

Nora-Northside Community Council

91st & College Property

February 6, 2020

Referendum Facts & Information Sessions

All
Information Sessions
Open to the Public

**RSVP required due to
space limitations
and for our planning*

February 20, 7:00-8:00 PM @ Nora Library
8625 Guilford Avenue

February 24, 7:30-8:30 AM @ CEC
8550 Woodfield Crossing Blvd.

March 5, 7:00-8:00 PM @ CEC
8550 Woodfield Crossing Blvd.

March 9, 7:30-8:30 AM @ CEC
8550 Woodfield Crossing Blvd.

March 18, 12:00-1:00 PM @ Michigan Rd. Library
6201 N. Michigan Road

March 20, 12:00-1:00 PM @ Glendale Library
6101 N. Keystone Avenue

April 8, 5:00-6:00 PM @ CEC
8550 Woodfield Crossing Blvd.



WASHINGTON
TOWNSHIP SCHOOLS

Please RSVP by
calling or emailing:
317-205-3332 ext 77200 or
mwilson@msdwt.k12.in.us

Next NCC Presentation

Nora-Northside Community Council

Referendum Facts and Information

April 2, 2020



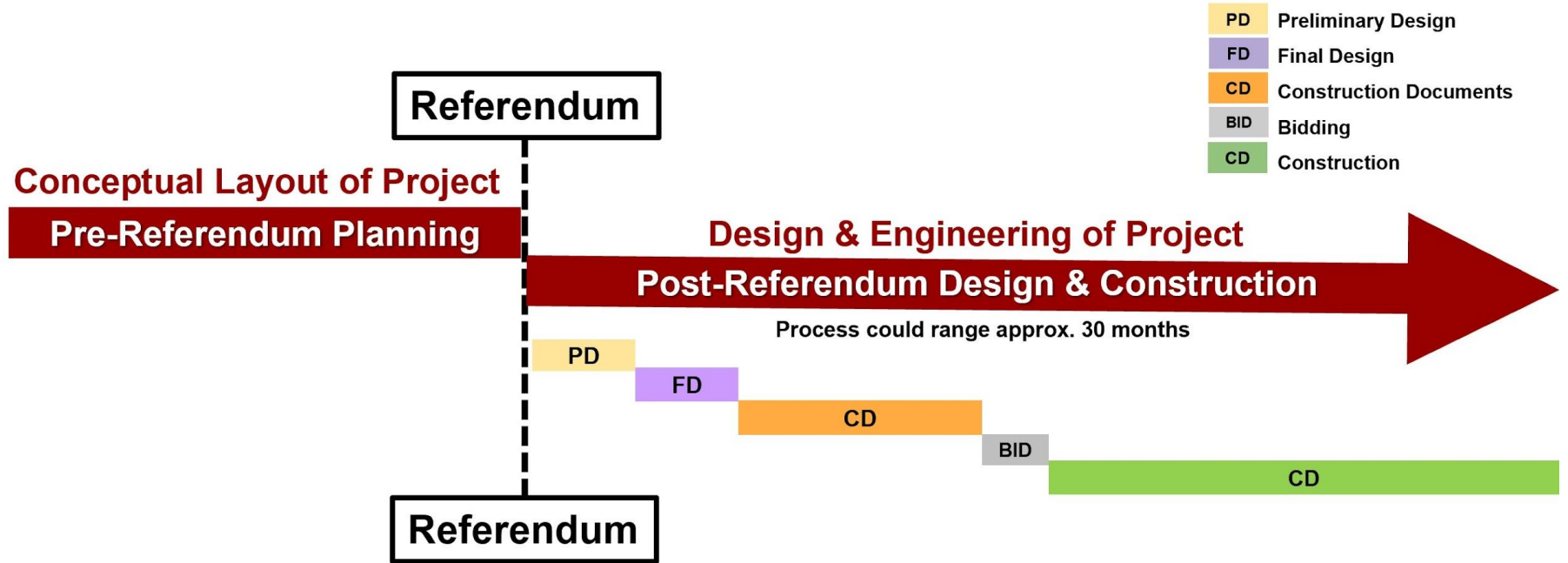
New
Construction
of Northview
Middle School

MS Site Plan

91st & College - DRAFT Plan 1/31/2020

Site Development Timeline

Design & Approval timeline for Referendum Projects



Conceptual Layout of Project

Pre-Referendum Planning

Review of available site information:

- Comprehensive plan
- Zoning
- Topography/Drainage patterns
- Vegetation/Wetlands
- Roadway/Pedestrian access
- Utilities

Conduct Traffic & Environmental Study

Conceptual layout of property

Evaluation of total project costs

Community discussions & presentations

- Community Collaboration Meetings
- Nora Community Council
- Individual Discussions
- New Middle School Task Force

Design & Engineering of Project

Post-Referendum Design & Construction

PD

FD

Preliminary & Final Design Phases will include a scheduled series of input meetings & collaboration work sessions with end user & community representatives. This would include the New Middle School Task Force.

- **During this time there will be continued discussions & presentations with Nora Community Council**

CD

Construction Documentation Phase that upon review and approval of concept the project moves into engineering of the design

End of Construction Documentation Phase is when:

- Completed site engineered drawings are submitted for DMD Approval
- Completed drainage/entrance plans are submitted for City Approval
- Completed architectural & engineering drawings are submitted for State & City Approval
- Project is Publicly Bid for Construction

BID

CD

Referendum

To begin the Construction Phase the contractor uses DMD approval & drainage approvals to obtain an Improvement Location Permit to be able to begin the process of building the project

Site Development Process

Current Site Investigation

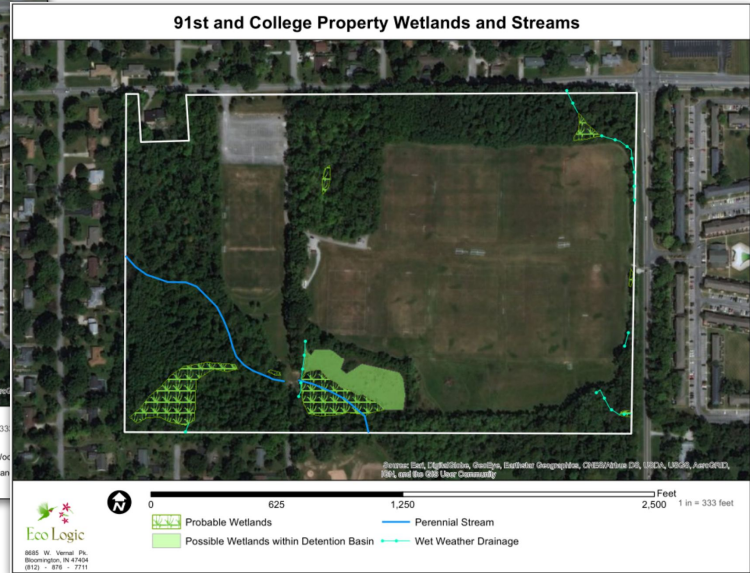
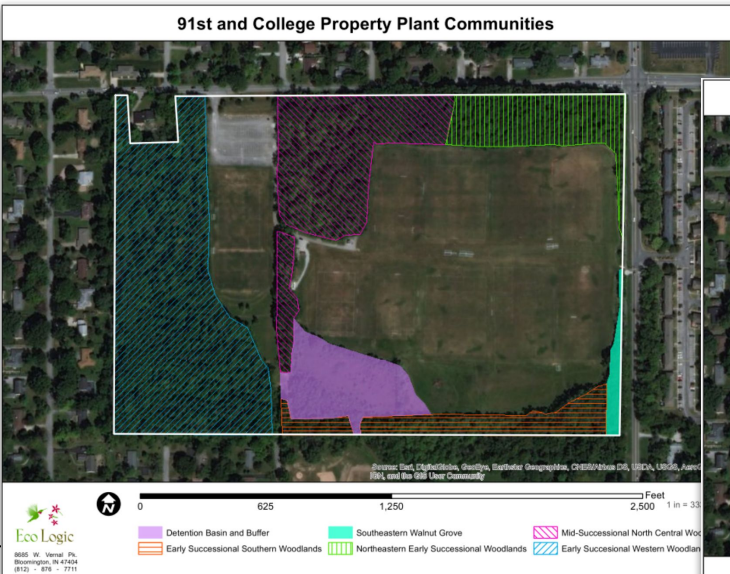
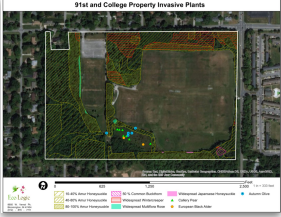
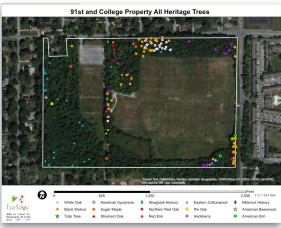
- Traffic Study - In process



Site Development Process

Current Site Investigation

- Environmental Ecological Study - Completed - Plant Communities, Soils, Heritage Trees, Invasive Plants, Wetlands and Streams
 - Study allows for insight into eco-friendly design opportunities



91st and College Property Wetlands and Streams



Probable Wetlands

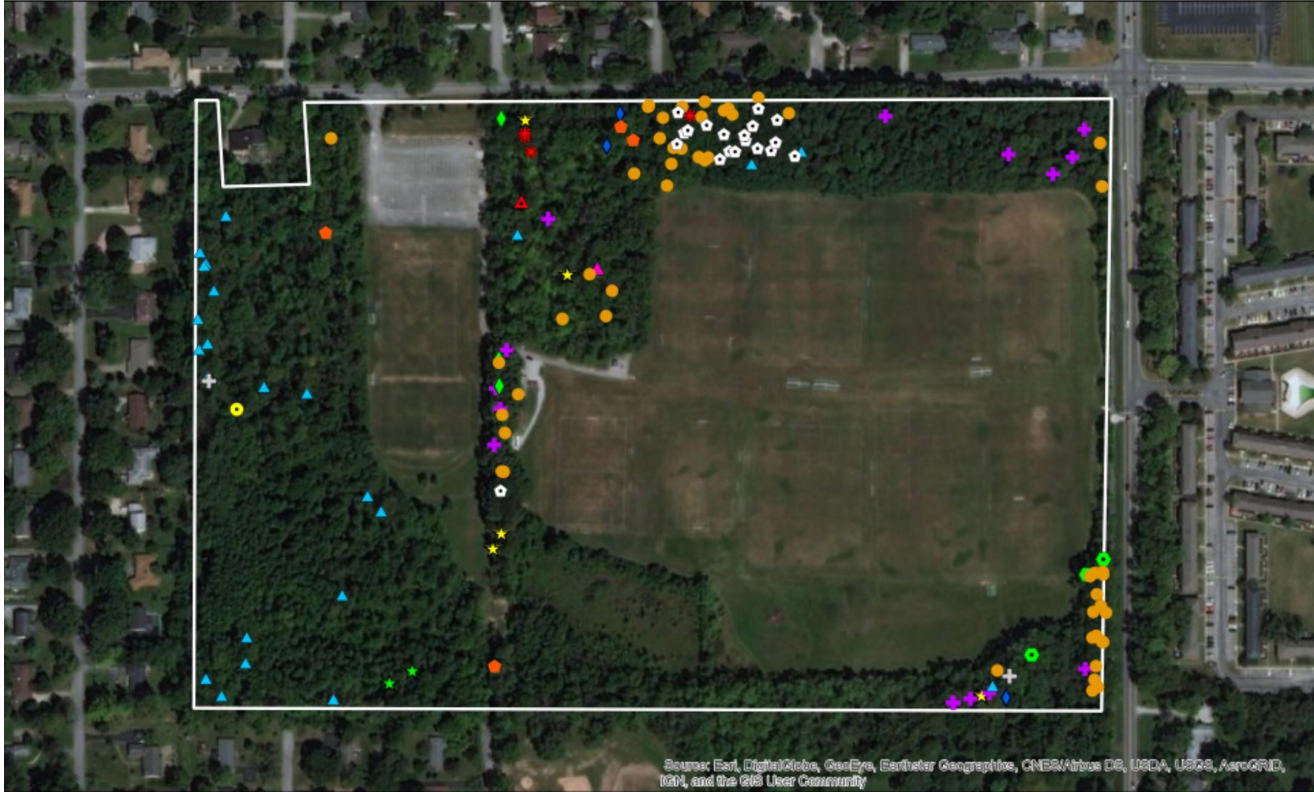


Possible Wetlands within Detention Basin

Perennial Stream

Wet Weather Drainage

91st and College Property All Heritage Trees

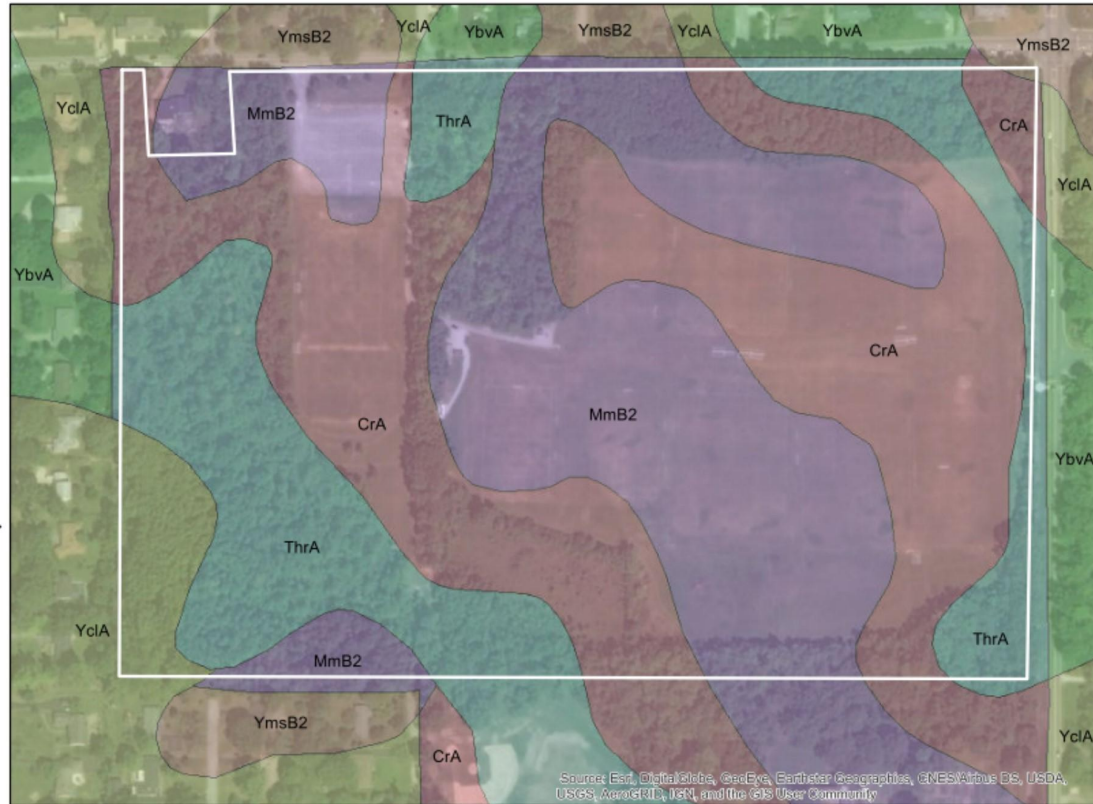


Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



○ White Oak	⊕ American Sycamore	◇ Shagbark Hickory	▲ Eastern Cottonwood	◆ Bitternut Hickory
● Black Walnut	● Sugar Maple	★ Northern Red Oak	● Pin Oak	★ American Basswood
★ Tulip Tree	▲ Shumard Oak	▲ Red Elm	✦ Hackberry	● American Elm

91st and College Property Soil Types



Soil Types

Munsell Symbol

<all other values>

MUSYM

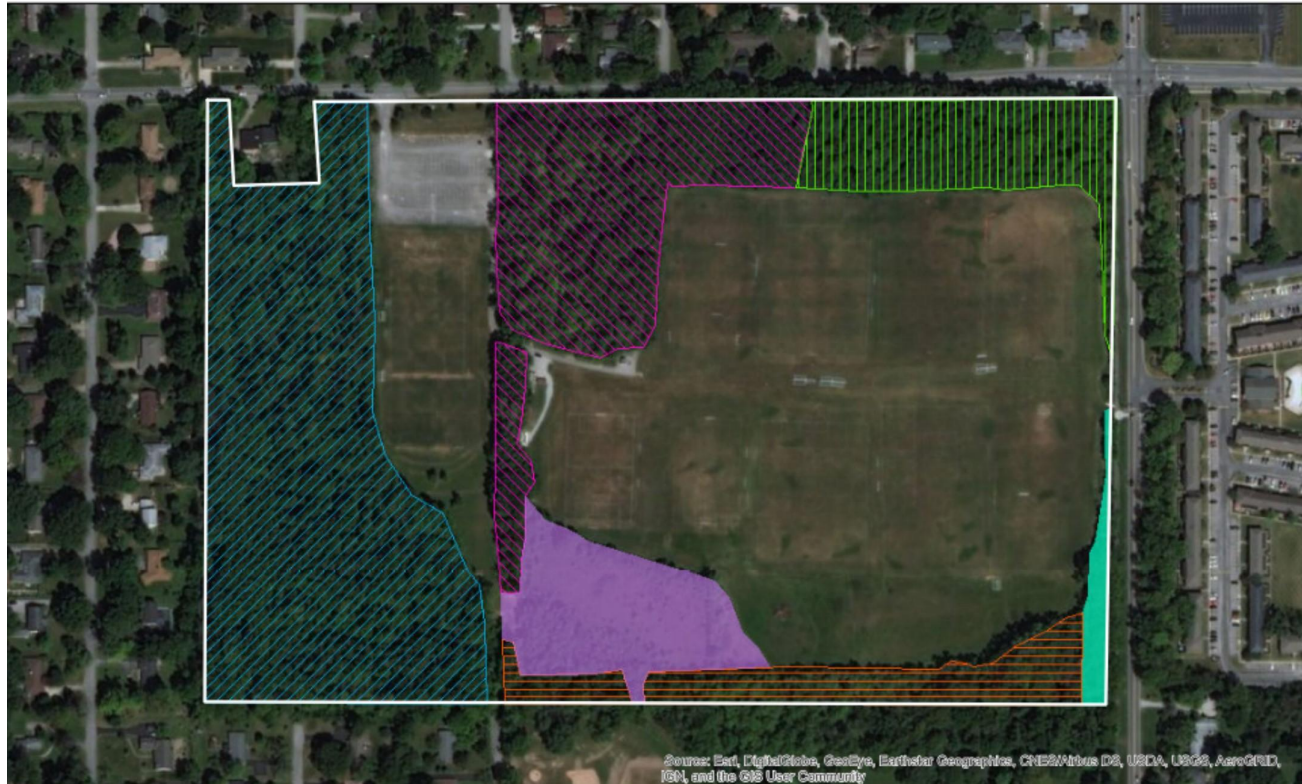
- CrA
- MmB2
- ThrA
- YbvA
- YclA
- YmsB2



8885 W. Vernal Pk.
Bloomington, IN 47404
(812) - 876 - 7711



91st and College Property Plant Communities









Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

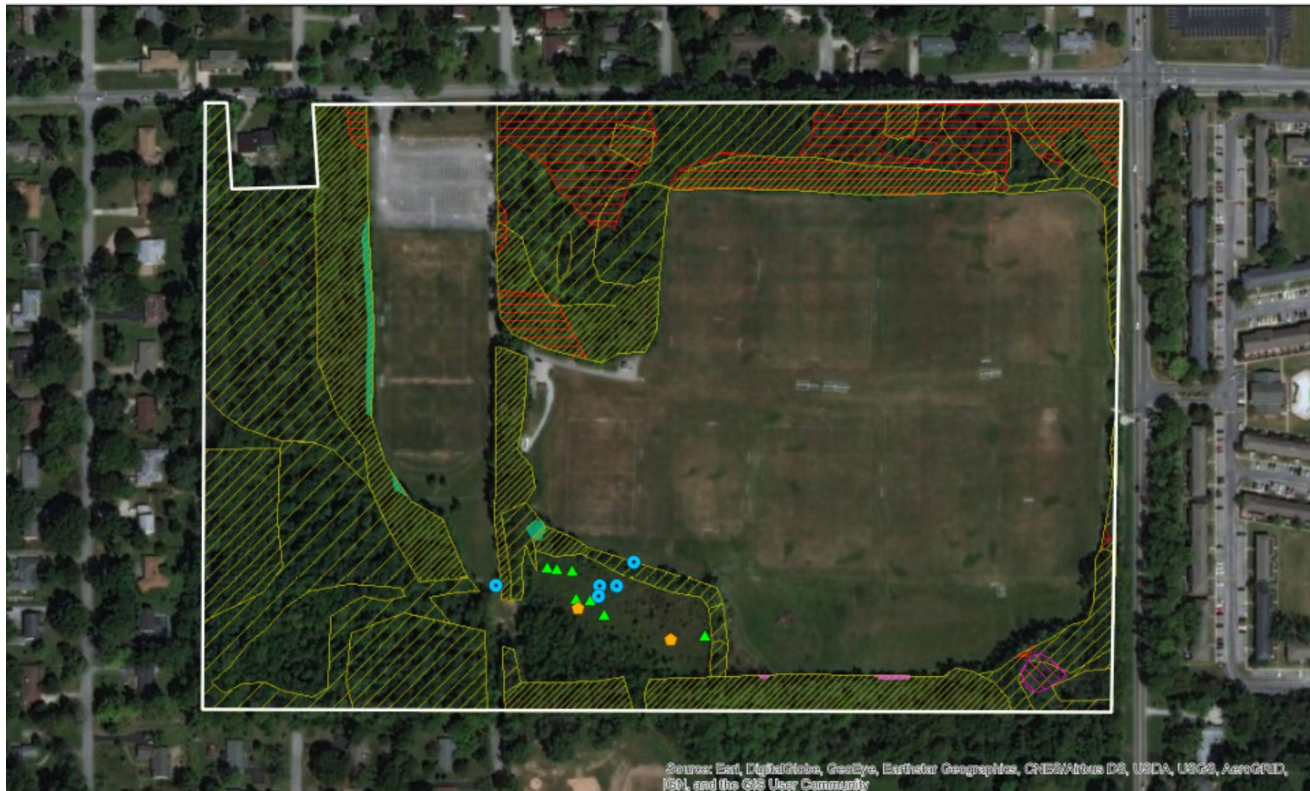


8685 W. Vernal Pk.
Bloomington, IN 47404
(812) - 876 - 7711



-  Detention Basin and Buffer
-  Southeastern Walnut Grove
-  Mid-Successional North Central Woods
-  Early Successional Southern Woodlands
-  Northeastern Early Successional Woodlands
-  Early Successional Western Woodlands

91st and College Property Invasive Plants



8685 W. Vernal Pk.
Bloomington, IN 47404
(812) - 876 - 7711

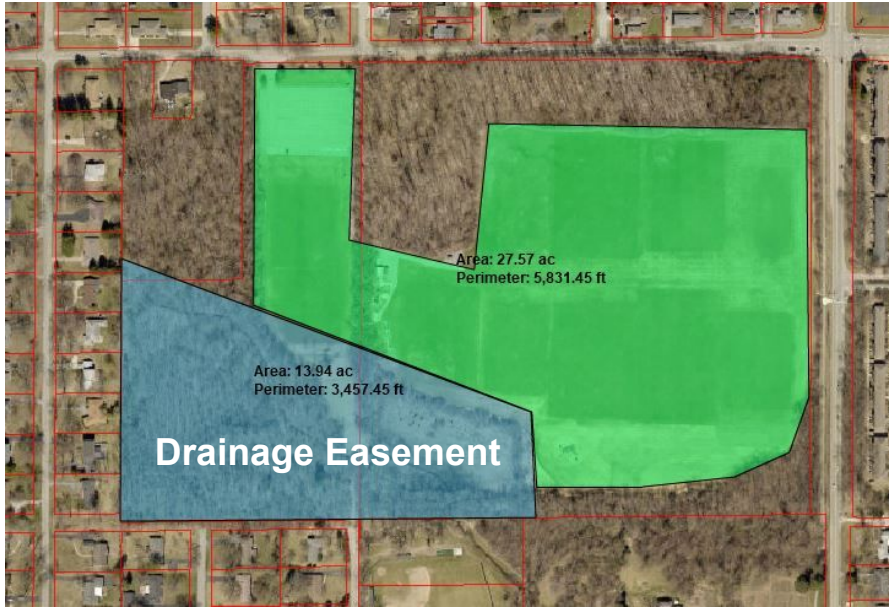


- | | | | |
|--------------------------|----------------------------|---------------------------------|--------------|
| 10-40% Amur Honeysuckle | 50 % Common Buckthorn | Widespread Japanese Honeysuckle | Autumn Olive |
| 40-80% Amur Honeysuckle | Widespread Wintercreeper | Callery Pear | |
| 80-100% Amur Honeysuckle | Widespread Multiflora Rose | European Black Alder | |

Site Development Process

Drainage & Flooding Concerns - Current Site Investigation

- Significant erosion currently at the outfall of the Holly Creek Regional Basin





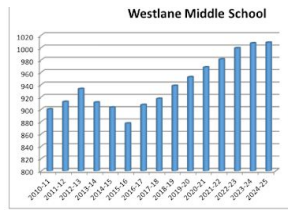
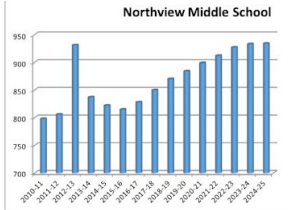
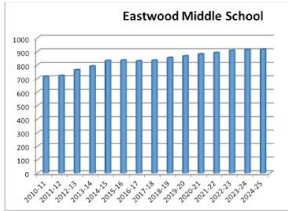
New
Construction
of Northview
Middle School

MS Site Plan

91st & College - DRAFT Plan 1/31/2020

Site Development Process

Programming & Building Utilization



SPACE REQUIREMENTS

Quantitative Parameters

Grade Configuration: 6th through 8th grades
Target Capacity: 800-1,050 students (may vary among school sites)
Organizational Strategy: Academic teams, organized by grade level but flexible to change over time as needed.

Net Program Areas

The net area of a building is a tally of usable spaces. In a school building, this includes spaces such as classrooms, offices, music and art rooms, libraries, gymnasiums and the like. Net area does not include hallways and other spaces which exist to support the usable spaces.

Categories for Net Areas

- CORE** 1. **Core Academics**
classrooms, learning support, teacher support
- ACTIVITIES** 2. **Activities Programs**
music, art, PE, etc.
- COMMONS** 3. **School Commons**
lobby, discovery center, stage, cafeteria
- OFFICE** 4. **Main Office & Supports**
main office, student support services, nurse, staff support
- SUPPORT** 5. **Building Support**
maintenance, custodial, storage, etc.

- Middle School Enrollment Capacity
 - All three Middle Schools are planned for the same capacity of 1050 at each building.
 - Each Middle School enrollment capacity includes a growth factor which allows for shifting enrollment as demographics throughout district shift.
 - The determination of utilizing the 1050 middle school design capacity came out of the demographic study completed in 2015.
- The district has created Educational Specification for all elementary and secondary schools. The Educational Specifications create accountability for equitable building and sites for all students throughout the district.

Site Development Process

Drainage & Flooding Concerns - Amount of Parking/Hard Surface

Preliminary site parking & hard surface layout to be equitable to Eastwood and Westlane Middle Schools.

- 250 car parking and drives
- 30 bus drop-off/pick-up spaces and drives
- Use of existing site parking area for event parking
- Building perimeter circulation and fire lanes
- Site internal pedestrian pathways/sidewalks
- Site perimeter pedestrian pathways/sidewalks as required by code
- Surface associated with 6 tennis courts, baseball, softball, soccer, football field and running track access paths or pads.
- Surface associated with Middle School Building Pad

Above hard surface components could range between 25-30% of total site acreage. - Note that this includes the building in which a portion of it will be 2 stories for footprint efficiencies.



New Construction of Northview Middle School

MS Site Plan

91st & College - DRAFT Plan 1/31/2020



Q & A