

Operational Services

Facility Innovation & Readiness Stakeholder Team





**A great place for kids to learn.
A great place for employees to work.
A place our community can be proud of.**


21st Century School District

- A learning environment that stimulates creativity and thinking, feels comfortable and is safe.
- A working environment that is supportive, effective, efficient, comfortable and safe.
- Aging Facilities
- Growth
- Evolution


LEAD 2021 Strategy 7

- We will ensure all facilities are **progressively equipped and designed** to support the GCISD mission and strategic objectives.
- **Statement of priority** for facility design and renovation: flexibility, mobility, aesthetics, ease of storage, durability and cost.

Specific Results (9)

- Renovate and/or create **multi-purpose areas to support administrative, academic and extra-curricular activities.**
- **Optimize the utilization of space** and equipment throughout the district to **sustain a more flexible** learning environment.
- Collaborate with architect to develop “new school look” design ideas for renovated facilities that **promote an interactive, stimulating and engaging** learning environment.
- Ensure facilities support increased use of existing and emerging technologies. 

Specific Results

- Adopt industry standard best practices for **new construction, maintenance, and renovation** of facilities so as to **provide a learning environment that is resource efficient** (i.e., water, energy, and material, etc.), **healthy, comfortable, secure, safe, adaptable, and easy to operate and maintain**.
- Adopt industry recognized best practices for upgrade and maintenance of **landscaping and grounds** so as to provide **resource efficient** (i.e., water, energy, and material, etc.), **healthy, safe, and easy to maintain** outdoor areas.
- Adopt industry recognized best practices for cleaning that result in hygienic, clean, and safe environments, make use of environmentally friendly cleaning methods, and reduce the consumption of natural resources. 



Specific Results

- Establish a school of choice such as project-based, career, or magnet campus. ✓
- GCISD will **augment and financially support outdoor instructional areas.**

District Goal

- Implement a comprehensive plan to address **security needs** at all district facilities.

Aging Conditions

- Buildings
- Systems
- Outdoor Learning Areas
- Play Areas
- Athletic Venues
- Parking Lots & Sidewalks
- Furnishings
- Equipment & Tools
- Buses
- Vehicles
- Efficiency
- Effectiveness
- Operational/Maintained
- Safe - operationally
- Security - deterrence
- Conservation

Growth

- Overcrowding
- Adjusting for the changes in programs and the functional use
- Additions to GES, GMS, HMS, and TES
- Renovations to address functionality
- Addition to PDEC for professional development
- Addition to administrative complex to eliminate portable buildings



Evolution - Environment

- Multipurpose spaces
- Optimize space, make it flexible
- Promote an interactive, stimulating and engaging learning environment
- Easy to maintain
- Comfortable
- Healthy
- Safe
- Allowance to modify or renovate
- Updated finishes
- Upgraded HVAC
- Flooring that doesn't require quarterly waxing
- Materials that inhibit the spread of germs or staph
- Controlled access



Evolution - Resources

○ Resource efficient



○ LED lighting (phased-in)

○ Photo Voltaic Systems (reality)

○ Flooring that requires less maintenance

○ Replace grass with turf

○ HVAC upgrades

○ SMART controls (lights, irrigation, HVAC, etc.)

○ Continue projects that reduce the use of utilities and water

Considerations

Consider choosing projects that result in more efficiency and less use of personnel and utilities

Consider if the project adds or increases costs for the operating budget

FACTS

- 29% of our schools are over 37 years old
- 53% are over 20 years old



Original section is 56 years old

Foundation

- Small classrooms
- Growing enrollment
- STEM campus

Cannon ES





Colleyville Middle School is 40 years old

Functionality

Narrow halls, brick

Detached gymnasium



Additions

GES, GMS, HMS, PDEC, Administration

Growth



Evolution

Controlled Vestibules

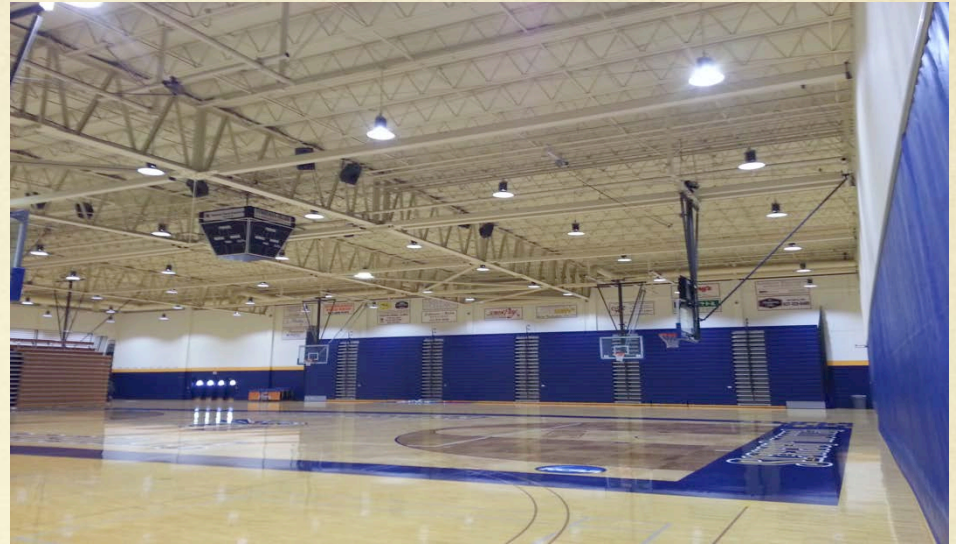
Security Standard (12 schools)

Deterrence and visibility

Move main offices for direct line of sight and one main point of ingress/egress

Evolution

- Replace gym lighting and parking lot lights with LED
- Lighting updates in common areas of high schools and auditoriums
- Lighting for high school tennis courts



Makerspaces



Allowances to modernize interior spaces





Furnishings for Schools

Libraries

Reception areas



Learning Gardens

Other outdoor learning areas

Aging - Facilities

- Mechanical (roof top units, split-systems, chillers, pumps, boilers, fans 15-20 years old)
- Cooling towers over 20 years old (costly repairs)
- Roofing
- 300 LF clay pipe at GHS
- Electrical and plumbing updates and upgrades
- Sanitary sewer lift stations (SLES, HMS, Swim Center & Stadium more than 10 years old & CAN 5 years)
- Turf fields have an eight year lifespan (replace 3 near the end of the bond)
- Repair parking lots and sidewalks and add expansion joints



Aging - Facilities

- Allowances for critical facility repairs (5-6 years)
- Allowances to update cabinets, flooring, painting, play structures, shade covers, gazebos, fencing and canopies
- Replace pole lights at baseball fields
- Stage curtains



Aging - Facilities

- Replace and standardize non-proprietary fire systems and burglar alarm systems (compliance, life/safety)
- Install sprinkler system in remainder of GHS and add smoke detectors (required)
- Water heaters
- Replace corroded electrical equipment in the Swim Center



Mustang-Panther Stadium 1968



- Areas of concrete that have spalled; exposed rebar

- Elevators

- Press Box (functionality)

- Sound in Press Box

- Move student video control booth to Press Box

- Replace reserved seating
- Expand reserved seating



Mustang-Panther Stadium

- Concession Stands Updates & Security
- Scoreboard & Video Control
- Sound System





Search Google Maps



Cotton Belt Trail

Ira E Woods Ave

Ira E Woods Ave

26

Grapevine Colleyville Independent School...

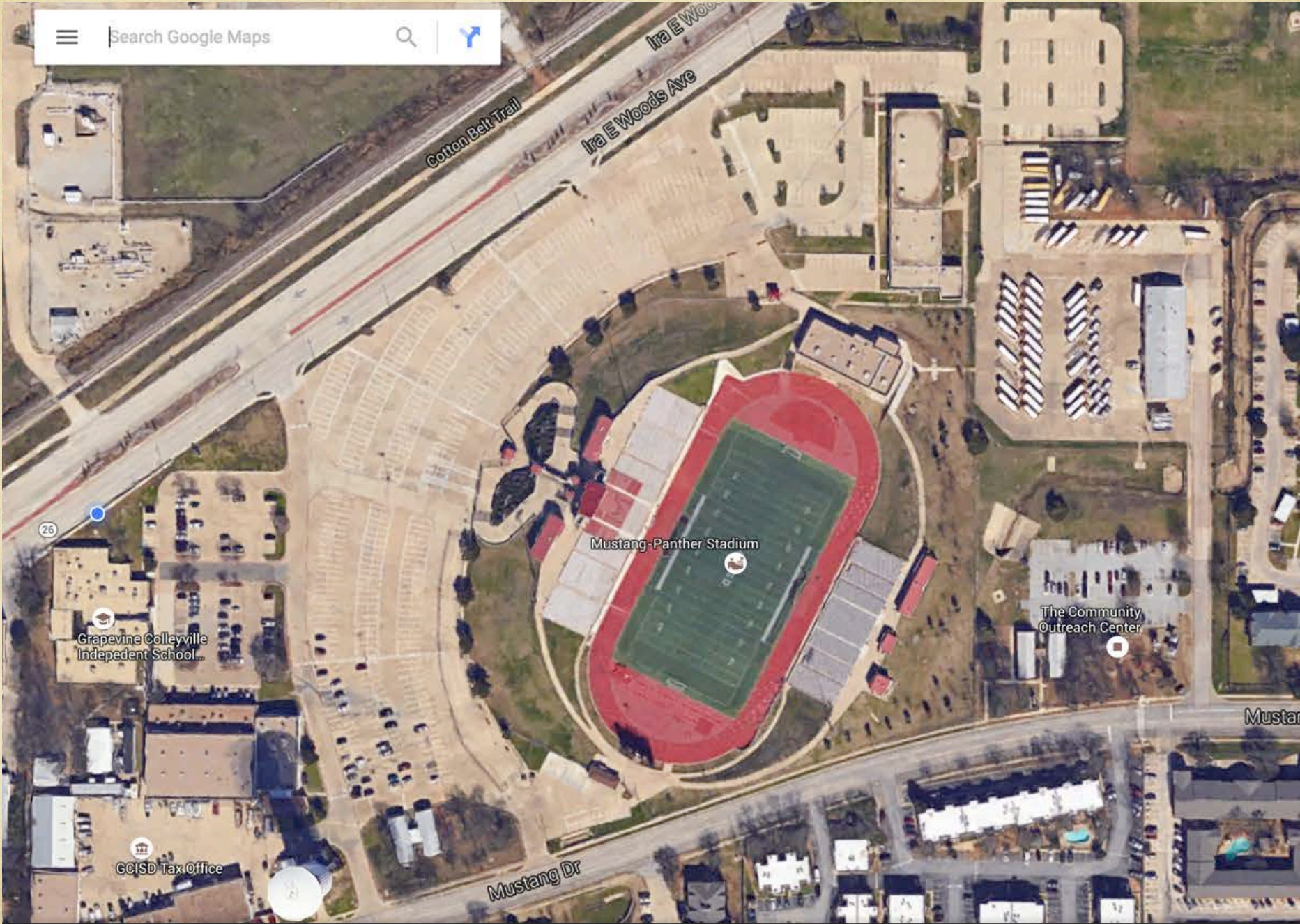
Mustang-Panther Stadium

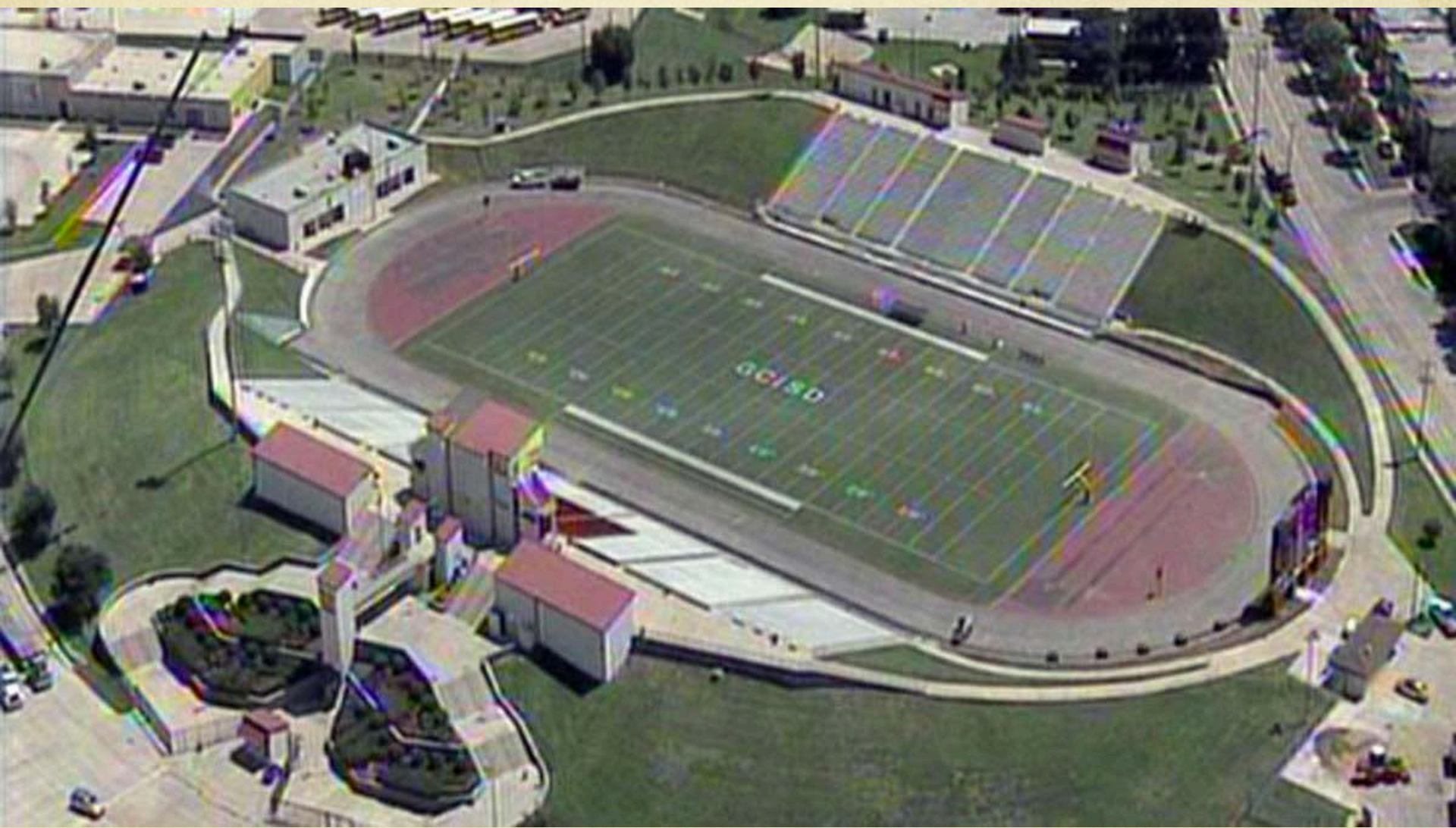
The Community Outreach Center

Mustan

GCISD Tax Office

Mustang Dr





Aging - Grounds

- Allowance for landscaping to replace vegetation reaching end-of-life and begin xeriscaping initiative with native species



Growth - Traffic Flow

- Morning drop-off and afternoon pick-up flow at BES, TES, GHES and GMS
- Parking lot expansions
- Canopies



Surveillance



- The reason for cameras
- Operational costs
- Entry/Exit points
- Hallways
- Known areas
- Replacement plan for legacy cameras (507/426)
- New SPED law (120)



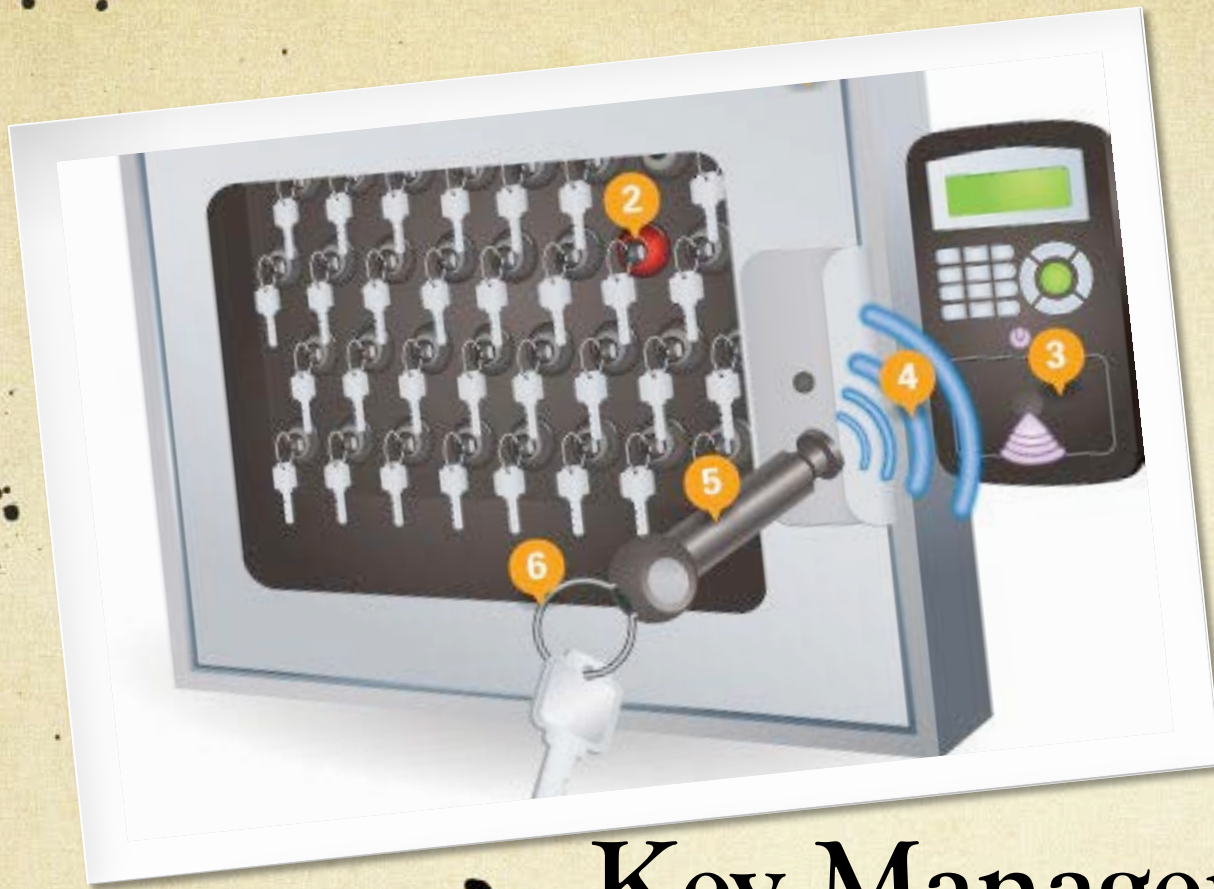
Access Control

Gymnasiums for after-school use
Courtyards



Access Control

Drop down gates to limit access to just athletics areas or assigned areas of buildings



- **Key Management System**

Public Announcement Systems





Directional Signage

- Replace vinyl sign-making equipment

Security Audit

- Add exterior lighting to dark areas
- Increase fence heights
- Add fencing to enclose areas and create vehicle barriers
- Add pipe fencing to prevent access and damage to property and irrigation

Aging - Grounds Equipment

- Replace equipment that is more than 10 years old if requiring many costly repairs



Aging & Growth - Maintenance



- Replace vehicles based on age, mileage and condition
- Change the Leads to mid-size trucks to economize
- Add 4 vehicles

Aging – Custodial Equipment



- Replace equipment used for cleaning facilities



Aging - Equipment

- Lifts for cleaning windows, dealing with lights, checking above the ceiling, making repairs, etc.





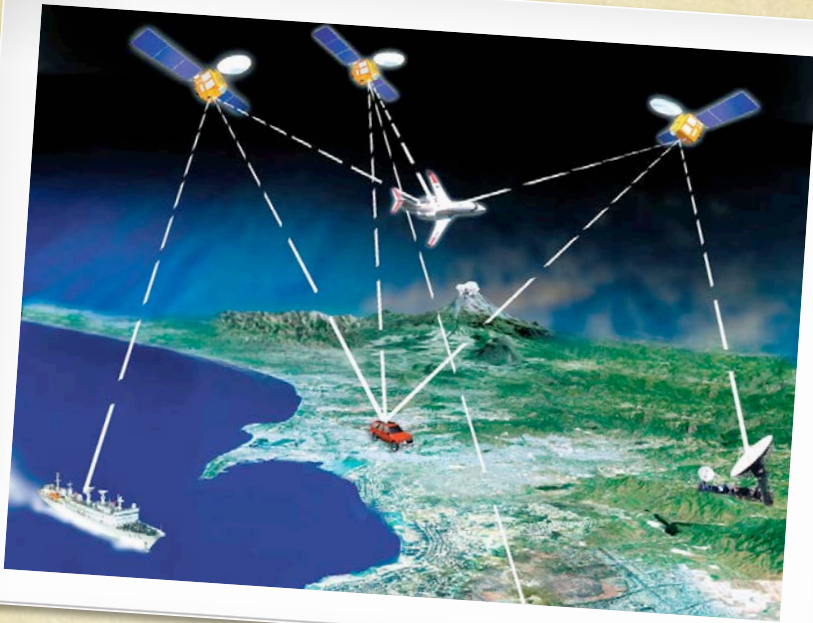
Transportation

Replacement cycle (12% past 15-year lifespan)

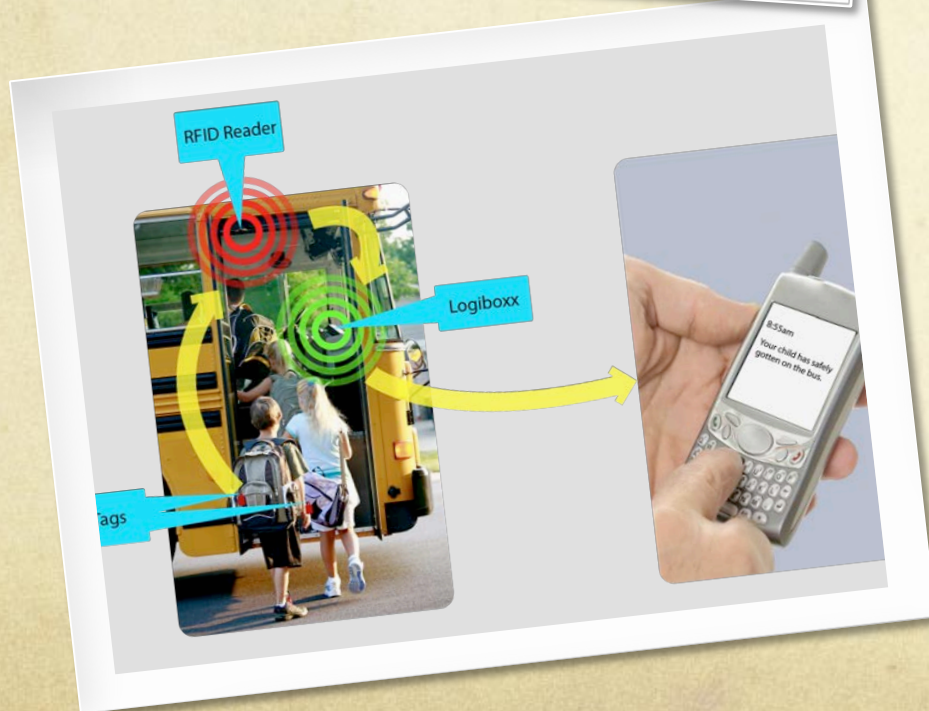
Video camera system

Communication system (radios and dispatch)





Global Positioning
Satellite



Radio Frequency ID with
Parent Portal



Parking Lot Addition

5 additional buses for growth in programs
and shuttles (operating costs)



Add 2 activity travel buses



Rotary Bus Lift Reel Pump Kits



Transportation

- Fuel Management System Hardware – obsolete, consistent failure
- Cathodic protection (corrosion prevention) for diesel tanks
- Canopy & Lighting for propane fuel island



Kitchens

- Replace 2 walk-in freezer/ cooler units that are more than 20 years old
- Replace steam tables at 5 schools
- Replace commercial dish washers and booster heaters at 8 locations (10 years old)



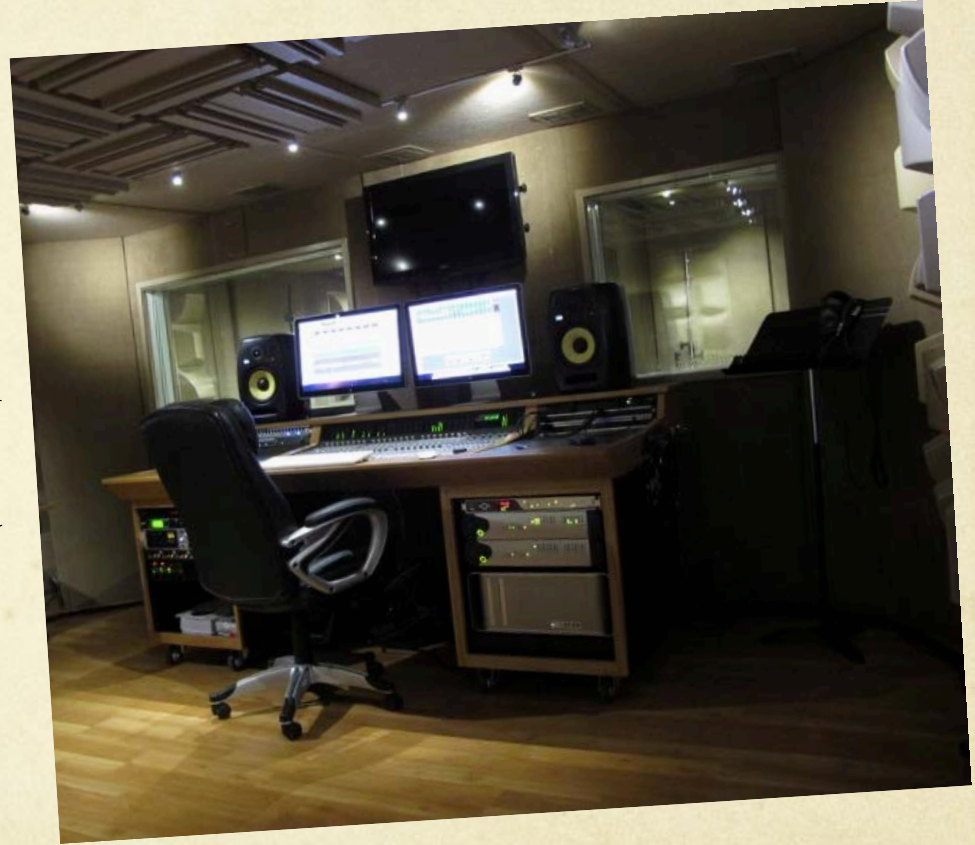


Serving Areas

CTMS - remodel snack bar and create 2 lines in a u-shape and add a merchandiser (last middle school)

Communications

- Portable Public Announcement System for events
- Updates to the Board Room and Control Room
- Replace HD video camera





Support Areas & Administration

Professional Development furniture refresh

Conference room furniture refresh

Office furniture refresh

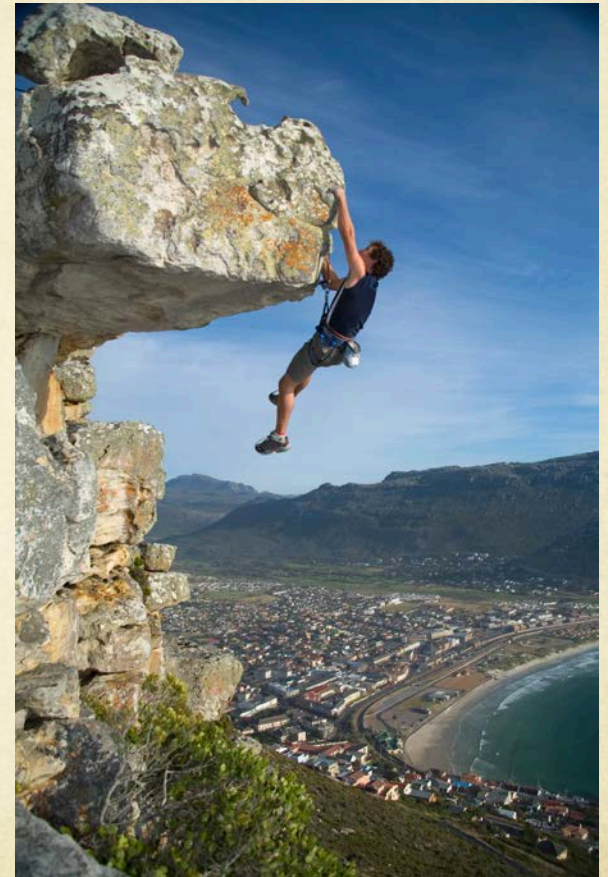
Potential Projects

- Many projects presented are tied to LEAD 2021 (21st Century Learning
- Many deal with aging conditions or compliance requirements (Fire Code, ADA, etc.)
- A few projects deal with growth

LEAD 2021

Potential Projects

- A few words – aspirations
- Transforming
- 30,000 foot view and micro-view



Preparing for the opinion poll





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