The classroom and core buildings built since 2005 are in good condition. Current needs include developing a small community theater, a dance room, upgrading library uses, expanding the physical education facilities, and developing the culinary facilities to process the vegetables grown in the school garden.

The classroom layout and clerestory windows allow a fair amount of daylight into each room. However, none of the windows are operable. An opportunity exists to integrate the fluorescent lighting, natural light/ventilation and the HVAC systems.

Narrative Summary

The 13.5 acre site and school buildings provide a facility which supports a college preparatory curriculum integrated with the arts and nature.

The students, visitors, and staff enter the site from the south parking lot. An opportunity exists to improve the student drop off, plantings, irrigation, storm water management and shading. The quad and small performance area present a great opportunity for outdoor gathering and learning. Additional shade trees and seating areas could enhance the campus core.

The athletic field and hard court areas are basic and in good condition. New water conserving plantings and benches would encourage outdoor gathering to compliment the large garden and its activities.

School Mission Statement

Teenagers are alive with questions about the world and their place in it. As they grow away from childhood, their questions shift and change. Our mission is to help teenagers become in the fullest sense, the people they are meant to be. This is an education that prepares students for college, and more. It is not simply an education geared to the requirements of national tests. The curricular and non-academic classes emphasize the development of independent investigation, critical thinking, and applied academic and creative skills they will later use to contribute to their community.
Sustainable Sites - School Entry/Drop Off
There is no designated bus drop off. Improve directional signage and develop an accessible drop-off aisle.

Sustainable Sites - Irrigation
Consider removing excess turf and replanting with low water use plants or no-mow turf.

Sustainable Sites - Equip & Furnishings
Sports equipment is in good shape, but is very basic. No spectator seating. Baseball field has no benches. No back for running.

Energy & Atmosphere - Mechanical
Many classrooms exhibit excessive AC unit noise. Further study is recommended.

Energy & Atmosphere - Daylighting
Day lighting and views to the outside. Replace the vinyl curtains with blinds to better control the glare and direct sunlight.

Materials & Resources - Interior
Second floor in library is not in use. Recommend further study to establish efficient use of space.

Materials & Resources - Interior
The performing arts program has displaced the digital arts classroom. The classroom has inadequate lighting, no stage and lack of storage.

Water Efficiency
No hot water at Science Lab sinks, hot water circulation pump appears to be seized. Recommend repair/replacement of pump.

Materials & Resources - Interior
Day lighting and views to the outside. Replace the vinyl curtains with blinds to better control the glare and direct sunlight.

Indoor Environmental Quality
Gym lighting is not multi-level control, which is required by T24. No automatic day lighting control in spaces with ample natural light (gym skylights).
The independent studies program at George Washington Carver School of Arts and Science supports a unique learning environment for its students and families. At this time there have been the following programmatic requests made to optimize the facilities to support its educational needs. The current campus capacity is estimated at 630 students.

Transformation: (5,650sf)
- Transformation of existing Media Center into Small Community Theatre.
- Transformation of 2 Classrooms and Associated support spaces into Media Center.

New Construction: (3,000sf)
- Arts/Tech Center - New Building

Site Plan - Concept Study

GWCSAS-III
George Washington Carver School of Arts and Science
Routier Rd.
Systems Parkway

George Washington Carver School of Arts and Science
Admin
MP/Dining

Student Centered Education
SCT
MC
A/T

A/T
Arts/Tech Center - New Building

Sacramento City Unified School District
Sustainable Facilities Master Plan
June 2012

DRAFT
School Site Facility(s) Needs

The following list was provided by the school's principal which was generated from school site council and community meetings:

- We need a small community theater with lights and stage
classroom including storage and space for prop building.
- Upgrade the gym to include exercise options such as
  rock climbing, balance beams, etc.
- Develop a dance room with mirrors. Facilitate yoga and
dance performances.
- Add college career areas to the library.
- Improve and expand the art classrooms, ceramics, painting,
sculpture.
- Provide a digital arts lab with video, photography, graphic
design.
- Full working computer lab with scanners and other tech
  resources.
- Complete the technology starts (mount projectors, ensure
  Wi-Fi capability, etc.).
- Decrease the fan and HVAC equipment noise in the
  classrooms.
- Update the disabled access throughout campus.
- Provide after-school tutoring center.
- Community use of the athletic fields.

Campus Assessment Summary

<table>
<thead>
<tr>
<th>Sustainable Sites</th>
<th>Water Efficiency</th>
<th>Energy &amp; Atmosphere</th>
<th>Materials &amp; Resources</th>
<th>Indoor Environmental Quality</th>
<th>Leadership, Education &amp; Innovation</th>
</tr>
</thead>
<tbody>
<tr>
<td>School Entry &amp; Drop-off</td>
<td>Site Utilities &amp; Infrastructure</td>
<td>Central Plant</td>
<td>Signage</td>
<td>Career &amp; College Ready</td>
<td></td>
</tr>
<tr>
<td>Parking &amp; Drives</td>
<td>Plumbing Systems</td>
<td>HVAC Systems</td>
<td>Door Hardware</td>
<td>Family &amp; Community Engagement</td>
<td></td>
</tr>
<tr>
<td>Service Access</td>
<td>Specialty Systems</td>
<td>Specialty Systems</td>
<td>Interior Space</td>
<td>Organizational Transformation</td>
<td></td>
</tr>
<tr>
<td>- Utilities &amp; Infrastructure</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Assessment Total: $945,880

<table>
<thead>
<tr>
<th>Code &amp; Safety</th>
<th>Operations</th>
<th>Maintenance</th>
<th>High Performance</th>
<th>Sustainable</th>
</tr>
</thead>
<tbody>
<tr>
<td>$890,110</td>
<td>$500,370</td>
<td>$9,150,700</td>
<td>$10,541,180</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>CHPS Categories</th>
<th>Eligible Points</th>
<th>Earned Points</th>
</tr>
</thead>
<tbody>
<tr>
<td>Leadership, Education &amp; Innovation</td>
<td>13</td>
<td>1</td>
</tr>
<tr>
<td>Sustainable Sites</td>
<td>14</td>
<td>3</td>
</tr>
<tr>
<td>Water Efficiency</td>
<td>9</td>
<td>0</td>
</tr>
<tr>
<td>Energy &amp; Atmosphere</td>
<td>29</td>
<td>10</td>
</tr>
<tr>
<td>Materials &amp; Resources</td>
<td>23</td>
<td>0</td>
</tr>
<tr>
<td>Indoor Environmental Quality</td>
<td>18</td>
<td>5</td>
</tr>
<tr>
<td>TOTAL</td>
<td>116</td>
<td>10</td>
</tr>
</tbody>
</table>

Cost Summary reflects Total Project Cost Estimate, inclusive of Construction Cost and Soft Cost.