

Project Memo 64

Dreiling Terrones Architecture, Inc.
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TO :

Robert Clark
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1825 Trousdale Drive
Burlingame, CA 94010

Architect's Project # **0820-bfp**
Project: **BFP Program Management**
Subject: **Hoover Alternates**
Date: **07/25/11**

CC / Reference Codes :

CC:	Method	Role	Company Name	Contact	Code
■	e-mail	Owner	Burlingame School District	Robert Clark	BSD

Project Memo

Item Subject

Robert:

The following is an evaluation of the pros and cons for the three Hoover Alternatives.

	pros	cons
1. Alternative A	<ul style="list-style-type: none">• Least costly• Minimal changes to street elevation• Future expansion potential• Maintains existing yard area	<ul style="list-style-type: none">• Small: (8) CR's + (1) Daycare + Lib.• All small CR's (approx. 780s.f.)• Small Main Office• Main Office location remote from entry• Minimal Storage• Potential impacts for accessibility (driving across the yard?)• Requires re-building the block wall• Inefficient Annex Footprint• Minimal or Shared Specialist spaces• Staff Lounge & Workroom combined• Kitchen located in Annex
2. Alternative B	<ul style="list-style-type: none">• Incrementally more costly...• (11) CR's + (1) Daycare + Lib.• New larger Main Office in new bldg.• Improved Access• New Building in area of exist. Retaining walls• New Larger main office in center of school• (3) New larger CR's (960 s.f.)• Expanded Yard area• Kitchen in New building	<ul style="list-style-type: none">• More costly• Some impacts to street elevation• Annex Remains in inefficient footprint• New Building & Annex impact yard• Street access only moderately improved• Small Staff Lounge still

(continued)

	pros	cons
3. Alternative C	<ul style="list-style-type: none">• (11) CR's + (1) Daycare + Lib.• Improved carpool / drop off potential• Annex removed• (5) New larger CR's (960 s.f.)• Better use of site space• Better street access• Better accessibility accommodations• Improved street frontage to neighbors• New Larger main office in center of school• Kitchen in New building• New Building in area of exist. Retaining walls• Standard sized Staff lounge• More Building w/o taking up more yard• Lower M&O costs (more new building)• More "Green" construction (new building)• More dedicated specialist spaces	<ul style="list-style-type: none">• Most costly

4. Comparison of Alternate B vs. C:
(What do we get for \$1.6M more?)

- (2) More classrooms at 960 s.f. (five new classroom total in Alt C)
- More Building, without taking up more yard area (New Building takes over a portion of Annex footprint)
- Inefficient Annex removed
- More dedicated Specialist Spaces
- Better Drop-off area
- Better disabled accessibility (more positive coordination with DSA)
- Lesser Impact on Neighbors
- Lower M&O Costs (more new building)
- More "Green" construction (more new building)
- More harmonized Architecture

Please call if you would like to discuss.

Richard Terrones, Architect
Dreiling Terrones Architecture, Inc.

This memorandum represents the understanding of **Dreiling Terrones Architecture, Inc.** Any corrections or revisions should be submitted to our office within five (5) working days of receipt of this memo. If no revisions are received by that time, we shall assume acceptance of the content of the above as a description of record.

END