

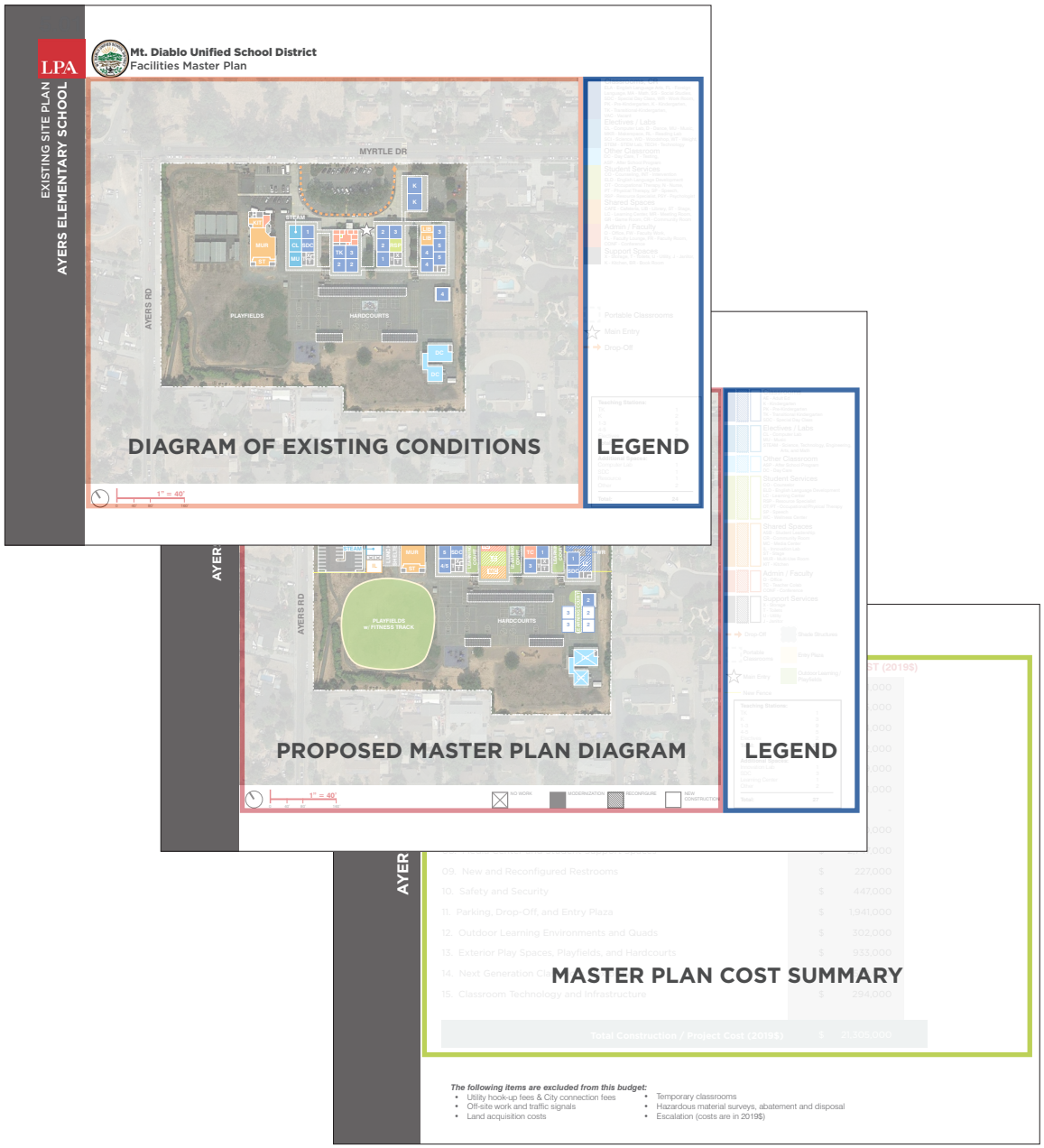
IMPLEMENTATION /

RIVERVIEW MIDDLE SCHOOL

Mt. Diablo Unified School District

Facilities Master Plan

Mt. Diablo Unified School District
Facilities Master Plan



Existing Site Plan Diagram
Indicates existing building placement, hardscape and landscaped areas. In addition, the existing site diagram locates relevant program spaces, adjacencies, and current uses.

Proposed Master Plan Diagram
Includes conceptual building placement and hardscape and landscape reconfiguration, if needed. These diagrams note proposed new construction, reconfiguration of existing spaces, the modernization of existing spaces, and indicates spaces where no work is proposed, where eligible, to the standards outlined in the Facilities Master Plan.

Four degrees of work are identified throughout the proposals:

Indicates a space where no work is proposed, due to age and condition of the facility.

Indicates a space to be modernized or repaired as indicated in the facility assessments

Indicates an area of reconfigured space(s)

Indicates new construction

Master Plan Cost Summary
Includes a description of the overall costs of proposed facilities improvements as a reflection of immediate needs and long-term visioning.

It should be noted that estimates are in 2019 dollars inclusive of both hard construction costs and project soft costs. Once an implementation schedule for a project has been determined, appropriate escalation to the proposed mid-point of construction should be budgeted.

LPA

EXISTING SITE PLAN
RIVERVIEW MIDDLE SCHOOL

Mt. Diablo Unified School District
Facilities Master Plan



1" = 40'
0 40' 80' 160'

Classrooms, CR
AE - Adult Ed, ELA - English Language Arts, FLA - Foreign Language, MA - Math, SDC - Special Day Class, SS - Social Studies,

Electives / Labs
CL - Computer Lab, D - Dance, DR - Drama, MU - Music, SCI - Science, WD - Woodshop, WT - Weight, ART, SP - Speech, ASB - Student Leadership

Other Classroom
ASP-After School Program,

Student Services
RSP - Resource Specialist, PSY - Psychologist, WC-Wellness Center, LC - Learning Center
OT - Occupational Therapy, CO - Counselor,

Shared Spaces
LIB - Library, ST - Stage, MUR- Multi-Use, ASB - Student Leadership, CA - Common Area, CR - Community Room GR - Game Room, K - Kitchen

Admin / Faculty
O - Office, FW - Faculty Work, FL - Faculty Lounge, CONF - Conference, A - Attendance

Support Services
X - Storage, T - Toilets, U - Utility, J - Janitor,

Portable Classrooms

Main Entry

Drop-Off

Teaching Stations:	
Core Required Courses	23 TS
Science	6 TS
Electives	4.5 TS
Total:	**29.5 TS**
Additional Spaces:	
RSP (psy, speech)	0.5 TS
SDC	2 TS
ASB	1 TS
Special Program (IEP, ELD)	2.5 TS
Computer Lab	1 TS
Adult Education	2.5 TS
Total:	**45 TS**

PROPOSED MASTER PLAN DIAGRAM
RIVERVIEW MIDDLE SCHOOL

Mt. Diablo Unified School District
Facilities Master Plan



1" = 40'
0 40' 80' 160'

NO WORK | MODERNIZATION | RECONFIGURE | NEW CONSTRUCTION

Classrooms, CR
AE - Adult Ed,
ELA - English Language Arts,
FLA - Foreign Language
MA - Math,
SDC - Special Day Class,
SS - Social Studies

Electives / Labs
ART - Art Room, CL - Computer Lab,
D - Dance, DR - Drama,
IA - Industrial Arts, MU - Music,
SCI - Science, WD - Woodshop,
WT - Weight, SP - Speech
VP - Video Production,

Other Classroom
ASP-After School Program,

Student Services
CO - Counselor, LC - Learning Center,
RSP - Resource Specialist,
PSY - Psychologist, WC-Wellness Center,
OT - Occupational Therapy,

Shared Spaces
ASB - Student Leadership,
CA - Common Area,
CR - Community Room, K - Kitchen
MC - Media Center, IL - Innovation Lab
ST - Stage, MUR - Multi-Use Room

Admin / Faculty
O - Office
TC - Teacher Colab
CONF - Conference

Support Services
X - Storage
T - Toilets
U - Utility
J - Janitor

Drop-Off
LS - Lunch Shelter
Portable Classrooms
Entry Plaza
Main Entry
Outdoor Learning / Playfields

Teaching Stations:	
Core Required Courses	15 TS
Science	5 TS
Electives	10 TS
Total:	**30 TS**
Additional Spaces:	
SDC mild/mod	3 TS
SDC mod/sev	2 TS
Total:	**35 TS**
Learning Center	2 NTS
Innovation Lab	1 NTS
ASB	1 NTS
Teacher Colab	1 NTS
Community Room	1 NTS

PROPOSED MASTER PLAN DIAGRAM
RIVERVIEW MIDDLE SCHOOL [fields]

Mt. Diablo Unified School District
Facilities Master Plan



Classrooms, CR
AE - Adult Ed,
ELA - English Language Arts,
FLA - Foreign Language
MA - Math,
SDC - Special Day Class,
SS - Social Studies

Electives / Labs
ART - Art Room, CL - Computer Lab,
D - Dance, DR - Drama,
IA - Industrial Arts, MU - Music,
SCI - Science, WD - Woodshop,
WT - Weight, SP - Speech
VP - Video Production,

Other Classroom
ASP-After School Program,

Student Services
CO - Counselor, LC - Learning Center,
RSP - Resource Specialist,
PSY - Psychologist, WC-Wellness Center,
OT - Occupational Therapy,

Shared Spaces
ASB - Student Leadership,
CA - Common Area,
CR - Community Room, K - Kitchen
MC - Media Center, IL - Innovation Lab
ST - Stage, MUR - Multi-Use Room

Admin / Faculty
O - Office
TC - Teacher Colab
CONF - Conference

Support Services
X - Storage
T - Toilets
U - Utility
J - Janitor

Drop-Off
LS - Lunch Shelter
Portable Classrooms
Entry Plaza
Main Entry
Outdoor Learning / Playfields

Teaching Stations:	
Core Required Courses	15 TS
Science	5 TS
Electives	10 TS
Total:	**30 TS**
Additional Spaces:	
SDC mild/mod	3 TS
SDC mod/sev	2 TS
Total:	**35 TS**
Learning Center	2 NTS
Innovation Lab	1 NTS
ASB	1 NTS
Teacher Colab	1 NTS
Community Room	1 NTS

1" = 60'
0 60' 120' 240'

NO WORK
MODERNIZATION
RECONFIGURE
NEW CONSTRUCTION

LPA

Mt. Diablo Unified School District
Facilities Master Plan

COST SUMMARY
RIVERVIEW MIDDLE SCHOOL

SCOPE OF WORK CATEGORIES	MASTER PLAN COST (2019$)
00. Modernization, Repair, and Site Utilities	$ 16,426,000
01. Reconfigure Existing Classrooms	$ -
02. Classrooms New Construction	$ 1,388,000
03. Science, Arts, CTE, and Electives Programs	$ -
04. Performing Arts	$ -
05. MUR, Student Union, and Food Service	$ 409,000
06. Physical Education Facilities	$ -
07. Administration and Staff Support	$ 2,170,000
08. Media Center and Student Support Spaces	$ 2,531,000
09. New and Reconfigured Restrooms	$ 426,000
10. Safety and Security	$ 135,000
11. Parking, Drop-Off, and Entry Plaza	$ 184,000
12. Outdoor Learning Environments and Quads	$ 1,366,000
13. Exterior Play Spaces, Playfields, and Hardcourts	$ 195,000
14. Next Generation Classroom Flexibility	$ 1,225,000
15. Classroom Technology and Infrastructure	$ 603,000
Total Construction / Project Cost (2019$)	**$ 27,058,000**

The following items are excluded from this budget:

- Utility hook-up fees & City connection fees
- Off-site work and traffic signals
- Land acquisition costs
- Temporary classrooms
- Hazardous material surveys, abatement and disposal
- Escalation (costs are in 2019$)

Costs reflected herein include a combination of immediate needs and long-term visioning:

- Repair and maintenance costs identified in the Facility Needs Assessments (immediate needs)
- Campus improvements to align with the district's vision as developed through extensive stakeholder engagement and the Educational Specifications (long-term visioning)