

2012 Exhibition of School Planning and Architecture

East Central High School

East Central ISD, San Antonio TX
Lee J. Brockway Award – Renovation
High School
OCO Architects, Inc.

East Central High School



Views of Old Campus

Community Environment:

- Citizens of East Central ISD decided that their lone high school, comprised of nearly 40 separate modular buildings, some as many as 40 years old and each with their own separate HVAC and data units, needed a serious renovation.

- East Central citizens passed a bond to fund a projected \$49.8 million addition and renovation project specifically for the high school.

- The community acted as engaged partners throughout the design process and now enthusiastically embrace the new campus.

- “[The new high school] has changed the face of our community.”

– Roland Toscano, East Central High School principal



Ribbon Cutting, Cafetorium and Gym Foyer

Community Environment: *Continued...*

- It has also become a gathering place for the East Central community, an economically disadvantaged area on the eastern outskirts of San Antonio.

- The renovated cafetorium and gym foyer were specifically designed to serve additionally as meeting spaces.

- Recent community events held at the high school include the American Cancer Society's Race for the Cure in April, 2012 and the regional CYO track and field meet.

- The new 12,821 SF agricultural classroom and lab responds to the rural community's status as an agricultural center.

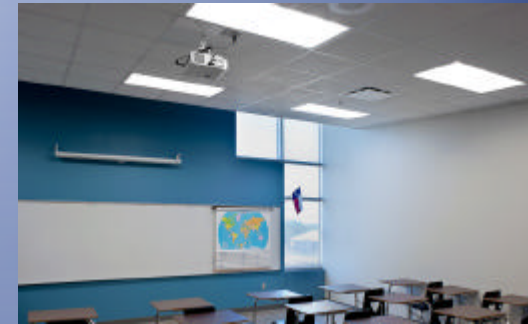
- Many workers in East Central are employed in the region's large concrete industry, reflected in the use of unique tilt-wall exterior construction for the school.



Classrooms and Hall View

Learning Environment:

- The new 196,296 SF Academic Center keeps the majority of students under one roof, reducing unsafe and time-consuming outdoor passing periods.
- Students can now get between any two points on campus within six minutes.
- Four main malls group classroom by subject and each include a functional teacher workspace, inspiring teachers to take pride in their mall and classroom location.
- Every classroom can transform into a computer lab via computers on wheels units, or into functional teacher workspaces as needed.
- Since the new space has been occupied, the pass rate has jumped 10 percent, and the completion rate for disadvantaged student rose by 13 percent



Open Ceilings, Bigger Library, Innovative Classrooms

Learning Environment: *Continued...*

- The new academic building provides East Central High School with a classroom of the future, equipped with high capacity data units.
- Open ceilings in the hallways allow for uncomplicated access to technology wiring and hardware for easier upgrades.
- The school features unique teaching spaces that respond to student career interests, including a culinary arts classroom with a commercial grade kitchen and a large agricultural center with a meat cutting laboratory and a horticulture center.
- A large library greets students just off the main entry to the Academic Center, encouraging reading and studying before and after the school day.



Academic Center Hallways

Physical Environment:

- Sensitive to both overcrowded halls and classrooms and a difficult-to-manage, spread out campus, architects designed the new and renovated buildings to be spacious, yet connected.
- Wide hallways facilitate passing periods and better comply to ADA standards.
- Floor-to-ceiling windows and clerestory windows allow much of the campus to be naturally lit. Highly efficient light fixtures complement the natural light.
- Classrooms grouped by mall are more easily monitored for safety.
- Innovative and sustainable materials, such as wood paneling and polished concrete floor, reduce maintenance costs.



Renovated Competition Gym, Condensation Collection Tank, Outdoor Amphitheater

Physical Environment: *Continued...*

- Shade structures keep exteriors cool, reduce HVAC expenses and provide a continuity of design between new construction, outdoor areas, and renovated buildings.
- A 20,000 gallon underground HVAC condensate collection unit provides landscaping irrigation.
- Outdoor stair seating and 700-seat amphitheater provide social spaces that are both safe and comfortable outside of the classrooms.
- Masonry and other updated materials integrate new buildings with renovated buildings.
- Tilt-wall construction uses locally sourced materials, and requires less manpower, leading to faster building delivery.



Planning Committee at Work

Planning Process:

- The board of trustees selected a needs-finding group comprised of parents, educators and students, which participated in walk-throughs led by the ECHS principal and design workshops.

- The group quickly focused on unifying the instructional space, updating compliance, and creating safer learning and social spaces.

- The architects and the district kept school board and community stakeholders apprised of milestones and progress.

- Construction phase 1 included several portable buildings located well off the sites for future construction phases, ensuring the safety of the students and unified learning space for the duration of construction.



Timeline

Planning Process: *Continued...*

East Central ISD Board of Trustees, the Superintendent, and staff led the way in planning. First, they involved the entire community in the facility analysis and educational specifications planning exercise that led to the bond issue. Second, they listened to the needs and desires of the community and students when it came to planning the new improvements to the school; suggestions included expanding the agricultural science facilities, creating a commercial-grade culinary arts kitchen, and better integrating the well-regarded ROTC program with the academic environment.

Participants:

*Superintendent, Assistant Superintendent, District principals, District maintenance and facilities director.

**Board of Trustees, Superintendent, Assistant Superintendent, District principals, District maintenance and facilities director.

*** Board of Trustees, Superintendent, Assistant Superintendent, District principals, District maintenance and facilities director, 20-member community facility committee

**** Board of Trustees, Superintendent, Assistant Superintendent, District principals, District maintenance and facilities director, High School principals and department chairs

***** Board of Trustees, Superintendent, Assistant Superintendent, District principals, District maintenance and facilities director, High School principals and department chairs, students, CM@R

March 2006 – Met with District Administration to study current district growth trends and evaluate facilities and capacity at all district campuses *

July 2006 – Completed District growth trends**

July 2007 – District growth trends updated**

Sept. 2007 – Architect formally hired to provide Needs Assessment and Master Plan**

Oct. 2007 – First meeting of Citizen's Facility Committee (assembled by District) to review Facility Needs**

Dec. 2007 – Committee recommends bond issue to replace major components of high school***

Feb. 2008 – Bond election called for \$49.8 million specifically for high school

March-April 2008 – Educational specifications and primary concept developed for high school improvements ****

May 2008 – Bond election passes overwhelmingly

June 2008 – Phase 1 construction begins. CM@Risk selected

July 2008 – Demolition begins*****

Aug. 2008 – School starts at reconfigured campus *****

Aug. 2009 – New agricultural facility opens *****

Aug. 2010 – New academic center opens *****

Aug. 2011 – Remaining projects completed, full occupancy *****

Dec. 2011 – Final construction on original scope complete

May 2012 – All work finalized *****

Exhibition of School Planning and Architecture

Project Data

Submitting Firm :	O'Neill Conrad Oppelt Architects, Inc.
Project Role	Architect
Project Contact	Mark Oppelt
Title	Principal
Address	114 E. Cevallos St.
City, State or Province, Country	San Antonio, TX 78204
Phone	210-829-1737

Joint Partner Firm:	
Project Role	
Project Contact	
Title	
Address	
City, State or Province, Country	
Phone	

Other Firm:	
Project Role	
Project Contact	
Title	
Address	
City, State or Province, Country	
Phone	

Construction Firm:	Bartlett-Cocke
Project Role	Construction Manager @ Risk
Project Contact	Jerry Hoog
Title	Vice President of Operations – South Texas
Address	8706 Lockway
City, State or Province, Country	San Antonio, TX 78217
Phone	210-655-1031

Exhibition of School Planning and Architecture

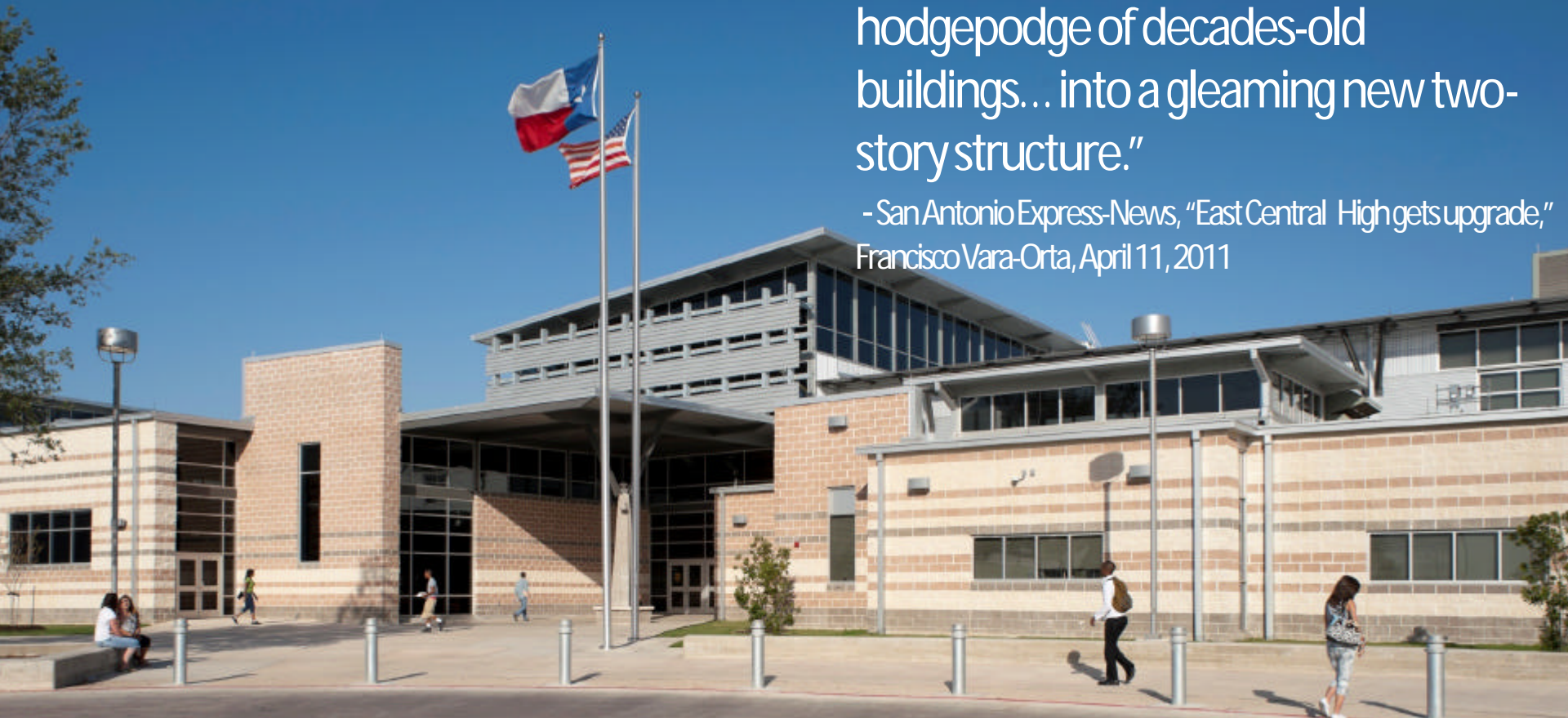
Project Details

Project Name	East Central High School
City	San Antonio
State	TX
District Name	East Central
Supt/President	Gary Patterson
Occupancy Date	August 201
Grades Housed	9-12
Capacity(Students)	2,900
Site Size (acres)	75
Gross Area (sq. ft.)	209,117 (additions and renovations), 408,679 (total)
Per Occupant(pupil)	140.92 SF
gross/net please indicate	
Design and Build?	no
If yes, Total Cost:	
Includes:	
If no,	
Site Development:	\$ 7,628,717
Building Construction:	\$35,451,817
	\$1,434,392.00
Fixed Equipment:	
Other:	
Total:	\$44,514,926

What the community says:

"A dramatic metamorphosis from a hodgepodge of decades-old buildings... into a gleaming new two-story structure."

- San Antonio Express-News, "East Central High gets upgrade,"
Francisco Vara-Orta, April 11, 2011



"What an inspiring place to go to school! ...I was amazed over and over again...at the way our architectural firm tied the entire campus together." — Steve Bryant, President, East Central ISD Board of Trustees

What the community says:

"The facility is aesthetically pleasing and meets the demand of an ever-changing educational landscape.

Along with a robust data infrastructure, the classrooms are spacious and highly adaptable.

The collaborative effort between architect, contractor, and the district has yielded a facility that connects the past, invigorates the present, and eagerly anticipates the future. The community is ecstatic."

- Raymond Toscano, East Central High School Principal

