCHOOL

**PROJECTS:** Install new unit ventilators in existing classrooms. Replace controls. Upgrade roofing.

**GOALS:** Completed by September 2014

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#### TAFT 7-12 HIGH SCHOOL

**PROJECTS:** Athletic field improvements. Repair/upgrade heating system.

**GOALS:** Complete repair and upgrade of heating system by September.

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

**Concession Stand/Restrooms/Parking Lot at Baseball Field**

- **COMPLETED.** Waiting for occupancy approval City of Lincoln City

**Repair and Upgrade of School Heating System**

- Work in progress Robert Lloyd Sheet Metal, Monmouth
- Standardizing of HVAC controls in progress Clima-Tech Corp., Milwaukie

### EAST AREA IMPROVEMENTS

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#### TOLEDO JR/SR HIGH SCHOOL

**PROJECTS:** Install new unit ventilators for existing classrooms. Replace section of roof.

**GOALS:** Completed by September 2014

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

- Exterior painting of entire school building completed LCSD
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## WEST AREA IMPROVEMENTS

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### SAM CASE PRIMARY SCHOOL

**PROJECTS:** Install electric unit ventilators and controls for each classroom. Upgrade water system. Upgrade 10 classrooms in east wing.

**GOAL:** Classroom remodeling to be completed by August 2013.

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

**Upgrade of Final 7 Classrooms**

- Asbestos removal completed ATEZ Inc., Harrisburg
- Interior demolition completed Local Contractors
- Electrical wiring completed J & J Coastal Electric, Newport
- Sheetrock installed, taping and texturing in progress West Coast Drywall, Newport
- Cabinets completed, installation in progress Oregon Cabinets, Newport

**UPCOMING WORK:**

- Toilet room plumbing fixtures to be installed LCSD
- VCT floor tiling to be installed in early August Doug's Floor Covering, Newport
- Electrical trim-out and set lights J & J Coastal Electric
- T-bar ceiling Oregons Own Construction, Newport
- Window trim, door jamb installation David M. Jones Carpentry, Newport

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### NEWPORT INTERMEDIATE / ISAAC NEWTON MAGNET SCHOOL

**PROJECTS:** *Approx. 4,900 sq. ft. of new construction.* Construct covered play structure. Make major heat system repairs, plumbing system upgrades, and heating system controls.

**GOAL:** Work completed by September 2013.

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

- Play structure kit construction completed Tom Rykman Construction, Siletz
- Plywood being installed on two interior walls Sage Walker Const. & John Wiles Const., Waldport

**UPCOMING WORK:**

- Four-square and other play markings to be painted LCSD
- Electrical work to be completed by Sept. 1 LCSD

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### NEWPORT PREPARATORY ACADEMY

**PROJECTS:** Install new boilers and unit ventilators. Update 8 classrooms.

**GOALS:** Install boiler this summer, install unit ventilators throughout 2013-14 school year, completed by September 2014.

**SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:**

- Demolition of existing boiler completed LCSD
- Classroom gutted for science lab and tech lab remodel John Wiles and Sage Walker, Waldport
- Electrical wiring in progress LCSD

**UPCOMING WORK:**

- Drywall West Coast Drywall, Newport
- VCT flooring Doug's Floor Covering, Newport
- Paint LCSD

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### NEWPORT HIGH SCHOOL

**PROJECTS:** Install new unit ventilators where needed and new heating control system. Replace section of roof. Install energy efficient windows.

**GOALS:** All completed by September 2014.

## SOUTH AREA IMPROVEMENTS

### CRESTVIEW HEIGHTS SCHOOL

**PROJECTS:** Remodel approx. 12,000 sq. ft. to allow for high school use. Make heating system improvements and air handler system improvements.

**GOALS:** Remodeling of south wing to be completed by August 2013.

#### SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:

- Band room, computer lab and part of media center painted LCSD
- Band room, computer lab and media center carpet installation in progress Doug's Floor Covering, Newport
- Family/Consumer Studies classroom sheetrock in progress Sigman Const., Neotsu & Cochran Const., Otis
- Texturing in large computer lab completed West Coast Drywall, Newport
- Painting in large computer lab In progress Robin Helgerson Painting, Waldport
- T-Bar ceilings installed in computer lab and media center Oregons Own Construction, Newport

#### UPCOMING WORK:

- Paint exterior of school building
- T-bar ceilings in Family/Consumer Studies classroom
- Acoustical panels to be installed in band room

**NOTE: MOLD REMEDIATION/REPAIRS THROUGHOUT CRESTVIEW HEIGHTS SCHOOL** were not funded by capital improvement monies but are included on this report as a matter of general interest to the public. All windows have been replaced throughout the school and window trim is completed. Interior sheetrocking is completed. 18 classrooms have been repainted. 39,000-square-feet of VCT flooring and 4,000-linear-feet of rubber baseboard have been installed. LCSD staff has reinstalled all cabinets, white board, technology, etc. Teachers moved back into their classrooms before school dismissed for summer. Last of siding/soffit replacement on all three classroom wings completed.

### WALDPORT HIGH SCHOOL

**PROJECTS:** *Approx. 56,000 sq. ft. of new construction.* Construct new high school adjacent to Crestview Heights School. Construct concession stands/restrooms. Construct grandstands. Remove 6 portable buildings.

**GOALS:** Grandstand completed by April 2013. School completed by August 2013.

**GENERAL CONTRACTOR:** T. Gerding Construction Co., Corvallis

#### SUMMARY OF WORK ACCOMPLISHED SINCE LAST UPDATE:

##### High School Building and Gym:

- Gym wood floors are done
- Gym bleachers installed Monday, July 22
- Sheetrock is 100% complete
- Site work 80% complete
- Floor coverings are done in YAZ, Administration and East wing
- Wood shop equipment install complete
- All windows and doors installed
- Solar panels going up this week
- Administration areas inspected for occupancy; temporary occupancy granted until Sept. 5.
- All tile done in classrooms
- Locker rooms almost complete
- Lockers to be installed Aug. 1
- Casework 95% complete
- Exterior paint 99% complete

**NOTE:** T. Gerding Construction Co. continues to use many local tradespeople on various phases of the job. Local subs now onsite are: **E2 Electric - Newport; West Coast Insulators - Newport; K-RAD Construction - Toledo; Radar Plumbing - Gleneden Beach; Michael Bradley Enterprises - Lincoln City; Pacific Coast Glass - Lincoln City; and Carpet One - Newport.**

## WALDPORTR HIGH SCHOOL, CONT.

### Grandstand and Press Box

- Athletic complex parking lot and driveway asphalt completed
- Press box trimmed out

Road & Driveway, Newport  
Sage Walker Construction, Waldport

## DISTRICT-WIDE IMPROVEMENTS

**PROJECT:** Standardize HVAC controls at all schools throughout district.

**GOAL:** Clima-Tech Corp. of Milwaukie, Ore., is working on controls at all schools through summer 2013.

## PROJECTS COMPLETED TO DATE

### NORTH AREA

- **OCEANLAKE ELEMENTARY** – Fire access road constructed. Parking lot and sidewalk constructed. 2 new boilers installed. Classroom wing constructed (24,000 sq. ft. of new construction and 1,000 sq. ft. of remodeling includes 5 classrooms, learning center, music room temporarily being used as a library, stage, gymnasium, restrooms, school offices and entry). 5 portable classroom buildings removed. 5 existing classrooms upgraded. 2 existing classrooms remodeled into library/media center. 3 existing classrooms and computer lab remodeled.
- **TAFT ELEMENTARY** – 4 portable classroom buildings removed. Sidewalks extended. Classroom wing constructed (10,400 sq. ft. of new construction includes 6 classrooms, 2 student restrooms, 2 staff restrooms and utility room).
- **TAFT 7-12 HIGH** – Track resurfaced. Baseball field, dugouts, and batting cage constructed in Pit. Softball field upgraded. Metal roof and roof system replaced. Pervious pavement parking lot and concession stand/restrooms constructed at baseball field.

### EAST AREA

- **TOLEDO ELEMENTARY** – ALL SCHEDULED CAPITAL IMPROVEMENT PROJECTS COMPLETED, AS FOLLOWS: 11 portable classroom buildings removed. Classroom wing constructed (26,500 sq. ft. addition includes 10 classrooms, 5 break-out rooms, school offices, staff rooms, restrooms). Arcadia campus classrooms returned to Sturdevant Road campus. Parking lot expanded and paved. Former office space remodeled into 2 classrooms with 1 break-out room constructed. Section of roofing replaced. Kitchen renovated.
- **TOLEDO JR/SR HIGH** – 7 portable classroom buildings removed. Track rebuilt and resurfaced. Football field, baseball field and softball field upgraded. East parking lot lowered to entrance grade. Boys and girls locker rooms constructed. Weight room constructed. Gym mezzanine removed and gym floor extended. Elevator installed and elevator lobby completed. Main entry vestibule constructed. 2 existing classrooms remodeled. Classroom wing constructed (13,500 sq. ft. of new construction includes 4 classrooms and commons area). School-Based Health Center remodeled. West façade upgraded. Cafeteria vestibule and ADA accessible restrooms constructed. School building exterior painted.

### WEST AREA

- **SAM CASE PRIMARY** – Classroom wing constructed (approx. 10,200 sq. ft. of new construction includes 2 classrooms, gym, storage). Install energy efficient windows. Install electric unit ventilators and controls for each classroom. Upgrade water system. 4 existing classrooms/restrooms remodeled.
- **NEWPORT PREP ACADEMY** – 2 classrooms constructed. Exterior walkway enclosed. Courtyard remodeled. West parking lot paved. School-Based Health Center constructed. 2 portable classroom buildings demolished.
- **NEWPORT HIGH** – 4 portable classroom buildings removed. 3 classrooms, drafting room and band/choir room constructed. Courtyard remodeled. Football field, baseball field and softball field upgraded. East parking lot repaved. Electrical supply upgraded. Existing commons remodeled into classroom. 2 science classroom labs extensively remodeled. Existing classroom remodeled into commons.

### SOUTH AREA

- **CRESTVIEW HEIGHTS** – Playground relocated with additional new play equipment installed.
- **WALDPORTR HIGH** – Football field, baseball field, track, dugouts and batting cage constructed at site of new high school. Softball field upgraded. Pump station and lines completed. Bus drivers building completed. Paved parking lot and driveway to sports fields completed.