



1551 ROCK QUARRY RD.
RALEIGH, NC 27610
PHONE: 919-664-5730
FAX: 919-664-5604
EMAIL: MBURRISS@WCPSS.NET

Barwell Elementary Fact Sheet

Objective: New Elementary School using the Cedar Fork/Forestville prototypes, opening Aug.2006.

Budget: Source, PLAN 2000 start-up funds and PLAN 2004 for building funds, total \$ 17,416,018.

Schedule: Opened for students July 10, 2006 on a year-round calendar, with 766 students as of 8/15/06.

City of Raleigh Contribution: \$7,755,173 for Community Center and partial site development.

Design

The City of Raleigh assisted WCPSS in procuring the site for the school from existing park property. WCPSS agreed to master plan and then jointly divide the existing site. WCPSS purchased 18.75 acres at \$21,067 per acre. The final Joint Use Agreement is with City Council and BOE. The JUA is on the BOE's consent agenda for August 22, 2006.

Small-Kane Architects is the design consultant. The educational program is a PLAN 2004 "large elementary." It has 46 teaching spaces which equates to a 1,002 student capacity year round capacity. The plan was expanded to 46 spaces from the original prototype design. (CIP 2006's large elementary is designed for the most efficient YR size with 51 teaching spaces and adjusted core spaces for the larger number of students on campus at one time.)

The 100,171 SF building bid at \$14,523,401 or \$109.73/sf. In addition, the site development costs were \$35.25/sf. Unique issues to the site were significant amount of rock and overburden, and reworking of the Barwell Road and Rock Quarry Road intersection. The City of Raleigh's 40,674 SF Community Center bid at \$7,305,999 or \$125.35/SF for the building and \$54.28/SF for the site costs. The smaller building equates to a higher site unit cost.

Construction

Barnhill Contracting was the single prime general contractor for the project. Notice to Proceed was April 19, 2005. This is the third reuse of the building design. Remaining development work includes grading for City of Raleigh playfields.