

South Los Angeles New High School #3:

*development of charrette graphics**

Participants

LAUSD:

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* Graphics by BrainSpaces, unless noted otherwise.



site configuration history

Original Site:

8.1 acres
1,215 students
6-8 month parcel acquisition remaining



Environmental Concerns:

2 acres



Proposed Site Extension:

15.26 acres (total)
2,025 students
18-20 month parcel acquisition required



original design

Original Project Parameters:

New High School for 1,215 students

8.1 acre site

146,000 square feet (school buildings only)

Parking structure for 124 cars

1 Soccer field

Running surface surrounding field

Student courtyard & outdoor dining areas

Student drop-off is curb cut on Hoover Street
(no longer permitted)

2010 Completion



(courtesy of HMC Architects)

reuse design?

New Design Parameters:

- New High School for 2,025 students
- 15.26 acre site
- 192,663 square feet (school buildings)
- Parking structure for 188 cars
- 1 Football/Soccer field
- 8-lane track surrounding field
- 1-2 Softball/baseball fields
- 10 exterior basketball courts
- Student courtyard & outdoor dining areas
- On-site student drop-off
- 2012 target completion

Re-use Strategy:

- Rotate entire plan 90 degrees (counter clockwise), for east-west classroom orientation and relocate to fit on new site configuration
- add 6 hard-courts to roof of parking
- add building components to accommodate additional enrollment

Conclusions:

- Resulting campus is somewhat piecemeal
 - outdoor PE/athletics have poor proximity to each other and to interior PE spaces
 - Awkward relationship of building components
 - No schedule savings can be realized
- Therefore, a reuse of the previous design, in its entirety is NOT recommended.



summary: site organizational strategies

Strategy I:

- Re-use components of previous design
- School buildings located on the South portion of the site, closer to neighborhood
- 2012 completion

Strategy II:

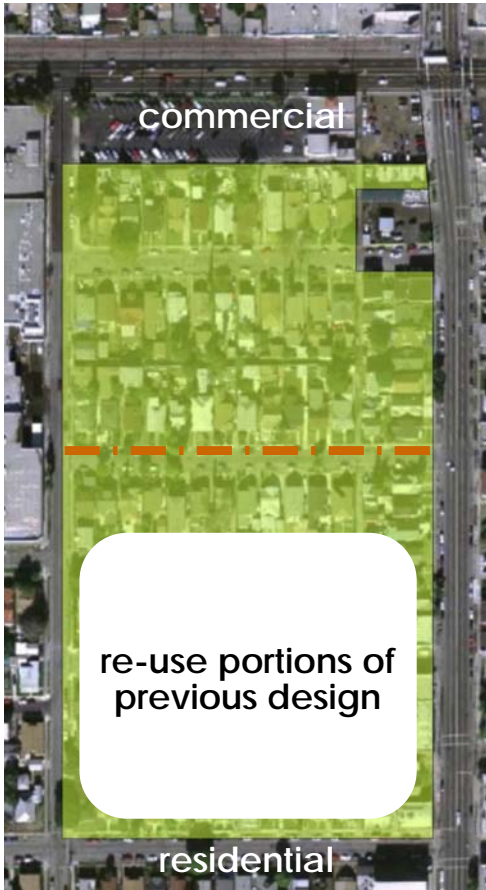
- Re-use components of previous design
- School buildings located on the North portion of the site, to expedite construction
- Fields located closer to neighborhood
- 2011 completion

Strategy III:

- All new design addresses current thinking for Small Learning Communities
- School buildings located on the South portion of the site, closer to neighborhood
- 2012 completion

Strategy IV:

- All new design addresses current thinking for Small Learning Communities
- School buildings located on the North portion of the site, to expedite construction
- Fields located closer to residential neighborhood
- Parking Structure as Phase 2
- 2011 completion



site strategy I:

Goals:

- Reuse portions of the previous school design (shown in brown) with minimal changes (schedule/cost savings)
- Add components to accommodate additional enrollment
- School facilities have easy access from neighborhood houses
- Accommodate additional exterior amenities

Evaluation:

- Good reuse of previous design & components, but no schedule savings due to building location on property yet to be acquired
- Unable to accommodate all desired exterior amenities
- Classroom building orientation should be east-west
- Small learning communities should be more distinct

Conclusion:

This strategy does not achieve the stated goals, and no schedule savings are achieved. This strategy was NOT pursued.



site strategy II:

Goals:

- Reuse portions of the previous school design (shown in brown) for schedule/cost savings
- Add components (shown in green) to serve additional enrollment
- Begin construction on acquired portion of site while remaining portion is negotiated (schedule savings)
- Accommodate additional exterior amenities
- Exterior amenities have easy access from neighborhood houses, while multi-story building components front commercial functions

Evaluation:

- Good reuse of previous design components, but the extent of modifications still require architectural and site redesign
- Able to accommodate all desired exterior amenities
- Classroom building orientation is now east-west
- Inequities among small learning communities

Conclusion:

While this strategy achieves many of the stated goals, reuse of portions of the existing design does not save significant amounts of time or money and results in a somewhat piecemeal campus. This strategy was NOT pursued.



site strategy III:

Goals:

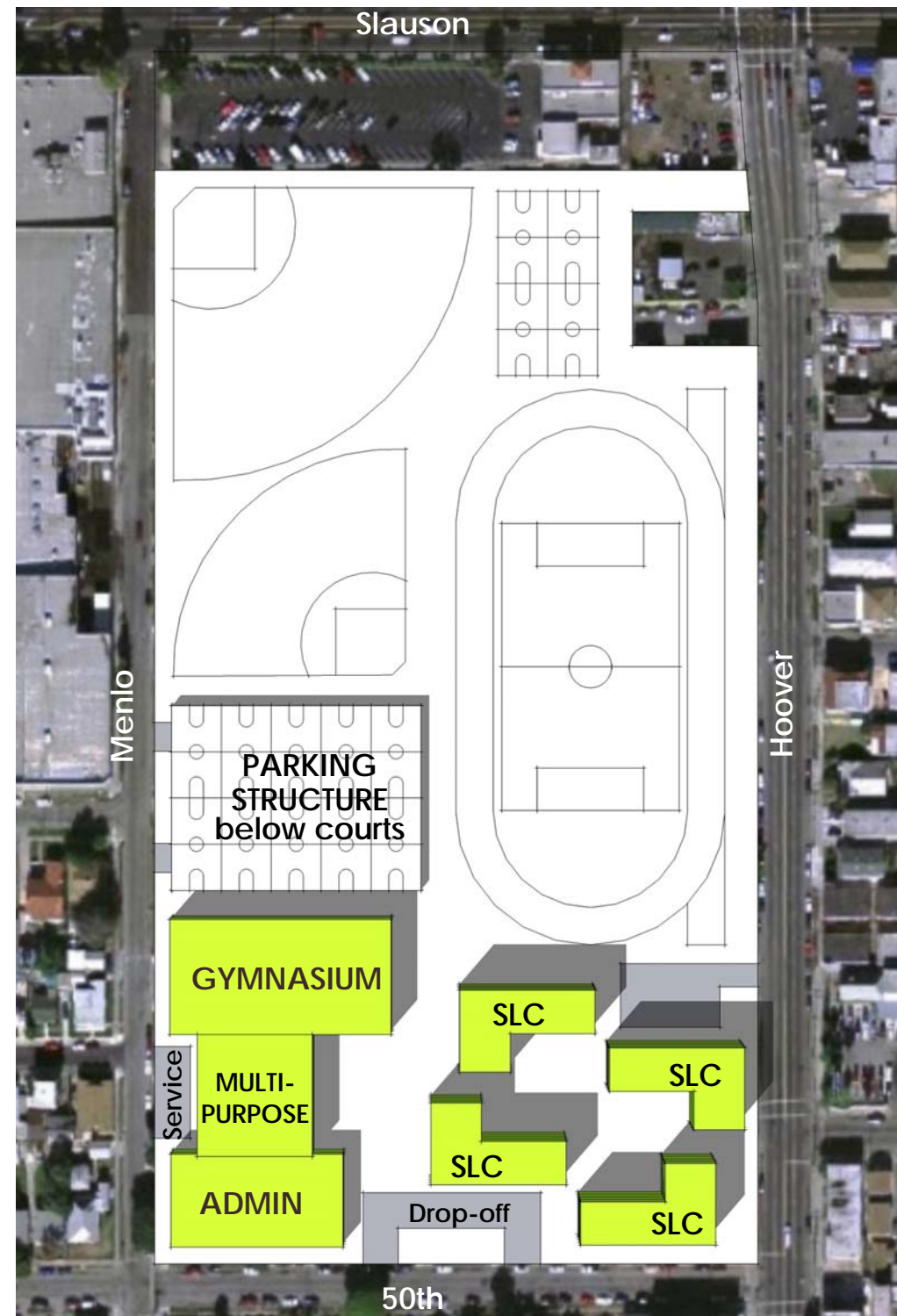
- Include 4 Small Learning Communities (SLCs) of 500 students each, designed with the District's latest strategies for student success
- Maximize site use & efficiency
- Provide good connection of interior & exterior PE & athletics facilities
- Include on-site drop-off and service area
- Building components face neighborhood, promote community use & pride

Evaluation:

- Good separation of individual SLCs
- SLCs are 4-stories, minimizing the building footprints
- SLCs form student courtyard(s) for outdoor learning and dining, exterior dining is also located near the Multi-Purpose building (could be an amphitheater)
- Able to accommodate more exterior amenities than previous schemes

Conclusion:

While this strategy achieves many of the stated goals, delays caused by locating the buildings on the parcels that are yet to be acquired have a negative impact. Due to the current rate of escalation and need to relieve overcrowding at Manual Arts HS, the schedule delay should be avoided. Thus, this strategy was NOT pursued.



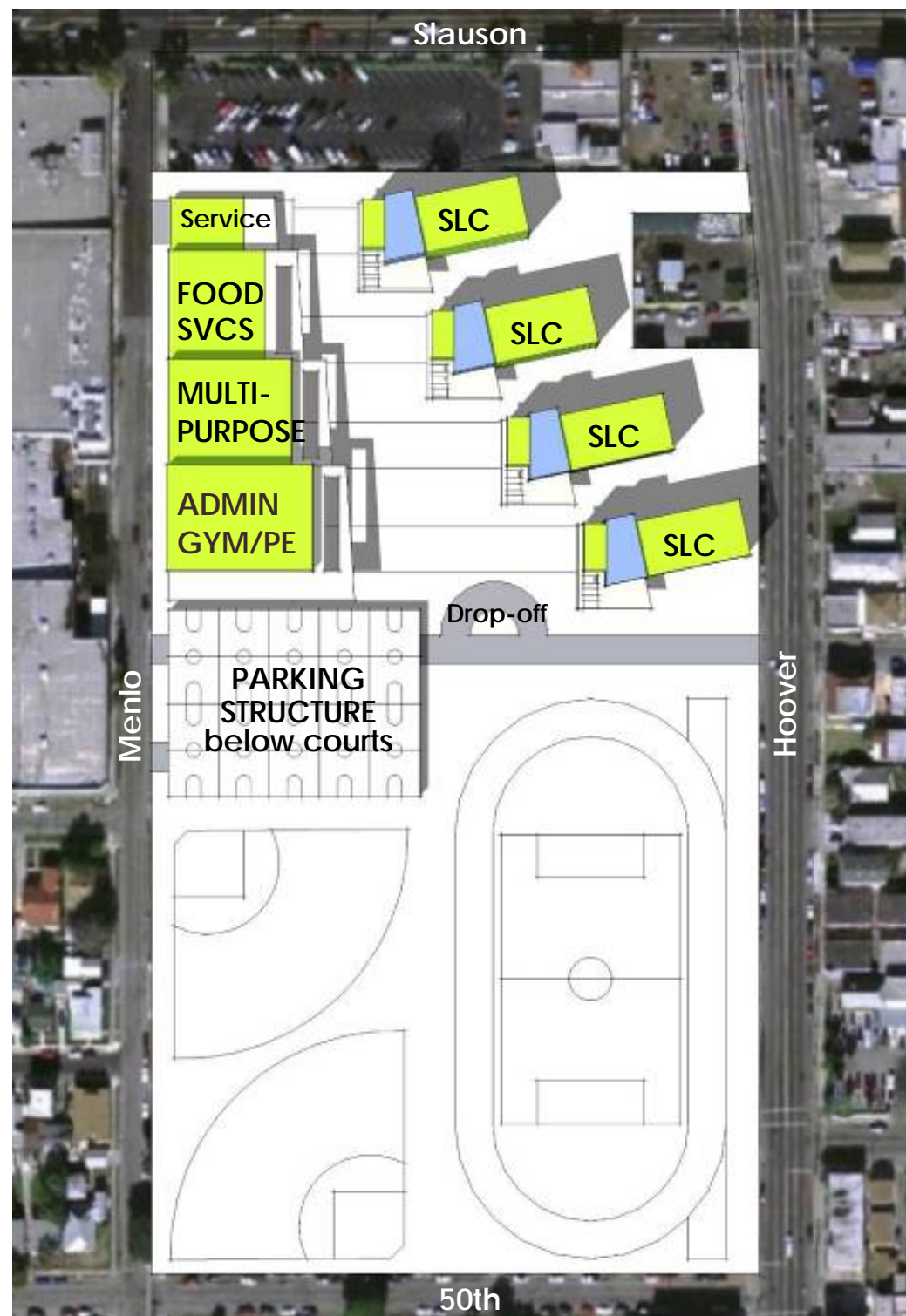
site strategy IV:

Goals:

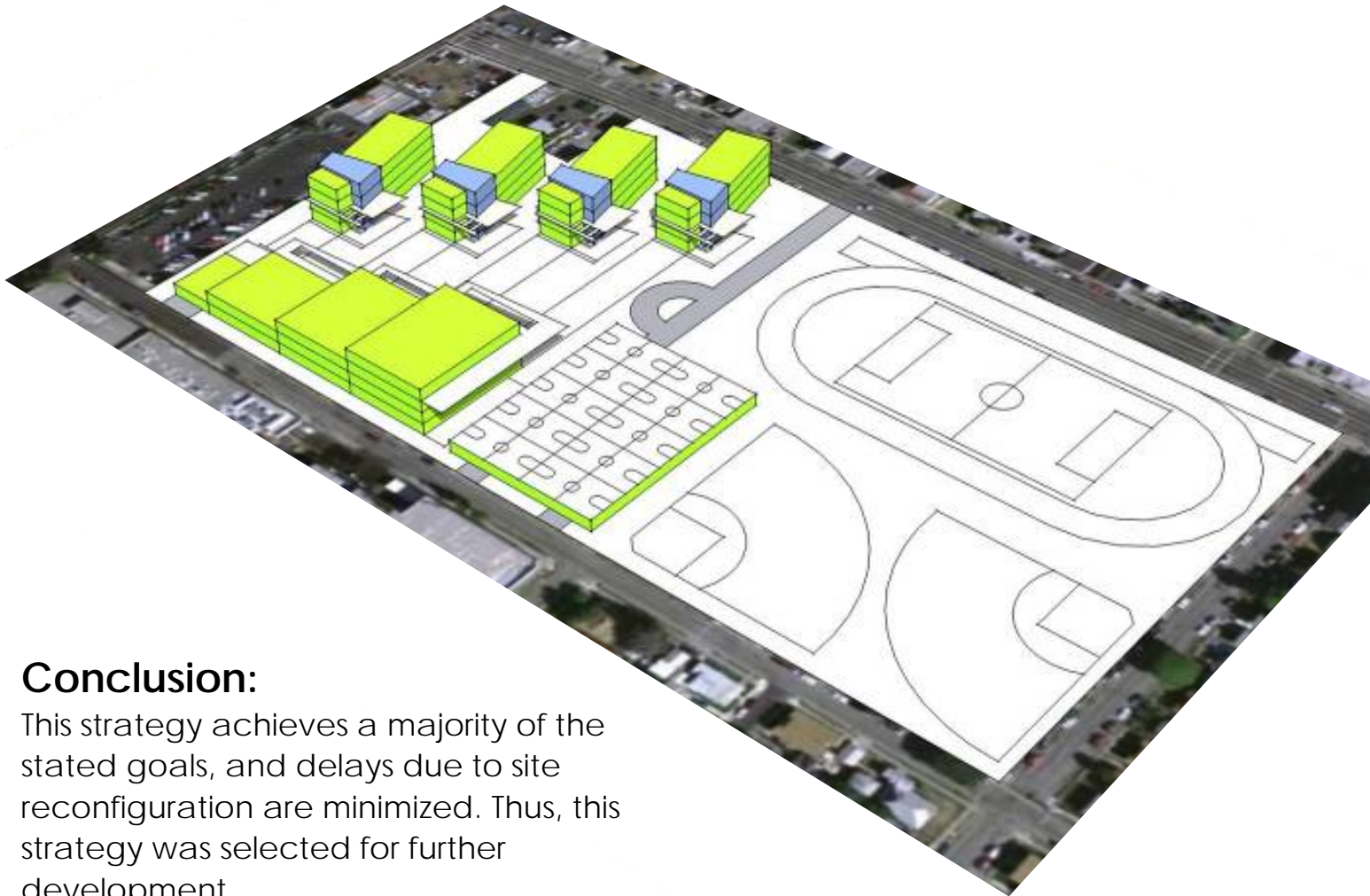
- Include 4 Small Learning Communities (SLCs) of 500 students each, designed with the District's latest strategies for student success
- Maximize site use & efficiency
- Locate buildings to take advantage of property already acquired (or currently under negotiation) and begin construction before entire site is ready
- Provide good connection of interior & exterior PE & athletics facilities
- Include on-site drop-off and service area
- Site amenities adjacent to neighborhood, promote community use & pride

Evaluation:

- Good separation of individual SLCs
- SLCs are 4-stories, minimizing the building footprints
- SLCs form student courtyard for outdoor learning and dining, exterior dining is also located near the Multi-Purpose building (could be an amphitheater)
- Able to accommodate more exterior amenities than previous schemes

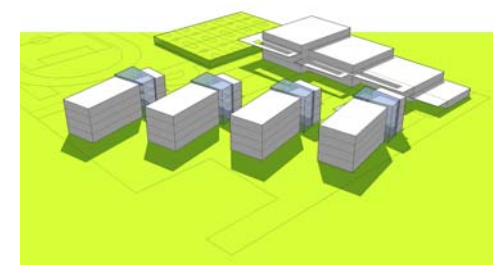
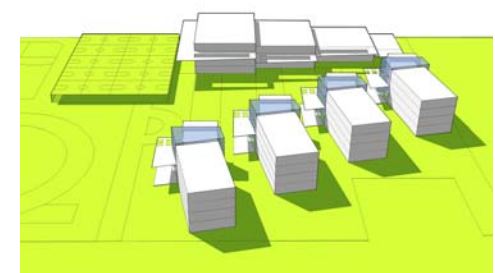
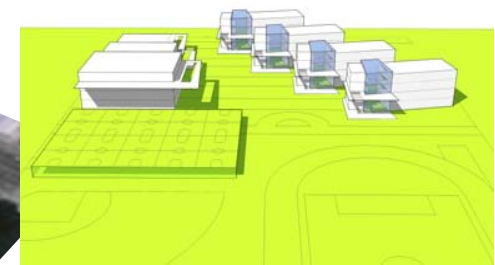
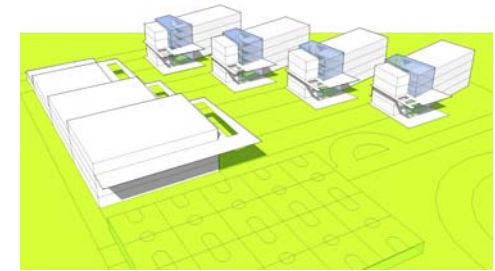
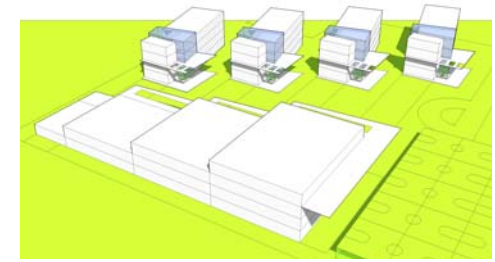


site strategy IV:

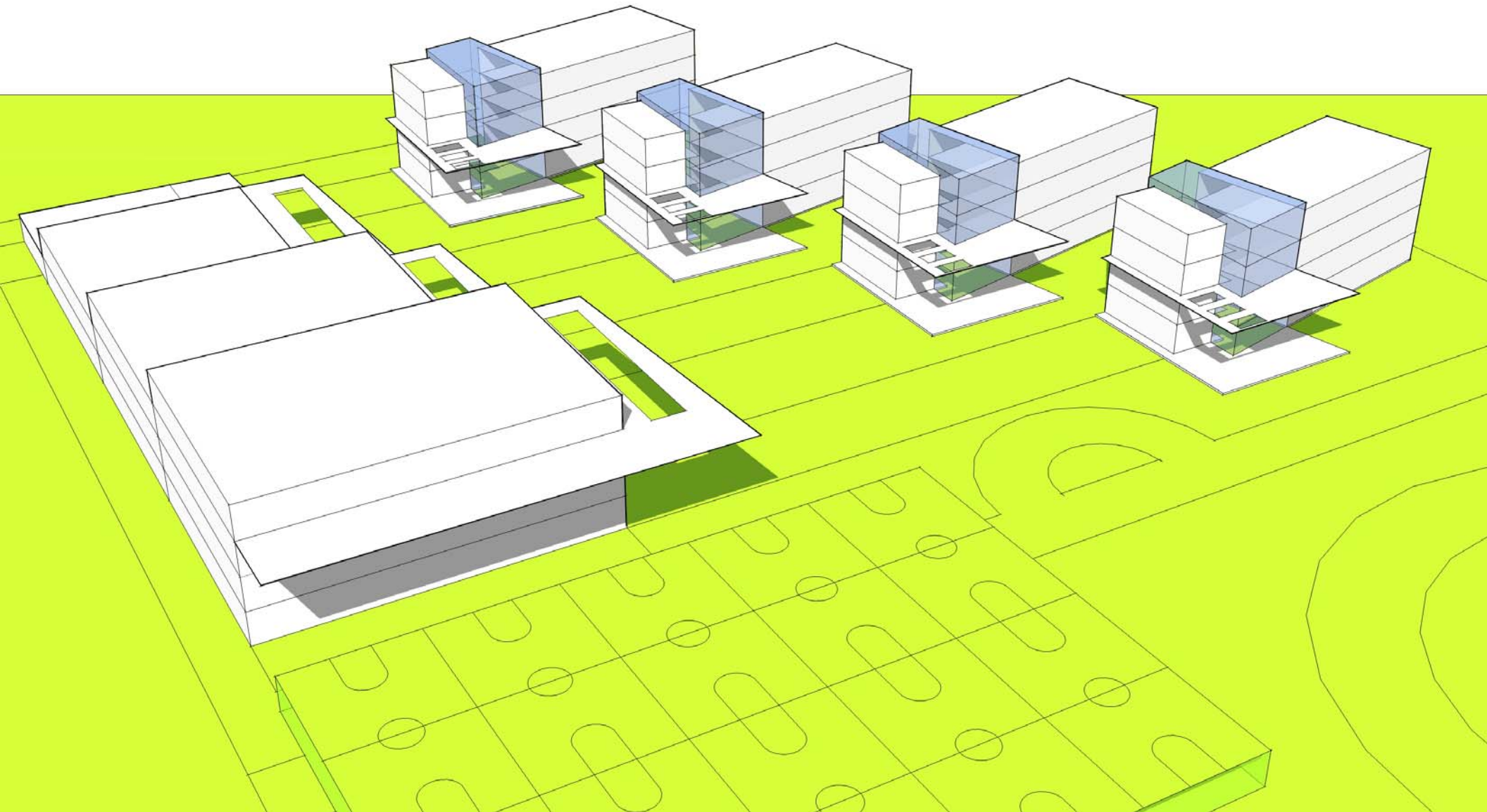


Conclusion:

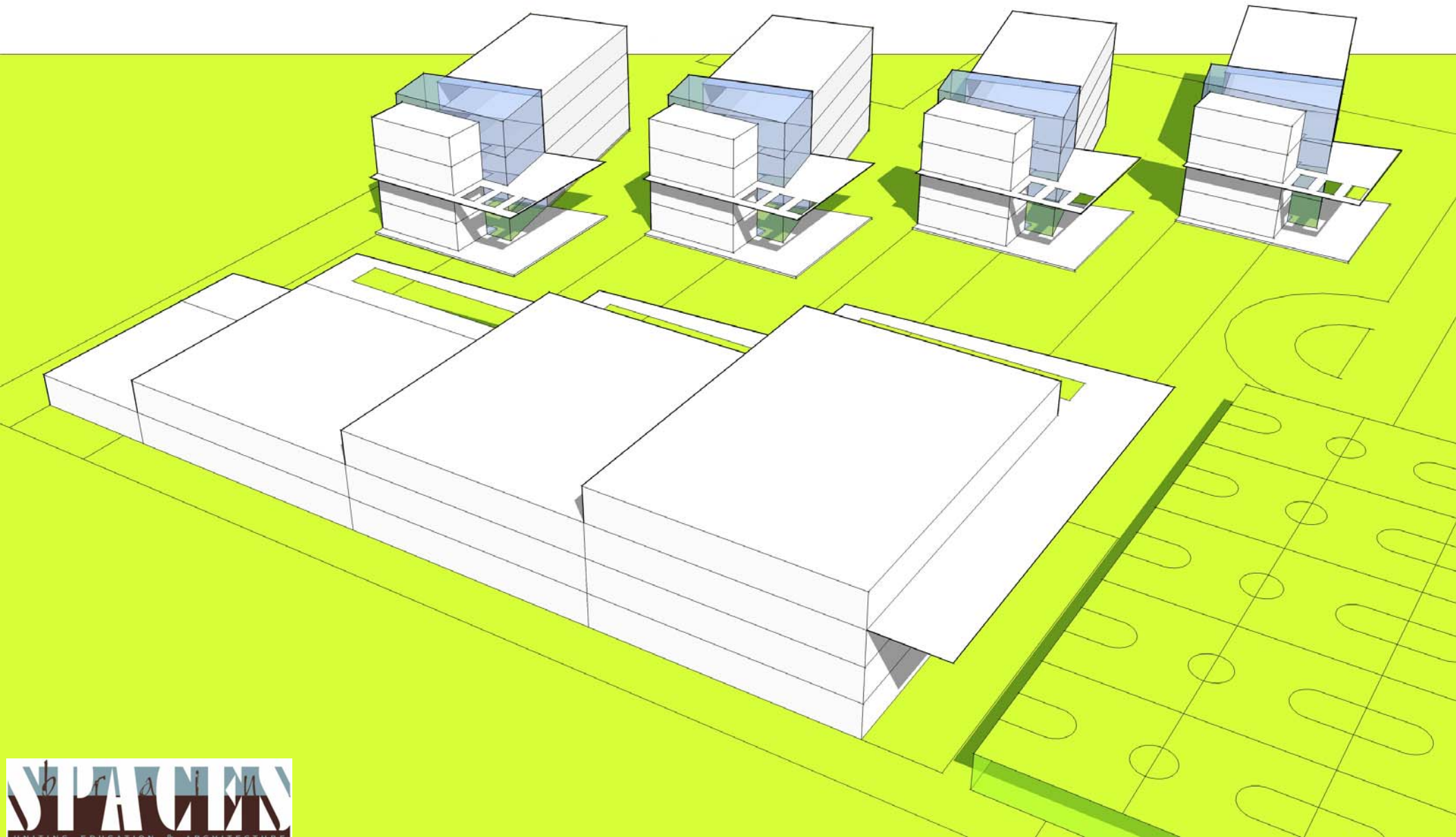
This strategy achieves a majority of the stated goals, and delays due to site reconfiguration are minimized. Thus, this strategy was selected for further development.



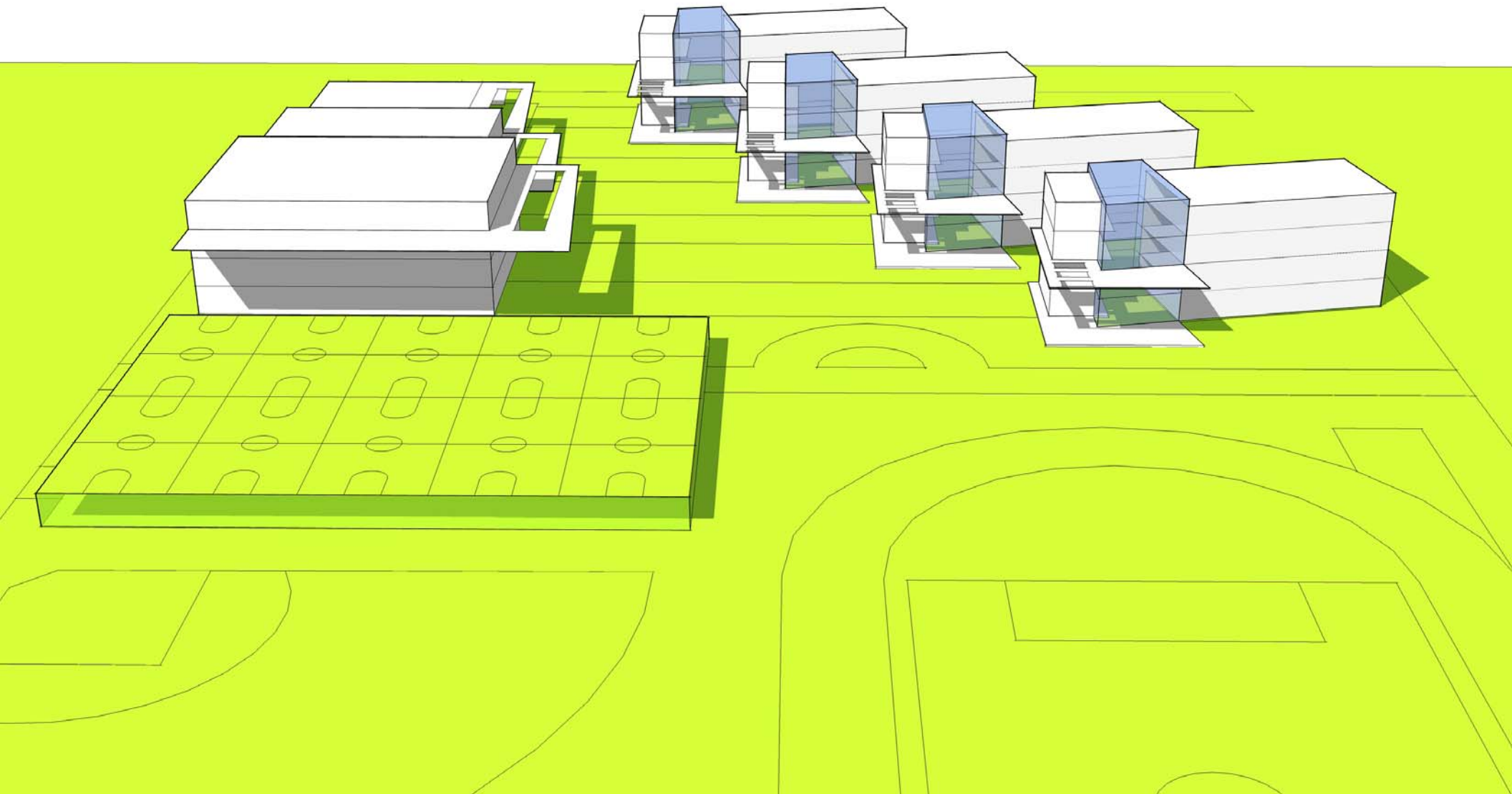
site strategy IV: 3D concept images



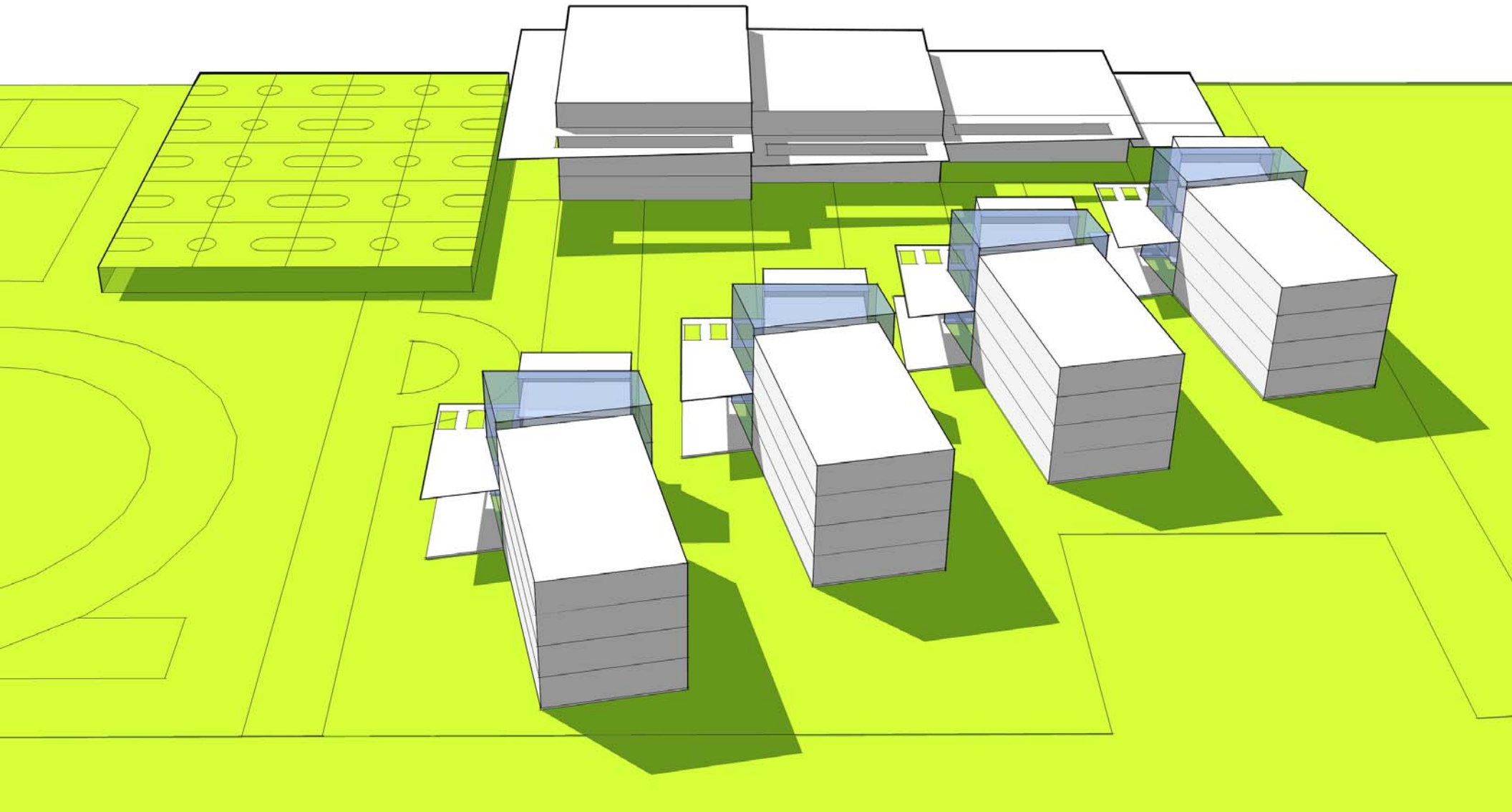
site strategy IV: 3D concept images



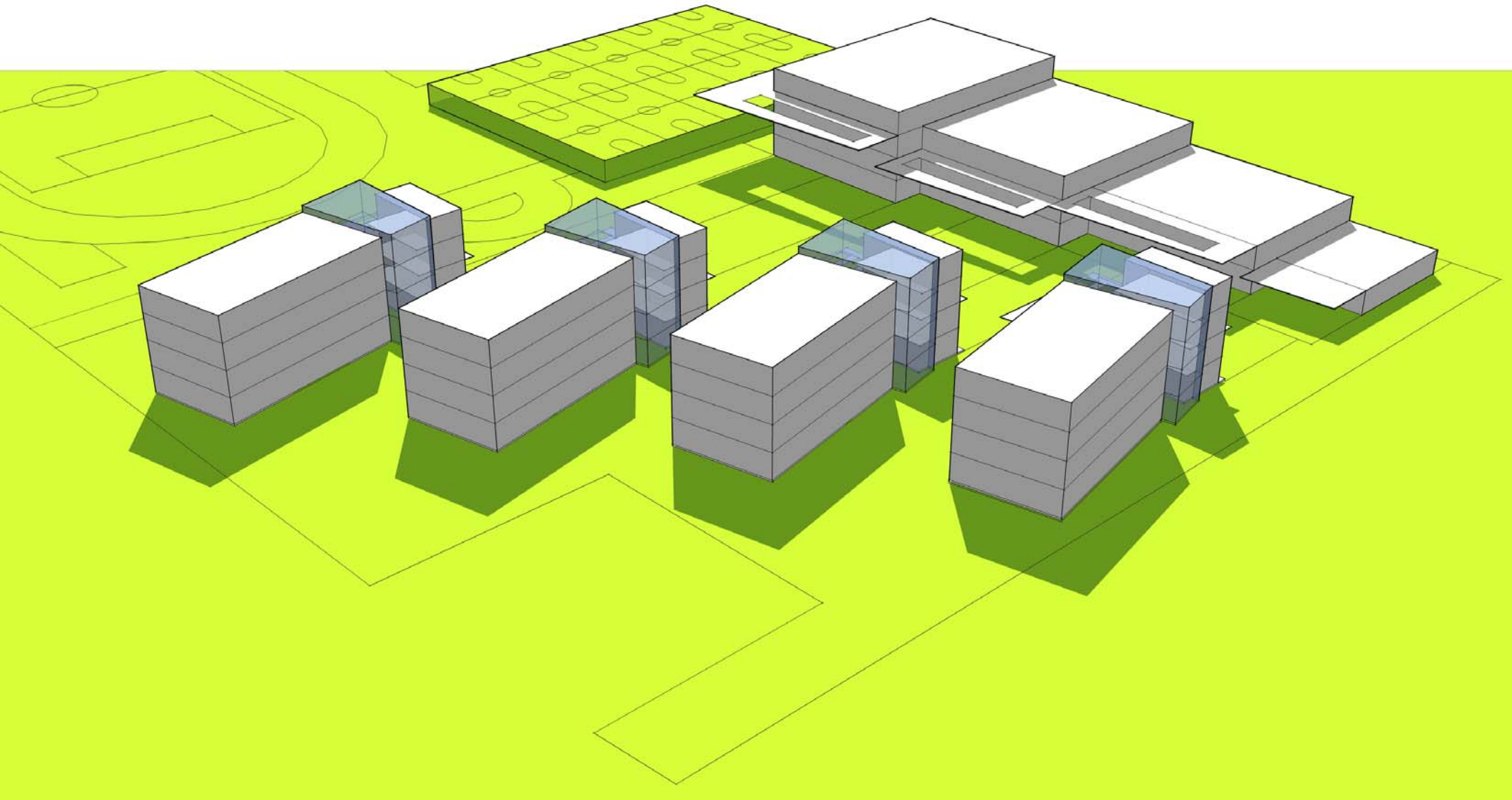
site strategy IV: 3D concept images



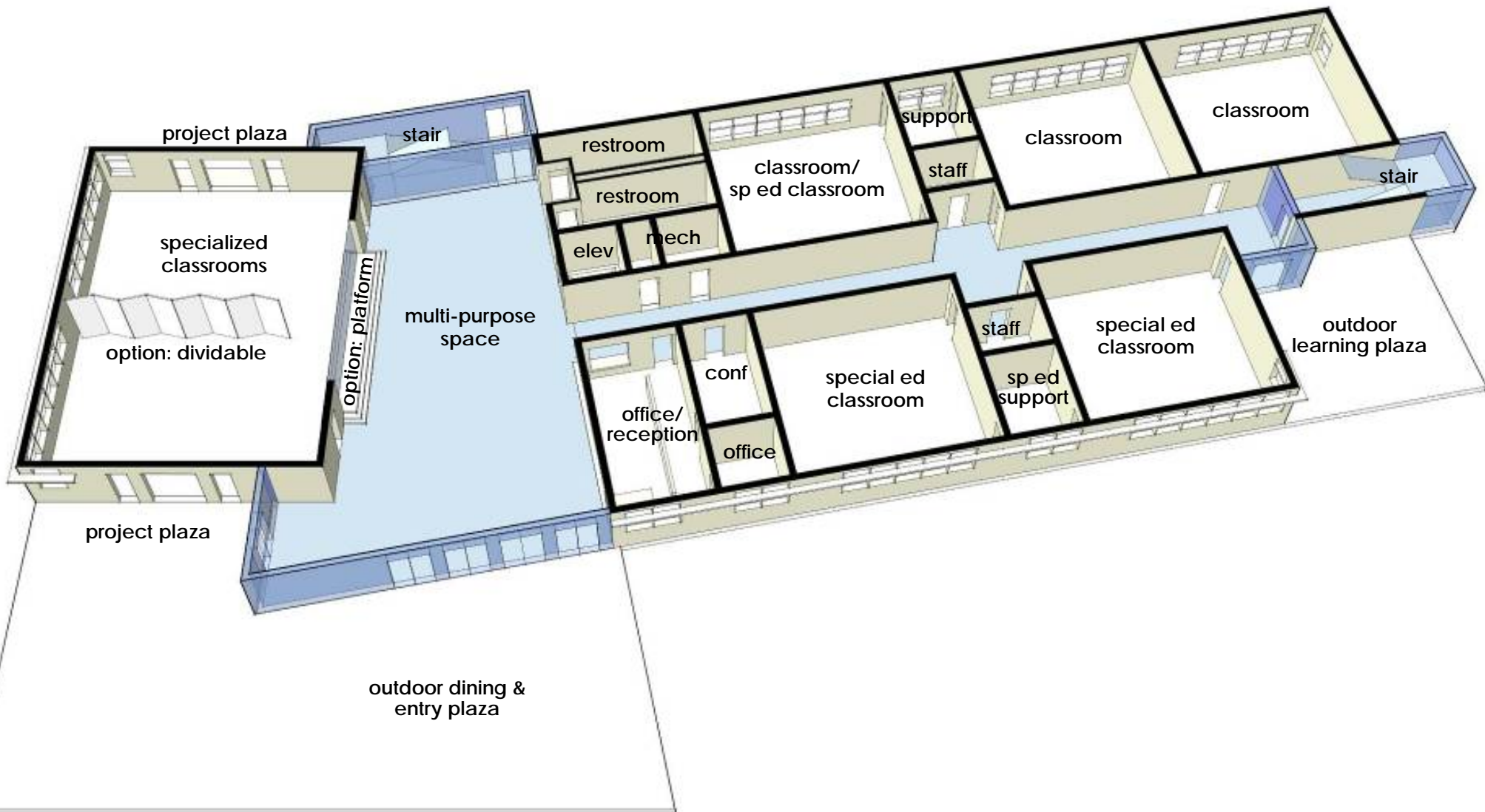
site strategy IV: 3D concept images



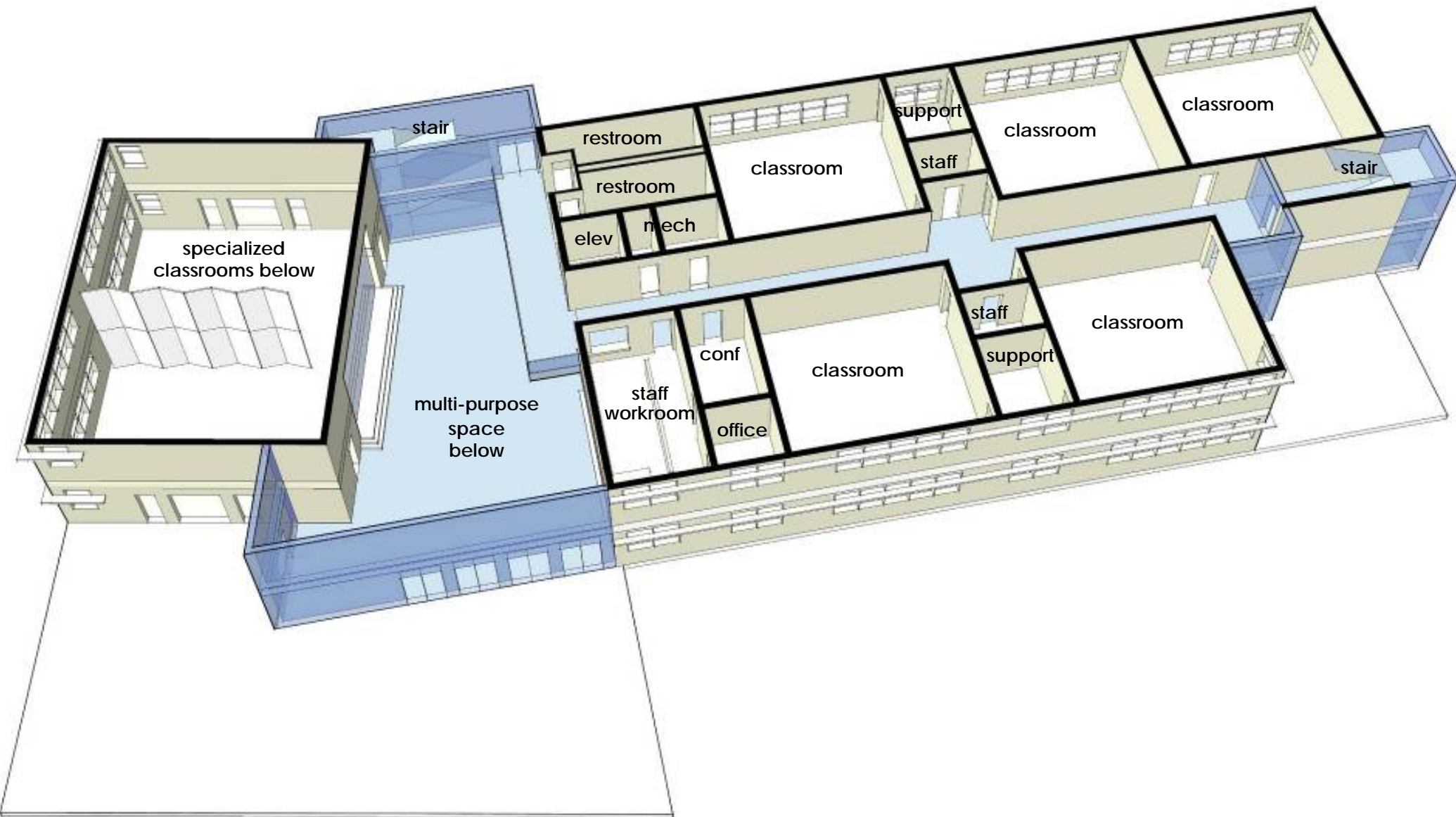
site strategy IV: 3D concept images



small learning community: first floor



small learning community: second floor



small learning community: 3rd/4th floors

