

2012 Exhibition of School Planning and Architecture

Albuquerque Public Schools
Del Norte High School

Albuquerque, NM
High School
CEFPI Award
Dekker/Perich/Sabatini



Del Norte High School

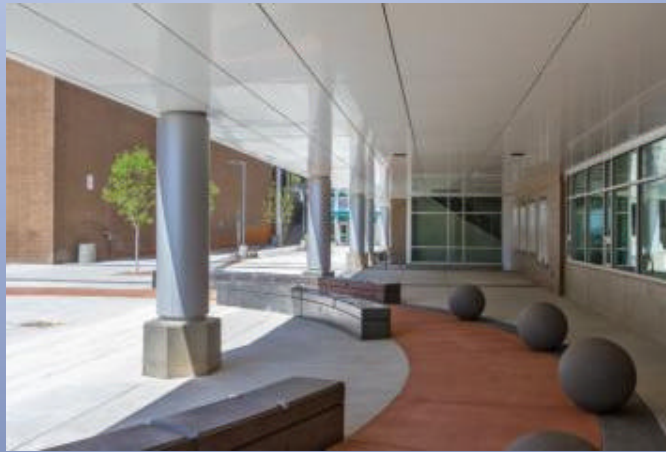


Main Entry

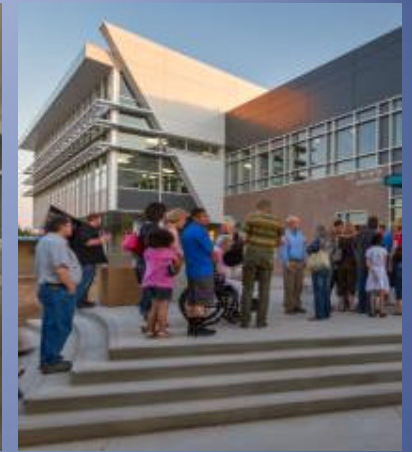
Community Environment:

Albuquerque Public Schools (APS) and the Albuquerque community made a commitment to revitalize the Del Norte High School campus. The main school building, originally built in the early 1960's, Del Norte serves as an important component of Albuquerque's public education system because of its long traditions and geographical location within the city. The overall redevelopment plan consists of the phased replacement of approximately 60% of the existing buildings on the campus. The auxiliary gymnasium, main gymnasium and the performing arts center are slated to remain. Dekker Perich/Sabatini saw the extensive renovation and replacement as an opportunity to create a modern and technologically advanced high school that compliments current educational trends and supports educational goals and values.

Throughout the overall redevelopment process of the Del Norte High School campus, the project architectural design team and school's building committee worked with community stakeholders including the Hispano Chamber of Commerce, Sandia National Laboratories, Intel, parents and students to help define visions and goals for the new campus facilities.



Outdoor Commons



Alumni Event



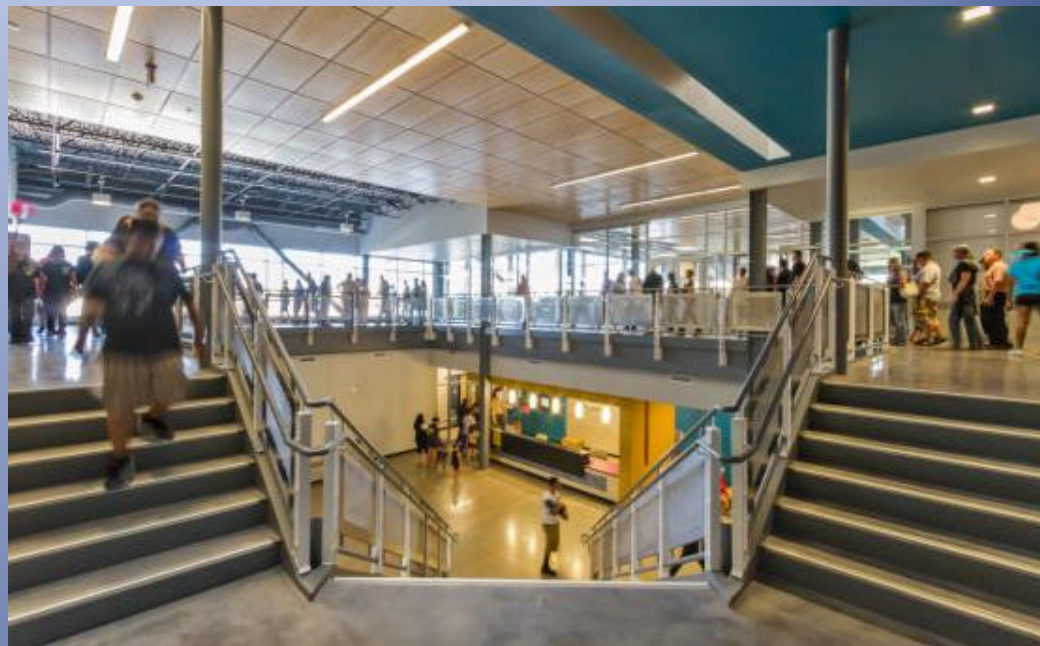
Student Commons

Community Environment: (cont)

The project team knew that creating new highly functional, vibrant facilities with an urban feel would not

only revitalize the campus and bring students back to a school with declining enrollment but would be a catalyst for attracting families back into the surrounding urban neighborhoods. Now that the facility is complete enrollment numbers are growing and benefits to area businesses are anticipated.

The new Del Norte High School building has also been a catalyst for bringing the Del Norte Alumni Association back together. A recent event drew several thousand alumni and visitors to the school. Most alumni came to pay homage to the old building before demolition and toured the new facility. Participants in the event expressed excitement and pride in seeing a long-standing institution remade into a state-of-the-art 21st century school that will serve the community well for years to come.



Main Stairway

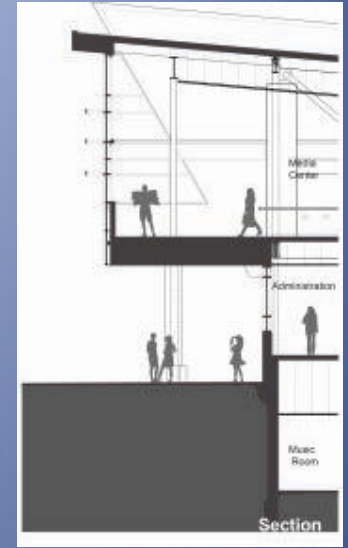
Learning Environment:

The main Del Norte High School building submitted for this award is a comprehensive high school classroom replacement project consisting of a three-story 156,283 square foot new structure with classrooms, administration areas, support areas and a large media center. The project was designed to allow the existing classroom building to remain fully operational during construction thereby eliminating the need for temporary facilities and relocation of students. The old classroom building is now being demolished to clear the way for future site enhancement phases.

Throughout the planning, programming and design phases of the high school, the quality of the new learning environment and the minimization of disruption of ongoing learning activities on campus were seen as paramount goals. The school's administration and the building committee investigated and chose to adapt a learning curriculum that focused on team teaching and cooperation. The design response created clusters of classrooms and support spaces based on a small learning communities (SLC) model. This model was seen as a mechanism to improve the students' experience and enhance the education process. Teachers, school administration and the district selected the SLC model with the goal of promoting interaction between staff and working toward team teaching goals.



Main Commons



Section at Media Center



Computer Lab

Learning Environment: (cont)

This concept also allows for more interaction with and between students within the context of the larger high school building.

The arrangement of each SLC, nine in all with three on each floor, includes four general classrooms arranged in conjunction with a science classroom, a shared computer lab and a faculty planning area all situated around a mini-commons adjacent to the main student commons area. This arrangement provides a flexible learning environment that allows for multiple classroom groups to gather in the mini-commons areas for shared lectures or group projects without congesting the building's main circulation spine.

The SLC cluster arrangement also has proven to be efficient in allowing common core spaces to be shared by all grade levels. The condensed building footprint and proximity to resources shortens travel time for students and staff and allows for better supervision and control throughout the building.



Outdoor Commons



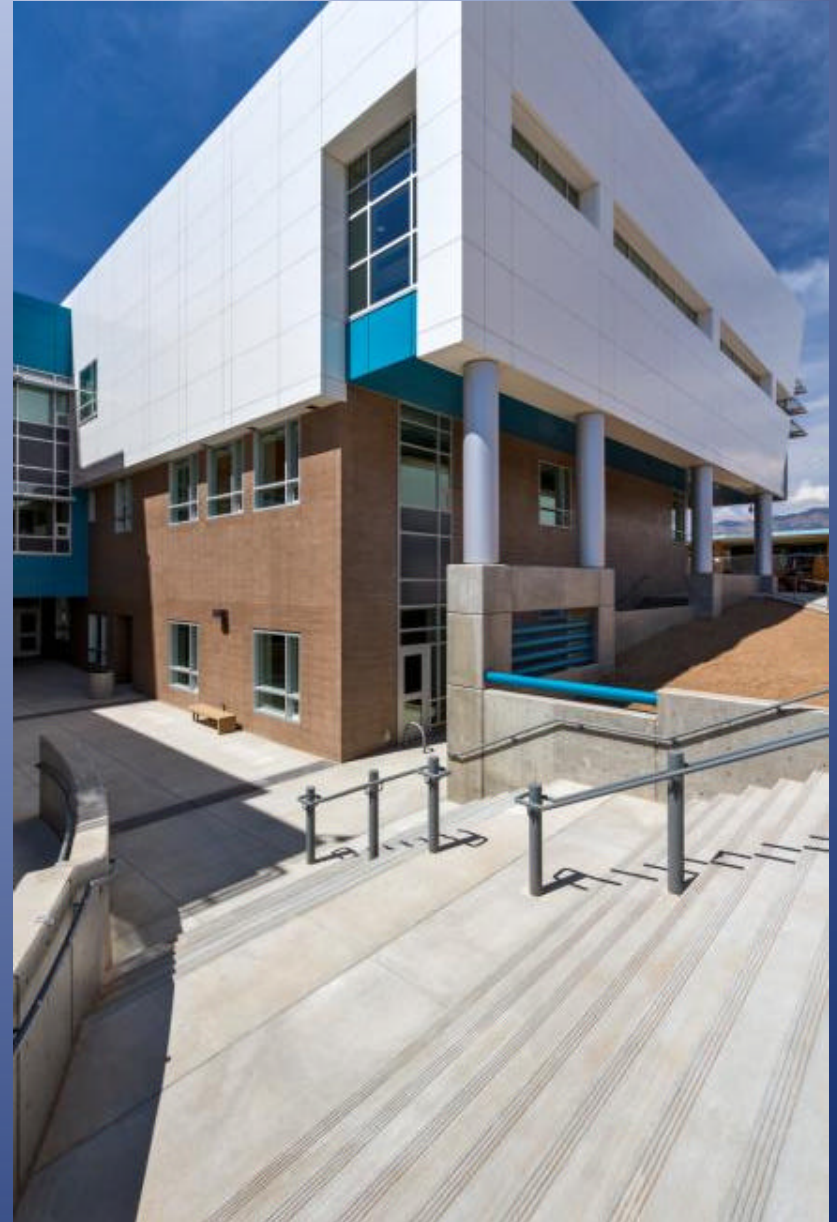
Library / Media Center

Physical Environment:

Siting the new high school building in the old school's visitor parking lot, making it a three story structure, and placing it close to adjacent busy city street, allowed for the existing school to stay in operation during construction and was designed to give the school an urban street presence.

The building's positioning on site, its consolidated three-story footprint, its adjacency to the main gymnasium and the performing arts center, combined with a clustered classroom arrangement and building massing, promotes a higher education campus like feel for the high school. High quality durable modern materials, such as composite metal paneling, burnished concrete block and elastomeric plaster finishes, are used to define crisp clean forms that help to enforce this campus experience. To further enforce a higher education feel, or professional working environment, the design strives to look more like a high-end professional building than a typical school building.

Ample glazing, skylights and diffused lighting highlight carefully applied accent wall paint colors that are situated to aid in wayfinding by identifying floors and individual clusters. Polished concrete flooring, smooth high abuse gypsum walls and acoustical ceiling finishes compose the majority of the interior materials palette.



Entrance to 9th Grade Academy

Physical Environment: (cont)

This simple palette was selected for durability and ease of maintenance, and to reflect the crisp modern feel of the exterior.

The high school was designed to meet ENERGY STAR and LEED for Schools Silver Certification. Daylighting, views and building systems were all selected with optimization of the learning environment in mind. Classrooms are flooded with controlled daylight, coming through high performance glazing that helps buffer traffic noise from the adjacent city street and reduces heat gain and loss. Views of the city and Sandia Mountains are framed throughout the facility. The district superintendent has stated that the media center, situated on the third floor, "has the best view of the Sandias in the city".



Connection to 9th Grade



Small Learning Community

Planning Process:

The planning process for the Del Norte High School project began with a campus master planning component that included comprehensive investigation, site analysis and project phase planning. The site analysis and assessment evaluated existing conditions including building condition, usage, site drainage, and existing infrastructure. Project phase planning used this information to define opportunities and constraints for the campus redevelopment. The project architectural design team consisted of planners; architects; interior designers; structural engineers; mechanical, electrical and plumbing consulting engineers; technology consultants and civil engineers. They worked with Albuquerque Public Schools, the high school's administration, teachers and staff, and district departments, such as Facilities Design and Construction, Maintenance and Operations, Transportation, Technology, Food Service, Special Education and students to develop an understanding of the entire site, the goals and vision for the revitalization.

Throughout the site master planning effort and into the building design effort, the architectural team was able to carefully manage the process to create a collaborative atmosphere where all stakeholders' voices were heard and all aspects of input were valued, evaluated, and incorporated were applicable.



Southern Elevation



Outdoor Commons



West Elevation

Planning Process: (cont)

The owner's building committee was comprised of the school principal and various staff members, as well as representative from Albuquerque Public Schools Facilities Design and Construction Department. The building committee disseminated information and gathered input from fellow staff and administrators, acting as the conduit through which information from several sources was shared with the architectural design team. With help from the design team project manager, the building committee reached consensus on major design decisions and directed the design team. The committee played a vital role in keeping the project moving forward.

During design the architectural team and building committee constantly reviewed the initial goals set for the project and purposefully questioned major decisions to ensure that they were durable and in line with the vision for the entire campus's revitalization. All meetings and presentations were thoroughly documented, with all open design and coordination issues tracked and logged when closed out so that there was a reference framework should future decisions change previous direction.

Several members of the building committee stayed involved in the project through construction by helping evaluate as-built conditions in relation to how spaces would adequately serve the school educational delivery needs.



Southern Elevation

Planning Process: (cont)

The master planning effort began in October of 2008 and was followed by design and construction of a magnet high school for 400 students on the campus. The Del Norte High School design process began in July 2009. Construction started in August of 2010 with completion in May of 2012.



Reception Area

APS Del Norte High School Building Planning and Design Committee participants were:

Superintendent:

Winston Brooks, APS Superintendent
Linda Sink, Chief Academic Officer
Eduardo Soto, Associate Superintendent

APS Board of Education:

Delores A. Griego, Robert D. Lucero
Lorenzo L. Garcia, Martin R. Esquivel, Paula
Maes, David L. Robbins, David Eugene Percy

APS Facility Design & Construction:

Karen Alarid, Director
Kizito Wijenje, Capital Master Plan Director
Richard Miller, Project Manager
Stewart Ingham, Construction Manager

Del Norte High School Building Committee:

Jo Sloan, Principal, Beth Storm, Assistant
Principal
Chris Johnston, Parent Liaison
David Candelaria, Tech. Coordinator
Madelyn Petri, Custodial
Leigh Reddinger, Athletics
Amelia Milazzo, SLC Teacher
Lori West, Science
Tim Butler, Student
Fred Polich, Athletics
Patrick DePalme, Counseling



Architectural design team and consulting engineers were:

Dekker/Perich/Sabatini:

Dale Dekker, Senior Principal in Charge
Benjamin Gardner, Principal in Charge
Adrienne Lewis, Project Manager
Sanjay Kadu, Lead Designer
Chuck Hanson, Structural Engineer
Emily Thaler, Interior Designer

High Mesa Consulting Group:

J. Graeme Means, Civil Engineer
Chuck Cala, Surveyor

Bridges & Paxton:

Abbas Shirian, Senior Mechanical Engineer
Schott Surdahl, Mechanical Engineer
Curtis Chavez, Electrical Designer

Green Ideas:

Mark Wilhelm, Principal
Tina S. Long, LEED AP
Alex Tsuji, Project Manager

Exhibition of School Planning and Architecture Project Data

Submitting Firm :	Dekker/Perich/Sabatini
Project Role	Architect, Structural Engineer, Interior designer.
Project Contact	Benjamin Gardner
Title	Principal
Address	7601 Jefferson NE, Suite 100
City, State or Province, Country	Albuquerque, New Mexico. 87109
Phone	505.761.9700

Other Firm:	High Mesa Consulting Group
Project Role	Civil Engineers
Project Contact	J. Graeme Means
Title	Principal
Address	6010-B Midway Park Blvd. NE
City, State or Province, Country	Albuquerque, New Mexico 87109
Phone	505.345.4250

Other Firm:	Bridgers & Paxton Consulting Engineers
Project Role	Mechanical, Electrical, and Plumbing engineers
Project Contact	Abbas Shirian
Title	Principal
Address	4600-C Montgomery Blvd. NE
City, State or Province, Country	Albuquerque, New Mexico. 87109
Phone	505.883.4111

Construction Firm:	Sumate Constructors, Inc
Project Role	General Contractor
Project Contact	Dennis Thompson
Title	President
Address	1439 Honeysuckle Dr, NE
City, State or Province, Country	Albuquerque, New Mexico 87122
Phone	505.823.1218

Exhibition of School Planning and Architecture

Project Details

Project Name	Del Norte High School
City	Albuquerque
State	New Mexico, 87109
District Name	Albuquerque Public Schools
Supt/President	Winston Brooks
Occupancy Date	June 2012
Grades Housed	9-12
Capacity(Students)	1200
Site Size (acres)	45
Gross Area (sq. ft.)	156,283
Per Occupant(pupil)	130
gross/net please indicate	156,283/112,524 = 1.38 28% tare 72% efficient
Design and Build?	Yes
If yes, Total Cost:	\$23,430,869
Includes:	Building with associated site work and landscaping
If no,	
Site Development:	
Building Construction:	
Fixed Equipment:	
Other:	
Total:	\$23,430,869



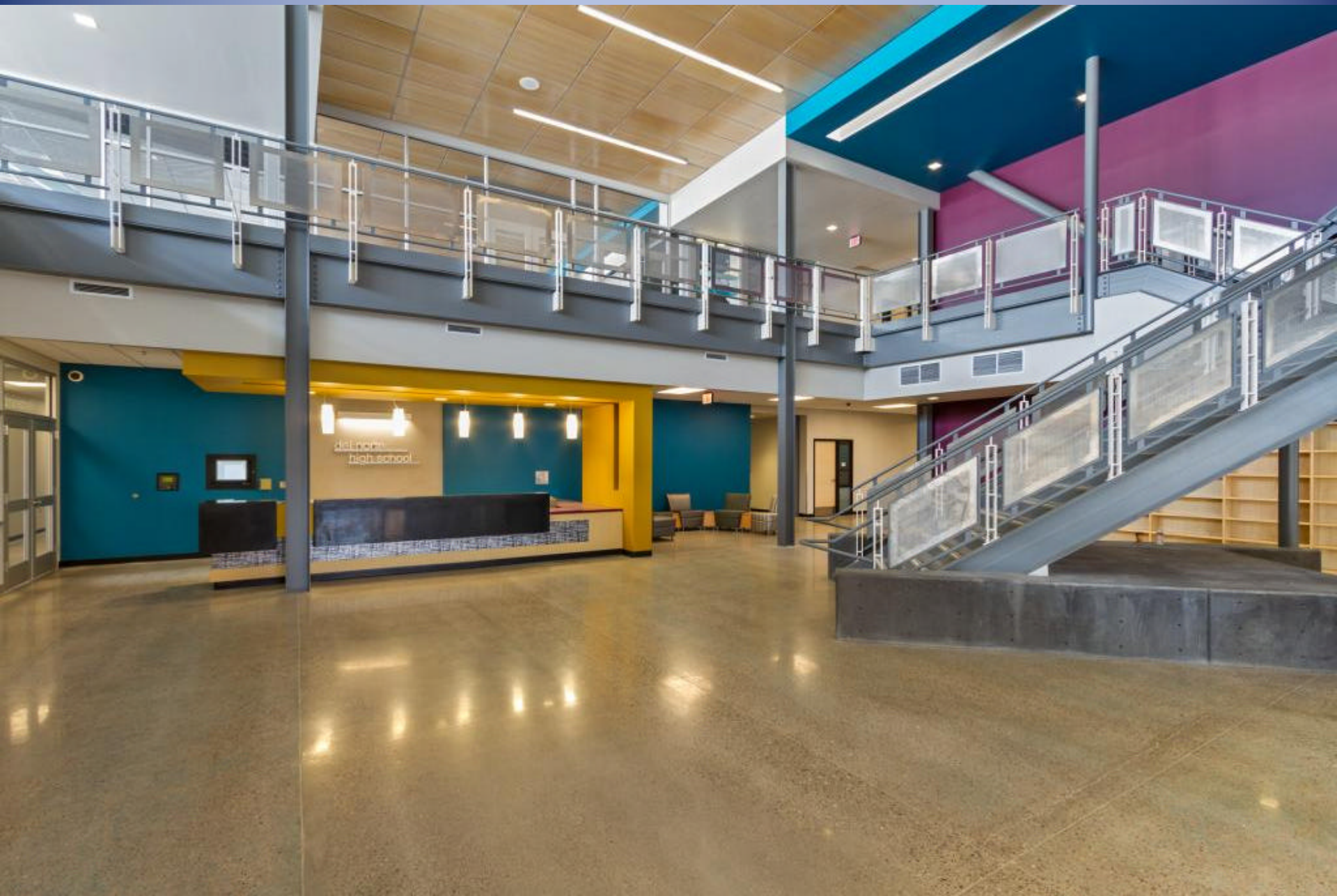
Southern Elevation



North West Elevation (Rendering)



South East Elevation (Rendering)



Main Lobby



Main Entry