

BENSON POLYTECHNIC H.S. MPC #9 / JANUARY 19, 2017

AGENDA /

6:00- 6:25

Update

5 min

Project Update - Portland Public Schools
+ Tasks since last MPC

15 min

Review of MPC #8 input - Bassetti
+ Guiding Principles
+ Program Studies
+ Schemes E-H
+ Other input from constituencies?

5 min

Phasing Considerations and Assumptions - Bassetti

6:25 - 7:40

Design Refinement (Small Group Activity)

15 min

Overview
+ Schemes I and J - Bassetti
+ Site programming and preliminary design - Mayer/Reed

45 min

Group Breakout and Discussion
+ Observations
+ Adjacencies
+ Site design input
+ Phasing input

15 min

Group Discussion

7:40 - 7:45

Subcommittee Report

7:45 - 7:50

Closing Thoughts & Next Steps

7:50 - 8:00

Public Comment

PROJECT UPDATE / PORTLAND PUBLIC SCHOOLS

PROGRAM STUDIES

- + More storage is needed
- + Additional adjacencies were suggested

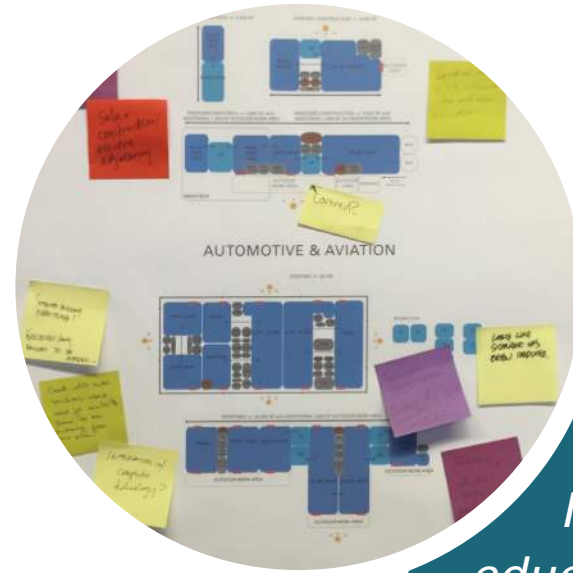
SCHEMES E-H

- + Preference towards a social courtyard and a separate CTE work courtyard
- + If a third floor is needed, spaces should be thoughtfully integrated with other floors to avoid feeling isolated
- + The courtyard needs security
- + Provide some parking on-site
- + Maintain integrity of historic front lobby
- + Show integrated site designs
- + Connections to the south field is strongly desired
- + Integration of academics with CTE is a positive

PUBLIC COMMENT

- + Innovative education delivery should help inform the vision for the modernization of Benson

OTHER INPUT?



Innovative education delivery should help inform the vision for the modernization of Benson



PHASING / CONSIDERATIONS



CRITICAL ISSUES FOR COMPLEX REMODELS

- + Communication
- + Safety
- + Traffic
- + Emergency Access
- + Safe Exiting
- + Construction Access / Staging
- + Utility Coordination
- + Stormwater
- + Dirt / Dust / Rats
- + Noise and Acoustical Issues
- + Occupancy

OPPORTUNITIES

- + Student Learning
- + Community Engagement



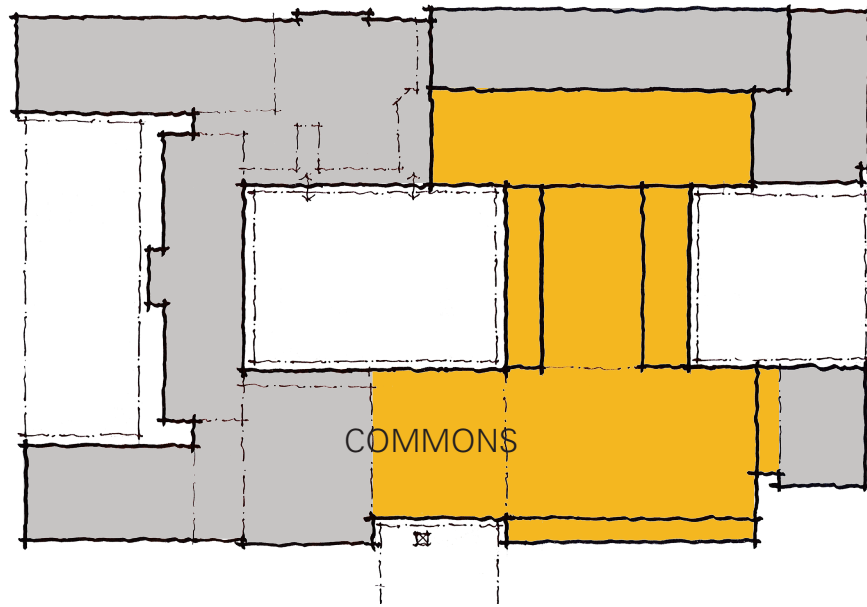
INITIAL PHASING ASSUMPTIONS FOR BENSON POLYTECHNIC HS

- + All Benson Tech programs will remain on-site during construction.
- + If off-site options are presented or available before the start of construction, reductions in swing costs or durations may be achieved.
- + Maximize efficiency in programs to minimize swing space needs.
- + No increase to student capacity before and during construction.
- + Non-Benson programs will be relocated off-site before the start of construction.
- + Utilize adjacent PPS parking site for swing or contractor space, if possible.
- + Main gym and theater will each be unavailable for one school year.
- + Swing of Main gym and Auxiliary Gym will allow P.E. programs to continue to operate on-site.

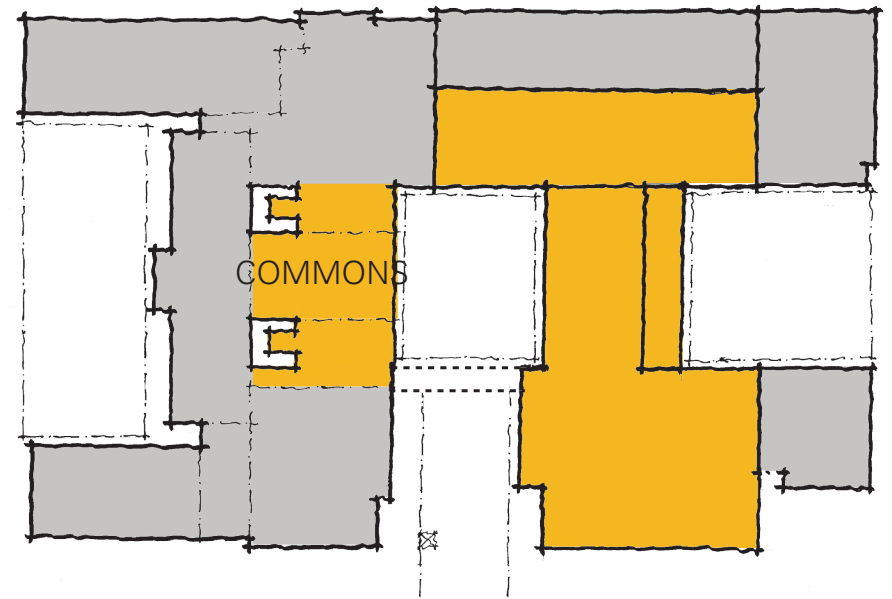
DESIGN REFINEMENT / SCHEMES I & J

SCHEME I & J / EXISTING RENOVATION & NEW CONSTRUCTION

SCHEME I



SCHEME J

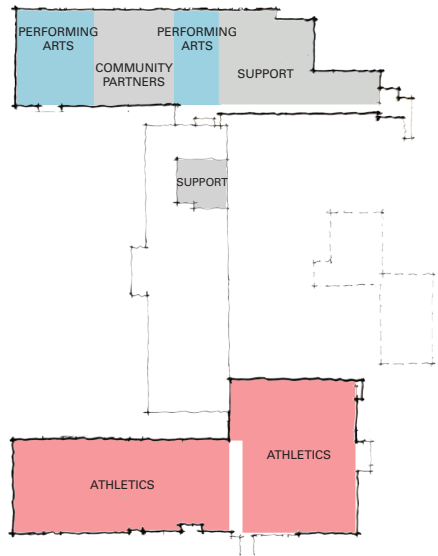


 New Construction  Renovation of Existing

COMMON THEMES

- + Maintaining and modernizing historic buildings to the west and north and the KBPS building (located in the southeast corner of the site).
- + Providing a protected courtyard at the center and a shared work courtyard to the east.
- + Addressing service and delivery access from the east and south.
- + Integrating academic classrooms and CTE shops within the school for better collaboration.
- + Enhancing daylighting, transparency, and natural ventilation.
- + Providing flexible and adaptable spaces that will meet the needs of Benson Tech now and in the future.
- + Balancing program, budget and phasing considerations.

SCHEME J / PLAN DIAGRAM



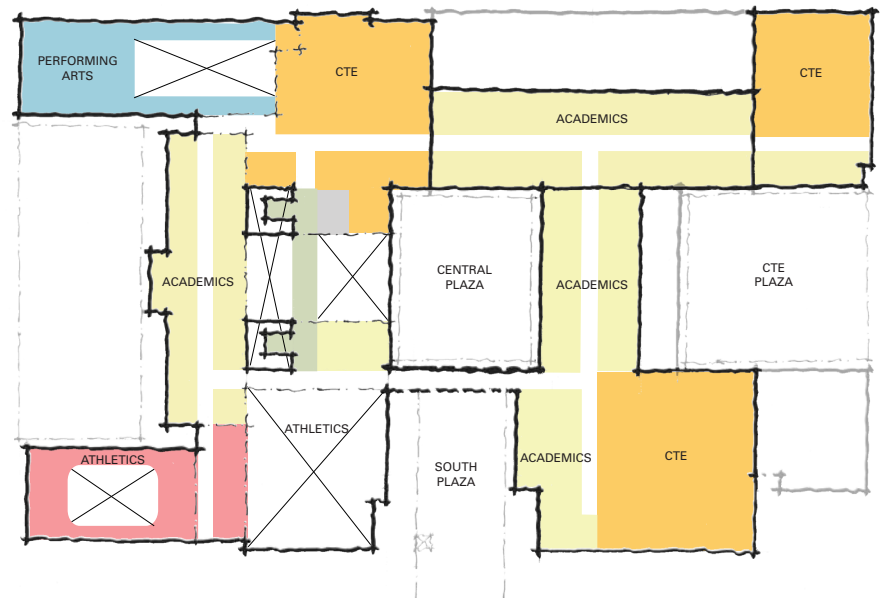
LOWER LEVEL



LEVEL 1

LEGEND

- Administration & Support
- Commons & Media Center
- Academics
- Athletics
- Performing Arts
- CTE

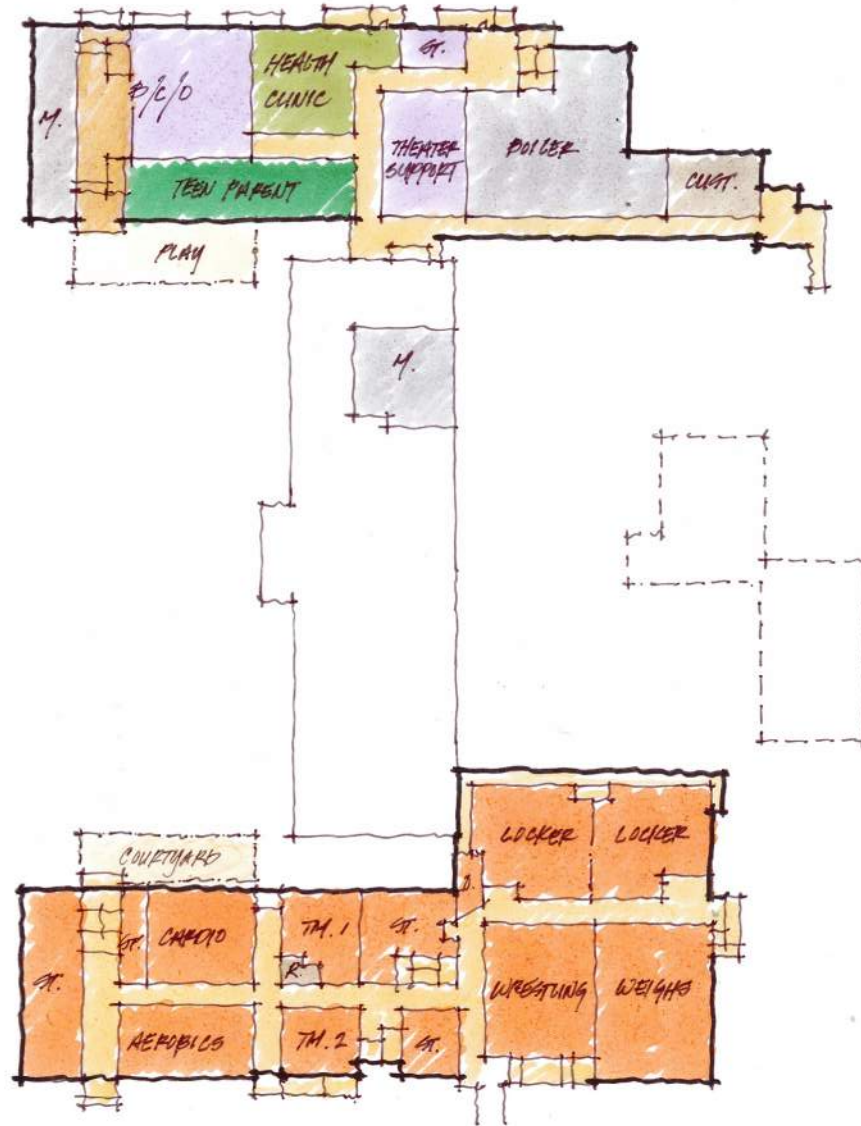


LEVEL 2

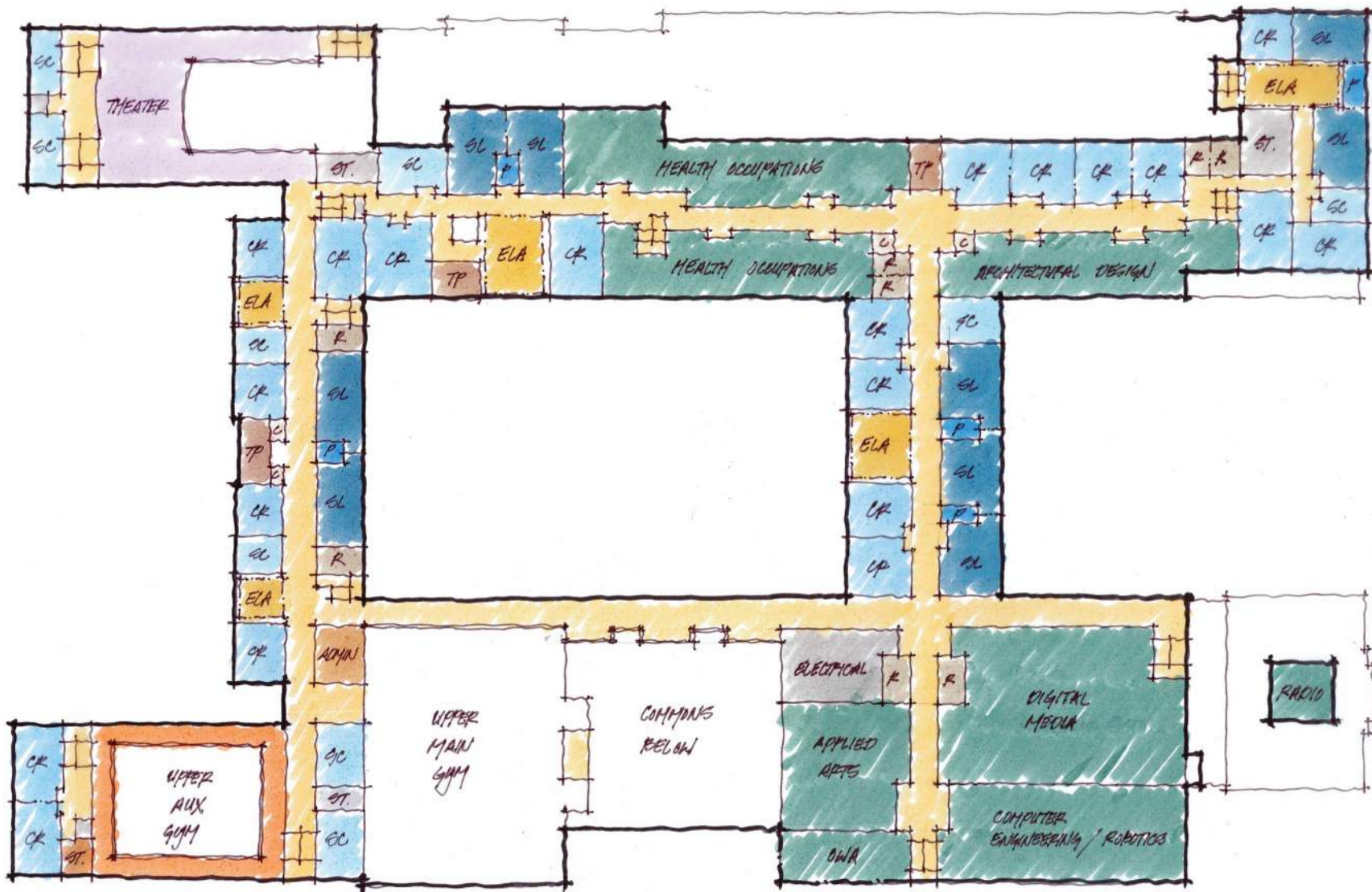
SCHEME I / GROUND FLOOR



SCHEME I / LOWER LEVEL



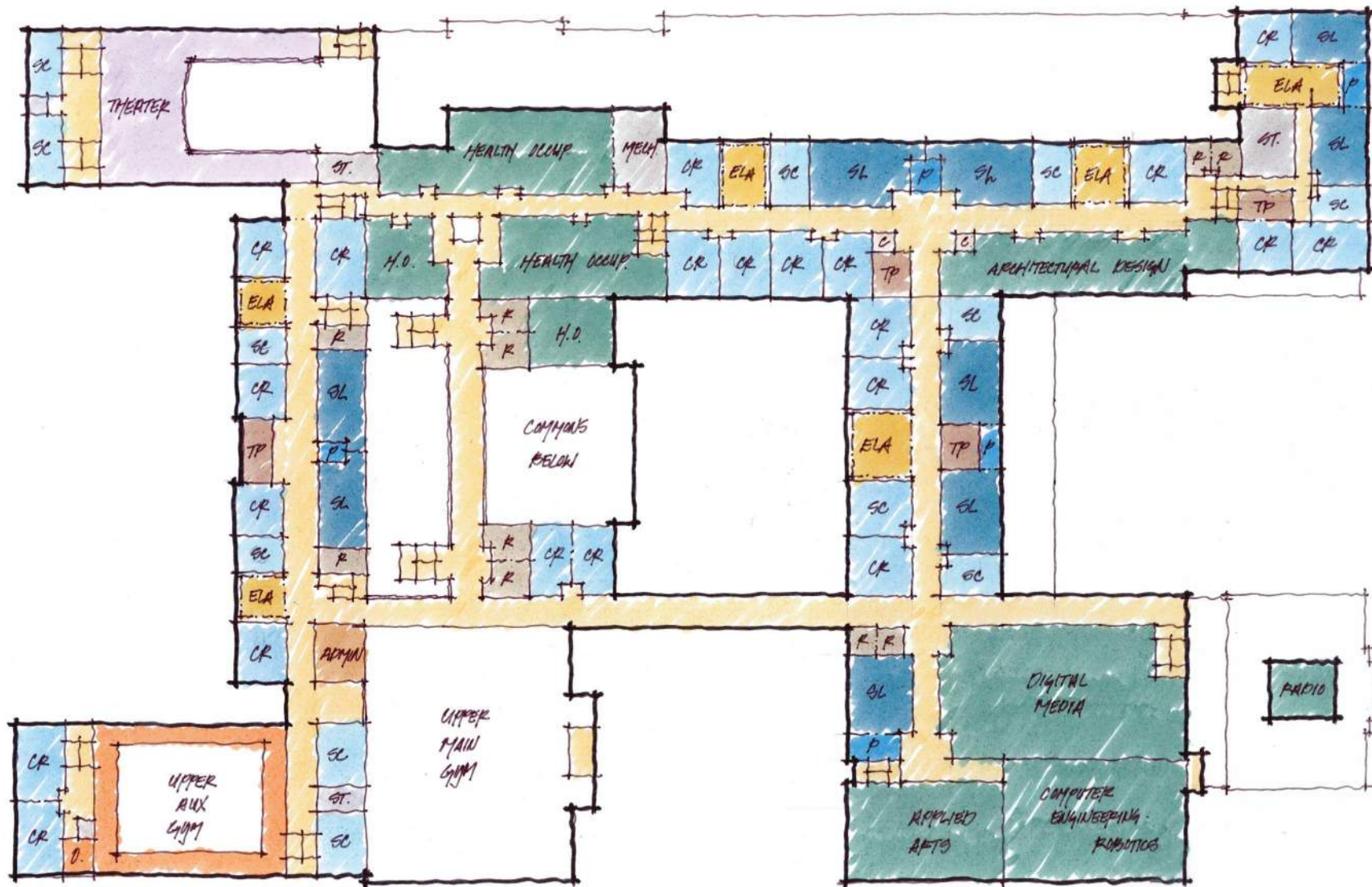
SCHEME I / SECOND FLOOR



SCHEME J / GROUND FLOOR



SCHEME J / SECOND FLOOR



SITE PROGRAMMING / EXISTING CONDITIONS



FRONT ENTRY



CENTRAL COURTYARD

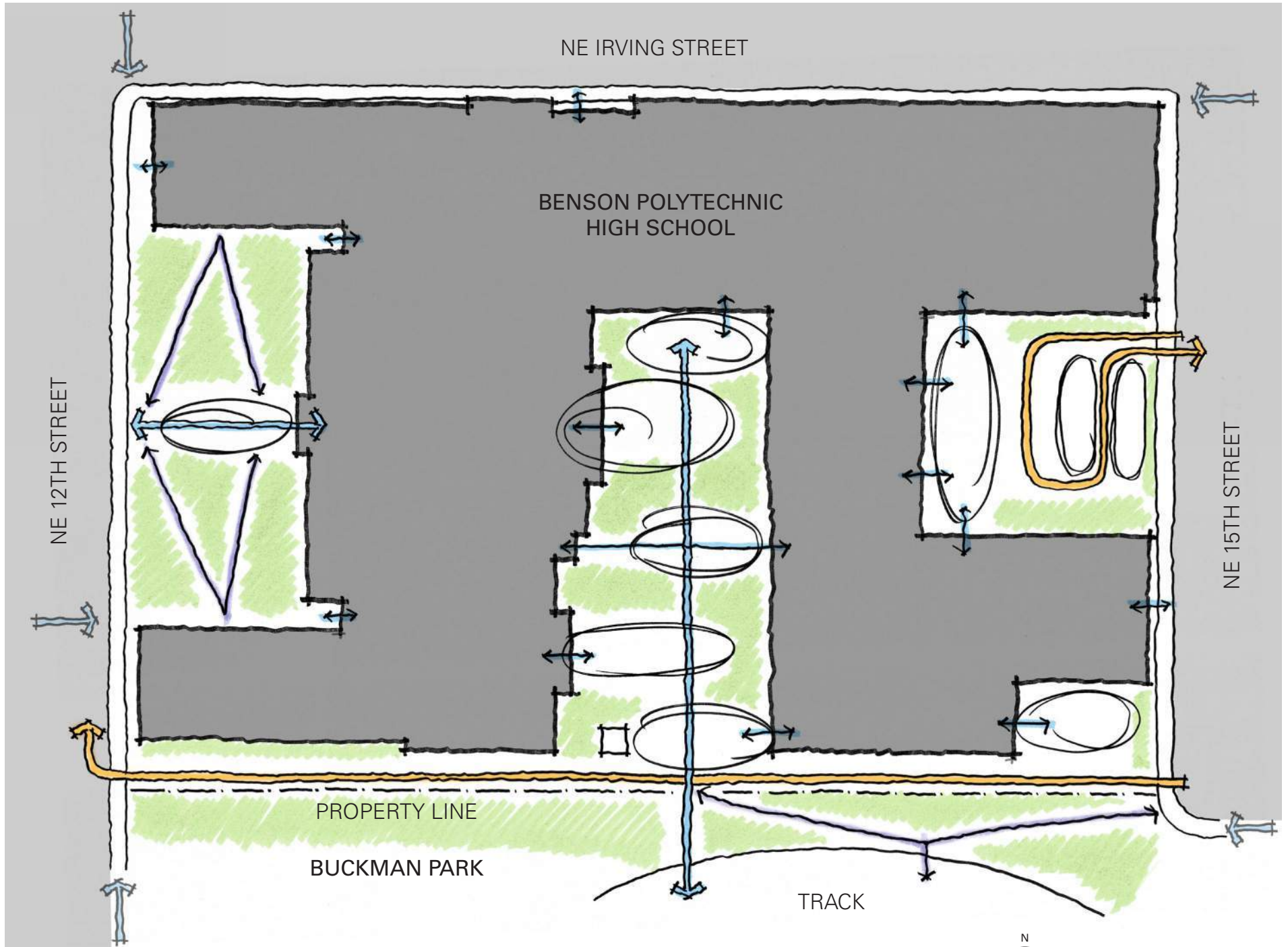


EAST COURTYARD

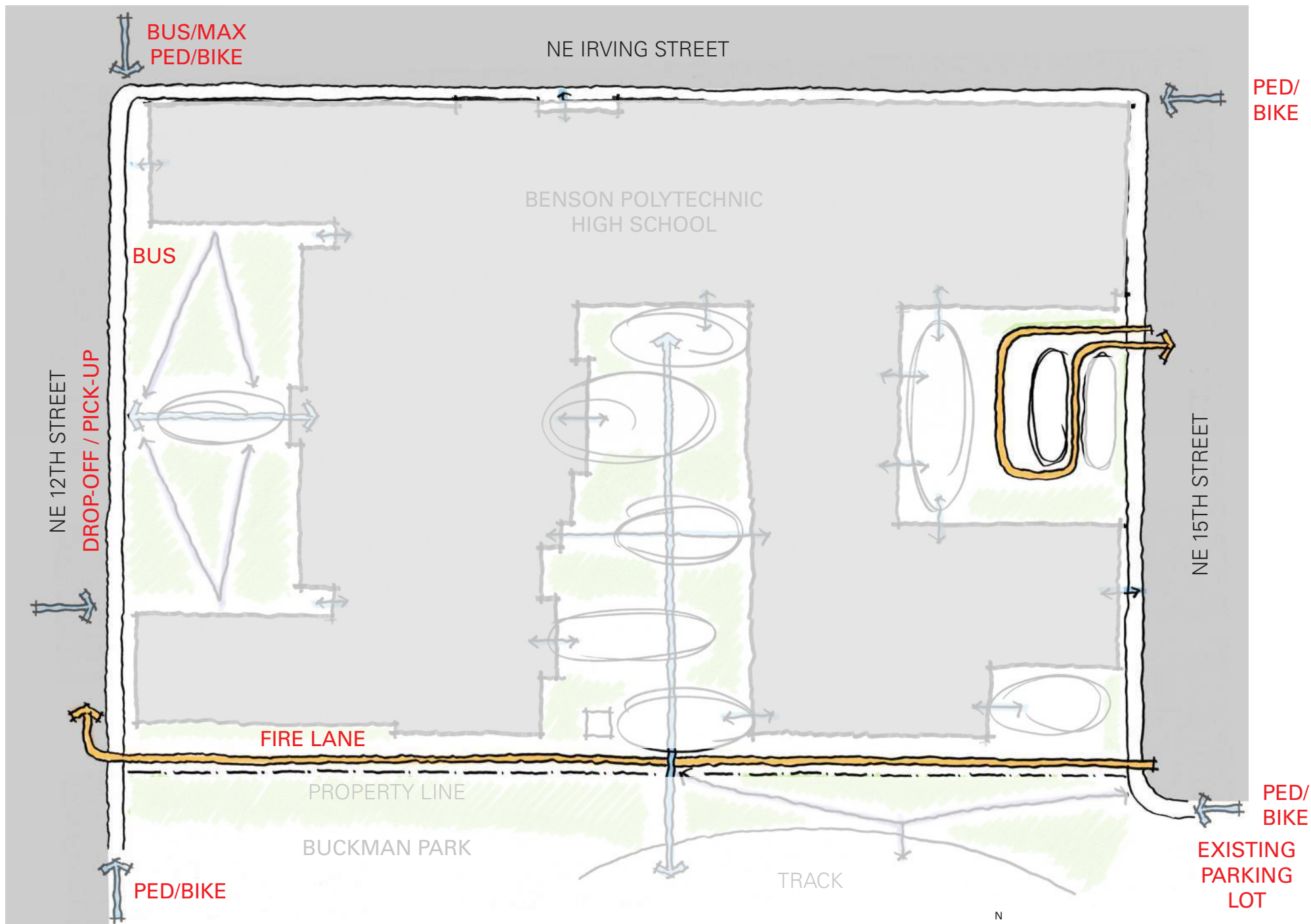


SOUTH EDGE

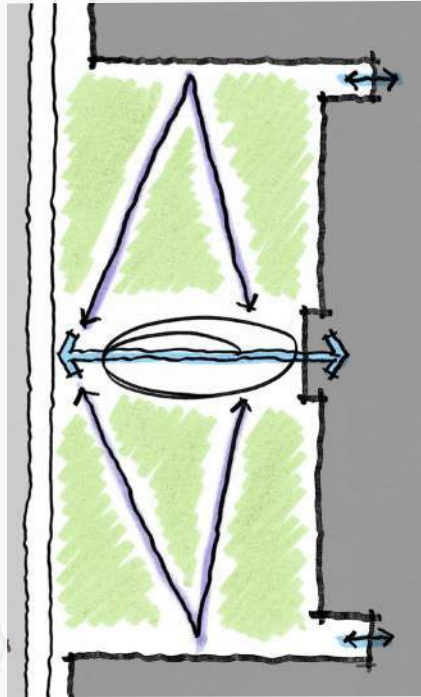
SITE PROGRAMMING / SITE DIAGRAM



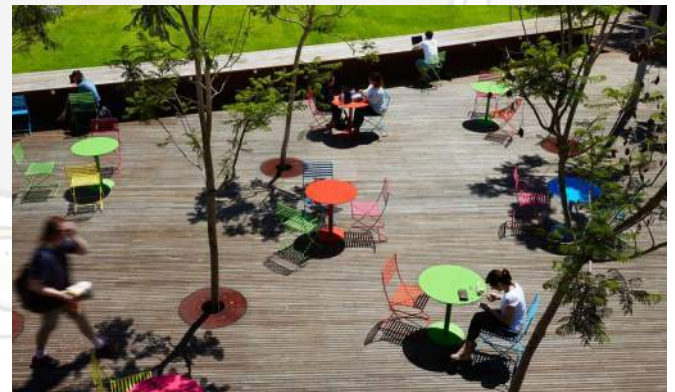
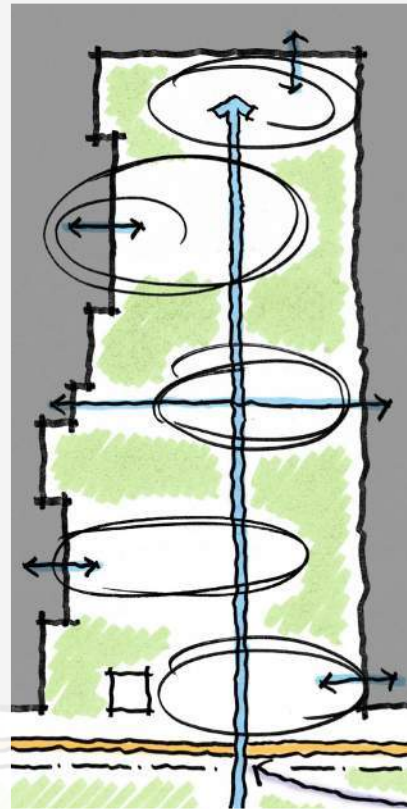
SITE PROGRAMMING / SITE ACCESS



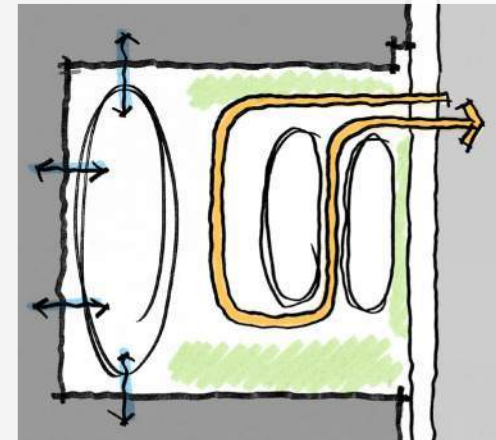
FRONT ENTRY / DESIGN GOALS



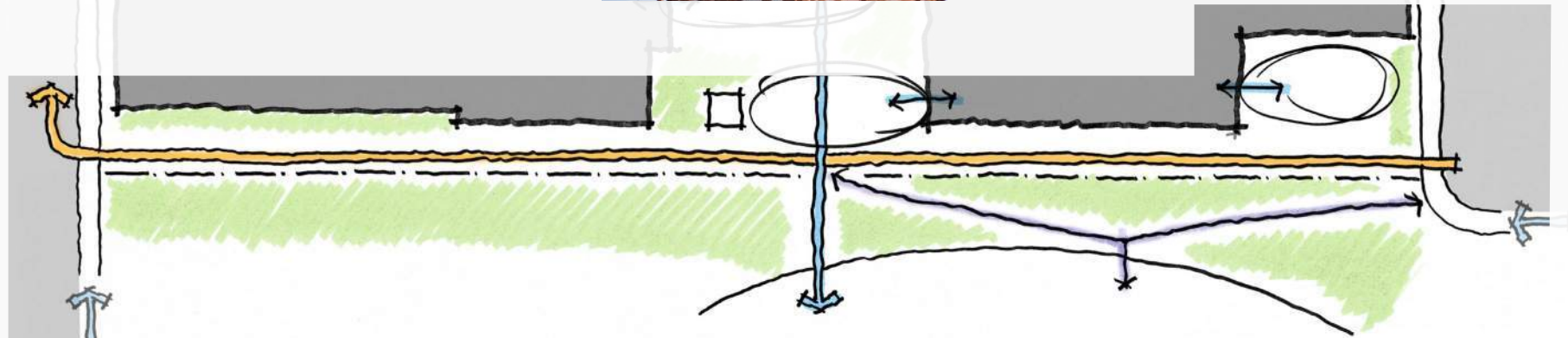
CENTRAL COURTYARD / DESIGN GOALS



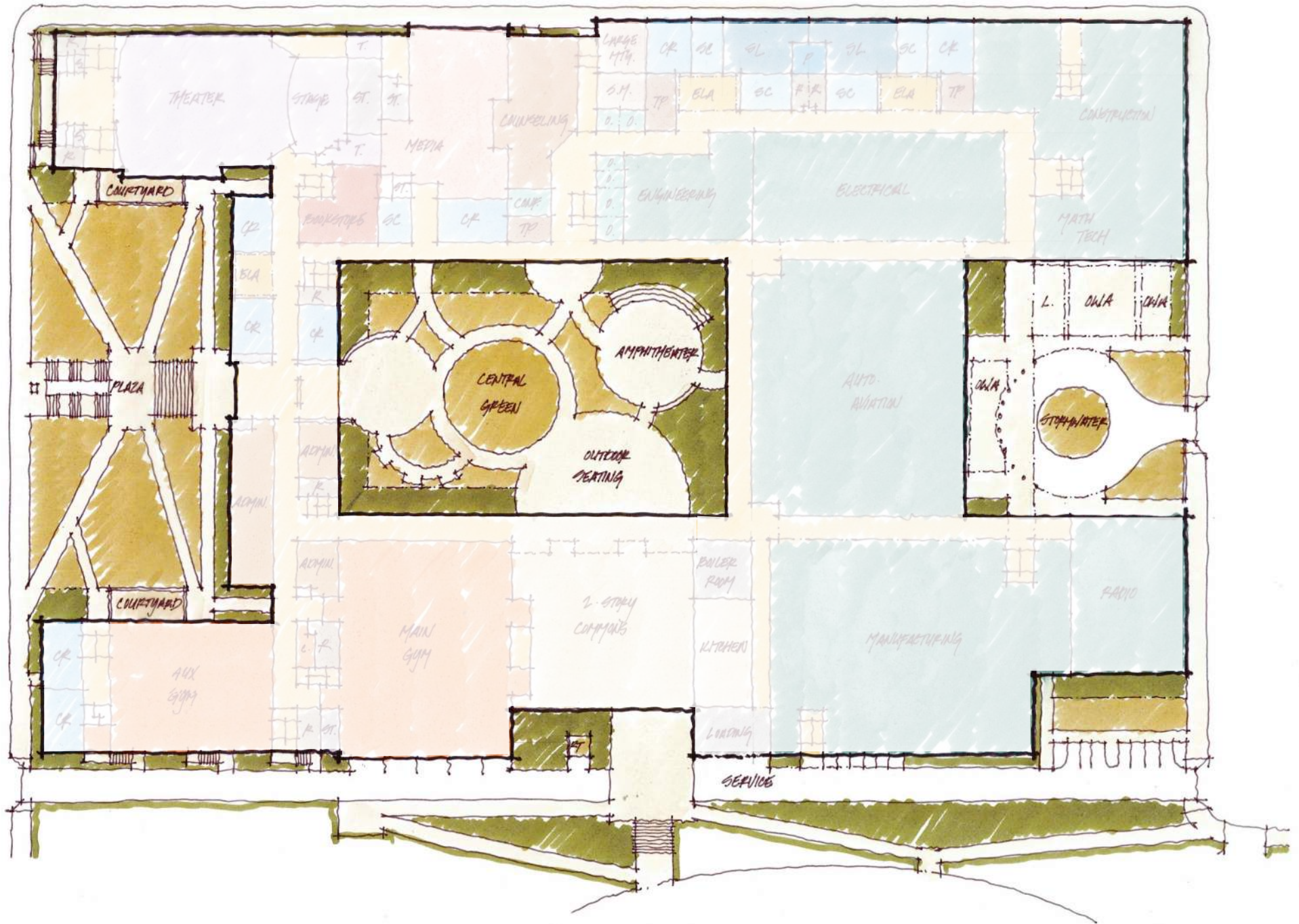
EAST COURTYARD / DESIGN GOALS



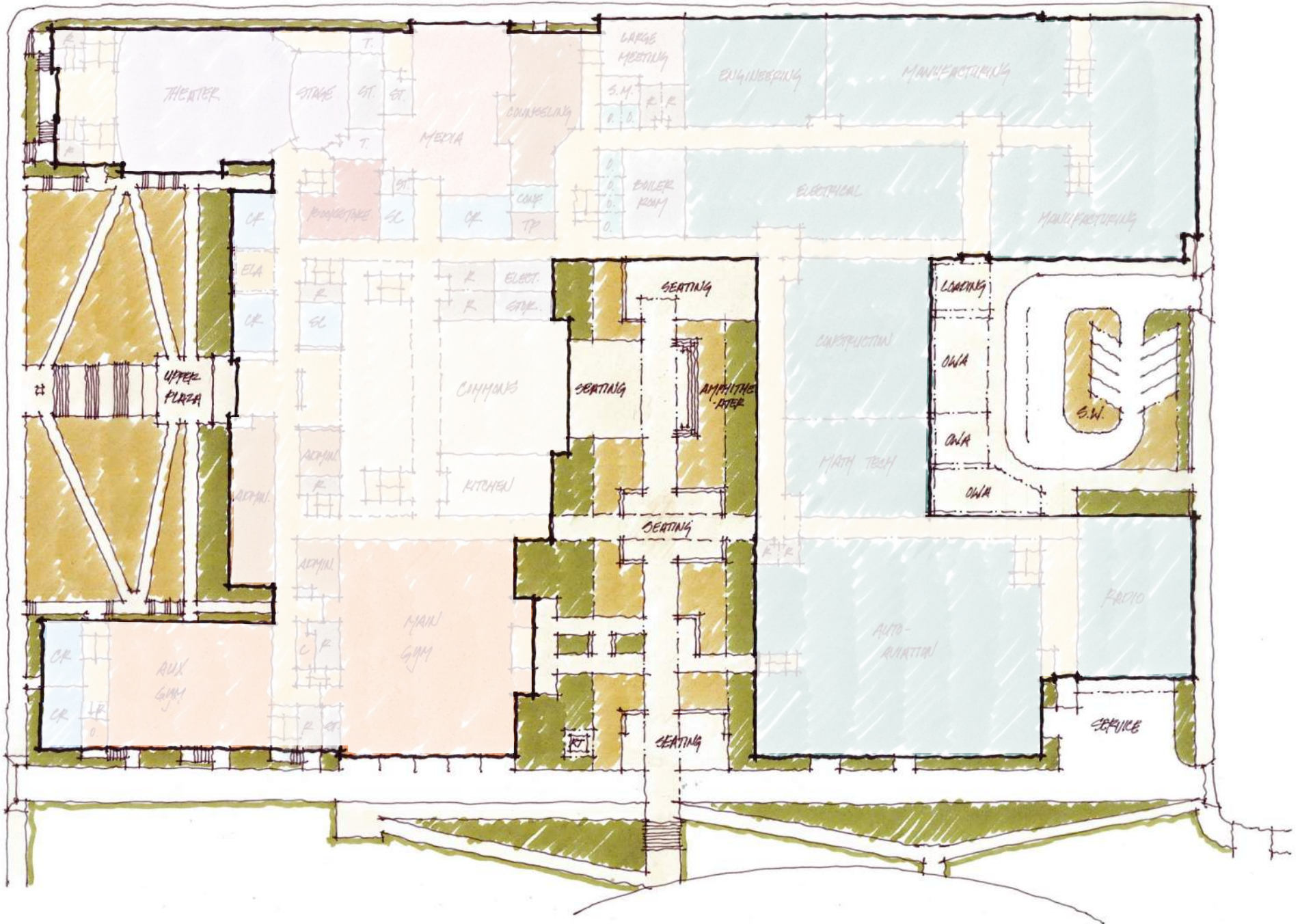
SOUTH EDGE / DESIGN GOALS



SCHEME I / SITE PLAN DIAGRAM



SCHEME J / SITE PLAN DIAGRAM

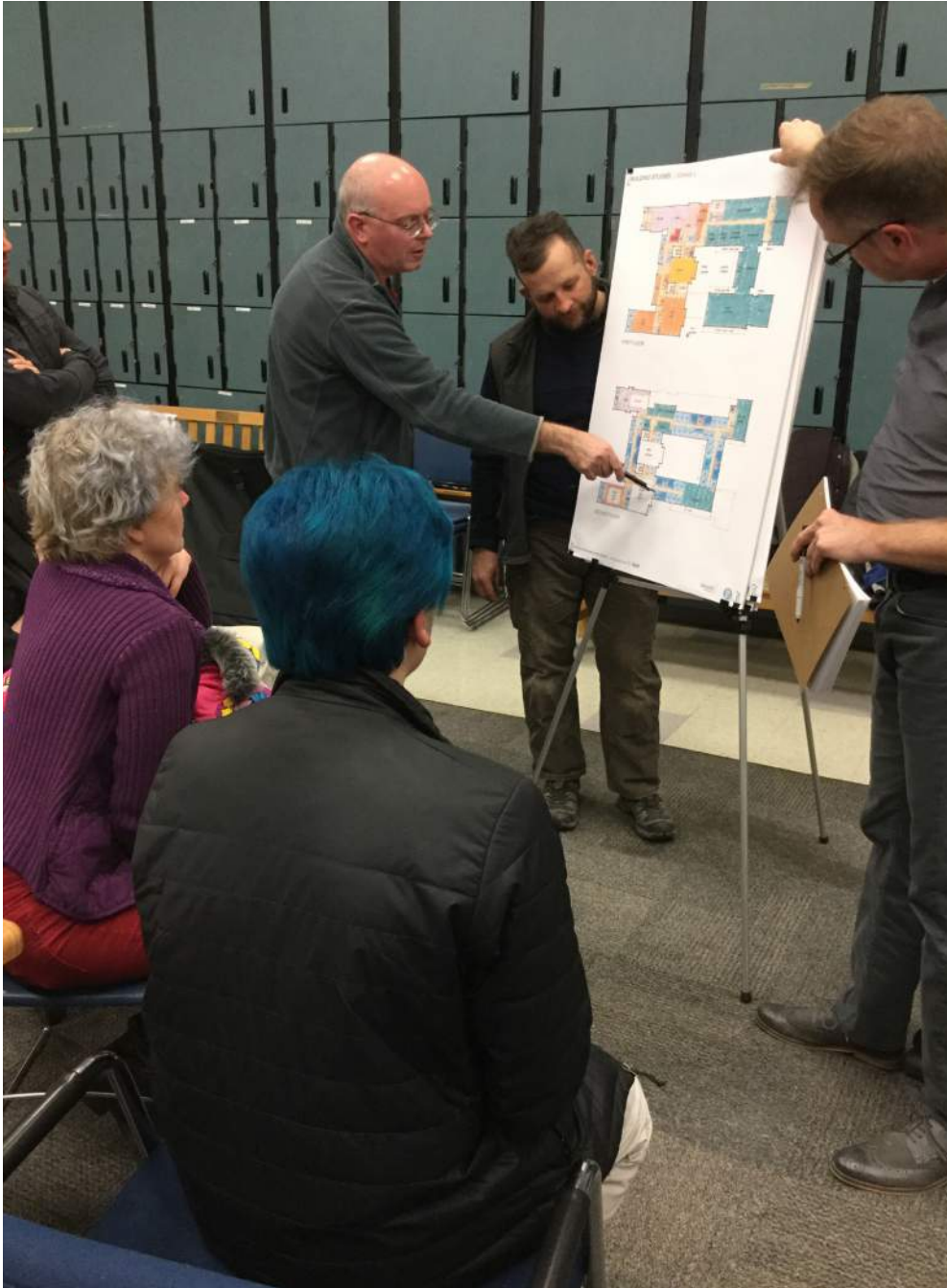


DISCUSSION / SMALL GROUP ACTIVITY

SUBCOMMITTEE REPORT /

CLOSING THOUGHTS & NEXT STEPS /

NEXT STEPS / MASTER PLAN COMMITTEE



Master Plan Committee:

- + Continue to review and think about the design
- + Report back to your constituencies and get feedback

Design Team:

- + Refine the design based on feedback
- + Provide more detailed analysis
- + Continue review of existing conditions and CTE equipment survey
- + Continue development of Focus Option Educational Specification
- + Update budget information
- + Prepare a final report for the board

QUESTIONS?

PUBLIC COMMENT / 10 MINUTES

THANK YOU. / NEXT MPC MEETING: February 23rd, 6:00-8:00pm