

**MEETING MINUTES**

**DATE:** 07 DECEMBER 2022  
**WORKSHOP:** 5:30 – 8:30  
**PROJECT/ NO.** DOLORES SCHOOL DISTRICT RE-4A FACILITIES MASTER PLAN / **22047**  
**RE:** Design Advisory Group (DAG) Workshop no. 3  
**LOCATION:** DSD Administration office. 100 N 6<sup>th</sup> St, Dolores, CO 81323

<b>PARTICIPANTS:</b>	<b>Name</b>	<b>Company</b>	<b>email</b>
	Mark Baxter	Dolores SD	<a href="mailto:mbaxter@dolores.k12.co.us">mbaxter@dolores.k12.co.us</a>
	Casey McClellan	School Board	<a href="mailto:caseymcc@gmail.com">caseymcc@gmail.com</a>
	Travis Rantz	Parent/ Coach	<a href="mailto:travis.rantz@gmail.com">travis.rantz@gmail.com</a>
	Reece Blincoe	Dolores Supt.	<a href="mailto:rblincoe@dolores.k12.co.us">rblincoe@dolores.k12.co.us</a>
	Maegan Crowley	School Board	<a href="mailto:mcrowley@dolores.k12.co.us">mcrowley@dolores.k12.co.us</a>
	Shawna Valdez	Community member	<a href="mailto:srvaldez001@gmail.com">srvaldez001@gmail.com</a>
	Ryan Nichols	Parent	<a href="mailto:Nichols.crn@gmail.com">Nichols.crn@gmail.com</a>
	Susan Lisak	Dolores Chamber	<a href="mailto:doloreschamber@gmail.com">doloreschamber@gmail.com</a>
	David Dowdy	Town of Dolores	<a href="mailto:david@townofdolores.com">david@townofdolores.com</a>
	Monty Guiles	Owner's Rep	<a href="mailto:mlg@payton-savage.com">mlg@payton-savage.com</a>
	Kim Parr	Parent	<a href="mailto:starneskim@yahoo.com">starneskim@yahoo.com</a>
	Amorina Lee Martinez	Grant Writer	<a href="mailto:aaguaadulce@gmail.com">aaguaadulce@gmail.com</a>
	Lenetta Schull	School Board	<a href="mailto:lschull@dolores.k12.co.us">lschull@dolores.k12.co.us</a>
	Justin Schmitt	HS Principal	<a href="mailto:jschmitt@dolores.k12.co.us">jschmitt@dolores.k12.co.us</a>
	Pete Swingle	Teacher	<a href="mailto:pswingle@dolores.k12.co.us">pswingle@dolores.k12.co.us</a>
	Matt Walker	Athletic Director	<a href="mailto:mwalker@dolores.k12.co.us">mwalker@dolores.k12.co.us</a>

**1. Workshop Goals:**

- F&M shared the goals for the evening:
  - Review a single vision for the Master Plan – developed from the feedback provided at the last Workshop.
  - Provide opportunity for DAG to share comments/ modifications/ additions to the Master Plan.
  - Come to consensus on a Master Plan recommendation to present to the School Board.

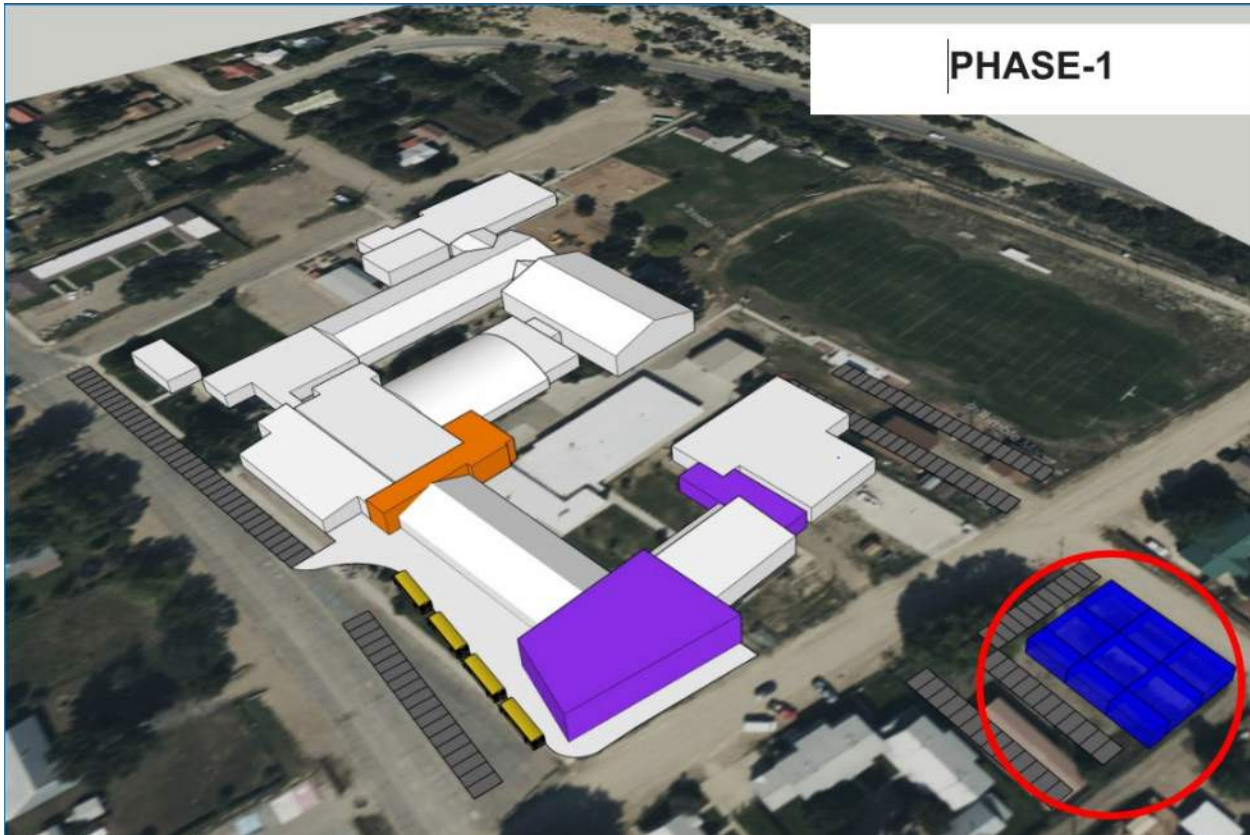
**2. Review Master Plan Goals.**

- F&M reviewed Master Plan goals with the DAG.

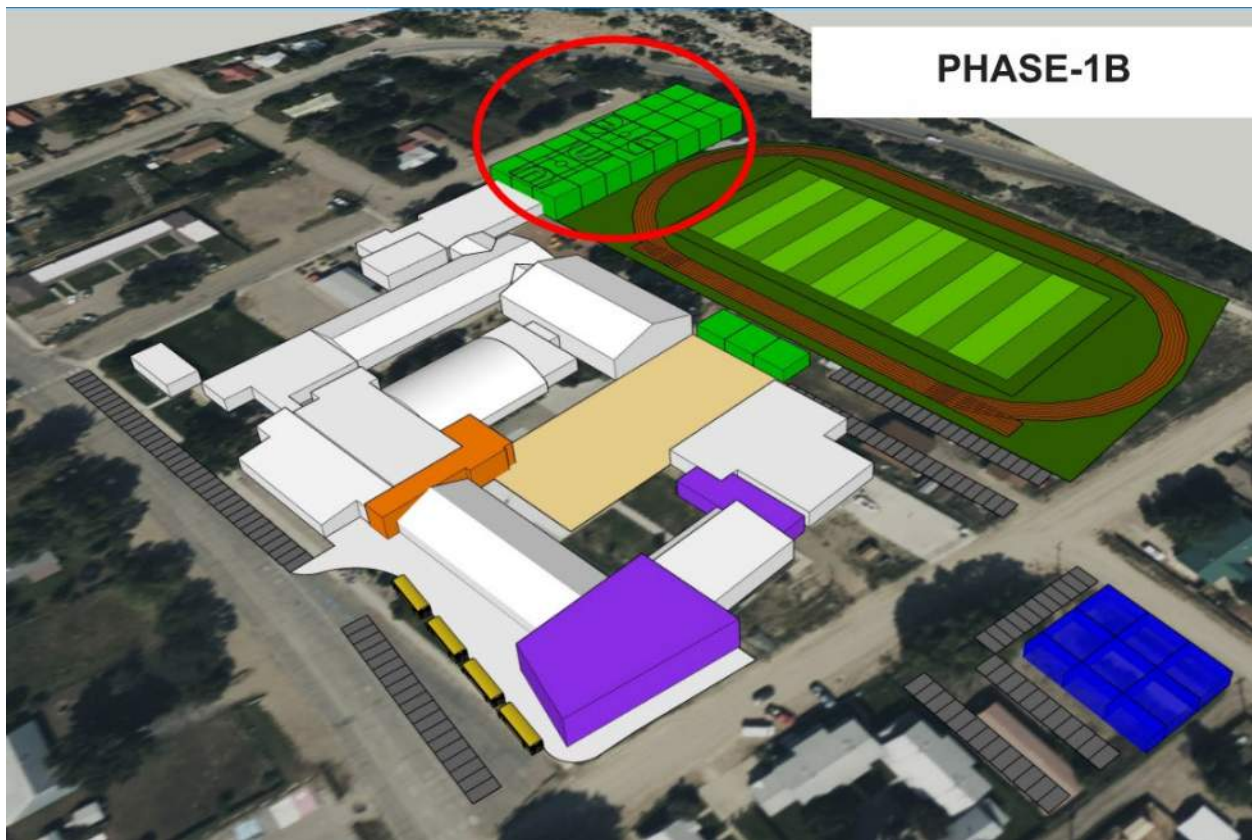
**3. Complete Master Plan phasing strategy:**

- F&M shared the complete phasing strategy for the full campus Master Plan and the DAG engaged in an open dialogue regarding modifications:

- **PHASE-1:**
  - *FOCUSES ON BEST GRANT SCOPE*
  - NEW HS ADDITION ON SE CORNER OF CAMPUS
  - DEMO EXISTING MIDDLE SCHOOL PLAYGROUND
  - DEMO EXISTING MIDDLE SCHOOL
  - NEW PROTECTED BUS LANE
  - DEDICATED HS PARKING ON NORTH SIDE OF SCIENCE BUILDING.
  - COMMONS/ SECONDARY SCHOOL INFILL
  - NEW MIDDLE SAFE/ PROTECTED MIDDLE SCHOOL PLAYGROUND AT FOOTPRINT OF OLD MIDDLE SCHOOL.
  - Also includes construction of new CTE Facility on 14<sup>th</sup> st lot, but this component will not be part of the BEST Grant scope.
    - **DAG comments: remove the new CTE facility. This lot will be shown as a gravel parking lot for HS instead of north side of Science.**

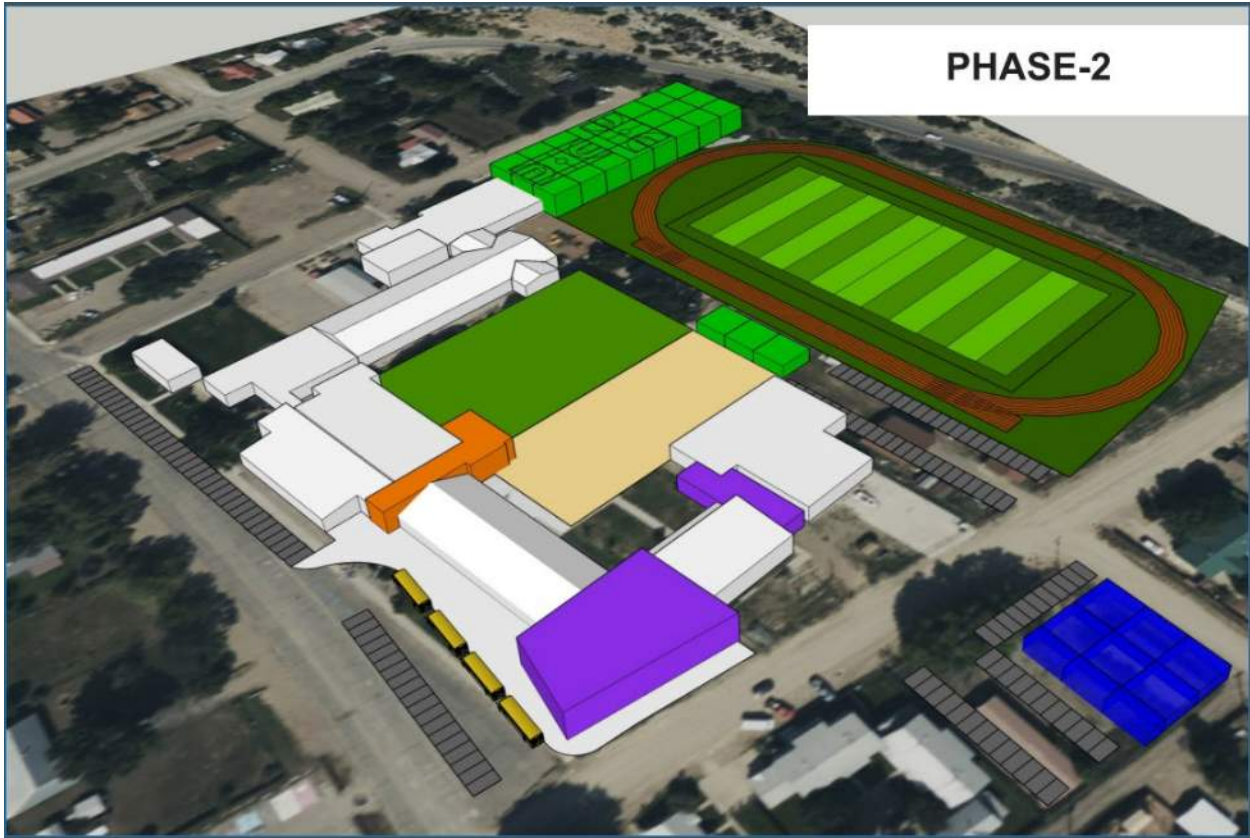


- **PHASE-1B:**
  - "ATHLETICS PHASE"
  - DEMO OF EXISTING BAND ROOM
  - NEW FOOTBALL FIELD & TRACK
  - NEW CONCESSION AND GRANDSTANDS IN PLACE OF EXISTING BAND ROOM.
  - NEW ATHLETIC BUILDING AT WEST END OF FB FIELD TO INCLUDE: VARSITY AND AUXILIARY GYMS, WRESTLING RM, WEIGHT RM, LOCKER RMS, PEFORMANCE SPACE
    - DAG comments: CHANGE TO PHASE 2. Relocate the new athletics building to center of campus, directly south of the football field. Break the new athletics building into two phases: phase-1 to include field house, locker rooms, band room, concessions, facilities/ maintenance space, and grandstands. Phase-2 to include new gyms, weight room, wrestling room.

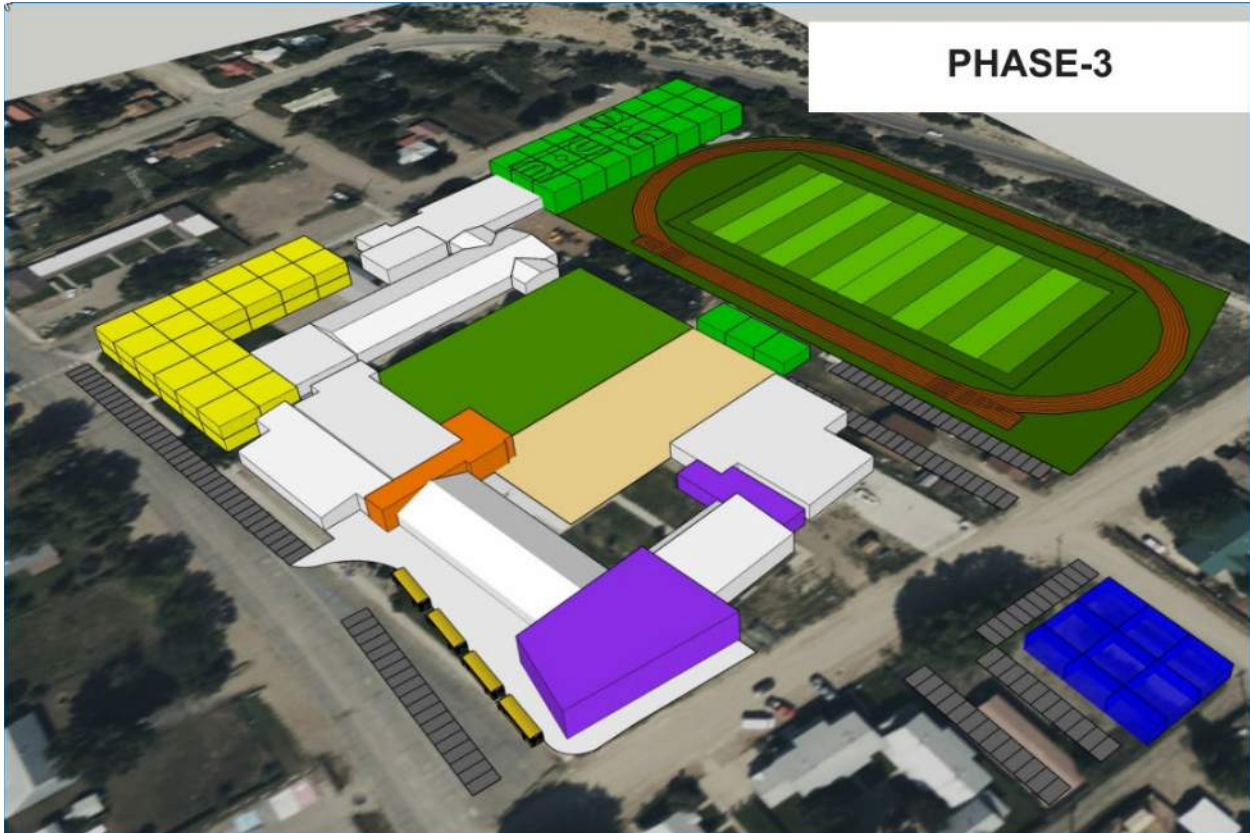




- **PHASE-2:**
  - DEMO EXISTING GYMS.
  - NEW SAFE/ PROTECTED ELEMENTARY PLAYGROUND IN FOOTPRINT OF OLD GYMS.
    - DAG comments: do not demolish the historic gymnasium – renovate as a Performing Arts Facility.

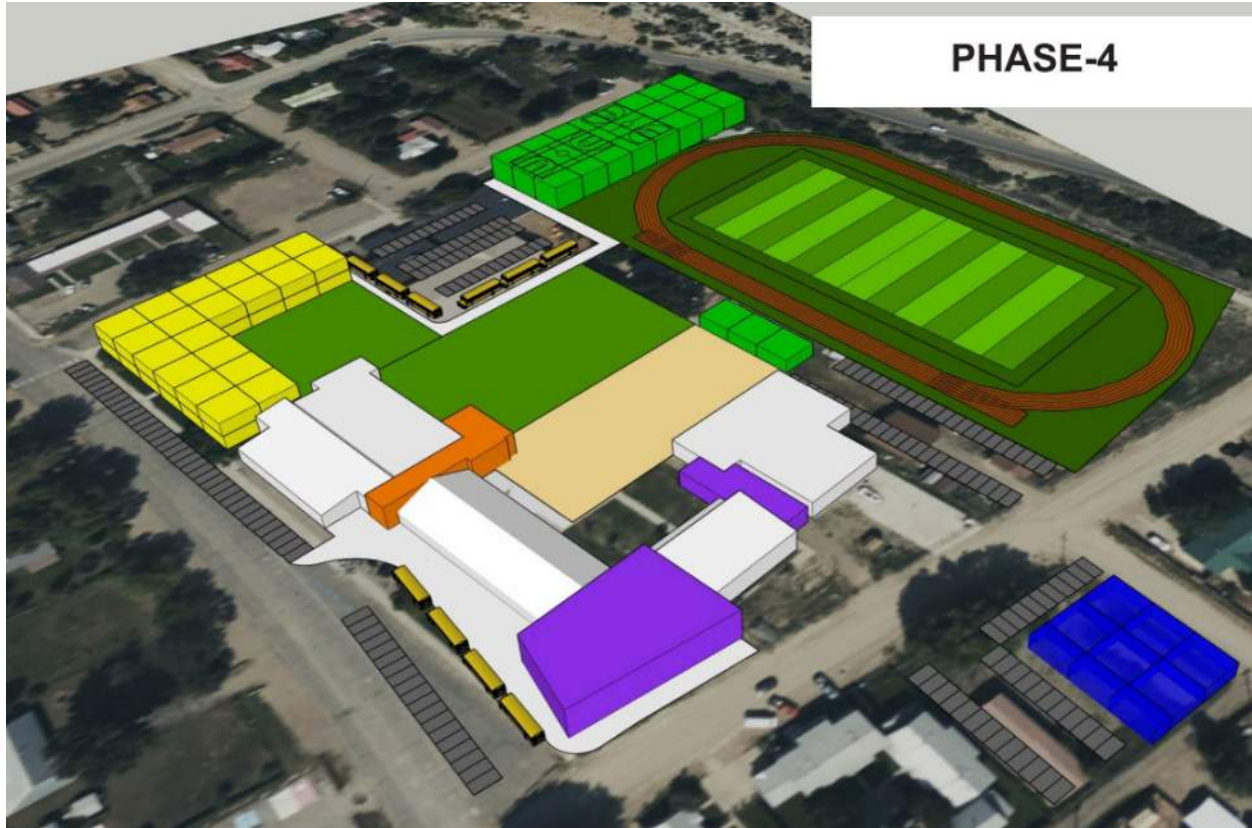


- **PHASE-3:**
  - NEW 2-STORY ELEMENTARY SCHOOL ON SW CORNER OF CAMPUS – ALLOWING EXISTING ES TO REMAIN OPERATIONAL DURING CONSTRUCTION. THE LOCATION OF THE NEW ES ALSO MEETS A DAG MASTER PLAN GOAL OF ELIMINATING OPENINGS AT THE PERIMTER OF THE CAMPUS. ADDITIONALLY, THE NEW ES WILL BE OUT OF THE FLOOD PLAIN BOUNDARY.
    - No DAG comments.



**PHASE-4:**

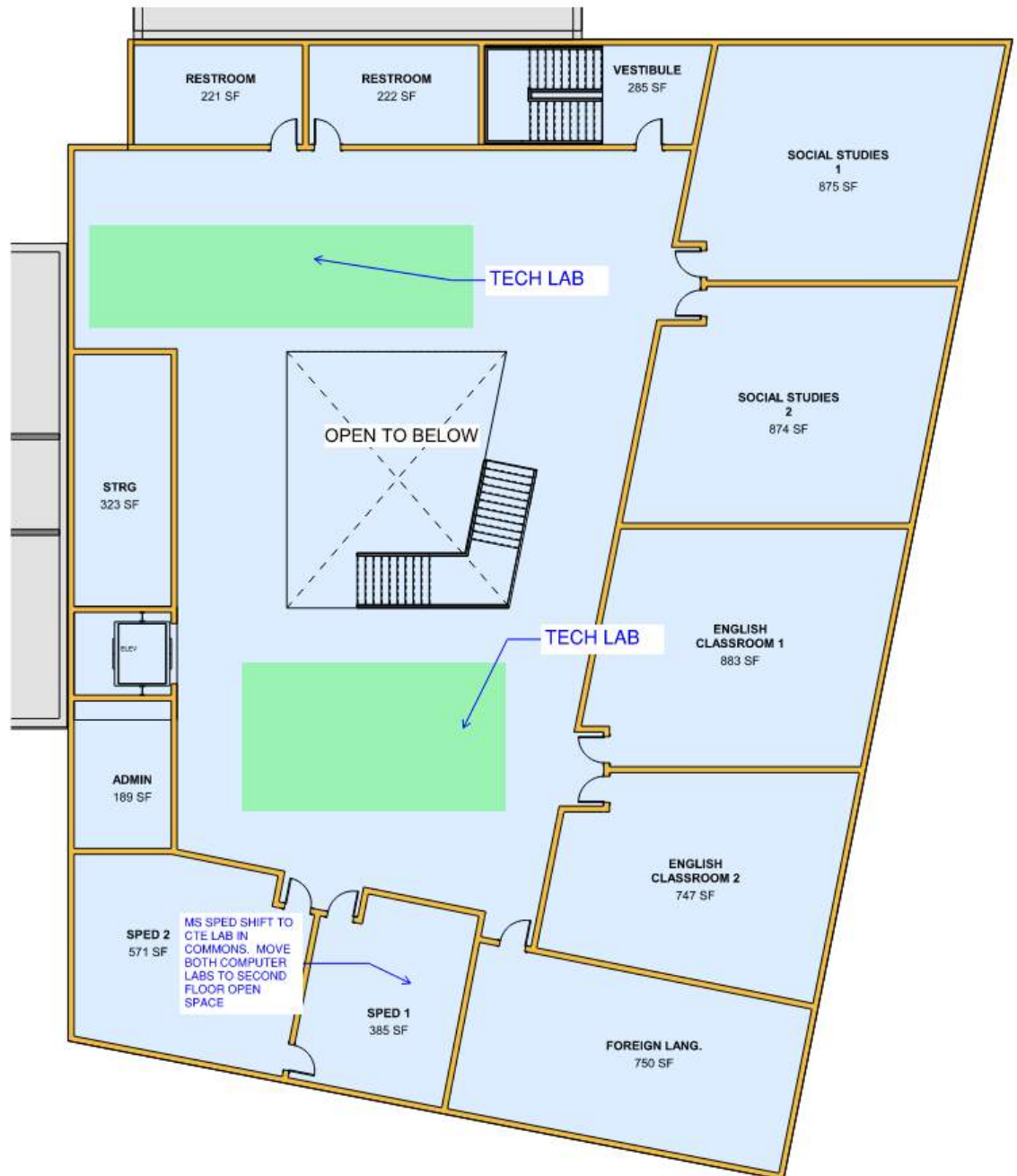
- WHEN NEW ELEMENTARY IS COMPLETE, DEMO EXISTING ELEMENTARY.
- NEW DEDICATED ELEMENTARY SCHOOL PARKING AND ON-CAMPUS BUS LANE.  
- No DAG comments.





4. **Phase-1 detailed plan:**

- F&M shared a detailed design for Phase-1. (see attached drawings)
  - **DAG comments:**
    - 2<sup>nd</sup> floor open space: add two open media labs within the open flex learning space on north and south side of central stair.
    - Add custodial closets 1<sup>st</sup> and 2<sup>nd</sup> floors.
    - 2<sup>nd</sup> floor: separate SPED rooms. Locate Middle School SPED at existing computer lab within commons.



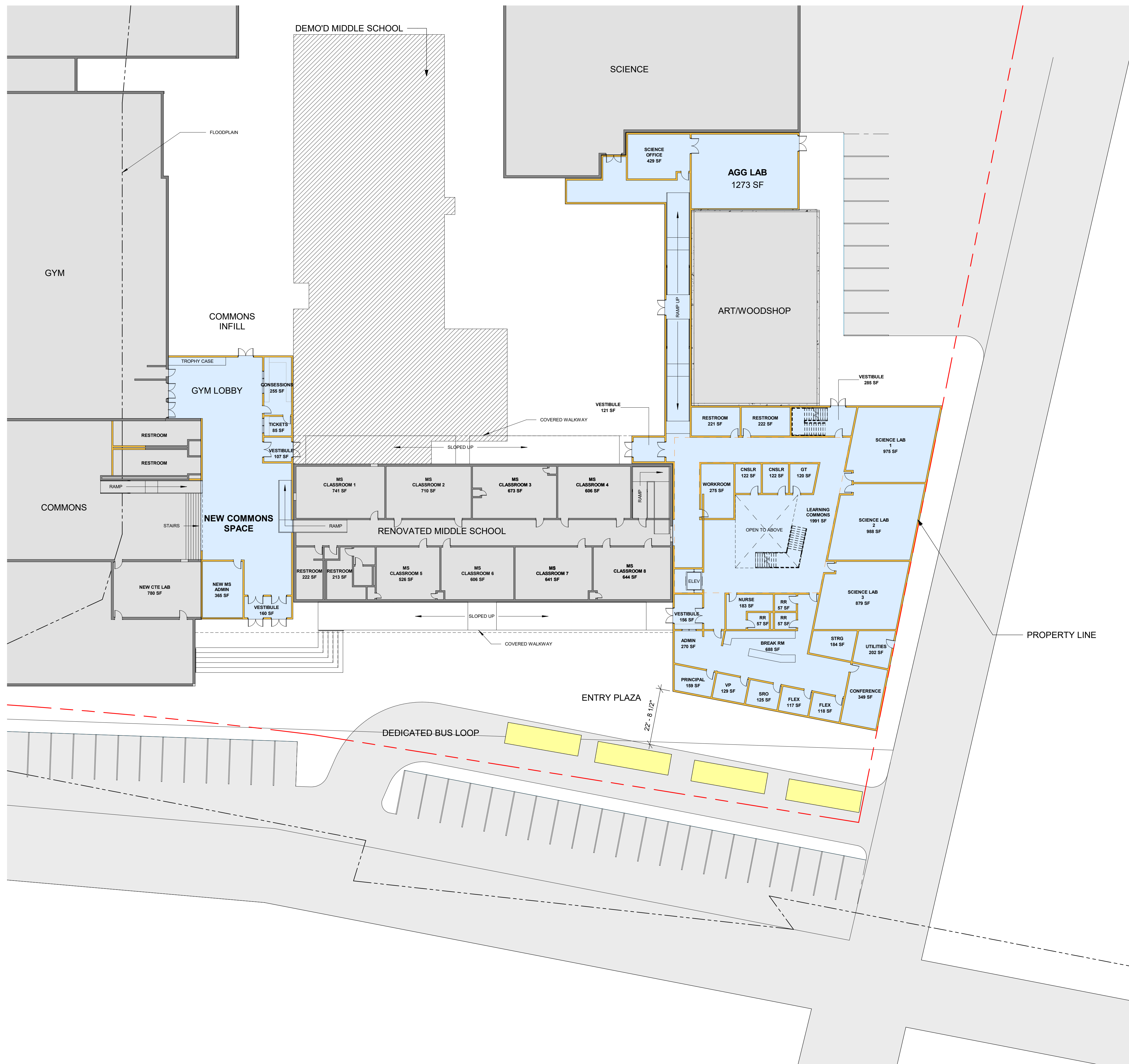
**5. Group Discussion and DAG approval of Master Plan design.**

- DAG did not object to F&M's proposal that the design for Phase-1 and complete Master Plan (with comments addressed) be recommended to the School Board for approval.

**6. Next Steps:**

- F&M shared next steps:
  - Presentation to School Board based on outcome of this workshop.
  - Completion of Master Plan Report.
  - Phase-1 cost estimating to support BEST Grant application.
  - Continued support and collaboration on BEST Grant application.
  - We're continuing this process with you.
  - THANK YOU!



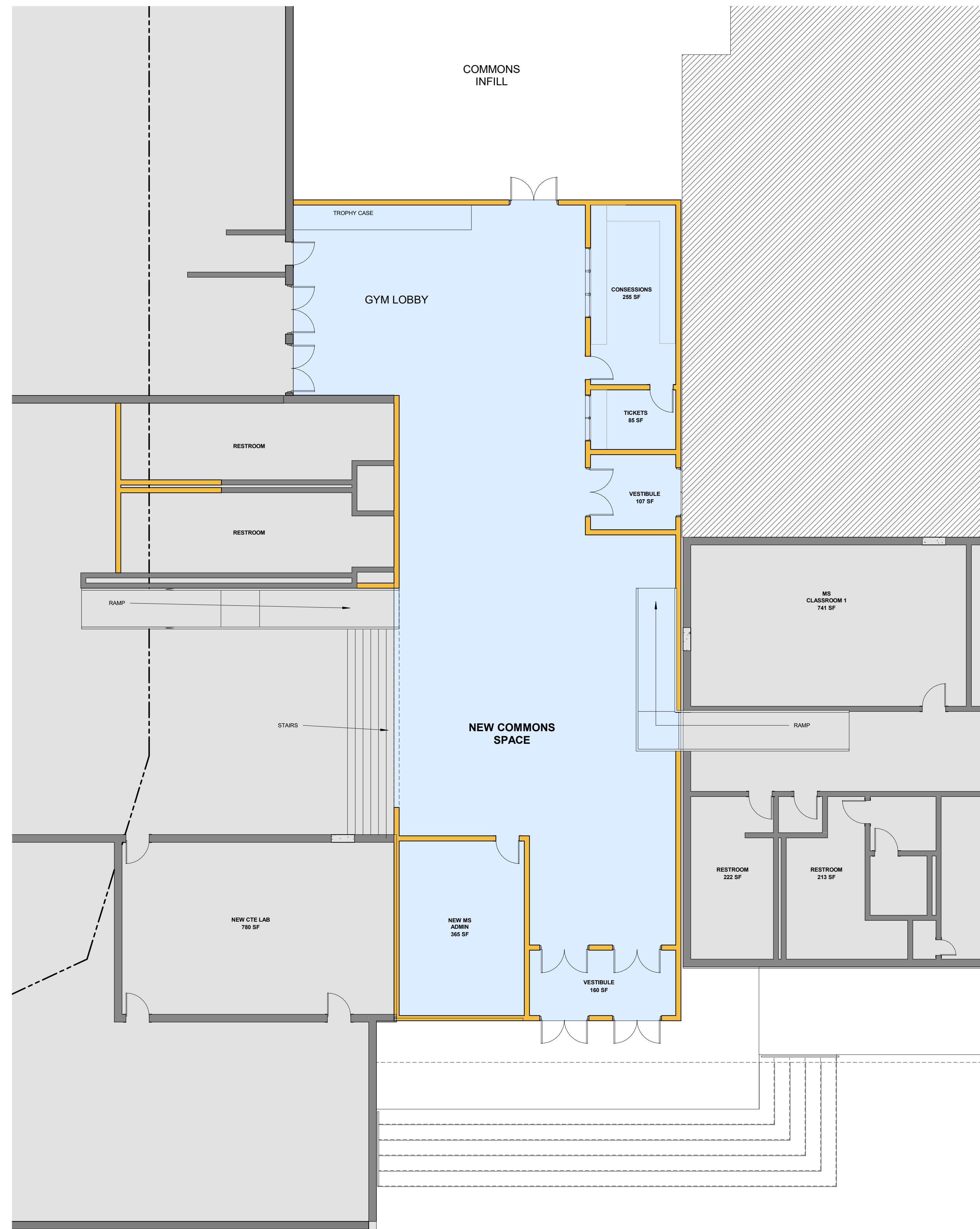


**NEW PROGRAM**

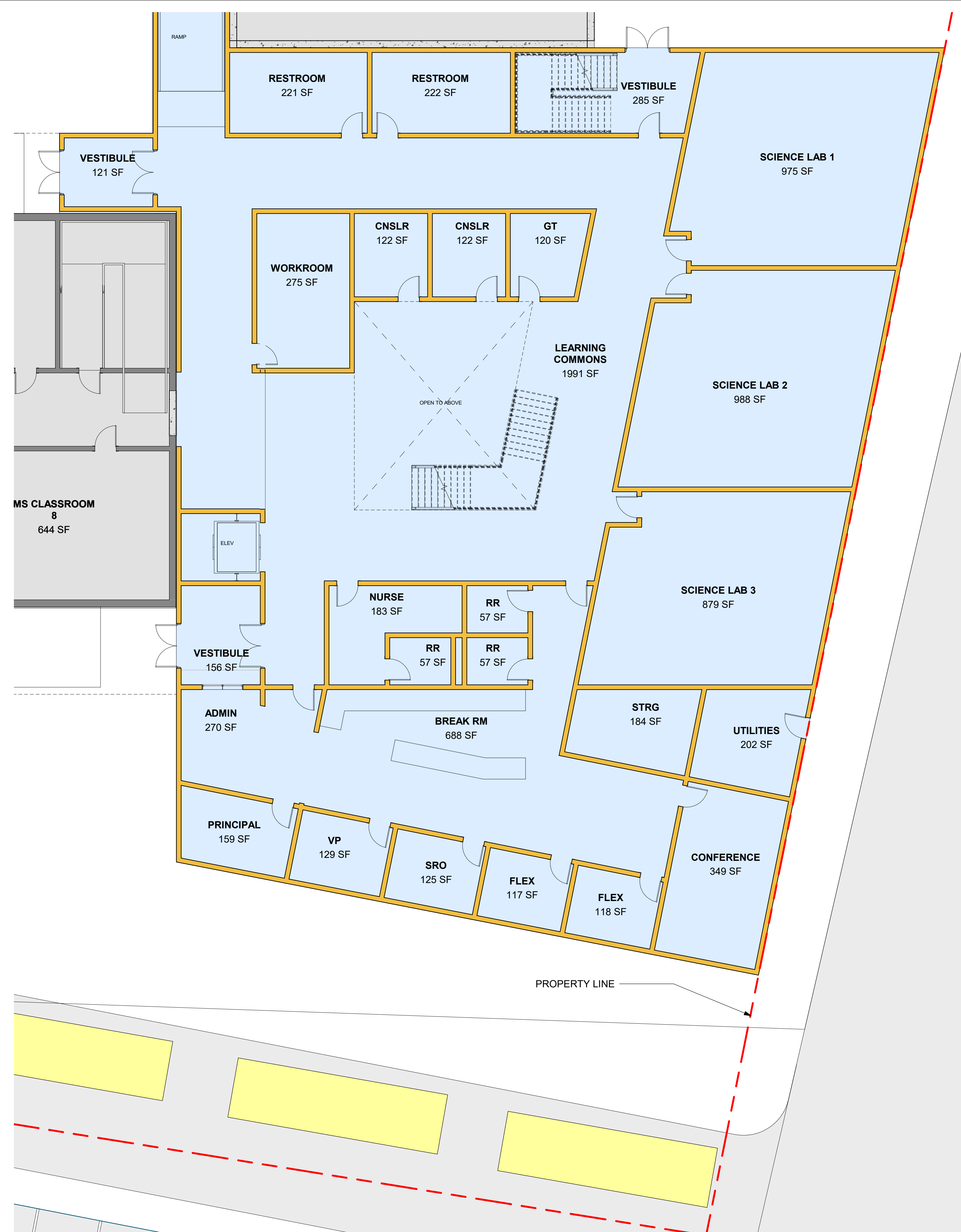
ADMINISTRATION	SF
ADMIN - OPEN	270
BREAK ROOM	688
CONFERENCE ROOM	349
RR-1	57
RR-2	57
RR-3	57
SRO	125
VP OFFICE	129
PRINCIPAL OFFICE	159
FLEX OFFICE 1	117
FLEX OFFICE 2	118
WORK ROOM	286
COUNSELOR-1	122
COUNSELOR-2	122
GT OFFICE	120
UTILITIES	202
STORAGE	184
NEW SCIENCE LOBBY	995
LEVEL 1 FLEX SPACE	1137
LEVEL 2 FLEX SPACE	4347
LEVEL 2 ADMIN	189
CLASSROOMS	SF
SCIENCE LAB 1	975
SCIENCE LAB 2	988
SCIENCE LAB 3	879
AGG LAB	1273
ENGLISH CLASSROOM 1	883
ENGLISH CLASSROOM 2	881
SOCIAL STUDIES 1	875
SOCIAL STUDIES 2	874
FOREIGN LANG	507
SPED 1	483
SPED 2	571
RESTROOM 1	221
RESTROOM 2	222
RESTROOM 3	221
RESTROOM 4	222
<b>GROSS AREA</b>	<b>27,088</b>

**NEW PROGRAM**

COMMONS	SF
NEW FLEXIBLE COMMONS SPACE	2083
GYM LOBBY	925
CONCESSIONS	255
TICKETS	107
VESTIBULES	267
MIDDLE SCHOOL ADMIN	365
NEW CTE LAB	780
LARGER RESTROOMS	688
<b>GROSS AREA</b>	<b>4,051</b>



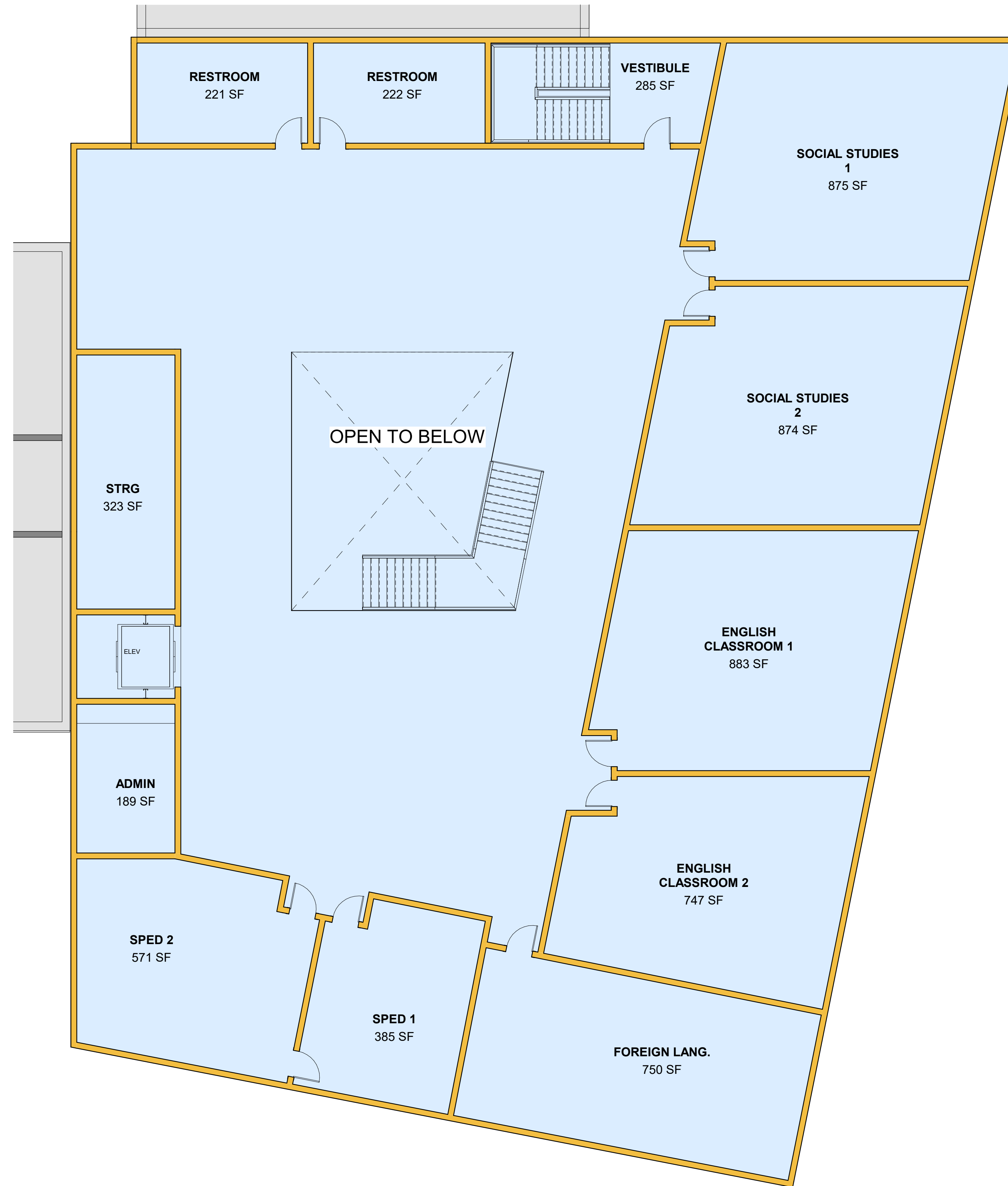




**NEW PROGRAM**

ADMINISTRATION	SF
ADMIN - OPEN	270
BREAK ROOM	688
CONFERENCE ROOM	349
RR-1	57
RR-2	57
RR-3	57
SRO	125
VP OFFICE	129
PRINCIPAL OFFICE	159
FLEX OFFICE 1	117
FLEX OFFICE 2	118
WORK ROOM	286
COUNSELOR-1	122
COUNSELOR-2	122
GT OFFICE	120
UTILITIES	202
STORAGE	184
NEW SCIENCE LOBBY	995
LEVEL 1 FLEX SPACE	1137
LEVEL 2 FLEX SPACE	4347
LEVEL 2 ADMIN	189
CLASSROOMS	SF
SCIENCE LAB 1	975
SCIENCE LAB 2	988
SCIENCE LAB 3	879
AGG LAB	1273
ENGLISH CLASSROOM 1	883
ENGLISH CLASSROOM 2	881
SOCIAL STUDIES 1	875
SOCIAL STUDIES 2	874
FOREIGN LANG	507
SPED 1	483
SPED 2	571
RESTROOM 1	221
RESTROOM 2	222
RESTROOM 3	221
RESTROOM 4	222
<b>GROSS AREA</b>	<b>27,088</b>

**NEW PROGRAM**



ADMINISTRATION	SF
ADMIN - OPEN	270
BREAK ROOM	688
CONFERENCE ROOM	349
RR-1	57
RR-2	57
RR-3	57
SRO	125
VP OFFICE	129
PRINCIPAL OFFICE	159
FLEX OFFICE 1	117
FLEX OFFICE 2	118
WORK ROOM	286
COUNSELOR-1	122
COUNSELOR-2	122
GT OFFICE	120
UTILITIES	202
STORAGE	184
NEW SCIENCE LOBBY	995
LEVEL 1 FLEX SPACE	1137
LEVEL 2 FLEX SPACE	4347
LEVEL 2 ADMIN	189
CLASSROOMS	SF
SCIENCE LAB 1	975
SCIENCE LAB 2	988
SCIENCE LAB 3	879
AGG LAB	1273
ENGLISH CLASSROOM 1	883
ENGLISH CLASSROOM 2	881
SOCIAL STUDIES 1	875
SOCIAL STUDIES 2	874
FOREIGN LANG	507
SPED 1	483
SPED 2	571
RESTROOM 1	221
RESTROOM 2	222
RESTROOM 3	221
RESTROOM 4	222
<b>GROSS AREA</b>	<b>27,088</b>