

MINER ELEMENTARY SCHOOL

601 15th Street, N.E., Washington, DC



INITIAL YEAR BUILT	2003
BUILDING AREA	63,500 SF
CURRENT PROGRAM CAPACITY	551
ENROLLMENT 2008	483
WARD	6
PROPOSED PROGRAM CAPACITY	550



Site Plan

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PROPOSED PROGRAM PROFILE

GRADE CONFIGURATION	PK-5
Reggio Program	
SQ. FT. (EXISTING)	63,500

TYPE	PROPOSED
Pre-School	2
Pre-Kindergarten	4
Kindergarten	4
1	4
2	4
3	3
4	3
5	3
Gym	1
Bleachers	
Locker Rooms	
Gym-Cafeteria	
Cafetorium	
Gym-Cafetorium	
Gym-Auditorium	

TYPE	PROPOSED
Auditorium	
Multi-Purpose	
Cafeteria	1
Kitchen Services	1
Special Education	3
Media Center	1
Administrative/Health Suite	2
Computer Lab	1
OT/PT	1
Science Lab	1
Art	1
Music	1
Teacher Workroom	2
Parent Resource	

Proposed Planning Profiles

The inventory of spaces listed here is intended to outline the program of educational and support spaces necessary to support the proposed program capacity. Individual educational specifications and facility programs will be developed with the School Improvement and School Planning / Design teams at the time of project initiation.

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CONDITION ASSESSMENT



<i>Building System</i>	<i>2008 Rating</i>
ADA Compliance	Good
Conveying Systems	Good
Electrical	Good
Exterior Finish	Good
HVAC	Fair
Interior Finish	Good
Plumbing	Good
Roof	Good
Structure	Good
Technology	Good

Condition Assessment

The body of information summarized below is based on a detailed facility condition assessment completed in 2006 and updated by visual observations conducted in 2007. Improvement initiatives completed by OPEFM in 2007 and 2008 are noted in red text in each section. An overall summary of work completed under various OPEFM programs is provided at the end of the condition assessment.

Condition Scorecard

These ratings reflect the overall condition and level of replacement need for an entire system, in adherence with the **Facility Condition Index (FCI) System**, categorizing systems as "Good" (FCI < .25), "Fair" (FCI 0.25 – 0.50), "Poor" (FCI 0.51 – 0.85), or "Unsatisfactory" (FCI > .86).

Comments:

1 Conveying System	Elevator is functional and meets ADA requirements.
2 Electrical	Electrical distribution system is in very good condition, lighting is also very good and fire alarm system is up to date.
3 Exterior Finish	Concrete with brick exterior is in excellent condition.
4 Structure	Concrete structure appears to be in good condition.
5 HVAC	Equipment is brand new but the kitchen makeup air unit has never worked, as a consequence the air handler supplying the dining area is running wide open to compensate and keep kitchen temperatures bearable. The air handler for the library area has no working controls and the unit runs wild. There is no central HVAC control in building. Due to its working in manual mode, the system needs complete test and balance. Condensation is damaging tiles and lights. The interior computer lab and head end rooms are dictating the temperature of the surrounding areas. 2008: Repairs to boiler(s) and Classroom heating units completed. Installed window a/c units.
6 Interior Finish	Conditions are good, except for areas potentially damaged by condensation.
7 Plumbing	Plumbing system is in good condition except for isolated units which require minor repairs or improved routine maintenance.
8 Roof	Roof is in good condition overall.
9 ADA Compliance	Building is ADA compliant.
10 Technology	Data and communication systems are up to date and in good condition.
11 Grounds	All parking, curbs and sidewalks are in good condition. No drainage problems. Grass is in good condition for the most part but some patches require replacement. Gutters are in good condition.

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RECENT HISTORY OF MODERNIZATION

2008 STABILIZATIONS

- ✓ Heating Blitz - Boiler Repairs & Classroom Units

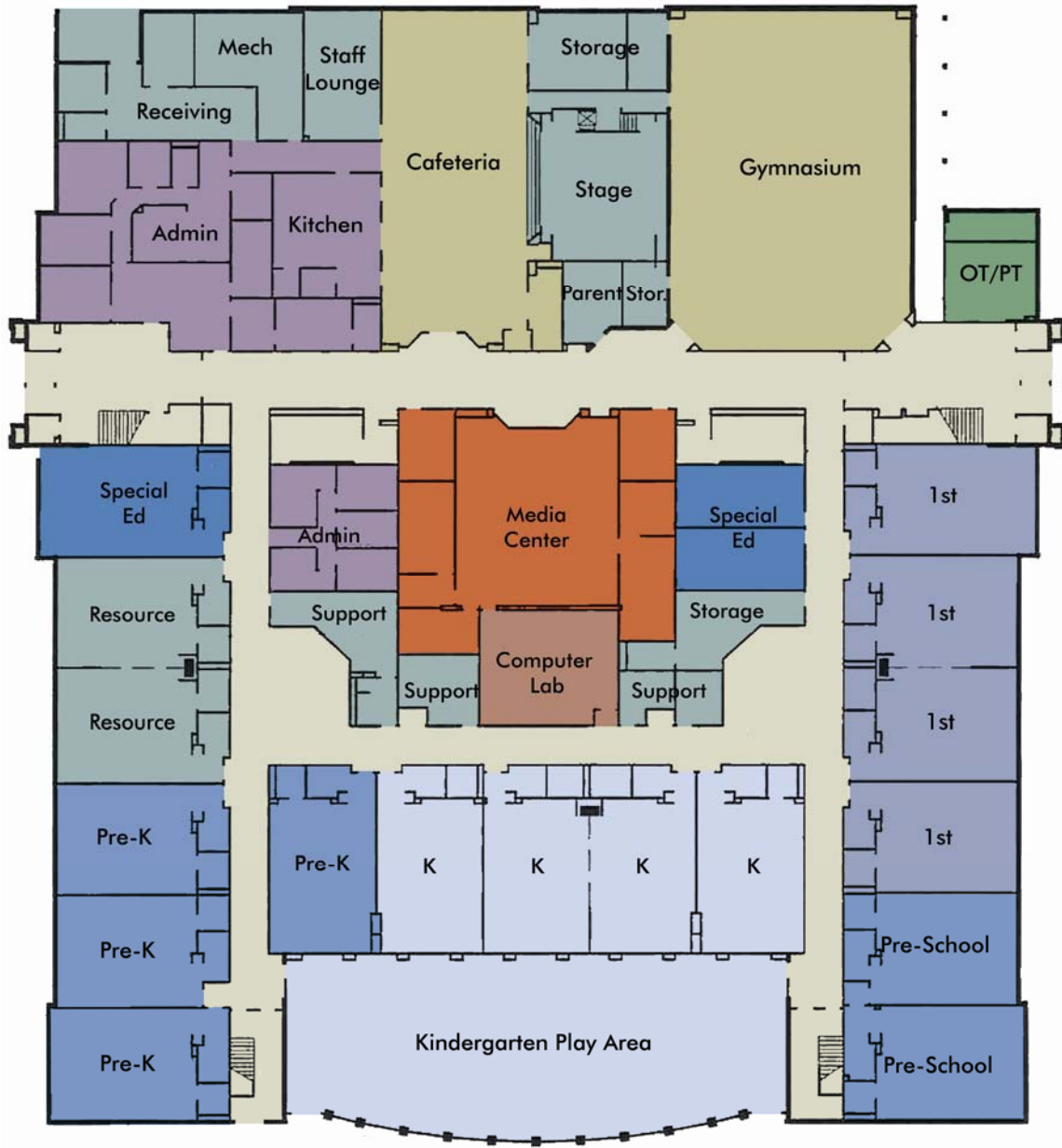
SCHOOL CONSOLIDATIONS & RECEIVING SCHOOLS – PHASES 1 & 2

- ✓ Classrooms Configurations
- ✓ Site Work - (concrete, masonry, painting, fencing)
- ✓ Wood and Plastics - (Carpentry)
- ✓ Thermal and Moisture Protection (Roofing)
- ✓ Doors and Windows
- ✓ Finishes - (Interior Painting)
- ✓ Mechanical
- ✓ Electrical
- ✓ Work Orders

● Planning
 ▼ Design
 ◆ Pre-Construction
 In Progress
 ✓ Completed

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First Floor

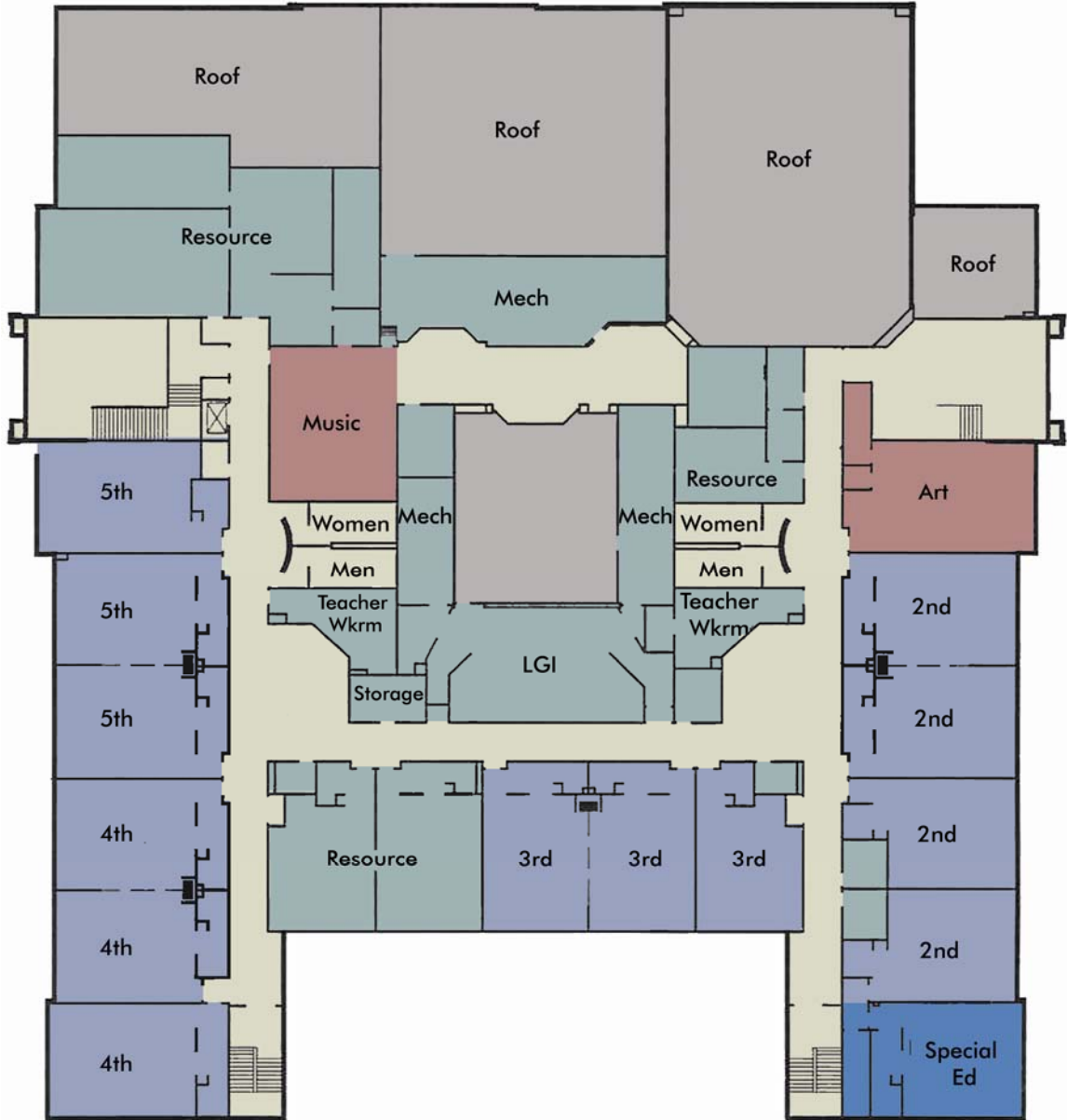
- | | |
|---|---|
| Administration/Health | Auditorium |
| Gymnasium/Cafeteria | Other |
| Classrooms | Media Center |
| Kindergarten | Computer Lab |
| Pre-K/Pre-School | OT/PT |
| Music/Art | Special Education |
| Science Lab | Unassigned |
| Lobby | Elevator Addition |

Concept Plans

These floor plans represent planning concepts for proposed facility use, aligning the proposed program capacity, the proposed planning profiles, and the conceptual reconfiguration of the building. Each project is subject to a formal design process, incorporating input from the School Improvement team at the time of project initiation.

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- | | |
|---|---|
| Administration/Health | Auditorium |
| Gymnasium/Cafeteria | Other |
| Classrooms | Media Center |
| Kindergarten | Computer Lab |
| Pre-K/Pre-School | OT/PT |
| Music/Art | Special Education |
| Science Lab | Unassigned |
| Lobby | Elevator Addition |

Second Floor

Concept Plans

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