Master Plan Name Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set ELPP 2019-03-14 0 (Active) Program Rank 449 School District Yellow Springs Exempted Village School District School District IRN 45674 Greene County County Cost Region 1 (New Construction Cost Factor: 97.00%) Cost Set 2020 (for everything) Bracketing Set 2020 Educational PlannerFutureThink

#### Projected Enrollment (10 Yr)

Grade	2025–2026	Gi	ade Co	nfigurat	ions
PK	0	Grade	sTotalP	acedRe	emaining
К	43	PK-12	607	607	d
1	55	PK-5	270	270	a
2	30	6-8	133	133	a
3	48	9-12	204	204	a
4	47	PK-8	403	403	a
5	47	6-12	337	337	d
6	39	СТ	64	64	a
7	39				
8	55				
9	47	1			
10	57				
11	42				
12	58				
CT Offsite	0				
CT Low Bay Comprehensive	64				
CT High Bay Comprehensive	0				
CT Low Bay Onsite	0				
CT High Bay Onsite	0				
Total	671				

#### Project Scope:

Allowance to Abate / Demolish Mills Lawn Elementary / Middle School. Allowance to Abate / Demolish Yellow Springs High - McKinney Middle School. Build New Elementary / Middle / High School to house grades K-12 and CT.

#### Master Planner Commentary:

The DRAFT Enrollment Projection report dated 12-4-20 is used in this Master Plan

The facilities have been physically assessed, with an Assessment Report released on 5-21-17 by Thomas Porter Architects, and an Enhanced Environmental Hazards Assessment released on 10-23-17 by PSI.

The project budget for new buildings or building additions shown on this plan anticipates attaining the USGBC LEED For Schools (U. S. Green Building Council, Leadership in Energy and Environmental Design) Silver (with a preference for attaining points in the Energy and Atmosphere category). The District qualifies for one (1) Low Bay Career Tech program because they meet the 50 students to 1 program enrollment guideline.

The Specific Allowance includes a Site Access Safety Improvement Allowance (i.e., deceleration lane, center left turn lane, metering, signage, etc.) for the New Elementary / Middle / High School.

The Specific Allowance includes a Storm Shelter for the New Elementary / Middle / High School.

The Specific Allowance includes an Emergency Responder Radio Coverage System for the New Elementary / Middle / High School.

Building	Allowance	
New Elementary/Middle/High	Site Access Safety Improvement Allowance	\$300,000.00
New Elementary/Middle/High	Emergency Responder Radio Coverage Systems for CT SF	\$3,052.00
New Elementary/Middle/High	Storm Shelter allowance (hardening 4,836 SF)	\$333,773.87
New Elementary/Middle/High	Emergency Responder Radio Coverage Systems for 105,123 SF	\$105,123.00

Enrollment  <	ddle/High
Bulding Master Planning Considerations Planning Considerations Planning Considerations Planning Program Ethy	ddle/High
Cet 5 ml         (P000)         (P000	ddle/High
Cost Set         (2000)         (2000	Comprehensive ew
Assessing Consultant Yue         OFCC         OFCC         —           Consultant Yue         Middle High         Elementary,Middle         Elementary,Middle           Aures to ask Vares t	Comprehensive ew
Consultarin Type         Models High         Elementary/Midtle         Elementary/Midtle           Acres         37.82         8.44	Comprehensive ew
Type         Middle High         Elementary/Middle         Elementary/Middle         Elementary/Middle           2rados Housed         7.12         K.6            2rados Housed         7.12         K.6            2rados Housed         7.12         K.6            2rados Housed         1963 Organization         374            1963 Organization         1963 Organization         2.232 tr)         1963 Organization         10.63 tr)           1983 Organization         1983 Organization         10.63 tr)         10.63 tr)         10.63 tr)           1983 Organization         5.914 tr)         10202 Classoon and Media Center Addian         10.63 tr)         10.63 tr)           1999 Elevater Addian         11.51 tr)         13.5         13.261 tr)         607           2002 Classoon Addian         63%         13.261 tr)         607         607           2002 Classoon Addian         63%         13.261 tr)         607         607           2002 Classoon Addian         63%         13.261 tr)         607         607           2002 Classoon Addian         637 Solution         51.061 tr)         50.00         50.00           2003 Classoon Addian         77.5         607 <td< td=""><td>Comprehensive ew</td></td<>	Comprehensive ew
Acces         37.82         8.84            Current Encomment         383         374            Additions to Demotion         1989, Organization         374            1989, Organization         22,321 Fill         374            1989, Organization         22,321 Fill         374            1989, Organization         22,321 Fill         375         23,900 Fill            1989, Organization         1989, Organization         23,900 Fill             1989, Organization         1989, Organization         1989, Organization             1989, Organization         593 fill         51,31 Fill           607           1023, Organization           607          607           21 Projocted           607          607           21 Projocted           607          607           21 Projocted           607             21 Projocted           607 <tr< td=""><td>Comprehensive ew</td></tr<>	Comprehensive ew
Current Enrolment         383         374            Additions to Demoleh         1953 Original Construction         374            Demoleh         1953 Original Construction         1953 Original Construction         23900 ft            Demoleh         1953 Original Construction         1957 Original Construction         1957 Original Construction         1957 Original Construction         1957 Original Construction         1958 Original Construction         1959 Original Cons	ew )
Additions to Denoish 50 1953 Symmatium / Locker Room Addition 1952/Characterian and Modil Centre Addition 23,900 11 11 11 11 11 11 11 11 11 11 11 11 1	ew )
Demolish         0%         22.22 PI         B4%         23.90 FI           1963 Original construction         1963 Original construction         10.16.33 FI           1968 Original construction         1968 Original construction         10.16.33 FI           1999 Elevan Addion         10.06.13 FI         2002 Classronn. Administrative Office, and Multi-Purpose Room (Byrmasium/Studen Diray) Addition         13.261 FI           10202 Classronn Addition         5%         6.314 FI         63%         13.261 FI           10202 Classronn Addition         5%         63%         13.261 FI         647           Scope of Work         A battle Demolish         Abattle Demolish         Battle Addition         647           Scope of Work         A battle Demolish         Abattle Demolish         Battle Addition	ew )
□ 1 gG2 Organal Construction         □ 1 gG7 Classroom and Molie Contra Addition           75%         22,50 fell           11 10%         6,91 fell           0 1 gG2 Classroom and Control Addition         10,403 fell           110%         6,91 fell           0 2 gG2 Classroom Addition         13,261 fell           102%         444 fell           0 2 gG2 Classroom Addition         15,133 fell           0 radies Housed	ew )
75%         29,00 ft         81%         10,163 ft           1988 Classom ad Conder Addition         2002/Classom Administrative Office, and Multi-Purpose Boom (Symaaium/Stude Ibran) Addition         13,261 ft           1099 Elevior Addition         10202         63%         13,261 ft           10202 Classom Addition         55%         6,914 ft         63%           Findels Housed         -         -         607           Proposed         -         -         64           Proposed         -         -         64           Endels Housed         -         -         64           Endels Musk         Abate Demolish         Build N           Existing ft         74,229         47,324         -           Cost to Reported         510,667,171.20         50,00         50,00           Cost to Reported         510,667,171.20         50,00         50,00           Encoder ft/ MM         S28,849         528,80         -           Cost to Reported         510,667,171.20         50,00         50,00           Cost to Reported         510,646,528.32         -         -         -           Reporterminting         -         -         -         -         -           Stot	ew )
Bigg Classroom and Controls Addition         B202Classroom. Additioned	ew )
□110%         0.34 ft         63%         13.261 ft           □10%         64%         13.261 ft           □20%         64%         63%           □202         63%         13.261 ft           0202         Classrom Addition         59%           15.133 ft	ew )
Brades Housed	ew )
□102%         644 ft           □2020 <clssmon addition<="" td="">         59%           Srades Housed            Proposed            Control            Proposed            Control            Contre</clssmon>	ew )
□ □ □ □ □ □ □ □ □ □ □ □ □ □ □ □ □ □ □	ew )
59%         15,133 ft           Grades Housed -           K-12, CT Low Bay O           Projected           607           Trongected           607           Stringected           64           Difference           64           Difference           64           Difference         Stringected             Cost of Additions         Abato Demolish         Borderling         Build N           Difference         Stringected              Cost of Addition RP         Borderling         510.543.232.2             Cost of Addition RP                Cost of Addition RP                 Cost Students	ew )
Brades Housed	ew )
Proposed           607           Crowner          604          607           Crowner          604         607         607           Crowner          604         500         607         607           Crowner           604         500         607         607           Crowner         Borderline           607          607           CostProjected           607          607           607	ew )
Proposed           607           Crowner          604          607           Crowner          604         607         607           Crowner          604         500         607         607           Crowner           604         500         607         607           Crowner         Borderline           607          607           CostProjected           607          607           607	ew )
Projected         —         —         —         607           CT Projected         —         —         64           Enrollment         Abate/Demolish         Build N           Scope of Work         Abate/Demolish         Build N           Scope of Work         Abate/Demolish         Build N           Scope of Work         State/Demolish         Build N           Scope of Work         State/Demolish         —           Cest to Replace         \$21,414,324,21         \$13,367,171,20         \$50,00           Cost to Replace         \$77%         \$10,00         \$50,00         \$0,00         \$0,00           Reprogramming         \$0,00         \$0,00         \$0,00         \$0,00         \$0,00         \$0,00           Inght Replacement         —         —         —         —         —         —         —           Proposed         Students st/Student st required         Students st/Student st required         \$13,4,13,23         \$13,4,13,	)
Enrollment	)
CT Projected          64           Enrollment         Abate/Demolish         Abate/Demolish         Build N           Scope of Work         Abate/Demolish         Border/Ine         Border/Ine           Scope of Work         74,229         47,324            CostRf (DM)         \$288,49         \$288,80            Cost Ro Robinste         \$13,667,171,20         \$0,00           Desite Deplace         \$21,414,324,21         \$13,667,171,20         \$0,00           Cost Ro Robinste         \$16,546,328,32             Cost Ro Robinste         \$10,644,528,32             Abgrogramming         \$0,00         \$0,00         \$0,00         \$0,00           Renovate-Replace         77%              Addition Required         No         No         No         No           Proposed         Students st/Student strequired         Students st/Student strequired         Student strequired         Student strequired           Enrollment          0           0         43 × 121.4           Enrollment          0          0         43 × 121.4	)
Enrollment         Abate/Demolish         Abate/Demolish         Abate/Demolish         Border/ine	)
Scope of Work         Abate/Demolish         Buddenline         Buddenline         Buddenline           Corp Ingling IP         74.229         47.324	)
CEFFI Rating         Borderline	)
Cost // Equipment         S288.80	
Cost to Replace         \$21414,32421         \$13.6547,171.20         \$0.00           Cost to Reprovate         \$16.548,328.32	
Cost to Renovate         \$16,546,328,32	
Beprogramming         \$0.00         \$0.00         \$0.00           Renovate:Replace         77%         77%            Right Replacement              Right Replacement              Right Replacement              Right Replacement              Right Replacement              Roward         Students         st/Student         sf required           Proposed         Students         st/Student         sf required         New ff           Elementary (PK-S)           0           0         43 × 134.3           High (9-12)           0           0         270 × 134.3           Middle (6-8)           0           0         0.43 × 124.3           Right Required           0           0         0.44 × 121.4           Core Space            0         64 × 121.4	
Enerovate-Replace         77%	<u></u>
Light Replacement	
Fight Ratio	
Addition Required         No         No         No           Proposed         Students sl/Student         sl required         Students         sl/Student         sl required         Students         sl/Student         sl/Student <tdl< td=""><td></td></tdl<>	
Addition ft <sup>2</sup> Addition ft <sup>2</sup> New f           Proposed Enrollment         Students         st/Student         st required         Students         st/Student         st/Student         st/Student         st/Students         st/Student         st/Student<	
Proposed         Students         st/Student         st required         Students         st/Student         st required         Students         st/Student           Enrollment         — =         0         — ×         — =         0         43 ×         134.3           Elementary (PK-5)         — ×         — =         0         270 ×         134.3           Middle (6-8)         — ×         — =         0         270 ×         134.3           Middle (6-8)         — ×         — =         0         270 ×         134.3           Middle (6-8)         — ×         — =         0         204 ×         133.5           Caree Technical         — ×         — =         0         204 ×         133.5           Core Space         —         —         —         —         —         —           Iotal It? Required         —         …         …         …         …         …         …	2
Enrollment	ent sfrequire
Elementary (PK-K)	an arrequire
Elementary (PK-5)	8 = 5,77
Middle (6-8)       x       =       0       133 x       162.3         High (9-12)       x       =       0       204 x       183.5         Caree Technical       x       =       0       204 x       183.5         Core Space       x       =       0       64 x       121.4         Core Space       =       0       64 x       121.4         Core Space	8 = 36,28
High (9-12)	
Caree Technical         x         =         0         64 × 121.4           Core Space               Core Space               Core Space               Core Space               Core Space               Large Group         No         No         No         No         No           Restroom Fixture	
Core Space	
Total R* Required	· · · ·
If Existing         74,229         47,324           Large Group Restroom Fixture         No         No           Replacement         No         No           Comprehensive Vocational         No         No           Oversized ff <sup>2</sup> -         -           ess Oversized ff <sup>2</sup> -         -           Programmed         -         -           ess Corresized ff <sup>2</sup> -         -           Programmed         -         -           Cost of ff <sup>2</sup> -         -           Cost of Additions         Cost of Additions         Cost of SF Required SF Required \$/SF         Cost           Cost Of New SF         SF Required \$/SF         SF Required \$/S	105,123.2
Large Group Restroom Fixture Replacement         No         No         No           Comprehensive Vocational         No         No         Yes           Oversized ft <sup>e</sup> -         -         -           Less Oversized ft <sup>e</sup> -         -         -           Comprehensive Vocational         -         -         -           Dversized ft <sup>e</sup> -         -         -           Cost prefized ft <sup>e</sup> -         -         -           CT ft <sup>e</sup> Kisting         -         -         -           CT ft <sup>e</sup> Not         -         -         -           Programmed         -         -         -           Cost Dr ft <sup>e</sup> see below         see below         see below           Cost of Addition ft <sup>e</sup> -         -         -           Cost Of Additions         Cost of Additions         Cost of Required         SF Required           Cost Of New SF         SF Required \$/SF         SF Required \$/SF         SF Required \$/SF         SE Required \$/SF	-
Replacement         No         No         Yes           Comprehensive         No         No         Yes           Vocational         Oversized ff2         -         -           Dversized ff2         -         -         -           ess Oversized ff2         -         -         -           CT ff2 Existing         -         -         -           CT ff2 Existing         -         -         -           Programmed         -         -         -           Cost DT ff2         -74,229         -47,324         -           Addition ff2         -74,229         -47,324         -           Cost pr ff2         see below         see below         see below           Cost pr ff2         See below         -         -           Cost pr ff2         See below         See below         See below           Cost pr ff2         See below         See below         See below         See below           Cost pr ff2         See below         See below         See below         See below         See below           Cost pr ff2         See below         See below         See below         See below         See below         See below         See below </td <td></td>	
No         No         Yes           Vocational         No         Yes           Vocational         -         -           versized ft <sup>2</sup> -         -           ess Oversized ft <sup>2</sup> -         -           CT ft <sup>2</sup> Existing         -         -           CT ft <sup>2</sup> Not         -         -           Programmed         -         -           Less CT ft <sup>2</sup> .74,229         .47,324           Addition ft <sup>2</sup> .74,229         .47,324           Cost per ft <sup>2</sup> see below         see below           Total Addition         -         -         -           Cost of Additions         Cost of Additions         Cost of FRequired         SF Required         \$/SF Cost           Cost Of New SF         SF Required \$/SF Cost         SF Required \$/SF Cost         SF Required \$/SF Cost         SF Required \$/SF Cost           Cost Of New SF         SF Required \$/SF Cost         SF Required \$/SF Cost         SF Required \$/SF Cost         SF Required \$/SF Cost	
Vocational	
Oversized fl <sup>a</sup>	
less Oversized ff*         74,229         47,324           CT ff* Not         -         -           Programmed         -         -           Less CT ff*         74,229         47,324           Addition ff*         -         -           Cost of Additions         -         -           Cost of New SF         SF Required \$/SF         Cost           Cost Of New SF         SF Required \$/SF         Cost           Lementary (PK-5)         ×         =         \$0,000	
CT ff Existing         -           CT ff Existing         -           CT ff Existing         -           Programmed         -           Less CT ff <sup>2</sup> 47,324           Addition ff <sup>2</sup> -74,229           Cost per ff <sup>2</sup> see below           Cost per ff <sup>2</sup> see below           Cost of Additions         -           Cost of Additions         Cost of Additions           Cost Of New SF         SF Required \$/SF           Cost         SF Required \$/SF	
Programmed         47,324           Less CT ft <sup>2</sup> 74,229           Addition ft <sup>2</sup> -74,229           Cost per ft <sup>2</sup> see below           Total Addition         -           Cost         -           Cost of Additions         Cost of Additions           Cost of New SF         SF Required \$/SF         Cost           Elementary (PK-5)         ×         =         \$0,000	
Programmed         47,324           Less CT ft <sup>2</sup> 74,229           Addition ft <sup>2</sup> -74,229           Cost per ft <sup>2</sup> see below           Total Addition         -           Cost         -           Cost of Additions         Cost of Additions           Cost of New SF         SF Required \$/SF         Cost           Elementary (PK-5)         ×         = \$0,00         ×	
less CT fl²         74,229         47,324           Addition ft²         -74,229         47,324           Cost per ft²         see below         47,324           Total Addition             Cost             Cost             Cost             Cost             Cost             Cost of Additions         Cost of Additions         Cost of Required           Cost Of New SF         SF Required \$/SF         Cost         SF Required           Elementary (PK-5)         *         =         \$0.00         *         =	-
Addition ft²         -74,229         -47,324           Cost per ft²         see below         see below         see below           Total Addition           see below         see below           Cost            see below         see below           Cost of Additions            Cost of Additions         Cost of Rew           Cost Of New SF         SF Required \$/SF         Cost         SF Required \$/SF         Cost         SF Required \$/SF         Cost           Elementary (PK-5)         ×         =         \$0.00         ×         =         \$0.00         sc.26.* \$288.80=	
Cost per ft²         see below	105,12
Total Addition Cost         —         —         —         —           Cost of Additions         Cost of Additions         Cost of Additions         Cost of Additions           Cost Of New SF         SF Required \$/SF         Cost         SF Required         \$/SF         Cost         SF Required           Elementary (PK-5)         ×         =         \$0.00         ×         =         \$0.00         \$6,282,6x \$288.80=	
Cost         Cost of Additions         Cost of Additions         Cost of Additions           Cost Of New SF         SF Required \$/SF         Cost         SF Required         \$/SF <td></td>	
Cost of Additions         Cost of Additions         Cost of Required           Cost Of New SF         SF Required         \$/SF         Cost         SF Required         \$/SE         SF         SF <td></td>	
Cost Of New SF         SF Required         \$/SF         Cost         SF Required         \$/SF         Cost         SF Required           Elementary (PK-5)         ×         =         \$0.00         ×         =         \$0.00         \$6,282.6x\$         \$288.80=	build
Elementary (PK-5) × = \$0.00 × = \$0.0036,282.6×\$288.80=	
	\$10,478,414.8
Middle (6-8) × = \$0.00 × = \$0.00 21,589.89×\$289.61	= \$6,252,648.0
High (9-12) × = \$0.00 × = \$0.0047,250.76×\$288.49=	
Career Technical Program Space	
CT Existing ft <sup>2</sup>	
CT New ff2	3,051.2
	3,05
CT Program Total \$0.00 \$0.00 Total Proposed fl <sup>2</sup>	
	108,17 \$30,362,434.6
Total to Rebuild All Buildings	<u>400,002,404.0</u>
	\$0.0
Reprogram	φ0.0
Total Addition Cost — — — — —	
Total Career \$0.00 \$0.00	\$857,648.0
Technical Control Cont	
Project Cost \$0.00 \$0.00	
Asbestos \$306,536.73 \$502,719.60	\$31,220,082.7
Abatement	\$31,220,082.7 \$0.0
Demolition \$334,030.50 \$212,958.00	\$0.0
Exclude Storm — — — —	
Shelter	\$0.0
Specific Allowance \$0.00 \$0.00	\$0.0 \$0.0
	\$0.0 \$0.0 \$741,948.8
Page Subtotal \$33,318,276.45	\$0.0 \$0.0
General Allowance \$0.00	\$0.0 \$0.0 \$741,948.8
Project Agreement \$0.00	\$0.0 \$0.0 \$741,948.8
	\$0.0 \$0.0 \$741,948.8
Co-Funded Project \$33,318,276.45 Total Project Cost \$33,318,276.45	\$0.0 \$0.0 \$741,948.8
104111000 0001 \$33,810,210,49	\$0.0 \$0.0 \$741,948.8

Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set master plan for Yellow Springs Exempted Village School District of Greene County (45674)

## Main Assessment Menu - Yellow Springs Exempted Village (45674) - Yellow Springs High School/McKinney Middle School (42416)

Building Summary - Yellow Springs High School/McKinney M	Middle School (42416)
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	nas Eve	empted Vil	lane			County:	Greene	Area: Southweste	rn Ohio (1)	
Name: Yellow Sprin	•	•	Age AcKinney M		abaal	Contact:	Jack Hatert	Alea. Ooutiiwester		
	0 0		vickinney iv		CHOOL					
Address: 420 East Er						Phone:	(937) 767-7224			
Yellow Sprir	ngs,OH	45387				Date Prepared		By: Julie Apt		
Bldg. IRN: 42416					1	Date Revised:	2020-12-15	By: Valerie Mon	toya	
Current Grades		Acreage:			Suitability Appraisal Summary					
Proposed Grades	N/A	Teaching	Stations:	22					<u> </u>	
Current Enrollment	-	Classroon	ıs:	1	Section		Points Possible	Points Earned	Percentage	Rating Category
Projected Enrollment	N/A				Cover Sheet		_			_
Addition	Date  -	IA Numbe		rrent	1.0 The School Site		100	77	77%	Satisfactory
	1000 0	Floo	rs Squa		2.0 Structural and Mechanical	Features	200	105	53%	Borderline
	1963 2				3.0 Plant Maintainability		100	61	61%	Borderline
Elevator Addition	1999 1	3			4.0 Building Safety and Securi	ty	200	110	55%	Borderline
	2002 1	1			5.0 Educational Adequacy		200	139	70%	Satisfactory
Classroom and Corridor Addition	1988 1	1		6,914	6.0 Environment for Education		200	108	54%	Borderline
	1963 2	1		22 232	LEED Observations		—	—	—	_
Room Addition	1000			22,202	Commentary					
Total				74,229	Total		1000	600	60%	Borderline
*HA = Ha	Indicap	ped Acces	s	1	C=Under Contract					
	tisfacto	-		-	Existing Square Feet					
	eds Re	-		-	Cost per Sq. Ft.					\$0.00
		placemen	t		Renovation Cost Factor					97.00%
*Const P/S = Pro				n	Cost to Renovate (Cost Factor	applied)				\$0.00
FACILITY ASSESS				Dollar	Reprogramming Cost Cost to Renovate w/ Reprogram	mmina				\$0.00 \$0.00
Cost Set: 2020		Rating			Cost to Replace	Inning				\$0.00
🙆 A. Heating System		3	\$2,598,0		Renovate/Replace					N/A
B. Roofing		3	\$1,140,8	94.40 -	These calculations are for the					
C. Ventilation / Air		2	\$10,00	- 00.00	suggests partial demolition of t		Master Plan will v	ery probably show	i a different Rei	novate/Replace
Conditioning					ratio which is representative o	f the Ruilding wi	thout the demolish		u u	
D. Electrical System					ratio, which is representative o	f the Building wi	thout the demolish			
		3	\$1,204,73	36.67 -	ratio, which is representative o	f the Building wi	thout the demolish			
E. Plumbing and Fix		3	\$666,1	36.67 - 14.00 -	ratio, which is representative o	f the Building wi	thout the demolish			
F. Windows	tures	3	\$666,1 \$340,10	36.67 - 14.00 - 03.00 -	ratio, which is representative o	f the Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> </ul>	tures ation	3 3 2	\$666,1 \$340,10 \$47,34	36.67 - 14.00 - 03.00 - 40.00 -	ratio, which is representative o	f the Building wi	thout the demolish			
F.       Windows         G.       Structure: Foundation         H.       Structure: Walls at the structure: Structure: Walls at the stru	tures ation	3	\$666,1 \$340,10	36.67 - 14.00 - 03.00 - 40.00 -	ratio, which is representative o	f the Building wi	thout the demolish			
G       F.       Windows         G       G.       Structure: Foundation         H.       Structure: Walls a Chimneys	ation	3 3 2 2	\$666,1 \$340,10 \$47,34 \$939,60	36.67 - 14.00 - 03.00 - 40.00 - 08.50 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Founda</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors</li> </ul>	ation	3 3 2	\$666,1 \$340,10 \$47,34	36.67 - 14.00 - 03.00 - 40.00 - 08.50 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
G.       Structure: Found:         H.       Structure: Walls a         Chimneys       I.         Structure: Floors       Roofs	ation and and	3 3 2 2 2 2	\$666,1 \$340,1( \$47,34 \$939,60 \$808,80	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
G.       Structure: Found:         G.       Structure: Walls a         Chimneys       Chimneys         I.       Structure: Floors Roofs         J.       General Finishes	ation and and	3 3 2 2 2 2 2 3	\$666,1 \$340,11 \$47,34 \$939,60 \$808,80 \$2,187,75	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
G       F.       Windows         G       G.       Structure: Found:         H.       Structure: Walls a       Chimneys         I.       Structure: Floors       Roofs         J.       General Finishes       K.         K.       Interior Lighting	ation and and	3 3 2 2 2 2 2 3 3 3	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,79 \$482,41	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> </ul>	ation and and	3 3 2 2 2 2 2 3 3 3 3	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,79 \$482,40 \$310,70	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> </ul>	ation and and	3 3 2 2 2 2 2 3 3 3	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,79 \$482,41	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> </ul>	ation and and	3 3 2 2 2 2 2 3 3 3 3	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,79 \$482,40 \$310,70	36.67 - 14.00 - 03.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
G.       Structure: Foundation         G.       Structure: Foundation         H.       Structure: Walls a Chimneys         I.       Structure: Floors Roofs         J.       General Finishes         K.       Interior Lighting         L.       Security Systems         M.       Emergency/Egreet	ation and and s s ss	3 3 2 2 2 3 3 3 3 3 3 3	\$666,1 \$340,11 \$47,3- \$939,60 \$808,80 \$2,187,75 \$482,41 \$310,70 \$74,22	36.67 - 14.00 - 03.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 - 15.25 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Found: Chimneys</li> <li>I. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> </ul>	ation and and s s ss	3 3 2 2 2 3 3 3 3 3 3 3 3 3 3	\$666,1 \$340,11 \$47,3 \$939,60 \$808,80 \$2,187,75 \$482,44 \$310,74 \$74,22 \$167,0	36.67 - 14.00 - 03.00 - 03.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> </ul>	ation and and s s ss	3 3 2 2 2 3 3 3 3 3 3 3 3 2	\$666,1 \$340,10 \$47,34 \$939,66 \$808,86 \$2,187,75 \$482,44 \$310,77 \$74,22 \$167,0 \$85,44 \$590,12	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> </ul>	ation and and s s ss	3       3       2       2       3	\$666,1 \$340,10 \$47,34 \$939,66 \$808,86 \$2,187,75 \$482,44 \$310,77 \$74,25 \$167,0 \$85,44 \$590,12 \$	36.67 - 14.00 - 03.00 - 03.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acco</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> </ul>	ation and and s s ss	3         2         2         2         3         1	\$666,1 \$340,10 \$47,34 \$939,66 \$808,86 \$2,187,75 \$482,44 \$310,77 \$74,25 \$167,0 \$85,44 \$590,12 \$	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 - \$0.00 - \$0.00 - \$0.00 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> </ul>	ation and and and sss cess	3       3       2       2       2       3       3       3       3       3       3       3       3       3       3       1       1       3	\$666,1 \$340,10 \$47,34 \$939,66 \$808,86 \$2,187,74 \$482,44 \$310,74 \$74,22 \$167,0 \$85,44 \$590,11 \$590,11 \$2,10,00	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 - \$0.00 - \$0.00 - 0.000 - 0.000 - 0.000 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> <li>T. Hazardous Mater</li> </ul>	ation and and and sss cess	3         2         2         2         2         3         3         3         3         3         3         3         3         3         3         3         3         3         1         3         3         3         3         3         1         3         3	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,74 \$482,44 \$310,74 \$74,22 \$167,0 \$85,44 \$590,12 \$2,187,90 \$210,00 \$386,84	36.67 - 14.00 - 03.00 - 40.00 - 08.50 - 00.00 - 59.32 - 38.50 - 38.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 - \$0.00 - \$0.00 - 0.000 - 36.30 -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreet Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> <li>T. Hazardous Mater</li> <li>U. Life Safety</li> </ul>	ation and and and ss cess	3         2         2         2         2         3         3         3         3         3         3         3         3         3         3         3         1         3 <td< td=""><td>\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,75 \$482,44 \$310,74 \$74,22 \$167,07 \$85,44 \$590,12 \$210,00 \$386,84 \$357,55</td><td>36.67 - 14.00 - 30.00 - 40.00 - 30.50 - 30.50 - 30.50 - 30.50 - 33.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 - \$0.00 - \$0.00 - \$0.00 - 30.00 - 30.</td><td>ratio, which is representative o</td><td>f t<b>he</b> Building wi</td><td>thout the demolish</td><td></td><td></td><td></td></td<>	\$666,1 \$340,10 \$47,34 \$939,60 \$808,80 \$2,187,75 \$482,44 \$310,74 \$74,22 \$167,07 \$85,44 \$590,12 \$210,00 \$386,84 \$357,55	36.67 - 14.00 - 30.00 - 40.00 - 30.50 - 30.50 - 30.50 - 30.50 - 33.50 - 31.65 - 29.00 - 15.25 - 45.80 - 20.50 - \$0.00 - \$0.00 - \$0.00 - 30.00 - 30.	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreen Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acco</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> <li>T. Hazardous Mater</li> <li>U. Life Safety</li> <li>V. Loose Furnishing</li> </ul>	ation and and and ss cess	3         2         2         2         2         3         3         3         3         3         3         3         3         3         3         1         1         3 <td< td=""><td>\$666,1 \$340,10 \$47,3, \$939,60 \$808,80 \$2,187,70 \$482,44 \$310,70 \$74,22 \$167,00 \$85,40 \$590,11 \$590,11 \$2 \$210,00 \$386,81 \$357,52 \$408,25</td><td>36.67       -         14.00       -         03.00       -         40.00       -         03.50       -         00.00       -         59.32       -         38.50       -         31.65       -         29.00       -         15.25       -         45.80       -         20.00       -         \$0.00       <td< td=""><td>ratio, which is representative o</td><td>f t<b>he</b> Building wi</td><td>thout the demolish</td><td></td><td></td><td></td></td<></td></td<>	\$666,1 \$340,10 \$47,3, \$939,60 \$808,80 \$2,187,70 \$482,44 \$310,70 \$74,22 \$167,00 \$85,40 \$590,11 \$590,11 \$2 \$210,00 \$386,81 \$357,52 \$408,25	36.67       -         14.00       -         03.00       -         40.00       -         03.50       -         00.00       -         59.32       -         38.50       -         31.65       -         29.00       -         15.25       -         45.80       -         20.00       -         \$0.00 <td< td=""><td>ratio, which is representative o</td><td>f t<b>he</b> Building wi</td><td>thout the demolish</td><td></td><td></td><td></td></td<>	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreen Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acco</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> <li>T. Hazardous Mater</li> <li>U. Life Safety</li> <li>V. Loose Furnishing</li> <li>W. Technology</li> </ul>	ation and and and ss cess cess	3         2         2         2         3         3         3         3         3         3         3         3         3         3         3         1         1         3 <td< td=""><td>\$666,1 \$340,11 \$47,34 \$939,66 \$808,86 \$2,187,74 \$482,44 \$310,74 \$74,22 \$167,0 \$85,44 \$590,11 \$ \$210,00 \$386,86 \$357,55 \$408,22 \$692,86</td><td>36.67       -         14.00       -         03.00       -         03.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         31.65       -         29.00       -         15.25       -         45.80       -         20.50       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.280       -         \$0.280       -         \$0.280       -         \$0.59.50       -         \$0.600       -</td><td>ratio, which is representative o</td><td>f t<b>he</b> Building wi</td><td>thout the demolish</td><td></td><td></td><td></td></td<>	\$666,1 \$340,11 \$47,34 \$939,66 \$808,86 \$2,187,74 \$482,44 \$310,74 \$74,22 \$167,0 \$85,44 \$590,11 \$ \$210,00 \$386,86 \$357,55 \$408,22 \$692,86	36.67       -         14.00       -         03.00       -         03.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         31.65       -         29.00       -         15.25       -         45.80       -         20.50       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.280       -         \$0.280       -         \$0.280       -         \$0.59.50       -         \$0.600       -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			
<ul> <li>F. Windows</li> <li>G. Structure: Foundation</li> <li>H. Structure: Walls a Chimneys</li> <li>I. Structure: Floors Roofs</li> <li>J. General Finishes</li> <li>K. Interior Lighting</li> <li>L. Security Systems</li> <li>M. Emergency/Egreen Lighting</li> <li>N. Fire Alarm</li> <li>O. Handicapped Acc</li> <li>P. Site Condition</li> <li>Q. Sewage System</li> <li>R. Water Supply</li> <li>S. Exterior Doors</li> <li>T. Hazardous Mater</li> <li>U. Life Safety</li> <li>V. Loose Furnishing</li> </ul>	ation and and and sss cess cess	3         2         2         2         3 <td< td=""><td>\$666,1 \$340,10 \$47,3, \$939,60 \$808,80 \$2,187,70 \$482,44 \$310,70 \$74,22 \$167,00 \$85,40 \$590,11 \$590,11 \$2 \$210,00 \$386,81 \$357,52 \$408,25</td><td>36.67       -         14.00       -         03.00       -         03.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         31.65       -         29.00       -         15.25       -         45.80       -         20.50       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.280       -         \$0.280       -         \$0.280       -         \$0.59.50       -         \$0.600       -</td><td>ratio, which is representative o</td><td>f t<b>he</b> Building wi</td><td>thout the demolish</td><td></td><td></td><td></td></td<>	\$666,1 \$340,10 \$47,3, \$939,60 \$808,80 \$2,187,70 \$482,44 \$310,70 \$74,22 \$167,00 \$85,40 \$590,11 \$590,11 \$2 \$210,00 \$386,81 \$357,52 \$408,25	36.67       -         14.00       -         03.00       -         03.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         00.00       -         31.65       -         29.00       -         15.25       -         45.80       -         20.50       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.00       -         \$0.280       -         \$0.280       -         \$0.280       -         \$0.59.50       -         \$0.600       -	ratio, which is representative o	f t <b>he</b> Building wi	thout the demolish			

#### Building Component Information - Yellow Springs Exempted Village (45674) - Yellow Springs High School/McKinney Middle School (42416)

Addition	Auditorium Fixed Seating	Corridors	Agricultural Education Lab	Primary Gymnasium	Media Center	Vocational Space	Student Dining	Kitchen	Natatorium	Indoor Tracks	Adult Education	Board Offices		Auxiliary Gymnasium
Gymnasium / Locker Room Addition (1963)														
Original Construction (1963)		8556		7563	2378		2892	1150						
Classroom and Corridor Addition (1988)		1730												
Elevator Addition (1999)		252												
Classroom Addition (2002)		4182												
Total	0	14,720	0	7,563	2,378	0	2,892	1,150	0	0	0	0	0	0

Master Planning Considerations There are no readily evident conditions that might significantly effect master planning with regard to the site. There is a drainage ditch which runs through the middle of the site from north to south. Due to the size of the shared site, building expansion is not recommended. Additional acquisition of adjacent rural property could allow for significant facility expansion. The Educational Service Center of Greene County is located in a building on the same site as the Yellow Springs High School, and owned by the county.



## Main Assessment Menu - Yellow Springs Exempted Village (45674) - Mills Lawn Elementary / Middle School (24919)

Building Summary - Mills Lawn Elementary / Middle School (24919)

District:	Yellow Springs Ex	empted \	Village	<i>,</i>				County:	Greene	Area	: Southwes	tern Ohio (1)		
Name:	Mills Lawn Elemer	•	•		I			Contact:	Michelle Persor					
	200 South Walnut				•			Phone:	(937) 767.7217					
Address.	Yellow Springs,OH							Date Prepared	. ,		Julie Apt			
Bidg. IRN		140007						Date Revised:		-	Valerie M	ontova		
Current Gr		K-6 Ac	creage			8.84	Quitabili	ity Appraisal Sun		by.	Valene IVI	ontoya		
Proposed			eachin		tiona	25	Sultabili	ity Appraisal Sull	lillary					
Current En			lassroo	-	10115.	23	-	Section	1	Point	s Possible	Points Earned	Percentage	Rating Category
		N/A	1855100	uns.		23	 Cover S		-		_	_		
Addition	Linoiment	IN/A	Date		Number	Curren		School Site			100	72	72%	Satisfactory
Addition			Dale		of Floors	Square		ctural and Mecha	anical Features		200	98	49%	Poor
						Feet		nt Maintainability			100	59	59%	Borderline
	n, Administrative Off	ice, and	2002	1	2	13,20		ding Safety and			200	105	53%	Borderline
Multi-Purp		A ddition						cational Adequa			200	130	65%	Borderline
	um/Student Dining) /	Addition	1050		4	00.00		ironment for Edu			200	125	63%	Borderline
•	onstruction	۸ ما ما <sup>بد</sup> - ۰	1952		1	23,90		bservations			_		_	_
	n and Media Center	Addition	1957	2	2	10,10	4 Comme	entary			_	_	_	_
Total	*HA = Har	diagon	d Ass	200		47,32	Total				1000	589	59%	Borderline
		ndicappe isfactory		388				er Contract						
		eds Repa						Square Feet						<b>\$0.00</b>
	*Const P/S = Pres	eds Repla			atruction			r Sq. Ft. tion Cost Factor						\$0.00 97.00%
	ACILITY ASSESSM		eaulea	a Cor	struction	Dollar		Renovate (Cost I	Factor applied)					\$0.00
Γ <i>ŀ</i>	Cost Set: 2020		в	Rating	Ass	essment	Reprogr	amming Cost	11 /					\$0.00
🛅 A. Hea	ating System			3		6,340.00	Cost to	Renovate w/ Rep	programming					\$0.00
B. Roo				3		6,575.10		Replace te/Replace						\$0.00 \$0.00 N/A
	ntilation / Air Condition	onina		2		5,000.00			for the case where	e none	of the Build	dina's Additions a	are slated for	
	ctrical Systems			3		3,068.52	_ Master I	Plan suggests pa	artial demolition of	f this E	Building, the	Master Plan will	very probabl	y show a different
	mbing and Fixtures			3		2,341.00	- Renova	te/Replace ratio,	which is represe	ntative	of the Build	ling without the o	demolished ad	dditions.]
	Idows			3		2,262.00	-							
🛅 G. Stru	ucture: Foundation			2		6,475.00	-							
🛅 H. Stru	ucture: Walls and Ch	nimnevs		2		7,175.00	-							
	ucture: Floors and R			1		\$0.00	-							
	neral Finishes			3	\$1,38	6,506.90	-							
	rior Lighting			3		7,606.00	-							
	curity Systems			3	\$20	7,197.40	-					•		
	ergency/Egress Ligh	nting		3		7,324.00	-							
🛅 N. Fire		-		3		5,479.00	-							
🛅 O. Han	ndicapped Access			3	\$21	3,452.60	-			•				
🛅 P. Site	Condition			2	\$33	9,078.20	-							
🛅 Q. Sew	vage System			1		\$0.00	-							
🛅 R. Wat	ter Supply			1		\$0.00	-							
_	erior Doors			3	\$84	4,500.00	-							
	ardous Material			3		7,587.40	-							
	Safety			2		1,436.80	-							
	se Furnishings			3		),282.00	-							
🙆 W. Tec				3		0,648.00	-							
- X. Con	nstruction Contingen			-		4,312.83	-							
							-							

## Building Component Information - Yellow Springs Exempted Village (45674) - Mills Lawn Elementary / Middle School (24919)

Addition	Auditorium Fixed Seating	Corridors	Agricultural Education Lab	Primary Gymnasium	Media Center	Vocational Space	Student Dining	Kitchen	Natatorium	Indoor Tracks		Board Offices		Auxiliary Gymnasium
Original Construction (1952)		3571		2481				665						
Classroom and Media Center Addition (1957)					2925									
Classroom, Administrative Office, and Multi-Purpose Room (Gymnasium/Student Dining) Addition (2002)		2727		2109										
Total	0	6,298	0	4,590	2,925	0	0	665	0	0	0	0	0	0
Master Planning Considerations				dent condition t recommende		ight significa	antly effect	t master	planning with	n regard	to the site.	Due to t	he size of t	he site,

# Master Plan Worksheets for New Elementary/Middle/High

Storm Shelter

Storm shelter to be built as part of new construction	
ES enrollment	270
MS enrollment	133
HS enrollment	204
CTS enrollment	64
Staff	113
Total occupants	784
SF required for occupants (@ 5 SF / occupant)	3,920
Wheelchair occupants (@ 1 / 200 occupants)	4
Additional SF required for wheelchair occupants (@ 10 SF / wheelchair occupant)	40
Water closets required (@ 1 WC / 250 occupants for first 500; 1 WC / 500 occupants for the rest SF required for water closets (@ 15 SF / WC)	:)3 45
Lavatories required (@ 1 lavatory / 1,000 occupants)	1
SF required for lavatories (@ 9 SF / lavatory)	9
Required shelter SF	4,014
Usable space	83%
Required SF to allow for useless space (1 ÷ 83% = 120%)	4,836
Required SF with mechanical area (+ 0.0%)	4,836
<b>Total Required SF</b> (+ 0.0% construction factor)	<b>4,836</b>
SF cost (@ \$62.88 / SF hardened) Peer review fees Storm shelter construction cost Total storm shelter cost (* 97.00% regional cost factor for Southwestern Ohio)	\$304,096.77 \$15,000.00 \$25,000.00 \$344,096.77 <b>\$333,773.87</b>

# Program of Requirements for New Elementary/Middle/High (Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set)

-	•		•								_				
SF per Stud	ent					General Info				Square F	ootage				
POR SF/Stud	dent	47.67 (not	to exceed	d d			Students Low Bay Students High Bay	64 0		Total POF	RSF			xceed Maximu	ım
Maximum Pr	ogram	IVIAX	timum Allo	owable)			ligh School Stude	-		Maximum			Allowabl	e)	
SF/Student	ogram	148.39 (Ma	ximum All	lowable)			grams Low Bay (5			Program S		9,497	(Maximu	im Allowable)	
OSDM Brack	keted	169.00				Funded Prog	grams High Bay (3	80:1) 0		OSDM Bra	acketed 1	0.816			
SF/Student		109.00				Career Tech	Excess SF			SF	1	0,010			
	Program Code	Existing Indoor SF	Existing SF	Indoor SF Specified In DM	SF Specified In DM	Existing Lab Percent Of Required	SF Reprogrammed		ramming \$23.62)	Proposed New Indoor SF	Proposed New SF	Cos	st New	Total Cost	Fir S
rogram Type	1														
isual Design	B2	0	0	1,520	1,520	0.00%	0.00		\$0.00	0		0	\$0.00	\$0.00	)
nd Imaging	Program r	not funded o	due to 50:	1 Guideline.											
rogram Type	2														
	F6	0		,	2,310	0.00%	0.00		\$0.00	2,310	2,31	0\$659	,412.60	\$659,412.60	2,3
nd Design	Program f	unded due	to 50:1 G	uideline.											
rogram Type	4														
	B1	0				0.00%	0.00		\$0.00	0		0	\$0.00	\$0.00	)
	Program r	not funded o	due to 50:	1 Guideline.								_			
et Program pace Total		0	0				0.00		\$0.00	2,310	2,31	0\$659	,412.60	\$659,412.60	2,
uilding Servi	ces Space	es													
		Existing Indoor								Proposed New				Cost(\$294.11)	Fin
	atula al EQ/	SF								Indoor SF				<b>#00.000.71</b>	4.4
lechanical Ele orridors 14%	ctrical 5%	0								115.50 323.40				\$33,969.71 \$95,115.17	
uilding Service	oc Spacoc													, ,	
ubtotal	es opaces	0								438.9				\$129,084.88	3 43
uilding Gross	s Square	Footage													
g =====	o oqualo i	Existing								Proposed					
		Indoor SF								New Indoor SF				Cost(\$294.11)	Fir
et Program Sp uilding Service From Above)							<b>•</b>			2,748.9					
onstruction Fa		0.00								302.38				\$88,932.98	302
OR Totals		Existing								Proposed					
		Indoor								New Indoor SF				Cost(\$294.11)	Fil
et Program		<u>ог</u> 0								2,310				\$659,412.60	2,3
Scribylan										2,010	L				-
egional Cost F	Factor													-\$19,782.38	
7.00%		0								138 0					
	es Spaces	0.00								438.9 302.38				-\$19,782.38 \$129,084.88 \$88,932.98	3 43

POR Worksheet

# Program of Requirements for New Elementary/Middle/High (Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set)

-	•			•		-									-	
SF per Stud	lent						General Info				Square F	ootage				
POR SF/Stu	dent	47.67	(not to Maxim	exceed	l wable)			Students Low Bay Students High Bay	64 / 0		Total POF	SF 3		not to e	xceed Maximu	ım
Maximum Pr SF/Student	rogram			num Allo	,		Number of H	ligh School Stude	nts 204		Maximum Program S	25			im Allowable)	
OSDM Brack	rotod							grams Low Bay (5			OSDM Bra	ackatad				
SF/Student	Neleu	169.00					Career Tech	grams High Bay (3 I Excess SF	0.1) 0		SF	10 ackeleu	0,816			
							Existing									
	Program Code	Existi Indo SF	or 🗗	kisting SF	Indoor SF Specified In DM	SF Specified In DM	Lab	SF Reprogrammed		ramming \$23.62)	Proposed New Indoor SF	Proposed New SF	Cost	t New	Total Cost	Fir S
rogram Type		1											_			
	B2 Program r	not funde	0 ed due	0 e to 50:1	1,520 I Guideline.	1,520	0.00%	0.00		\$0.00	0	C	0	\$0.00	\$0.00	)
rogram Type	2															
	F6		0	0	2,310	2,310	0.00%	0.00		\$0.00	2,310	2,310	\$659,	412.60	\$659,412.60	2,3
nd Design	Program f	unded c	due to	50:1 Gi	uideline.											
rogram Type	4															
	B1		0	0	3,360	3,360	0.00%	0.00		\$0.00	0	C	)	\$0.00	\$0.00	)
	Program r	not fund	ed due	e to 50:1	1 Guideline.											
et Program pace Total			0	0				0.00		\$0.00	2,310	2,310	\$659,	412.60	\$659,412.60	2,
uilding Servi	ices Spac	1														
		Existi Indo SF	or								Proposed New Indoor SF				Cost(\$294.11)	Fin
lechanical Ele	octrical 5%	-	0								115.50				\$33,969.71	11
orridors 14%			0								323.40				\$95,115.17	-
uilding Servic	es Spaces	;	0								438.9				\$129,084.88	
uilding Gros	s Square	Footage	е													
		Existi Indo SF	or								Proposed New Indoor SF				Cost(\$294.11)	Fin
et Program S uilding Servic From Above)			0					•			2,748.9					
onstruction Fa			0.00								302.38				\$88,932.98	302
OR Totals																
on rotais		Existi	na								Proposed					
		Indo	or								New Indoor SF				Cost(\$294.11)	) Fin
et Program			0								2,310				\$659,412.60	) 2,
egional Cost   7.00%	Factor														-\$19,782.38	
uilding Servic	es Spaces		0								438.9				\$129,084.88	3 43
onstruction Fa			0.00								302.38				\$88,932.98	_
otal			0								3,051.28				\$857,648.08	_

POR Worksheet

Specific Allowances for Master Plan Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set - Yellow Springs Exempted Village

	Return To MasterPlan											
ecific Allowances												
Building	Category	Name	Amount	Comments	Cost Column	Include in Right Ratio						
[New Elementary/Middle/High]	Site Development	Site Access Safety Improvement Allowance		Allowance for Site Access Safety Improvement in the amount of \$300,000.00	Base CM & A/E Services	no						
[New Elementary/Middle/High]	ERRCS	Emergency Responder Radio Coverage Systems for CT SF	\$3,052.00	Allowance Adjustment to Cover Entire Building SF including CT Space	Base CM & A/E Services	yes						
[New Elementary/Middle/High]	Storm Shelter	Storm Shelter allowance (hardening 4,836 SF)	\$333,773.87	,	Base CM & A/E Services	yes						
[New Elementary/Middle/High]	ERRCS	Emergency Responder Radio Coverage Systems for 105,123 SF	\$105,123.00		Base CM & A/E Services	yes						
tal			\$741,948.87	,								
		Return T	o MasterPlan									



Career Tech Programs - Eligible for Only 1 of the Programs based on Enrollment of Low Bay Students Currently Selected - F6 Engineering & Design based on Highest Enrollment in Questionnaire Funding and SF is allocated for selected program and SF can't be moved into other areas of School Building

# Program of Requirements for New Elementary/Middle/High (Yellow Springs EVSD (Greene) - ELPP - New K-12 - DRAFT\_2020 Cost Set)

			Number of Low Box C	tudonto.	64		
SF per Student			Number of Low Bay Students:		64 Servere Feature		
		(not to exceed	Number of High Bay Students:		0	Square Footage	
POR SF/Student	47.67	Maximum Allowable)	Number of High Scho	ol Students:	204	Total POR 3,051	(not to exceed Maximum
Movimum		-	Funded Programs Lo	w Bay: 50:1	1		Allowable)
Maximum Program SF/Student	148.39	(Maximum Allowable)	Funded Programs High Bay 30:1		0	Maximum Program SF 9,497	(Maximum Allowable)
OSDM			Low Bay Programs Requiring Funds :		1	OSDM Bracketed 10,816	
Bracketed SF/Student	169.00		High Bay Programs Requiring Funds :		0	SF	
				anner data Set: 2020			
				m Type 1			
		B2	: Visual Design and Imag		in new space		
Related Space	Fu	unded Square Feet	Existing Square Feet		ew Square Feet	Cost Per Square Foot	Total
Laboratory		1200	0	•	. (	\$255.10	\$0.00
Related Office		120	0		(	\$255.10	\$0.00
Related Storage		200	0		(	\$255.10	\$0.00
Other		0	0		(	\$0.00	\$0.00
Total:		1,520	0		(		\$0.00
Reprogrammed SF: 0.00				I.		1	
Comments: Program not	funded du	e to 50:1 Guideline.					
			Progra	m Type 2			
		F	6: Engineering and Desig	gn — housed i	n new space		
Related Space	Fi	unded Square Feet	Existing Square Feet	Proposed Ne	ew Square Feet	Cost Per Square Foot	Total
Laboratory		1500	0		1500	\$285.46	\$428,190.00
Related Office		120	0		120	\$285.46	\$34,255.20
Related Storage		200	0		200	\$285.46	\$57,092.00
Related Changing Room		490	0		490	\$285.46	\$139,875.40
Other		0	0			\$0.00	\$0.00
Total:		2,310	0		2,310		\$659,412.60
Reprogrammed SF: 0.00							
Comments: Program fund	ded due to	50:1 Guideline.					
			·	m Type 4			
			B1: Performing Arts			1	1
Related Space	Fu	unded Square Feet	Existing Square Feet	Proposed Ne	ew Square Feet	Cost Per Square Foot	Total
Laboratory		1500	0		(		
Practice Room		150	0		(		
Related Classroom		900	0			\$256.80	
Related Office		120	0		(	1 1 1 1	
Related Storage		200	0		(		
Related Changing Room		490	0				
Other		0	0		(		
Total: Reprogrammed SF: 0.00		3,360	0		(		\$0.00