



IBI GROUP
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Minutes

To/Attention	Notes to File	Date	October 10, 2019
From	Rebecca Grant	Project No	122287
Subject	Conceptual Master Planning Meeting #1 Wilson High School, Room 145 October 10, 2019 @ 6:30pm		
Present (shown in bold)	<u>IBI Group:</u> Rebecca Grant <u>PPS:</u> Steve Effros <u>CMPC:</u> Aaron Stevens Benjamin Hall Christopher Klich Dan Nissen Deborah Kurtz Hannah Lauer Jamie Miller Jeremy Shetler Joe Minato Kari Russill Mikaela Vanderperren Raymond Anderson Stavi Pfau <u>Members of the Public:</u> none	Levi Patterson Sue Brent Allison McGillivray Cassandre Lanzas Colin Fowler Danny Bradach Don Baack Ian Mickelson Jane Eichenberger Jessica Davis Jon Clausen Kirsten Justice Natasha Eikanas Robert Allen Toby Ethridge	Matt Rolston Filip Hristić Ayesha Freeman Catherine Saunders Hartoch Daisy Meade Dave Elkin Eric Schwindt Jacob Hockett Jennifer Samsom Jeston Black Julia Jarrett Melissa Nelson Noel Mingo Sonya Bastendorff

Item Discussed

- 1 Wilson HS CMPC Kick-off – Filip Hristić**
 - Filip welcomed everyone to the first CMPC meeting.
 - Filip was the Principal at Roosevelt HS for five years prior to becoming the Principal at Wilson HS this year. He experienced firsthand modernization construction at Roosevelt HS. Filip was not involved in the early master planning efforts at Roosevelt and is excited to participate in this process for Wilson.
 - Filip is enthusiastic about the possibilities and exploring the future of Wilson HS through the conceptual master planning process.
 - The three remaining PPS high schools, Cleveland, Jefferson and Wilson, are all going through the conceptual master planning process at the same time. The goal of the conceptual master planning process is to determine scope and cost for all three high school projects.
- 2 PPS Direction – Steve Effros**
 - Cleveland's first CMPC meeting was last night, and Jefferson's is next week.
 - Steve encouraged everyone to think big picture within the parameters of the PPS Comprehensive HS Educational Specifications (Ed Specs). Each community will have its own goals & missions for their high school.

- Steve addressed the previous bonds. The 2012 bond story is about improved public engagement and outreach goals. The 2017 bond story is about cost, and PPS has learned how to validate cost, including how to stage work, phase work, design and construction timelines, and associated cost implications.
- Steve noted the Ed Specs will cover program scope. The District Standards will cover fit and finish. The Office of School Modernization (OSM) has developed higher-level goals to drive projects towards success. For example, there is a high standard for energy efficiency, more natural light, and more natural ventilation. There is an increased awareness of security. The goal is to create equitable solutions for all projects.
- Sue Brent is a former Wilson HS principal, worked with Filip at Roosevelt, and is Steve's partner in the CMPC process. Sue is the liaison between IBI, Steve and Filip.
- Steve reminded everyone that we will be working at a very high and conceptual level. Design teams will develop multiple options to be reviewed by each HS CMPC. An outside cost estimator will provide cost opinions on each high school conceptual design and the three project architectural teams will meet for estimating consistency.
- There is a new Board, and Steve is not sure what the review process will be. If there are more questions about the CMPC process, Steve requested they be directed to PPS leadership.

3 **Conceptual Master Planning Overview – Rebecca Grant** (see attached PowerPoint slides)

- Rebecca introduced the IBI team. Rebecca is the Project Manager, Levi is the Project Designer and Matt supports the team.
- Rebecca explained who we are. IBI is a K-12 focused firm established in 1986. The extensive list of High School projects shows the depth of high school design and construction experience at IBI.
- Rebecca highlighted three recent projects: Franklin HS, Sandy HS and Ridgeview HS.
- A committee member asked about Redmond HS and how the CTE spaces were determined. Levi mentioned the extra credit homework assignment to read the Ed Specs, and noted they outline CTE spaces.
- A committee member stated we need to include the perspective of the greater Wilson community. There are many community amenities that occur onsite, including a farmer's market and hiking trails. It is important to maintain the existing community infrastructure. The committee member suggested a new sidewalk is provided along the north side of the property. He also suggested we provide space like Tigard HS for community plays, and to figure out how the community can use it without costing too much to increase community utilization.
- Rebecca outlined the CMPC Purpose & Responsibilities, and Guiding Principles.
- Rebecca walked through the CMP Schedule and CMPC & Steering Committee Meeting structure. IBI, along with the Jefferson and Cleveland design teams, will meet with the Steering Committee between each CMPC meeting. We will report what we heard at the previous CMPC meeting and outline the agenda for the next CMPC meeting.
- A committee member asked about the timeline for the new Wilson HS. Levi answered that we don't know scope of the project yet and therefore we don't know the timeline. Sue noted the Board will decide the timeline of the high school projects. Filip added the best-case scenario is the Board decides to include all three HS projects on the 2020 bond. We don't know if the projects will be staggered, and when Wilson will start.
- Levi explained what a Conceptual Master Plan is, and what it is not, including important topics for other forums.
- Levi showed Bora's master plan for Lincoln HS as an example of the most recent master planning exercise undertaken by PPS. The conceptual master plan will include three-dimensional massing, program analysis, site plan/organization, and basic floor plans.

- 4 **Wilson HS tomorrow – Levi Patterson** (see attached PowerPoint slides)
 - Levi asked what a vision is, and explained it is your why. It reflects your values. A vision is our aspiration for what Wilson HS should look like.
 - A vision is different than a goal. A goal is measurable, and it helps you achieve the vision.
 - As a group we need to create a vision that supports the PPS vision and Wilson HS mission statement.

- 5 **Wilson HS tomorrow – Visioning Exercise Question #1** (see attached documentation of activity)
What is your biggest fear for a future Wilson High School? – CMPC
 - Not big enough
 - Overcrowding (not allowing for future population growth)
 - That budget constraints will get us “less” school than the previously built schools
 - That forward thinking will get sacrificed for short term cost on political points
 - Not supportive of: education; inclusion; comfort; safety
 - Doesn’t meet future needs (not anticipating what we don’t know)
 - That the space won’t be adaptable enough to accommodate what we can’t predict
 - Who is making the decisions? Need transparency about the process
 - Fear of misinterpretation
 - Unsafe learning environment
 - Student safety
 - Quality education; community based – Hillsdale – Portland Parks & Rec; Secure environment; Benefits mind, body, spirit
 - Stagnant – not able to change to meet students’ needs
 - That nothing happens (voters don’t pass bond)
 - Downsides of experimentation (for example flexible classrooms with folding partitions)
 - Fear of experimentation. Flexible walls and flexible classrooms that don’t work. However, we shouldn’t rule out experimentation this early.
 - Does not meet education needs of students
 - Biggest fear: Destruction of a great facility
 - That the focus will be on aesthetics rather than functionality
 - Program cuts
 - I fear that the new facilities will not accommodate new (or current) programs
 - Lack of funding
 - Lack of funding, bond exhaustion
 - Get shortchanged because of problems/perception of other school modernization projects. Doesn’t get the redesign it deserves (equity between projects)
 - Does not reflect the unique ecology and habitat surrounding the school (not providing opportunities to connect)
 - A chaotic learning environment, with no sense of shared culture/community
 - Compartmented learning environment
 - No connection to the community
 - Closed to community. Site is a barrier
 - Box within a box
 - Beautifully, aesthetically, consciously completed, then the big earthquake
 - Earthquake @ Wilson High
 - Loss of soul. Safe structure
 - A full equity-based bond will not go through (or “West side Wilson” will not get a fair chance at a remodel) (is there enough to go around)
 - Fear of the same thing
 - Don’t be obsolete. Plan so we can anticipate future school district decisions. Concern about PPS threatening to close schools because they are too small

6 Wilson HS tomorrow – Visioning Exercise Question #2 (see attached documentation of activity)

What is your greatest aspiration for a future Wilson High School? – CMPC

- Completed facility contributes to improved academic performance & student outcomes
- A building that fosters, encourages students to attend & learn
- A place where ALL students, regardless of place, language, socio-economic background, etc. can explore, enrich, develop expertise
- Promotes diverse work/career pathways for all (staff and students)
- Building used as a teaching tool
- The facility itself teaches anyone in its space (this is broad, but think architecture & human curiosity & pleasant surprises)
- A place that my children are deeply connected to and positively influenced by
- Modern, beautiful, comfortable space that inspires innovation & creativity
- A welcoming, comfortable, and safe learning environment that allows students to be themselves & grow/learn together
 - Builds a sense of togetherness, whole
 - Honoring the individual
- Facility inspires creativity & intellectual curiosity
- To be a school where enrollment is competitive & we're proud to host district events (students respect space, equity)
- A building that is responsive to the varied needs of the staff, students, & community, now & forward
- Learning environment that promotes community & inspiration (building community within school)
- Space for other than traditional classrooms. Class space for auto, welding, trades, etc. (all student needs, not everyone goes to four-year colleges)
- Provide opportunity for a wide diversity of academic programs (art, music spaces)
- Facility & curriculum that support & push each other (sustainable building features are teaching tools)
- Natural light & flexible spaces that accommodate & inspire learning
- Integrates, local ecology and habitat and protects local fish bearing creeks
- Students learning inside & outside in a completely green CO2 neutral school, all graduating ☺, feeling completely safe, and teachers that are well paid
- Expandability: academically, culturally/community, physically, technology
- Aspiration: Energy Efficient & tech. savvy
- Sustainable building net zero (for our future)
- Ticks ALL the boxes (reflects needs & wishes of community)
- Integral part of entire SW community
- Creating a welcoming place for students & community
- Connecting to the community (site as well as building)
- Community space for students & all community members. Garage
- Efficient, engaging and welcoming to students AND to the community
- The flagship of the community (including all feeder schools ... not just Hillsdale) for decades to come
- Safe inclusive space for all to thrive, and better themselves
- A welcoming place where students can learn
- Student ownership, safe, place for students to be the best they can become

7 Wilson HS tomorrow – Visioning Exercise Question #3 (see attached documentation of activity)

How will we know of we are successful? – CMPC

- Still usable after the big one. Community uses it!
- If we end up with 70% of what we hope to get
- We can accommodate the needs of the school & community 5+ years after launch
- Space to accommodate growth for years to come

- Pride
- We end up with a school where everyone likes to be at and still looks great 50 years from completion
- A facility that students, staff, community are PROUD of & will therefore continue to praise & support
- Pride & ownership from students & community members (we want to be better than Lincoln)
- Staff, students, community, we are proud of it
- If the community embraces the school as a special place
- We have still met our vision statement 80 years down the road. That includes surviving the big one
- Success is: Feeling at home ... Everything in its place, a place for everything
- Used frequently by students, teachers and the community. Filled with vibrant activity
- Every student can identify a place on the campus where who they are has a well-reasoned, thoughtful place
- All the senses are satisfied
 - Schedule bells
 - Visual aesthetics
 - Better stadium sound
 - Café food
 - Scents, textures
- No regrets
- No spending disasters
- Noticeable change in student achievement and outlook on future endeavors
- Students LOVE being & learning at Wilson
- Students find a place they can call their own
- Students, teachers & community are mostly supportive of & excited for master plan
- Better attendance
- Student outcomes (attendance & graduation) improve
- Student outcomes
 - High graduation rates
 - College/career success
 - Safe & secure kids
 - Healthy spaces
 - Community partnerships
- Look at measurable outcomes
 - Graduation rates
 - Attendance
 - Etc.
- Increased class attendance and graduation rates
- High enrollment, academic & athletic excellence
- High levels of student performance & wellness
- Well-rounded beautiful people
- Net zero energy
- Open feel classrooms that don't overheat. Style & class with connection to history and eyes on future. Open space to share with community to hold our heads high. (No CA prison school)
Covered outdoor space
- Community is able to utilize/engage site & school
- Minimal disruption to students AND community (during construction)
- Building is used for day camps during the year. How do we better utilize summer when the building is not used for three months?
- School serves the community, and the community serves the school.
- A committee member asked about the pool. Levi asked we table that discussion for the next

CMPC meeting.

- Cleveland has the option to build on the field, then tear down the original building, then build a new field. At Lincoln the belief was that model costs more. There is a perception that Cleveland has it easy.
- Scope of project will force seismic retrofits. Question about where PPS fits, or aligns itself, with our goals. PPS has allowed us to ask this question. What are the Owner's expectations, how do they relate historically to the other projects?

8 Next Steps (see attached PowerPoint slides)

- Homework Prioritize vision statements
 - IBI will create an online survey for CMPC members to vote on vision statements.
 - Additional vision statements can be added in the comments field.
- Homework Site thoughts
 - Study handouts and markup with responses to the questions. Bring to the next meeting.
 - A committee member asked if it is OK to ask other people to answer the site questions. Sue confirmed CMPC are representing their community and soliciting their feedback is part of the process. IBI encouraged CMPC members to take extra copies of the site homework for additional people to complete.
- Extra Credit Homework to review Ed Spec before next meeting.
- CMPC #2 Program & Analysis
 - Review of homework.
 - Refine vision statements.
 - Outline facility planning principles.
 - Study Wilson High School context and site analysis.
 - Review existing program analysis and comparison to Ed Specs.

9 Public Comment

- A committee member asked about transportation changes, and how, or if this changes what we are doing? We know they are coming, what will be our reaction?
- A committee member suggested we create a facility with other uses, other than just being a building for education. What else can it be?
- Filip would like to learn about other schools in the region how they have anticipated other uses. Computer labs are a good example, a few years ago we needed them, however we don't build them anymore. Grant HS has wireless projectors. Franklin & Roosevelt two years earlier didn't have this. Will kids still get books from a library? We could study schools in other countries that are a few steps ahead.
- A committee member is a teacher at Mountainview HS, a new high school in Beaverton, completed two years ago. The classrooms were built for 30 kids, however they have 40 kids in them now, and the committee member asked how we avoid this?
- Levi described creating flexible spaces that can adapt to different uses over time, a Blackbox for CTE, we you don't bolt to floor, and electrical is hung from ceiling.
- A committee member asked what was Filip's experience entering Roosevelt and inheriting decisions that he wasn't involved in? Filip responded that ultimately, they ended up with something that was much more than what they had before. The new space created possibilities for students to come together. The big picture was great. Filip noted the community engagement process needed improvement. Filip noted the facilities haven't kept up with the many rich programs that Roosevelt offers. Health occupation program is taught out of a regular classroom and is very different than a space designed specifically for that use. What other career pathways would we want to develop? A committee member noted this is connected to a fear of only getting 70% of what was intended.
- How do we get more people of color involved? Diversity has been an issue at Wilson. Filip will work on getting more people of color involved, and some students involved as well.
- A committee member asked if we are building a new building? What has been the trend? To renovate or new construction? The committee member is new to Portland and doesn't know what

has been completed recently. Levi responded we don't know if we are building a new building or renovating. PPS has renovated high schools and Lincoln is building a new replacement high school.

10 Select a CMPC Chairperson – Steve Effros

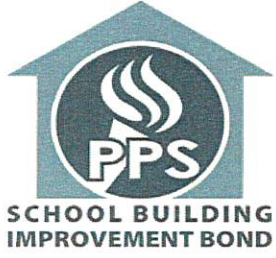
- a. Steve will bring ballots to CMPC #2 for the CMPC to select a Chairperson.

Attachments: CMPC #1 Sign-in Sheet
CMPC #1 Agenda
CMPC #1 Presentation
CMPC #1 Visioning Exercise
CMPC #1 Visioning Handout
CMPC #1 Site Homework Handout

Next meeting: Tuesday October 22nd, 2019 at Wilson HS at 6:30pm

These meeting notes are a record. If there are any errors and/or omissions in the foregoing notes, please advise our office immediately; otherwise these notes will be considered correct and complete as written.

Submitted by
IBI Group



**Wilson High School
Conceptual Master Plan Committee
MEMBER SIGN-IN SHEET**

PORTLAND PUBLIC SCHOOLS

Office of School Modernization

501 North Dixon Street • Portland, OR
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Fax: (503) 916-3253

Wilson High School: Conceptual Master Plan Committee #1

Date: Thursday October 10th, 2019, 6:30-8:30pm, Wilson High School

Name	Affiliation	Signature	Comment
Aaron Stevens	CMPC Member		
Allison McGillivray	CMPC Member		
Ayesha Freeman	CMPC Member		
Benjamin Hall	CMPC Member		
Cassandre Lanzas	CMPC Member		
Catherine Saunders Hartoch	CMPC Member		
Christopher Klich	CMPC Member		
Colin Fowler	CMPC Member		
Daisy Meade	CMPC Member		
Dan Nissen	CMPC Member		
Danny Bradach	CMPC Member		
Dave Elkin	CMPC Member		
Deborah Kurtz	CMPC Member		
Don Baack	CMPC Member		
Eric Schwindt	CMPC Member		
Hannah Lauer	CMPC Member		
Ian Mickelson	CMPC Member		
Jacob Hockett	CMPC Member		
Jamie Miller	CMPC Member		
Jane Eichenberger	CMPC Member		
Jennifer Samsom	CMPC Member		
Jeremy Shetler	CMPC Member		
Jessica Davis	CMPC Member		
Jeston Black	CMPC Member		
Joe Minato	CMPC Member		
Jon Clausen	CMPC Member		
Julia Jarrett	CMPC Member		
Kari Russill	CMPC Member		
Kirsten Justice	CMPC Member		
Melissa Nelson	CMPC Member		
Mikaela Vanderperren	CMPC Member		
Natasha Eikanas	CMPC Member		
Noel Mingo	CMPC Member		
Raymond Anderson	CMPC Member		
Robert Allen	CMPC Member		
Sonya Bastendorff	CMPC Member		
Stavi Pfau	CMPC Member		
Toby Ethridge	CMPC Member		



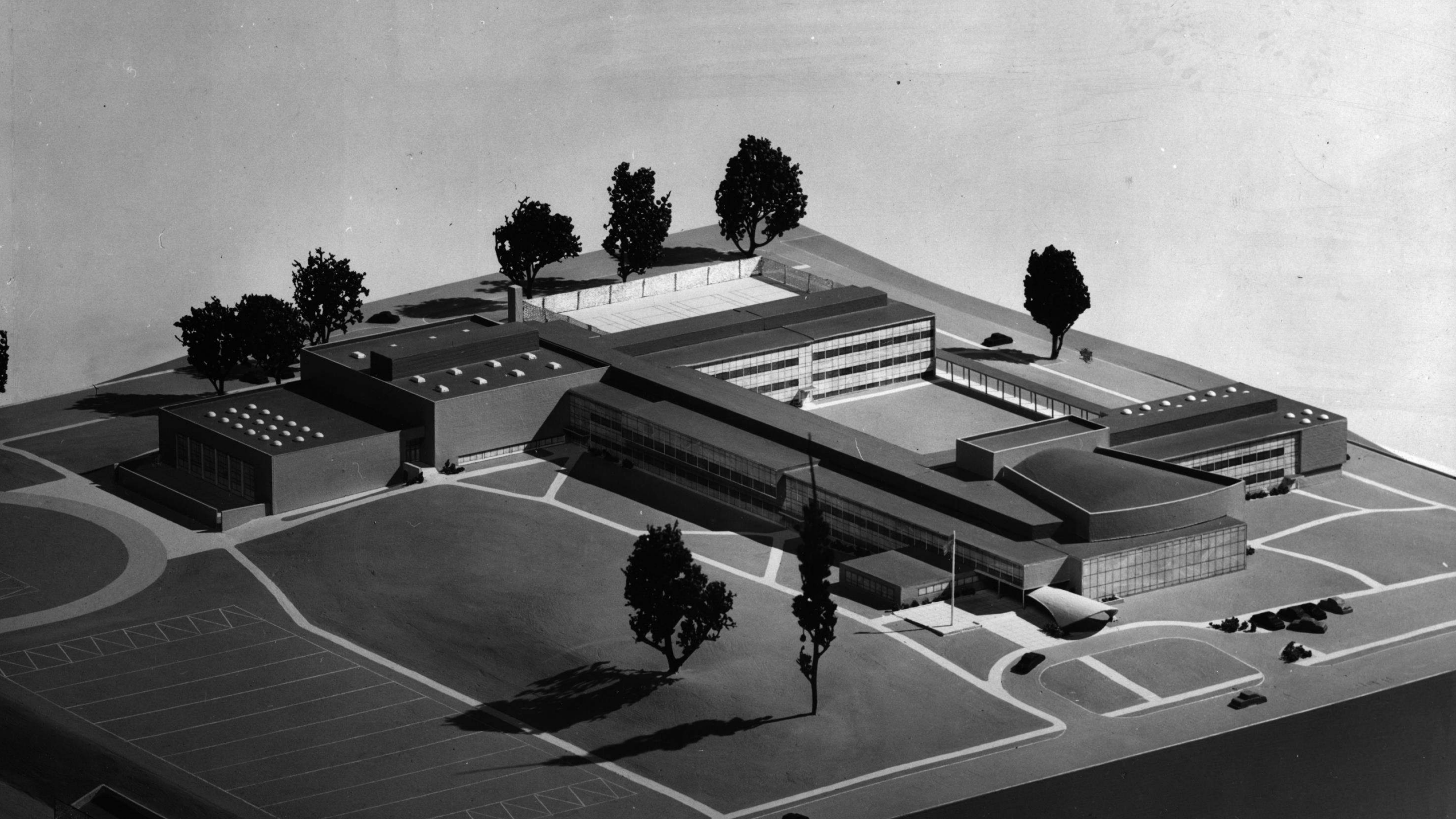
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Wilson High School CMPC #1

2019-10-10, 6:30-8:30pm, Wilson High School, Room 145

Agenda

- 1. Gather (6:30-6:40pm, 10 min)**
- 2. Wilson HS CMPC Kick-off – Filip Hristić (6:40-6:45pm, 5 min)**
- 3. PPS Direction – Steve Effros & Sue Brent (6:45-6:50pm, 5 min)**
 - a. Conceptual Master Planning Process
 - b. 2012, 2017 & Future Bonds
 - c. High School Modernizations
- 4. Conceptual Master Planning Overview (6:50-7:05pm, 15 min)**
 - a. IBI Team
 - Who are we?
 - What is our experience?
 - b. Process
 - CMPC Purpose & Responsibilities
 - Guiding Principles
 - c. Schedule
 - CMP Schedule
 - CMPC & Steering Committee Meetings
 - d. What is a Conceptual Master Plan?
 - Important Topics for other Forums
 - Conceptual Master Plan Example
- 5. Wilson HS tomorrow (7:05-8:10pm, 65 min)**
 - a. What is a Vision? What is a Goal?
 - b. PPS Vision Statement & Core Values
 - c. Wilson HS Mission Statement
 - d. *Activity:* Our Vision
 - What is your biggest fear for a future Wilson High School?
 - What is your greatest aspiration for a future Wilson High School?
 - How will we know if we are successful?
 - e. Synthesize: Your Visions into Your Goals
- 6. Next Steps (8:10-8:15pm, 5 min)**
 - a. Homework: Prioritize vision statements
 - b. Homework: Site thoughts
 - c. CMPC #2 Program & Analysis
- 7. Public Comment (8:15-8:25pm, 10 min)**
- 8. Select CMPC Chairperson (8:25-8:30pm, 5 min)**



Wilson High School Conceptual Master Planning



IBI GROUP

Portland Public Schools

Conceptual Master Planning Committee Meeting #1

October 10, 2019

AGENDA

- [Conceptual Master Planning]
- [Wilson HS Tomorrow]
- [Next Steps]

AGENDA

[Conceptual Master Planning]

[Wilson HS Tomorrow]

[Next Steps]

CONCEPTUAL MASTER PLANNING

[Team Introductions]

[Process]

[Schedule]

[What is a Conceptual Master Plan?]

CONCEPTUAL MASTER PLANNING

[Team Introductions]

[Process]

[Schedule]

[What is a Conceptual Master Plan?]

| Team Introductions: Who Are We?

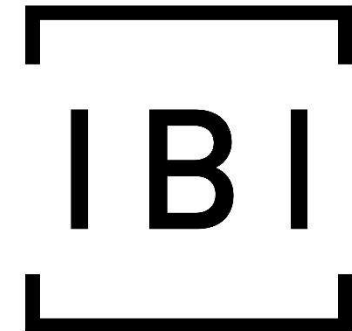
Portland Public Schools

- Filip Hristić, *Principal*
- Steve Effros, *Senior Project Manager*
- Sue Brent, *Project Manager*

IBI Group

Architectural Design & Planning

- Rebecca Grant, *Project Manager*
- Levi Patterson, *Project Designer*
- Matt Rolston



Experience: High Schools

Toledo High School Addition & Remodel
Toledo School District | 2021

McMinnville High School Addition & Remodel
McMinnville School District | 2019

Franklin High School Modernization
Portland Public Schools | 2017

**Redmond High School
Repair and Modernization**
Redmond School District | 2013

Sandy High School Replacement
Oregon Trail School District | 2012

Ridgeview High School
Redmond School District | 2012

**Westside Christian High School
Remodel/Addition**
2013

Camas High School Addition & Remodel
Camas School District | 2011

Central High School Addition & Remodel
Central School District | 2010

**Bend Senior High School Center of Technology
and Design**
Bend-LaPine Schools | 2010

**High School and Administration Building
Expansion**
Serendipity Center | 2010

Silverton High School Phase II
Silver Falls School District | 2009

**Gladstone High School Addition &
Modernization**
Gladstone School District | 2009

Sherwood High School Addition & Remodel
Sherwood School District | 2009

McMinnville High School Addition & Remodel
McMinnville School District | 2009

**Rex Putnam High School Addition &
Remodel**
North Clackamas School District | 2009



Experience: High Schools

West Linn High School Addition & Remodel

West Linn-Wilsonville School District | 2006

Wilsonville High School Addition & Remodel

West Linn-Wilsonville School District | 2006

Corvallis High School Replacement

Corvallis School District | 2005

Tigard High School Addition & Remodel

Tigard-Tualatin School District | 2005

Bend High School Addition & Remodel

Bend-LaPine Schools | 2004

Marshall High School Addition & Remodel

Bend-LaPine Schools | 2004

Madras High School Addition & Remodel

Jefferson County School District | 2003

Westview High School Additions

Beaverton School District | 2003

Roseburg High School Additions

Roseburg Public Schools | 2003

Canby High School Applied Technology

Center Canby School District | 2002

Roseburg High School PE & Wellness Facility

Roseburg School District | 2002

Creswell High School Addition

Creswell School District | 2002

Summit High School

Bend-La Pine Schools | 2001

West Linn High School Addition & Remodel

West Linn-Wilsonville School District | 2000



Experience: High Schools

Southridge High School
Beaverton School District | 1999

Alpha Alternative High School
Multnomah Education Service District | 1999

Grants Pass High School
Grants Pass School District | 1998

Silverton High School - Phase I
Silver Falls School District | 1998

**Parkrose High School and
Community Center**
Parkrose School District | 1997

**Woodburn High School Addition &
Remodel**
Woodburn School District | 1998

Sherwood High School Addition
Sherwood School District | 1997

Dallas High School Addition/Remodel
Dallas School District | 1996

Crook County High School
Crook County School District | 1996

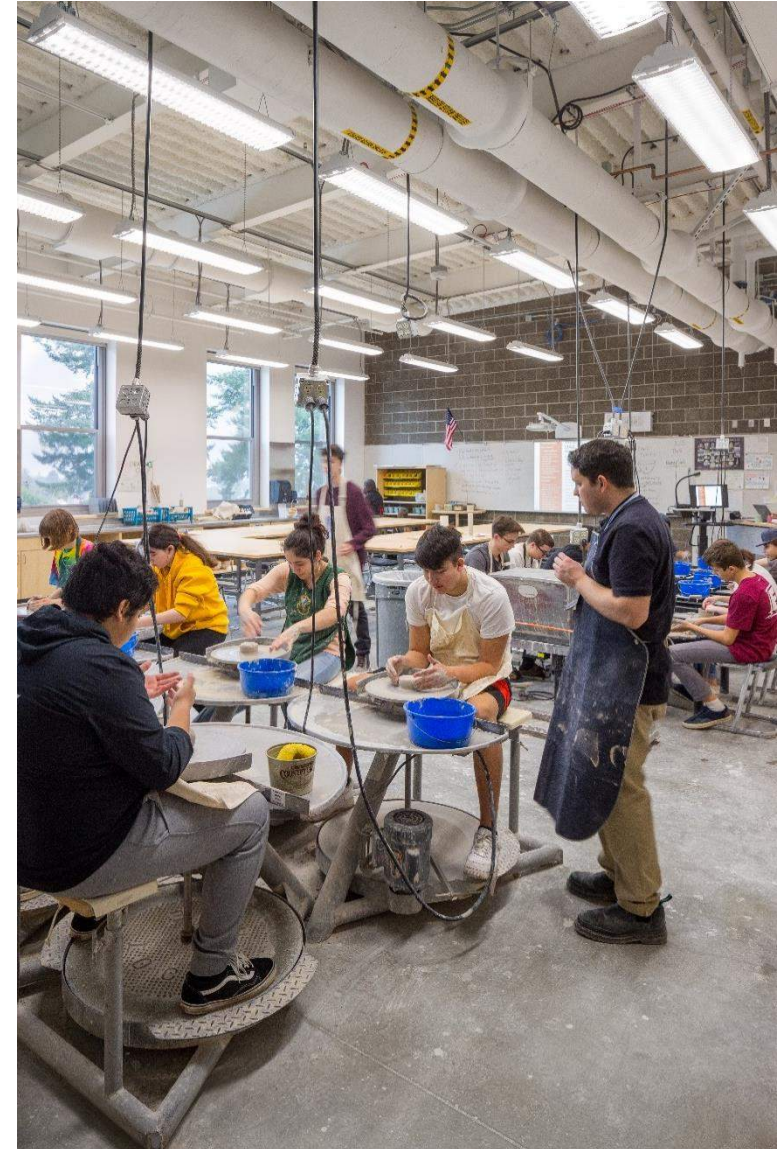
Gladstone High School Addition/Remodel
Gladstone School District | 1995

Westview High School
Beaverton School District | 1994

**Merlo Station Science &
Technology High School**
Beaverton School District | 1994

**CE Mason Arts and
Communications High School**
Beaverton School District | 1993

**Benson Polytechnic High School
Addition/Remodel**
Portland Public Schools | 1992



Franklin High School

- Portland Public Schools
- Completed Summer 2017
- Complex Renovation & Addition
- Modernization
- Historic
- Sustainable Design





Franklin High School
Portland Public Schools | Portland, OR





Franklin High School
Portland Public Schools | Portland, OR




Sandy High School

- Oregon Trail School District
- Completed Summer 2012
- New Construction
- Sustainable Design





 Sandy High School
Oregon Trail School District | Sandy, OR



Ridgeview High School

- Redmond School District
- Completed Summer 2012
- New Construction
- Sustainable Design





Ridgeview High School
Redmond School District | Redmond, OR





Ridgeview High School
Redmond School District | Redmond, OR



CONCEPTUAL MASTER PLANNING

[Team Introductions]

[Process]

[Schedule]

[What is a Conceptual Master Plan?]

| CMPC Purpose & Responsibilities

- Represent stakeholder groups
- Help communicate CMPC process to school community
- Contribute to the vision, goals, and programming of Wilson HS
- Attend all CMPC work sessions
- Complete CMPC homework

| Guiding Principles

- Balance your individual vision with what is best for the entire community
- Be transparent
- Be polite and courteous
- Stay on topic, focus on priorities and opportunities
- Be present and engaged
- Be a good listener
- Suspend certainty

CONCEPTUAL MASTER PLANNING

[Team Introductions]

[Process]

[Schedule]

[What is a Conceptual Master Plan?]

CMPC Schedule

TASK	September 2019					October 2019				November 2019				December 2019					January 2020			
	2	9	16	23	30	7	14	21	28	4	11	18	25	2	9	16	23	30	6	13	20	27
Site & Building Research	█	█	█	█									█				█	█				
Vision & Goals					█	█	█						█				█	█				
Program & Analysis							█	█	█				█				█	█				
Concept Development								█	█	█			█				█	█				
Concept Refinement											█	█	█	█			█	█				
Steering Committee Meetings					#1		#2		#3		#4		█	#5			█	█				
CMPC Meetings						#1		#2		#3		#4	█				█	█				
Coordinate with PPS Cost Estimator													█	█	█	█	█	█				
PPS Conceptual Master Plan Review & Comment													█	█	█	█	█	█				
Refine Conceptual Master Plan Design													█				█	█	█	█		
Present and Submit to PPS Leadership													█				█	█				█

| CMPC + Steering Committee Meetings

CMPC #1: October 10, 2019

- **Vision & Goals**

CMPC #2: October 22, 2019

- **Program & Analysis**

CMPC #3: November 5, 2019

- **Concept Development**

CMPC #4: November 19, 2019

- **Concept Refinement**

SC #1: October 4, 2019

SC #2: October 17, 2019

SC #3: October 31, 2019

SC #4: November 14, 2019

SC #5: December 5, 2019

CONCEPTUAL MASTER PLANNING

[Team Introductions]

[Process]

[Schedule]

[What is a Conceptual Master Plan?]

| What is a Conceptual Master Plan?

- A reflection of the values of the school community
- A vision for future development of the school
- It includes...
 - Overall program analysis
 - Recommended site layout
 - Preliminary cost analysis based on the conceptual master plan
 - A plan for future capital improvement bonds



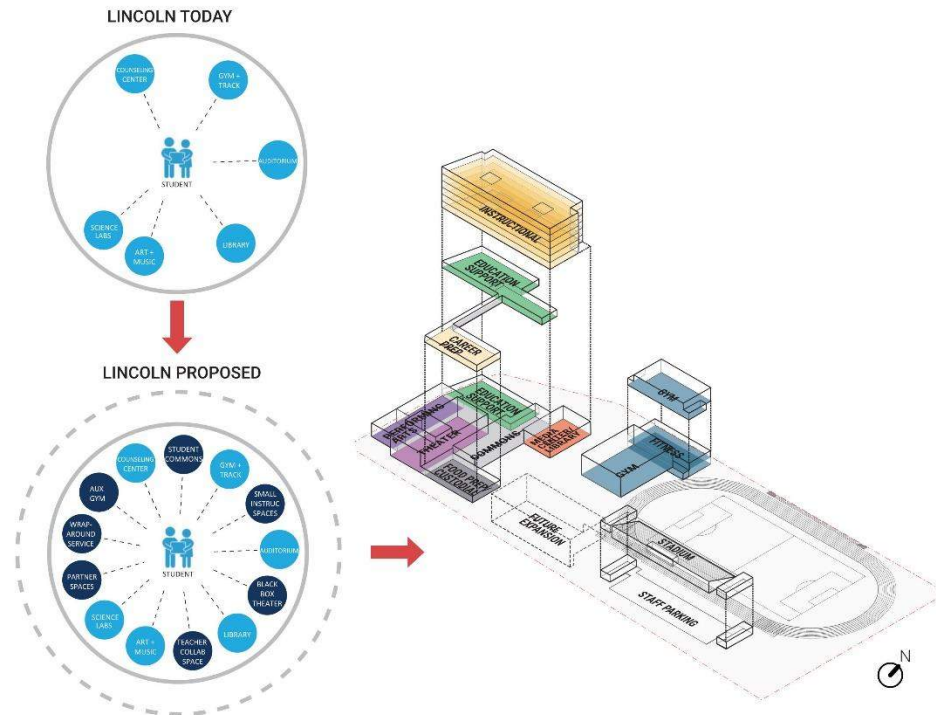
| What a Conceptual Master Plan *is not*?

Important Topics for Other Forums

- Total bond value
- Bond project list
- Previous bond spending
- Boundary changes
- Class sizes
- Elementary and middle school reconfiguration
- Curriculum
- School operations funding
- Classroom assignments

WHS Conceptual Master Plan Example

PROPOSED MASTER PLAN
Student Population 1,975 students (1678 students today)
New Building Area 298,000 sq feet
Site Program Track & Field, Stadium, Public Plazas
Potential Future Expansion PPS Elementary or PK-8 school, or other educationally-related, partner-funded spaces

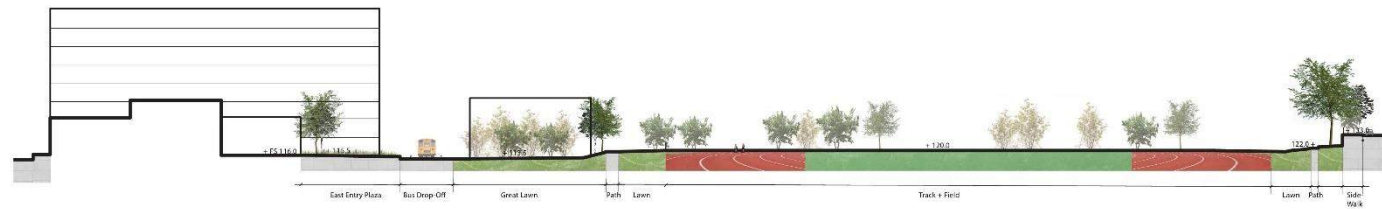
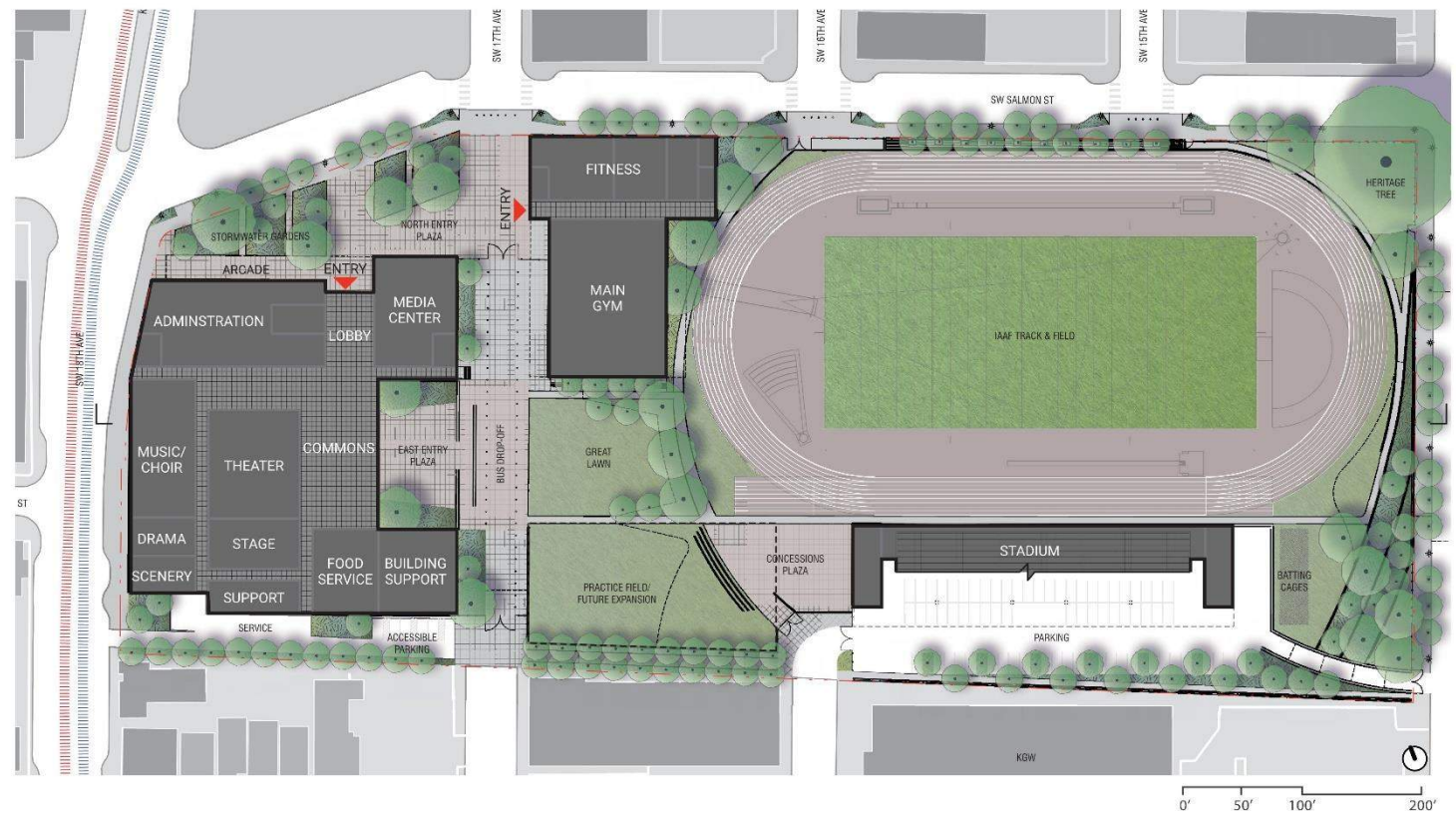


Lincoln High School Master Plan

SUMMARY OF SPACE PROGRAM

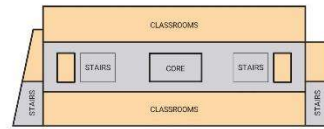
	1700 Students		1975 Students	
	276,610 total sq ft		298,399 total sq ft	
	Quantity	Area (sq ft)	Quantity	Area (sq ft)
CAREER PREPARATION (CTE)	6,000		7,900	
Design Lab		1	1,200	
Culinary Arts		1	1,200	
Robotics Lab		1	2,300	
Model UN Parliament Style Classroom		1	1,800	
Maker Space		1	1,200	
CLASSROOMS	70,660		85,400	
Small	10	5,000	11	6,600
Medium	0	0	38	32,300
Large	41	40,180	14	15,400
Science Lab	11	16,500	14	18,900
Open Flex Area			7	8,400
Enclosed Project Room			5	1,250
Fine & Visual Arts		3,080		3,780
Band/Orchestra		3,470		4,070
Choir	0	0	1	1,500
Other		2,430		0
FINE & PERFORMING ARTS	21,350		24,150	
Theater (500 seat)	1	5,000	1	5,000
Stage	1	3,500	1	3,500
Drama Classroom/Black Box	1	1,600	1	1,600
Scenery Construction/Production Storage	1	1,500	1	1,500
Other	1	9,750	1	12,550
PHYSICAL EDUCATION/ATHLETICS	35,580		36,830	
Gym (large; two teaching stations)	1	13,000	1	13,000
Movement / Yoga	1	2,750	1	3,500
Weight Room/Aerobics/Spinning	1	2,500	1	3,000
Gym (auxiliary - practice)	1	5,700	1	5,700
Other	1	11,630	1	11,630
EDUCATION SUPPORT	63,900		63,330	
Administration		15,260		15,660
Counseling/Career		2,735		3,455
Student Activities				
Athletic Director	1	150	1	150
AD Support Staff	1	120	1	120
Computer Lab (dedicated)	4	4,400	4	4,400
Computer Lab (non-specialized)	1	1,100	1	1,100
Special Education (SPED)		5,900		5,700
Emerging Language Learning (ELL)		800		850
Student Commons (Cafeteria)				
Commons: One lunch @ 600 students	1	7,800	1	7,000
Main Servery	1	1,700	1	1,500
Food Prep/Kitchen/Storage	1	3,120	1	2,720
Multi-Grade Lab		6,700		6,200
Student Government Room/Office	1	200	1	200
Custodial		3,850		3,850
Other	1	10,045	1	10,045
PARTNER & COMMUNITY USES	1,200		600	

WHS Conceptual Master Plan Example

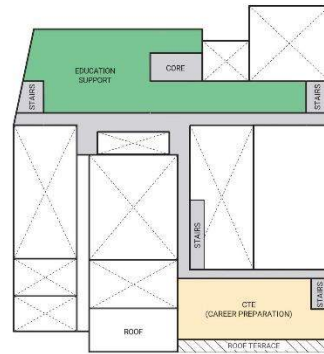


VIEW CUT THROUGH SITE

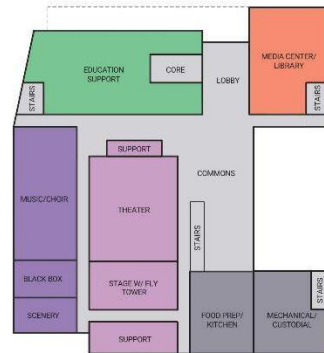
WHS Conceptual Master Plan Example



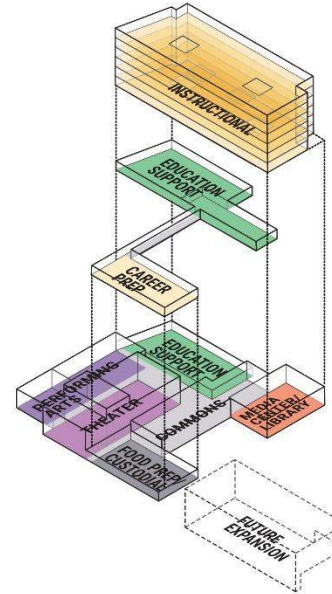
LEVELS 3-8 (TOWER)



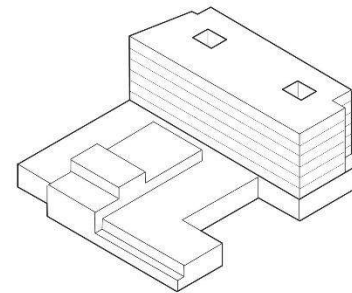
LEVEL 2



LEVEL 1



3-D DIAGRAM OF MAJOR SPACES

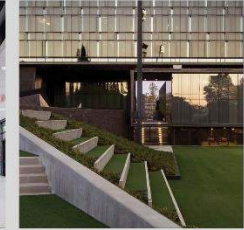


MASSING OF PROPOSED MAIN BUILDING

FEATURES OF A CONNECTED, URBAN-SCALED SCHOOL



Interior connections between levels



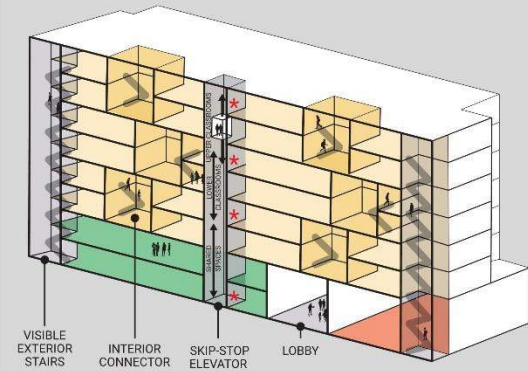
Stepped seating connecting sidewalk to sports field



Multi-story (Jones College Prep School, Chicago)



Public Plaza



Strategies like skip-stop elevators, connector stairs, and zoning classes allow students to move efficiently through the building.

AGENDA

- [Conceptual Master Planning]
- [Wilson HS Tomorrow]
- [Next Steps]

| What is a *vision*?

Vision is your *why*. A vision is a clear image of your desired future. A vision is aligned with your core values; it is what you believe in and what you want for the future. A vision inspires, motivates, and excites you. A vision is what you aspire to.

“If you are working on something exciting that you really care about, you don’t have to be pushed.
The vision pulls you.” -Steve Jobs

| What is a *goal*?

A goal is a specific target that moves you towards your vision. Goals quantifiable and definable steps you must take to reach your vision.

S.M.A.R.T. Goals

- Specific
- *Measurable*
- Agreed upon
- Realistic
- *Time-based*

| PPS Vision Statement

“A graduate of Portland Public Schools will be a compassionate critical thinker, able to collaborate and solve problems, and be prepared to lead a more socially just world.”



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- Honesty and Integrity
- Excellence
- Respect
- Relationships
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- Partnerships and Collaboration
- Grounded in the Spirit of Portland
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| Wilson HS CMPC Vision



| Wilson HS CMPC Vision

- The vision can change.
- The vision is aspirational.
- The vision is for a future Wilson High School.
- The vision is “ours”, not “mine”.
- The vision will guide decision making.

Activity: Our Vision

| Activity: Outcome

Establish a set of vision statements that will be our “north star”. They will guide our decision making through careful consideration of our values and our vision for **the future of Wilson High School.**



A young child with blonde hair is covering their eyes with their hands, looking through the fingers. The image is in grayscale and has a soft, slightly blurred background.

| Activity: Our Vision

What is your ***biggest fear*** for a future Wilson High School?

| Activity: Our Vision

What is your *greatest aspiration* for a future Wilson High School?



How will we know if **we are successful?**

AGENDA

- [Conceptual Master Planning]
- [Wilson HS Tomorrow]
- [Next Steps]

| Next Steps

- Homework #1: Prioritize vision statement themes
 - Complete online survey by end of day Tuesday, October 15th (digital link will be provided)
- Homework #2: Site exercise
 - Review site plan handout
 - Markup with responses to questions
 - Bring to CMPC meeting #2
- Extra Credit
 - Review PPS Comprehensive High Schools Education Specification before CMPC meeting #2

| What to Expect Next

- CMPC #2: Tuesday October 22, 6:30-8:30pm
 - Review of Homework Results
 - Refine Vision
 - Comprehensive High School Education Specifications (Ed Specs)
Facility Planning Principles
 - Wilson High School Context and Site Analysis
 - Existing Program Analysis and Comparison to Ed Specs

Thank you

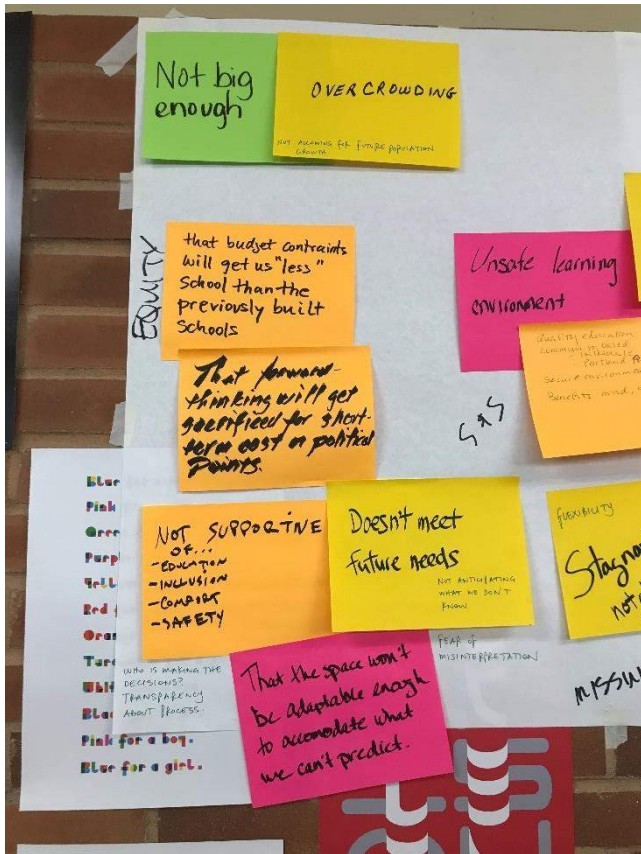




Wilson High School CMPC #1 Visioning Exercise

#1 Fears

What is your biggest fear for a future Wilson High School?



Building capacity

- Not big enough
- Overcrowding (not allowing for future population growth)

Equity

- That budget constraints will get us "less" school than the previously built schools
- That forward thinking will get sacrificed for short term cost on political points
- Not supportive of: education; inclusion; comfort; safety
- Doesn't meet future needs (not anticipating what we don't know)
- That the space won't be adaptable enough to accommodate what we can't predict
- Who is making the decisions? Need transparency about the process
- Fear of misinterpretation



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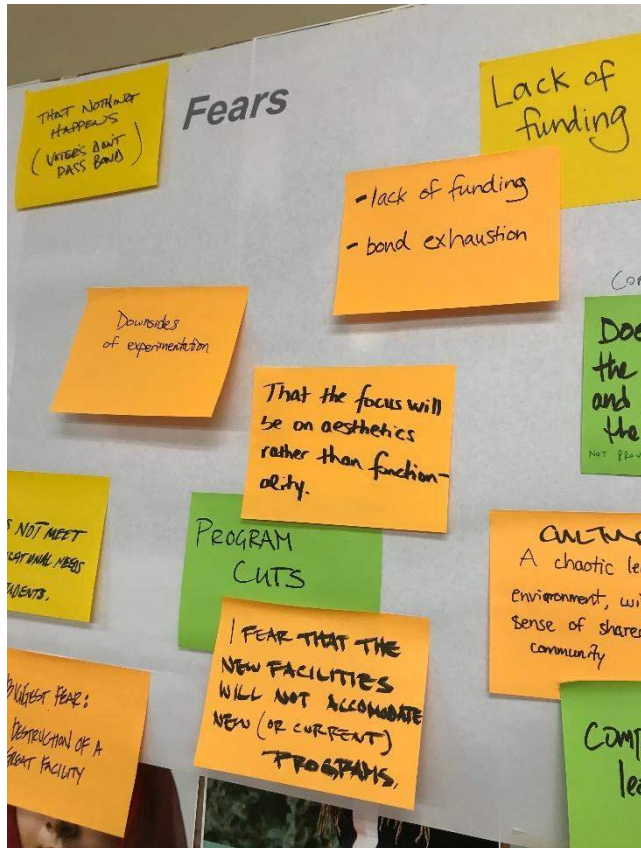


Safety & Security

- Unsafe learning environment
- Student safety
- Quality education; community based – Hillsdale – Portland Parks & Rec; Secure environment; Benefits mind, body, spirit

Flexibility

- Stagnant – not able to change to meet students needs



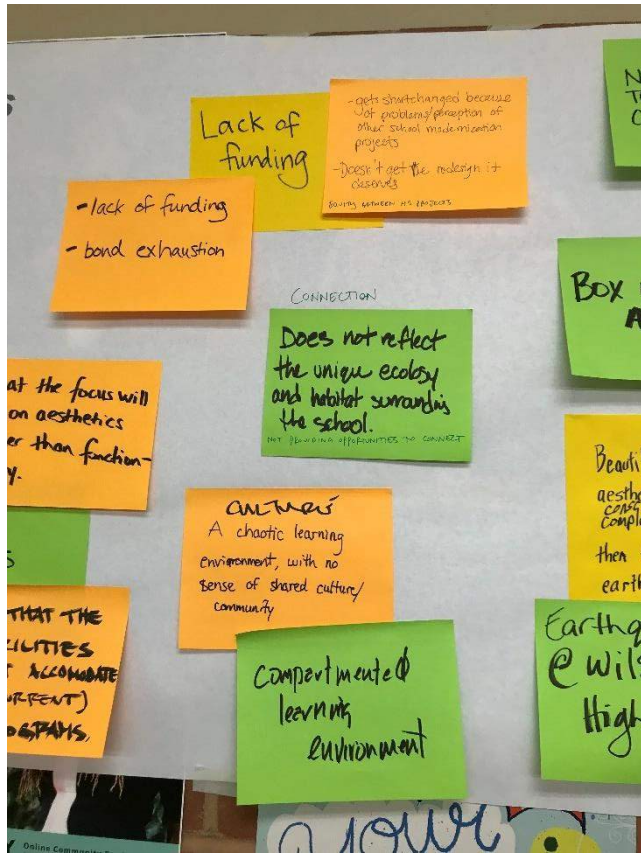
- That nothing happens (voters don't pass bond)

Building

- Downsides of experimentation (for example flexible classrooms with folding partitions)
- Does not meet education needs of students
- Biggest fear: Destruction of a great facility
- That the focus will be on aesthetics rather than functionality

Program

- Program cuts
- I fear that the new facilities will not accommodate new (or current) programs



Funding equity

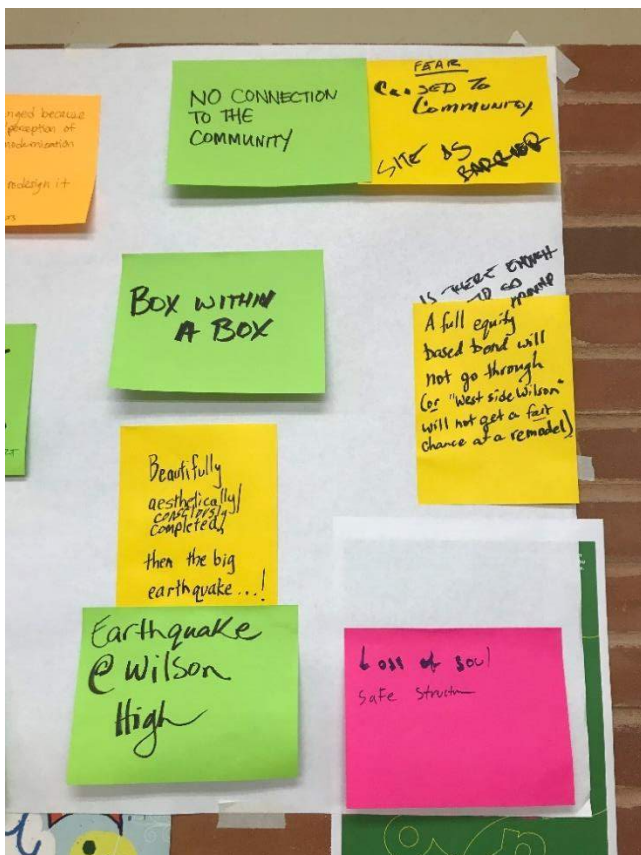
- Lack of funding
- Lack of funding, bond exhaustion
- Get shortchanged because of problems/perception of other school modernization projects. Doesn't get the redesign it deserves (*equity between projects*)

Connection

- Does not reflect the unique ecology and habitat surrounding the school (*not providing opportunities to connect*)

Culture

- A chaotic learning environment, with no sense of shared culture/community
- Compartmented learning environment



Connection cont.

- No connection to the community
- Closed to community. Site is a barrier

Building cont.

- Box within a box

Resiliency

- Beautifully, aesthetically, consciously completed, then the big earthquake
- Earthquake @ Wilson High
- Loss of soul. Safe structure

Funding equity cont.

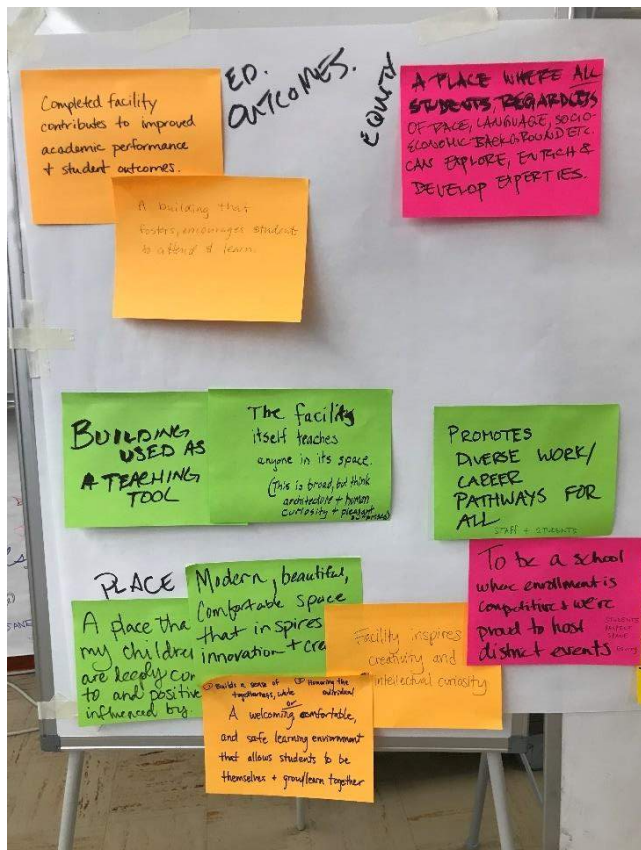
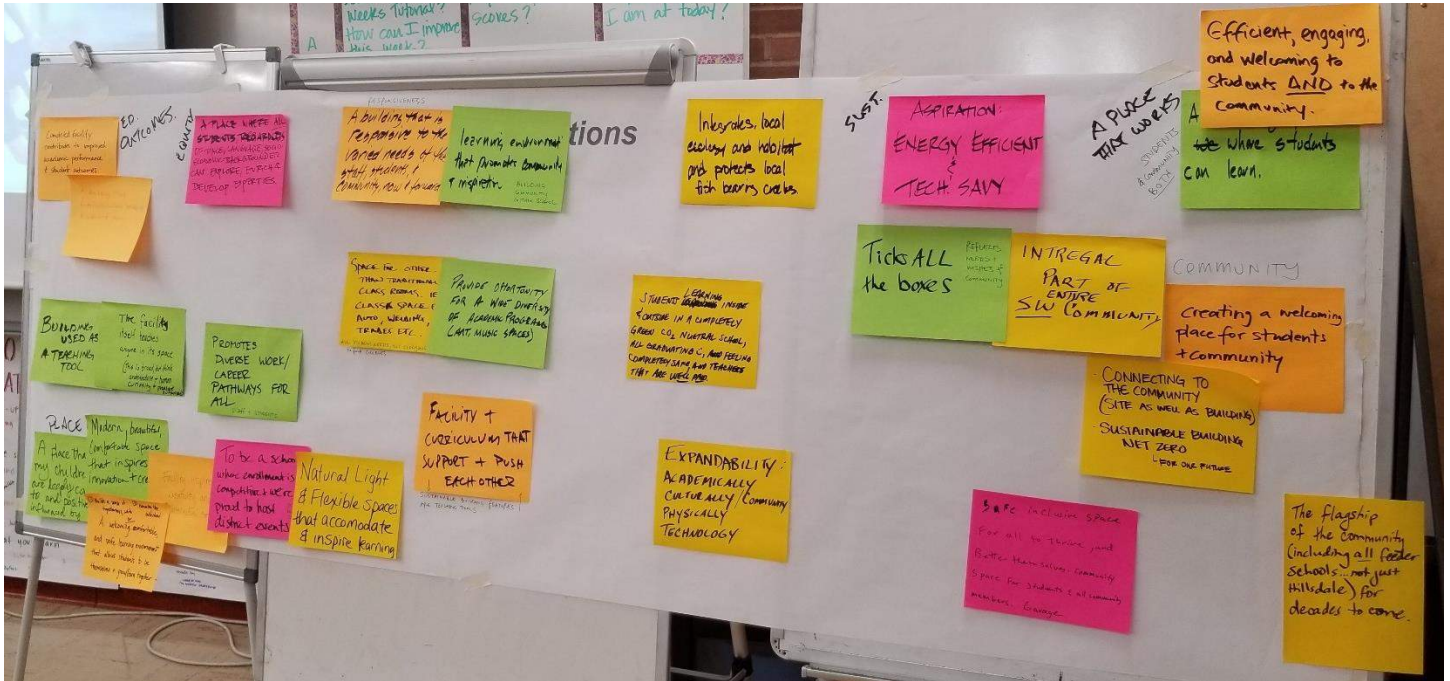
- A full equity based bond will not go through (or "West side Wilson" will not get a fair chance at a remodel) (*is there enough to go around*)



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#2 Aspirations

What is your greatest aspiration for a future Wilson High School?



Education Outcomes

- Completed facility contributes to improved academic performance & student outcomes
- A building that fosters, encourages students to attend & learn

Equity

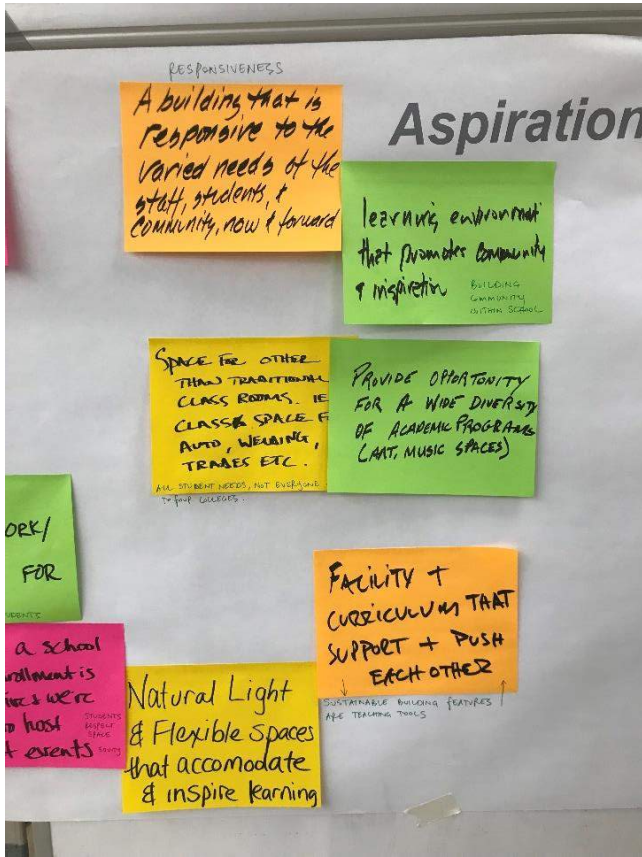
- A place where ALL students, regardless of place, language, socio-economic background, etc. can explore, enrich, develop expertise
- Promotes diverse work/career pathways for all (staff and students)

Building

- Building used as a teaching tool
- The facility itself teaches anyone in its space (this is broad, but think architecture & human curiosity & pleasant surprises)

Place

- A place that my children are deeply connected to and positively influenced by
- Modern, beautiful, comfortable space that inspires innovation & creativity
- A welcoming, comfortable, and safe learning environment that allows students to be themselves & grow/learn together
 - Builds a sense of togetherness, whole
 - Honoring the individual
- Facility inspires creativity & intellectual curiosity
- To be a school where enrollment is competitive & we're proud to host district events (students respect space, equity)



Responsiveness

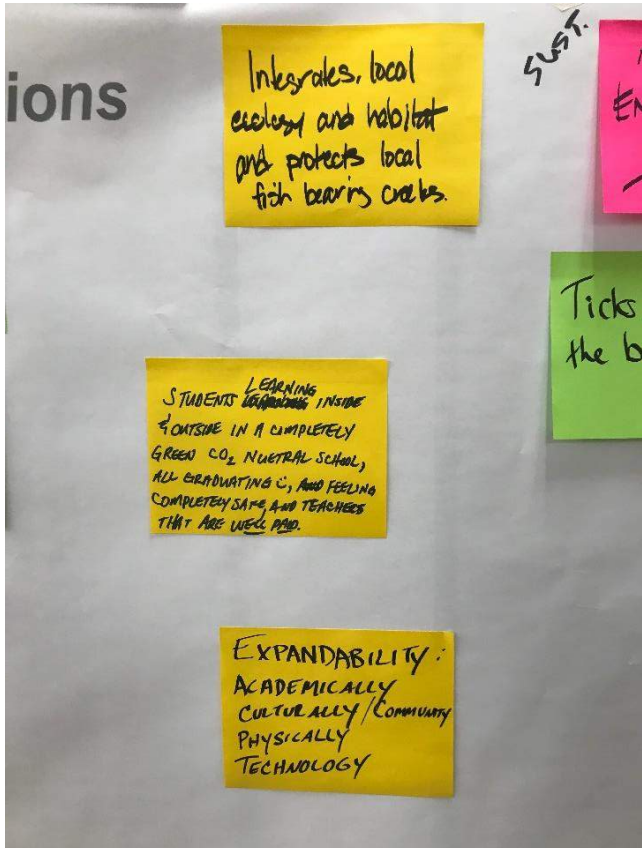
- A building that is responsive to the varied needs of the staff, students, & community, now & forward
- Learning environment that promotes community & inspiration (building community within school)

Diverse Programs

- Space for other than traditional classrooms. Class space for auto, welding, trades, etc. (all student needs, not everyone goes to four-year colleges)
- Provide opportunity for a wide diversity of academic programs (art, music spaces)

Sustainable Design

- Facility & curriculum that support & push each other (sustainable building features are teaching tools)
- Natural light & flexible spaces that accommodate & inspire learning



Sustainable Design cont.

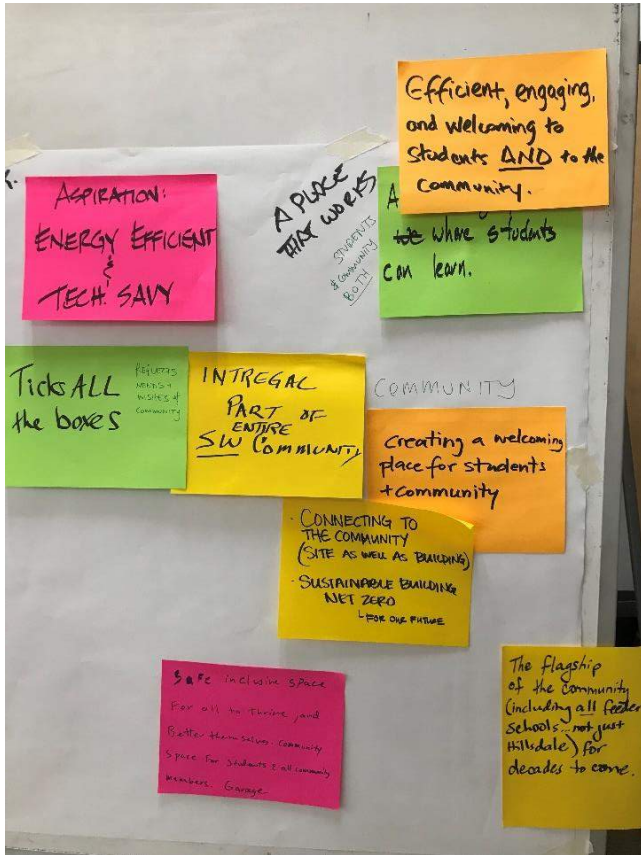
- Integrates, local ecology and habitat and protects local fish bearing creeks
- Students learning inside & outside in a completely green CO₂ neutral school, all graduating ☺, feeling completely safe, and teachers that are well paid

Responsiveness cont.

- Expandability: academically, culturally/community, physically, technology



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Sustainable Design cont.

- Aspiration: Energy Efficient & tech. savvy
- Sustainable building net zero (for our future)

Community (including students)

- Ticks ALL the boxes (*reflects needs & wishes of community*)
- Integral part of entire SW community
- Creating a welcoming place for students & community
- Connecting to the community (site as well as building)
- Community space for students & all community members. Garage
- Efficient, engaging and welcoming to students AND to the community
- The flagship of the community (including all feeder schools ... not just Hillsdale) for decades to come

Equity cont.

- Safe inclusive space for all to thrive, and better themselves

Place cont.

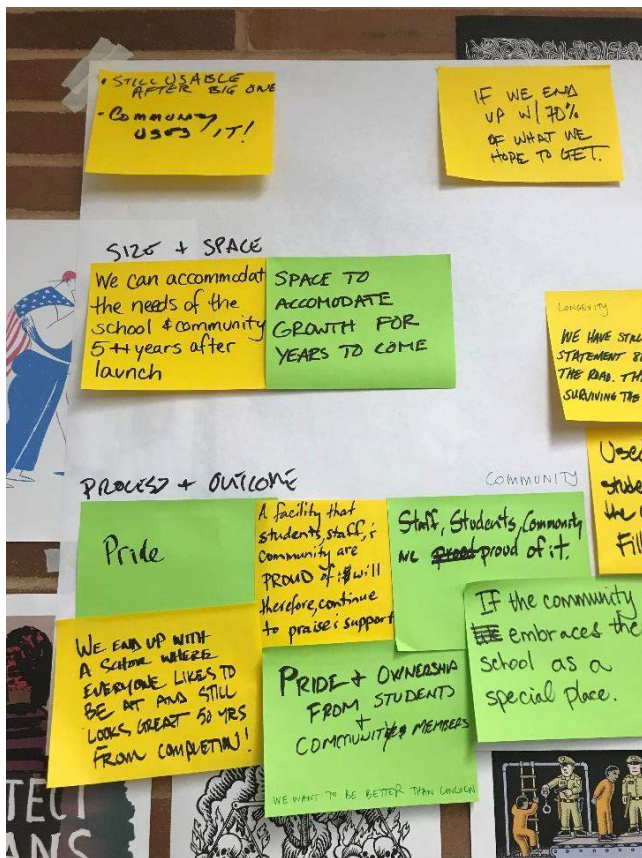
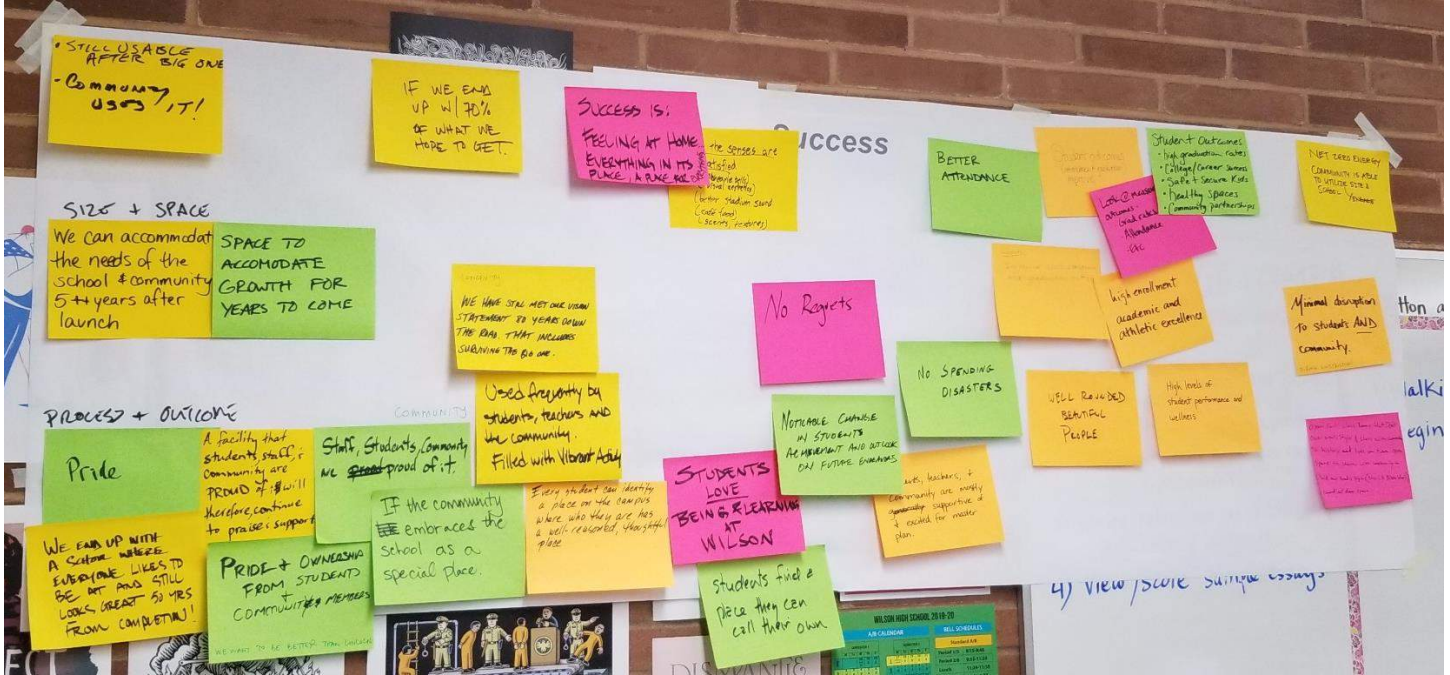
- A welcoming place where students can learn



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#3 Success

How will we know if we are successful?



Resiliency

- Still usable after the big one. Community uses it!

Funding

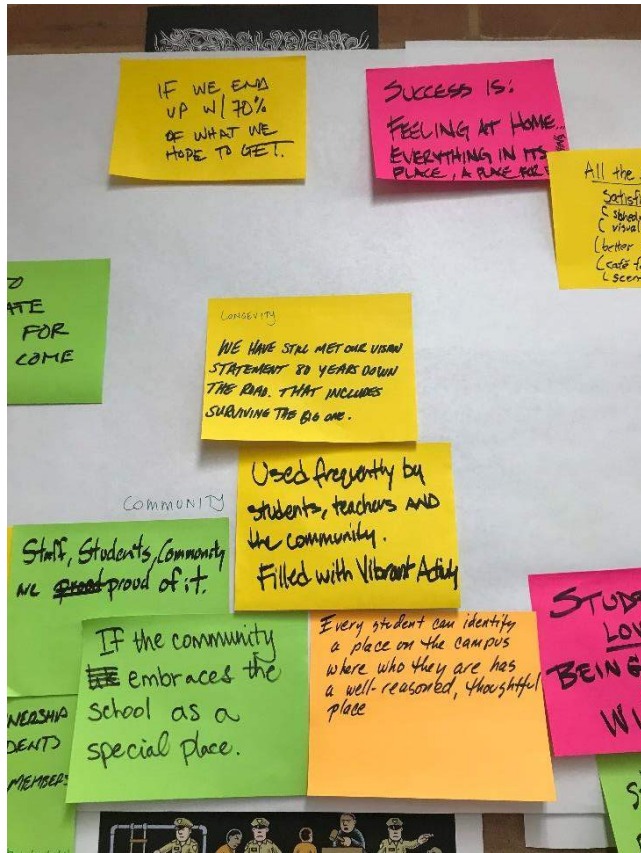
- If we end up with 70% of what we hope to get

Capacity

- We can accommodate the needs of the school & community 5+ years after launch
- Space to accommodate growth for years to come

Pride

- Pride
- We end up with a school where everyone likes to be at and still looks great 50 yrs from completion
- A facility that students, staff, community are PROUD of & will therefore continue to praise & support
- Pride & ownership from students & community members (we want to be better than Lincoln)
- Staff, students, community, we are proud of it
- If the community embraces the school as a special place

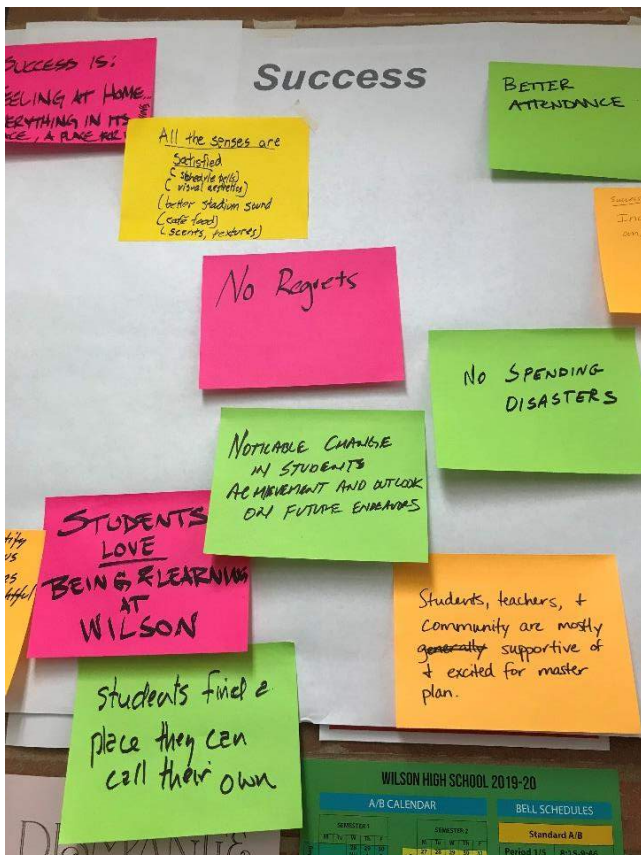


Resiliency

- We have still met our vision statement 80 years down the road. That includes surviving the big one

Place

- Success is: Feeling at home ... Everything in its place, a place for everything
- Used frequently by students, teachers and the community. Filled with vibrant activity
- Every student can identify a place on the campus where who they are has a well-reasoned, thoughtful place



Place

- All the senses are satisfied
 - Schedule bells
 - Visual aesthetics
 - Better stadium sound
 - Café food
 - Scents, textures

Outcome

- No regrets
- No spending disasters

Student Performance

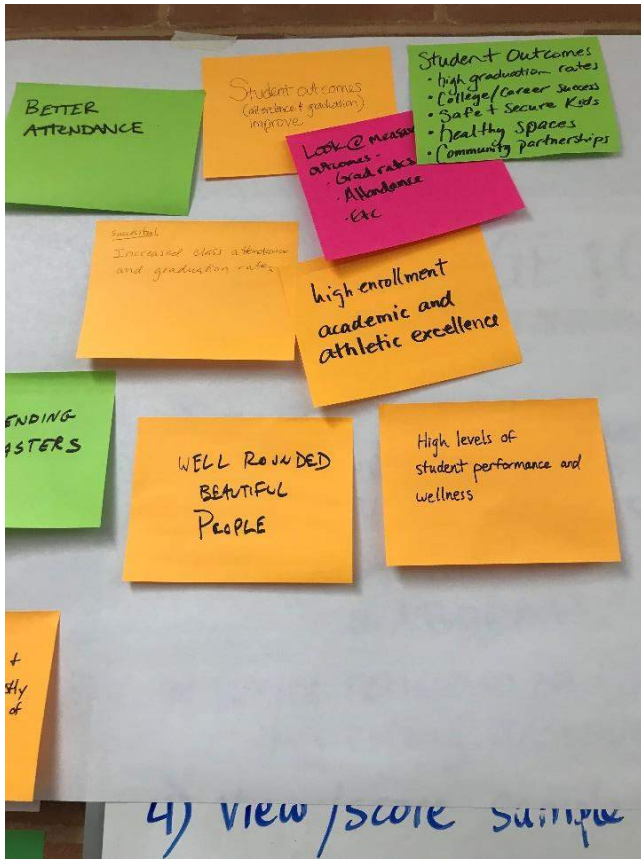
- Noticeable change in student achievement and outlook on future endeavors
- Students LOVE being & learning at Wilson
- Students find a place they can call their own

Process

- Students, teachers & community are mostly supportive of & excited for master plan

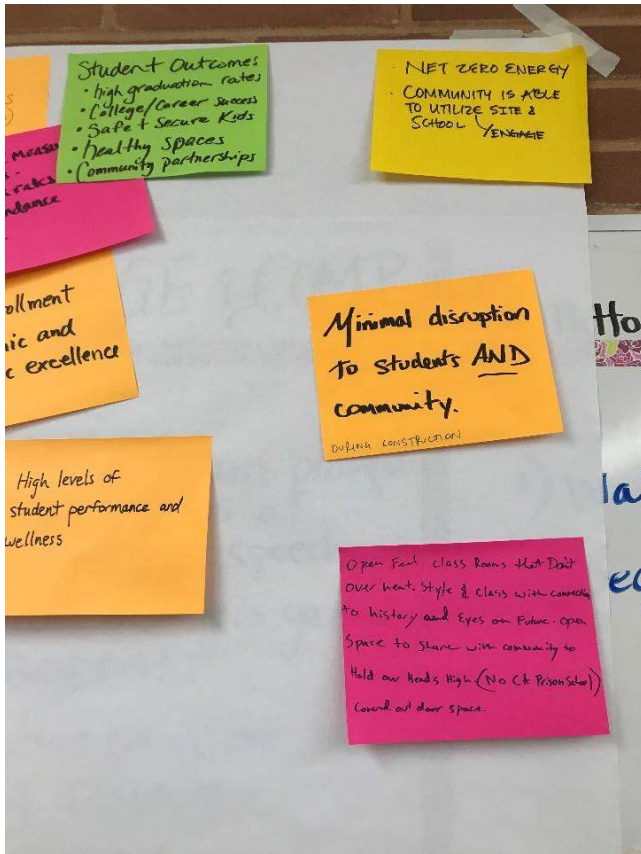


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Student Performance

- Better attendance
- Student outcomes (attendance & graduation) improve
- Student outcomes
 - High graduation rates
 - College/career success
 - Safe & secure kids
 - Healthy spaces
 - Community partnerships
- Look at measurable outcomes
 - Graduation rates
 - Attendance
 - Etc.
- Increased class attendance and graduation rates
- High enrollment, academic & athletic excellence
- High levels of student performance & wellness
- Well-rounded beautiful people



Sustainability

- Net zero energy
- Open feel classrooms that don't overheat. Style & class with connection to history and eyes on future. Open space to share with community to hold our heads high. (No CA prison school) Covered outdoor space

Community

- Community is able to utilize/engage site & school

Process

- Minimal disruption to students AND community (during construction)



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