

## Harding Building

### Cost Breakdown

Harding Building was built in 1923. It is a three story, unreinforced masonry structure at the highest risk of collapse in an earthquake. The District's Architect and Engineering Needs Analysis concluded: "Harding building, with all of its shortcomings, should be considered for replacement in lieu of spending District money on upgrades, with the exception of preserving the relatively newer gym addition."

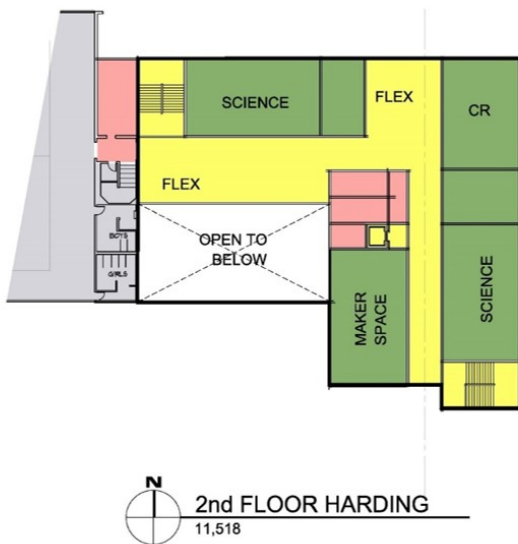
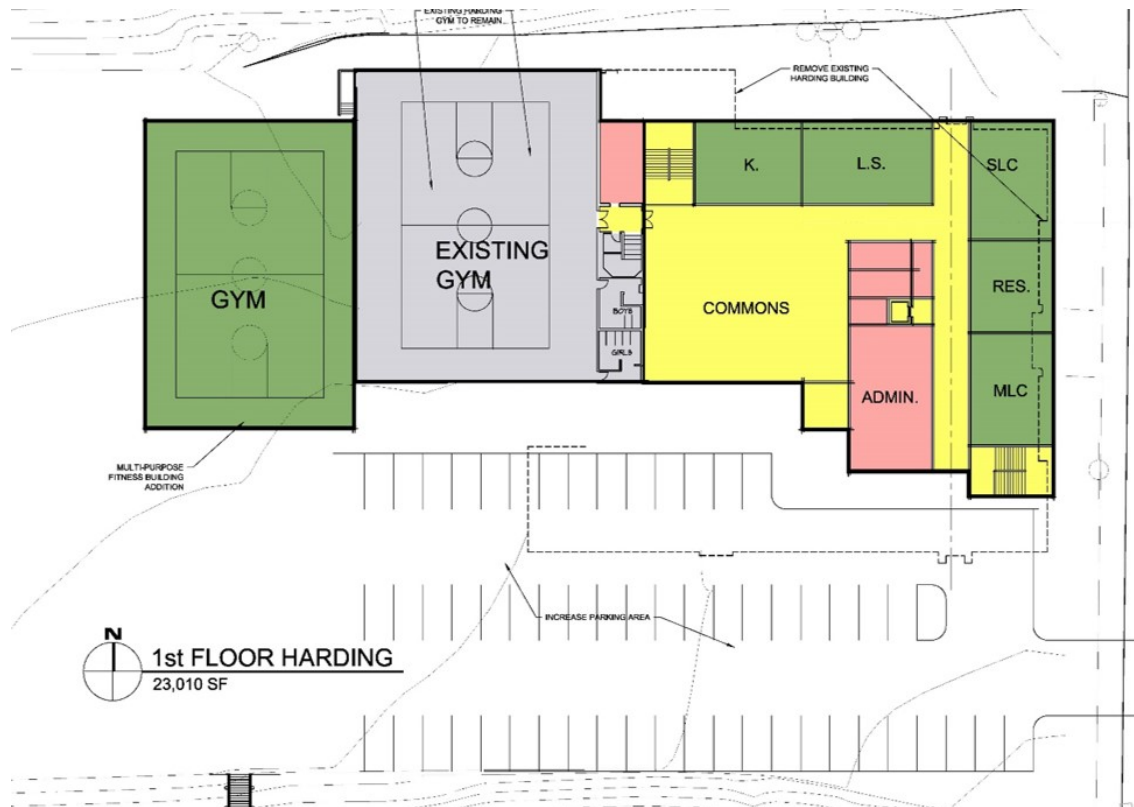
Currently, seventh and eighth graders in Coos Bay are split between three buildings. Seventh graders are at Millicoma and Sunset with 4-6<sup>th</sup> grade students. Eighth graders are on the Marshfield High School main campus. The bond proposal would put these students and their teachers together again in a 7<sup>th</sup>-8<sup>th</sup> school at the Harding location. The new school would be able to partner with Marshfield fine arts and career and technical programs to open opportunities for younger students, and allow advanced students to take Marshfield classes. (For several years, the district has bussed advanced seventh graders to Marshfield in the afternoon for math and English classes).

The new building would be a three-story school. Preliminary designs incorporate the current Harding gym, add a second gym, include 11 general classrooms, 4 science rooms, a multi-purpose activity/maker-space room, offices and commons.

### New Harding/7<sup>th</sup>-8<sup>th</sup> Grade School

Demolition/Removal of existing building (except gym):	\$642,211
Site Work/Contingency:	\$150,000
New Construction:	\$18,440,000
Total Includes:	
Architectural and Engineering Services:	10%
Project Management:	3%
Fees, Permits, Testing:	2%
Furniture, Fixtures, Equipment:	5%
Construction Inflation:	10%
Additional Contingency:	10%

Construction cost estimates are based on: industry standards; average per-square-foot costs of actual construction of new, comparable schools in Oregon in 2015 and 2016; preliminary designs; and architecture and engineering assessment.



## Future Locations of the Harding Programs

The District does not plan to eliminate any programs as a result of the reconstruction of Harding as a 7<sup>th</sup>/8<sup>th</sup> school. Instead, current Harding programs will be relocated. Current plans include:

- **Resource Link:** will move to classrooms on the bottom floor of Pirate Hall.
- **Destinations:** will move to the back classroom wing at Milner Crest (currently rented by the Education Service District for early childhood programs; the ESD has other space available).
- **Teen Parent Program:** will move to space on the Marshfield main campus, and potentially become part of a proposed career track in education and child development.
- **GED/ARK Project (homeless student support):** Currently projected to move to the bottom floor of Milner Crest. The District is evaluating using modular buildings to create a small complex on District property behind Walmart, or finding other suitable space.