

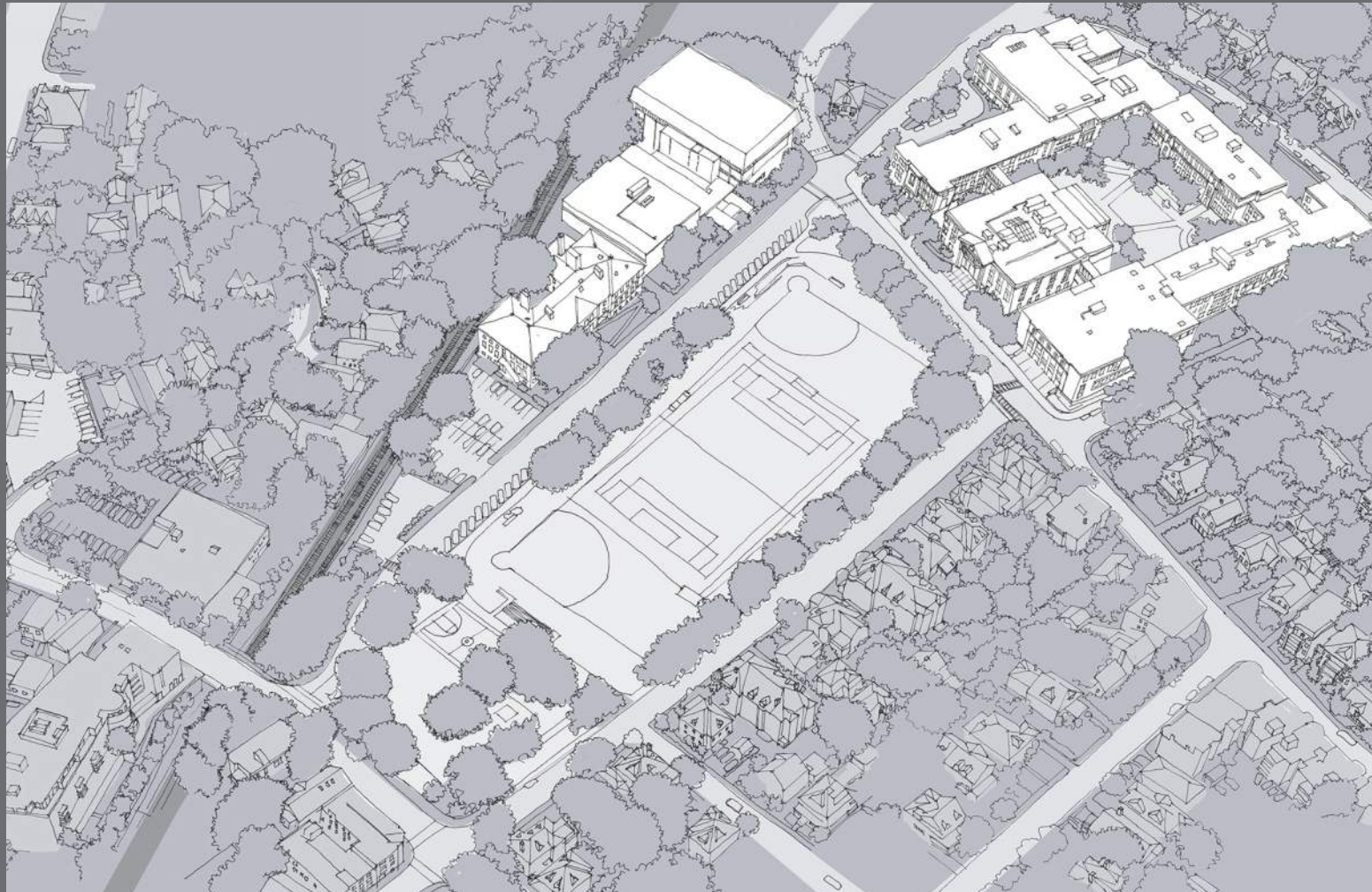
Brookline High School
Building Committee



Brookline High School
Campus Expansion Update

Feasibility Study

APRIL 13, 2017



HMFH ARCHITECTS

130 Bishop Allen Drive, Cambridge, MA 02139 617 492 2200 hmfh.com

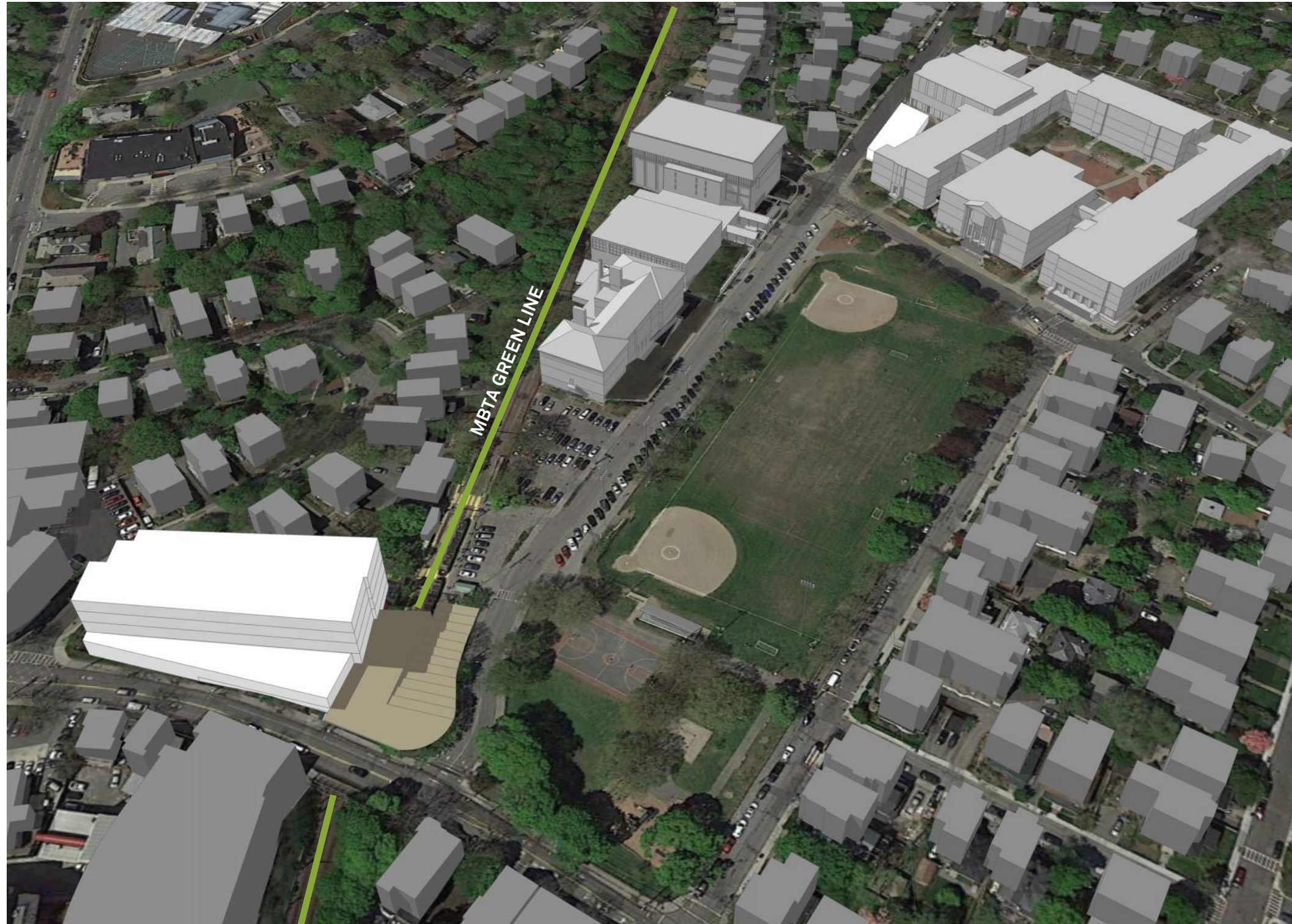
Existing



Massing

OPTION 4A

9th Grade Academy at Cypress St. with BHS-Greenough
Renovate Existing Science & New 5-Classroom Addition



Renovate Existing Science
35,500 sf

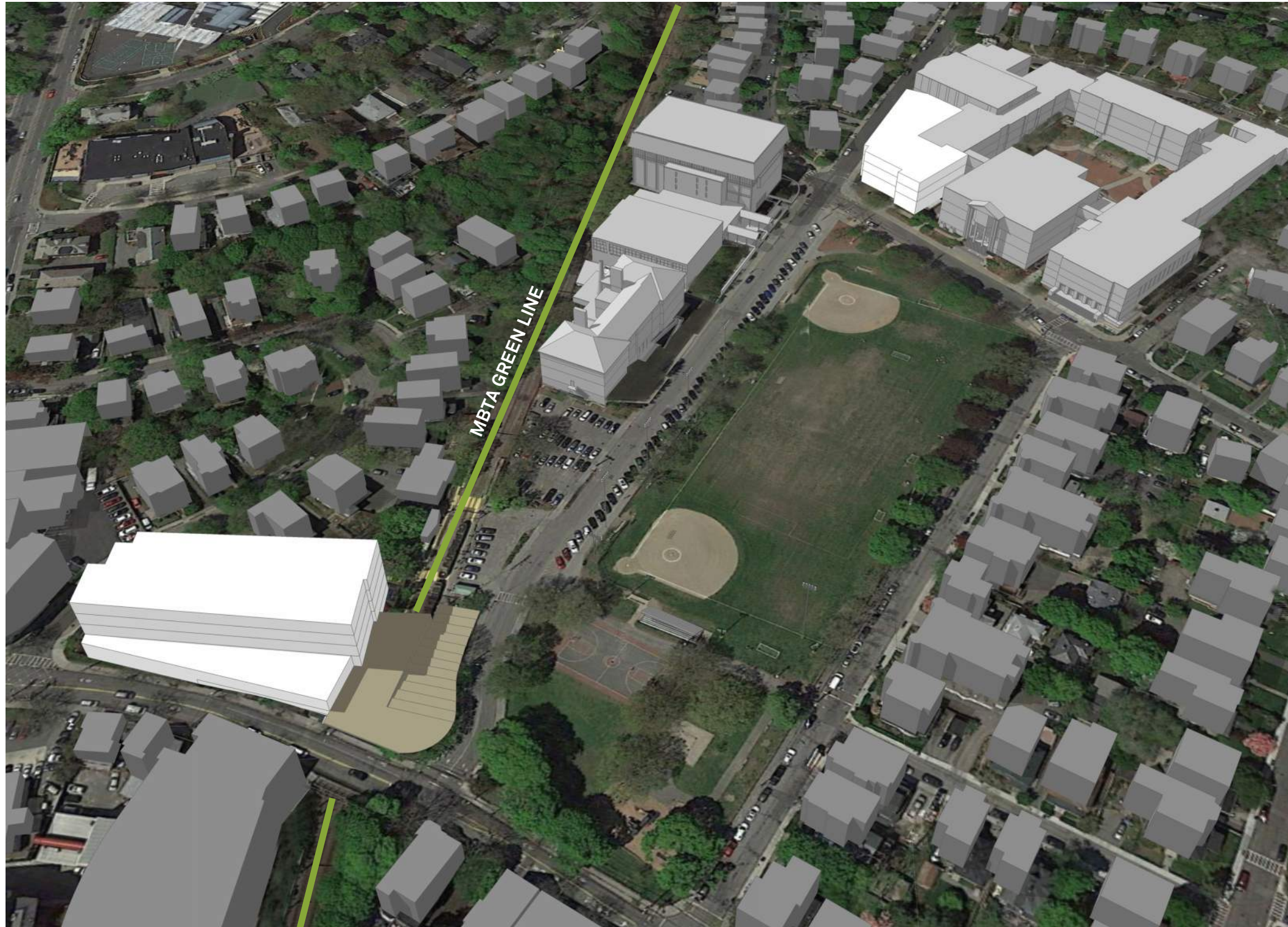
New Construction at BHS
7,500 sf

New Construction at
9th Grade Academy
109,810 sf

Massing

OPTION 4B

9th Grade Academy at Cypress St. with BHS-Greenough
New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



Renovate Existing Science
Into Classrooms
36,500 sf

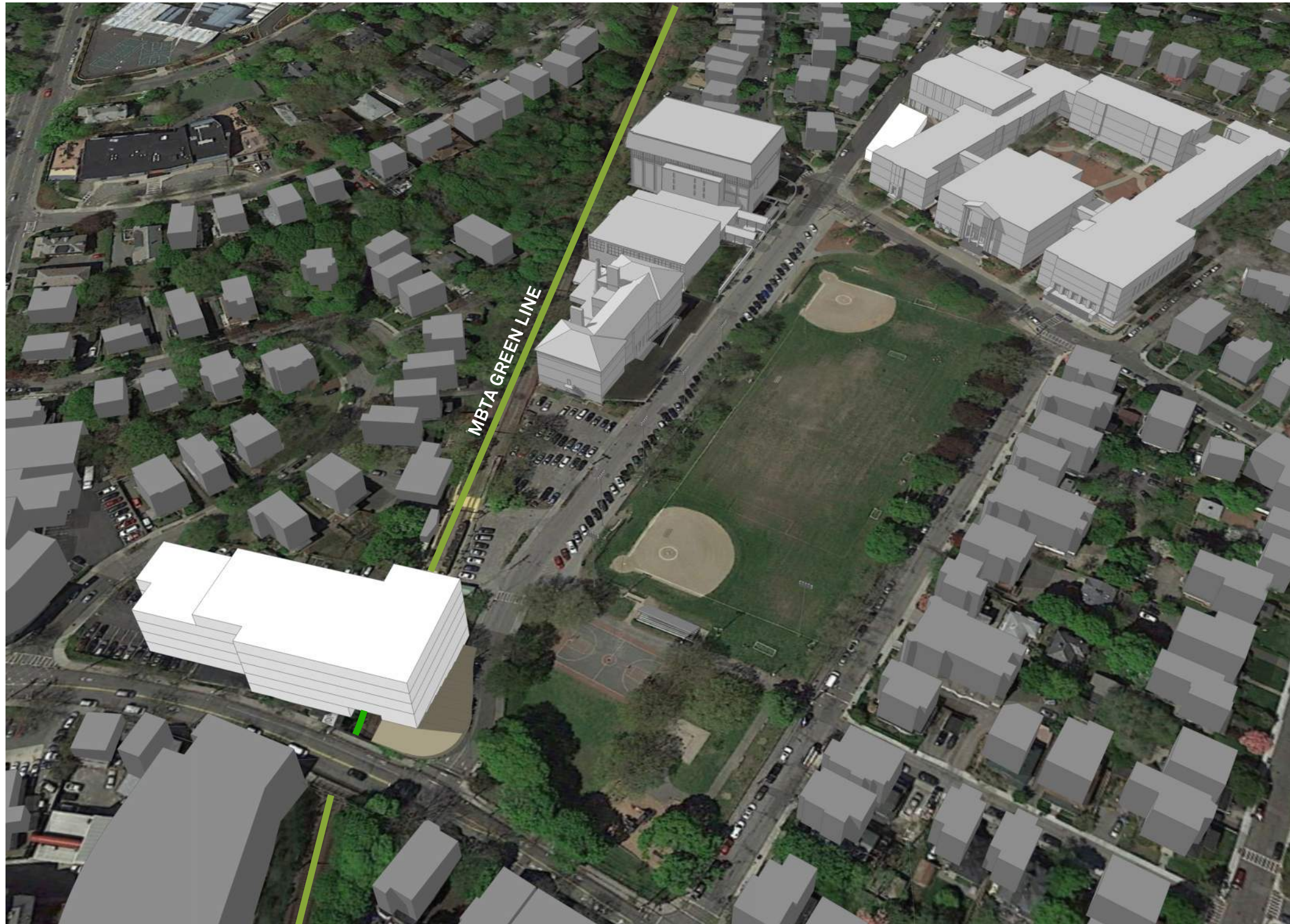
New Construction at BHS
44,100 sf

New Construction at
9th Grade Academy
109,810 sf

Massing

OPTION 4C

9th Grade Academy at Cypress St. and MBTA with BHS-Greenough
Renovate Existing Science & New 5-Classroom Addition



Renovate Existing Science
35,500 sf

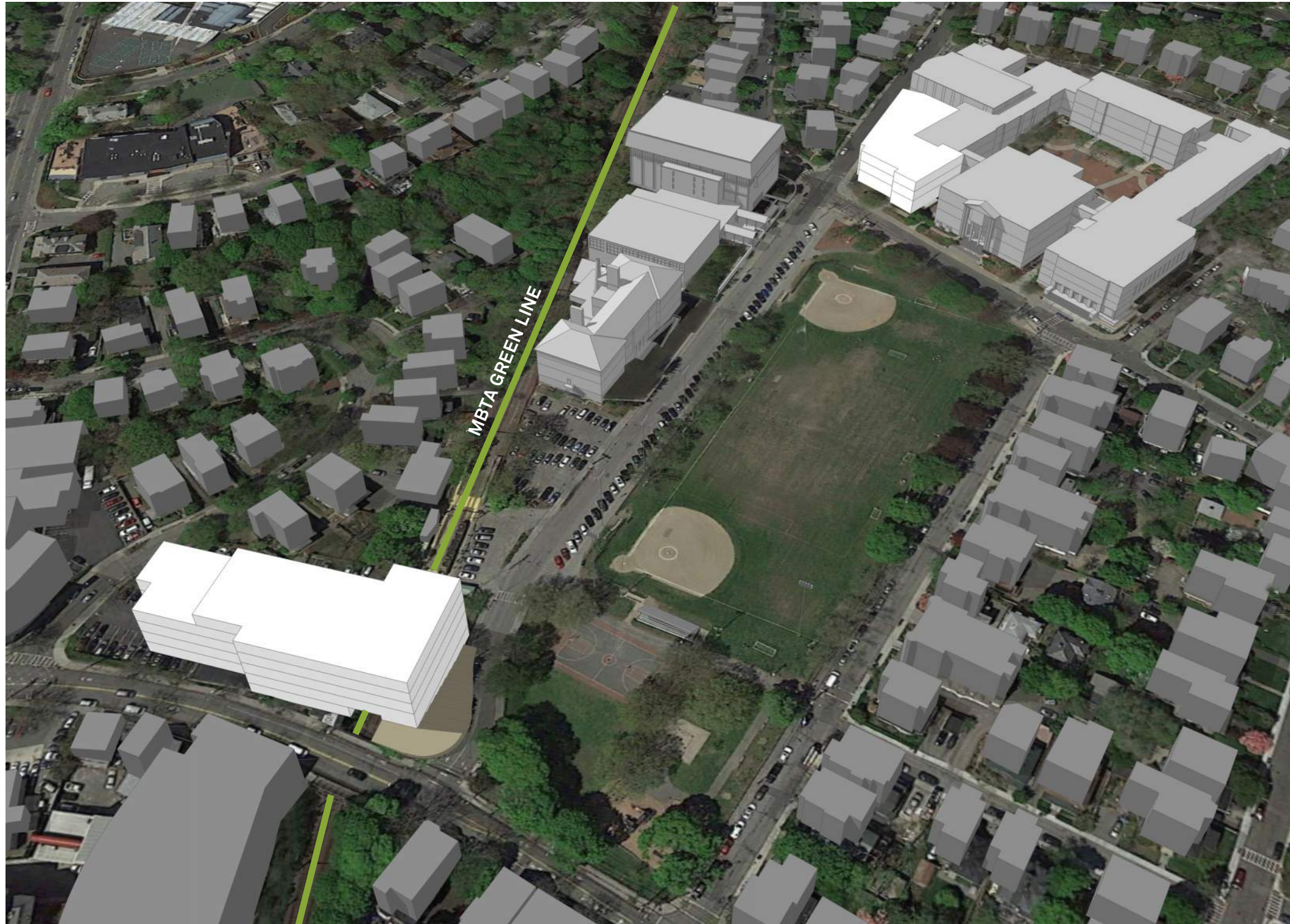
New Construction at BHS
7,500 sf

New Construction at
9th Grade Academy
112,700 sf

Massing

OPTION 4D

9th Grade Academy at Cypress St. and MBTA with BHS-Greenough
New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



Renovate Existing Science into Classrooms
36,500 sf

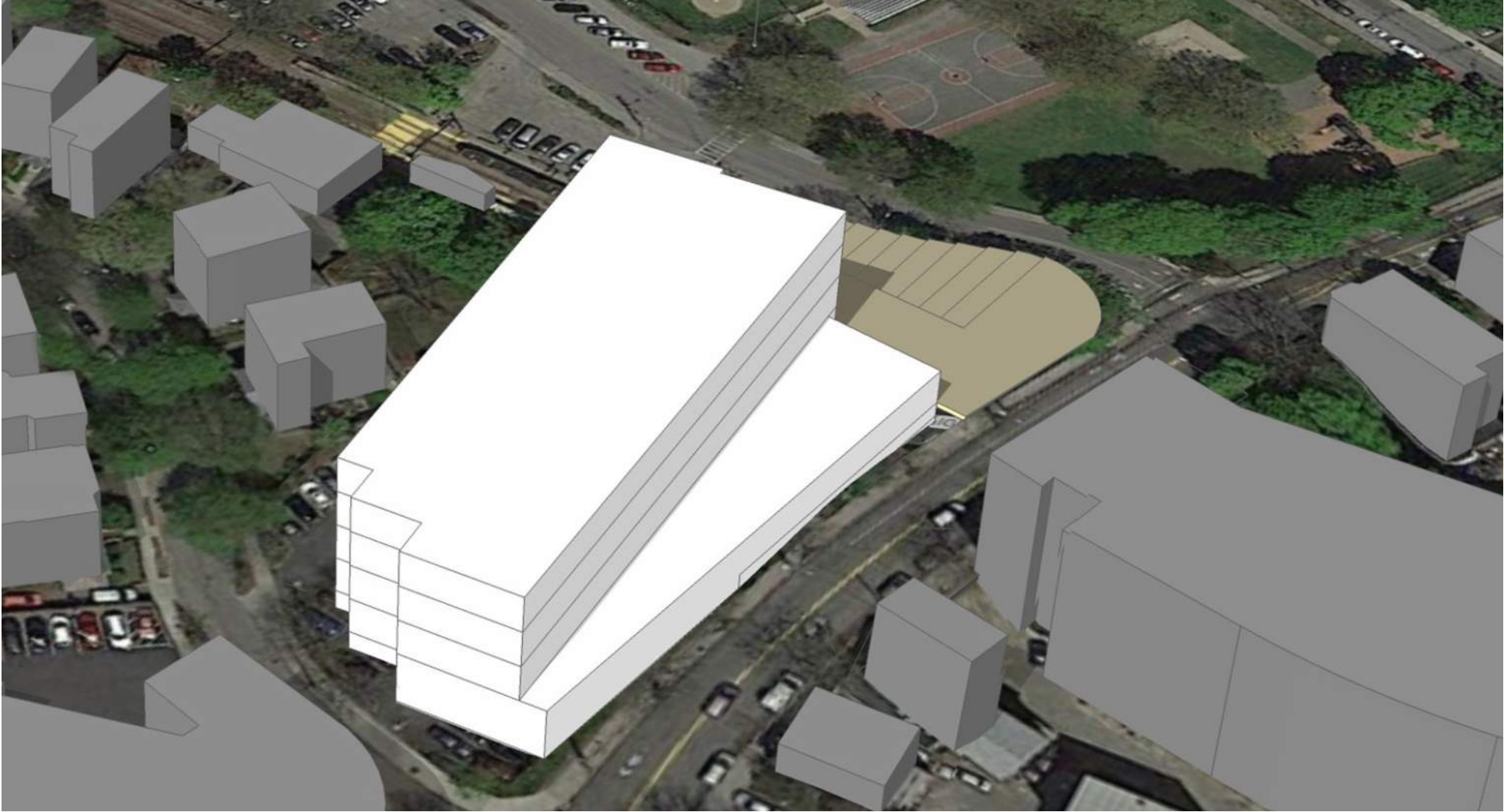
New Construction at BHS
50,400 sf

New Construction at
9th Grade Academy
112,700 sf

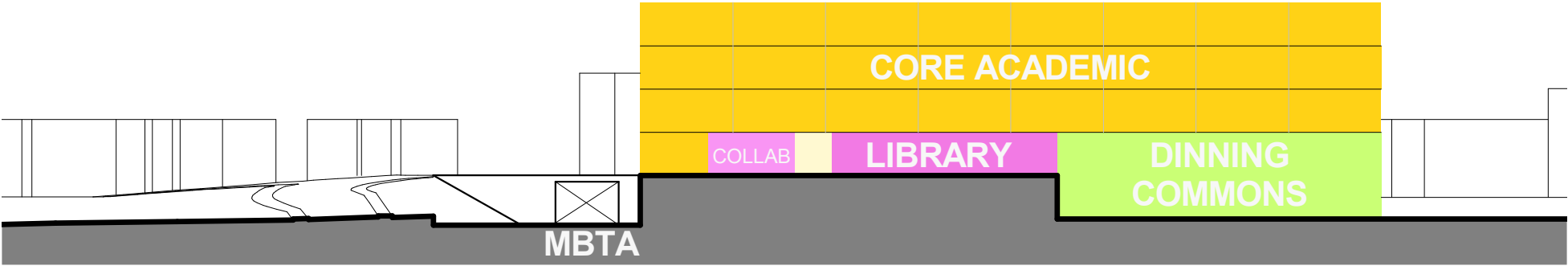
Massing

OPTION 4A & 4B

9th Grade Academy at Cypress St. with BHS-Greenough



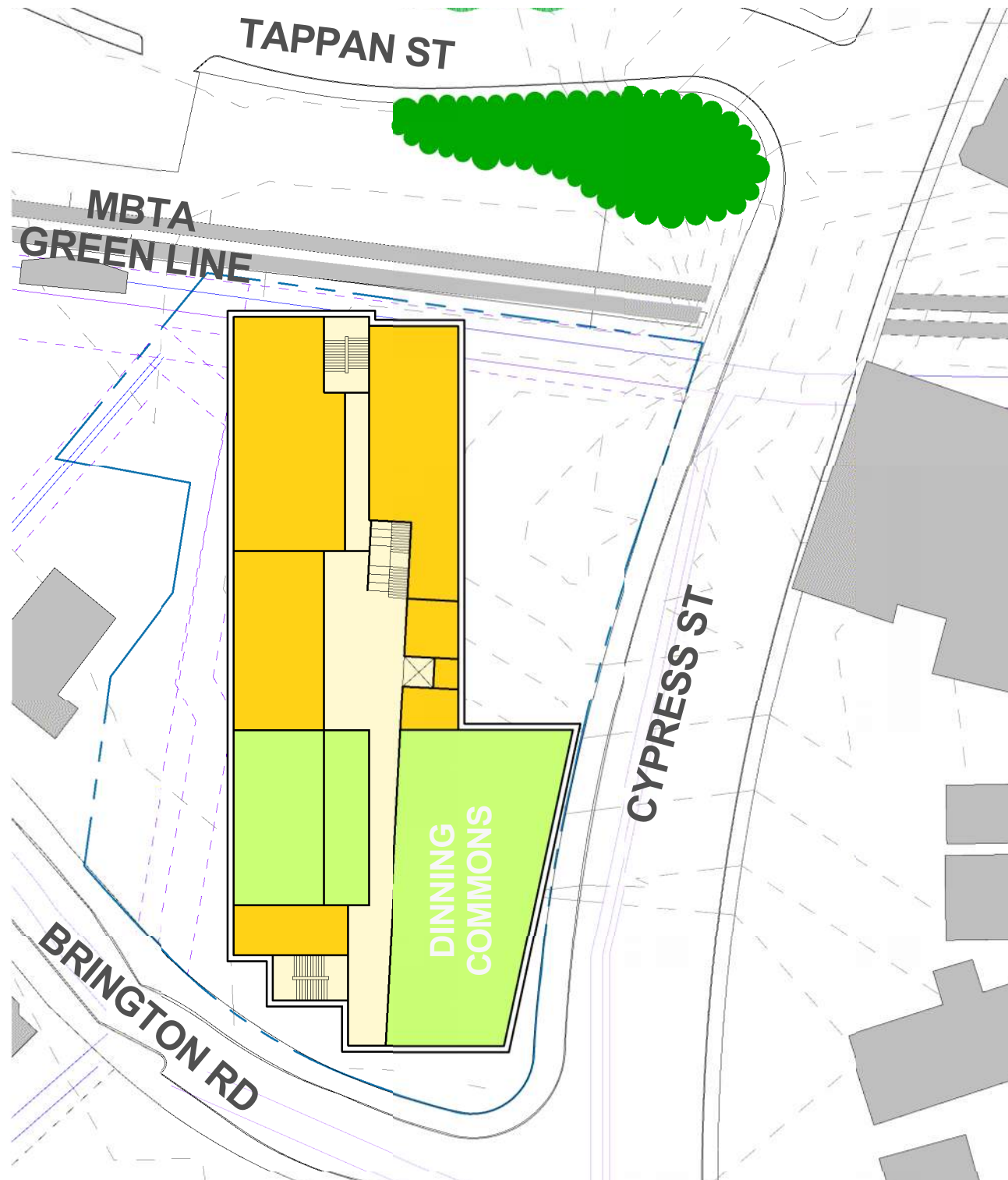
Massing4A & 4B



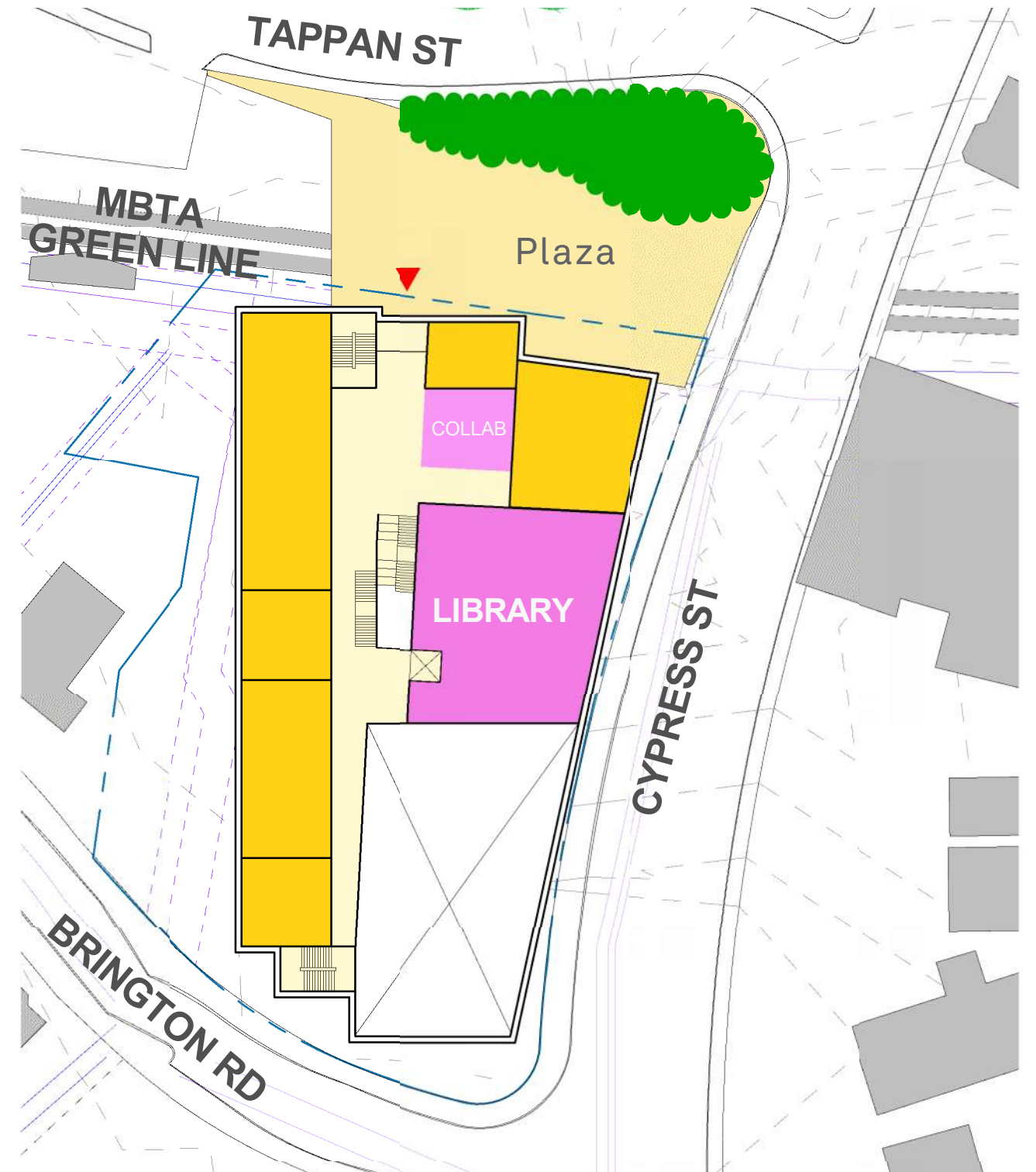
Section 4A & 4B

OPTION 4A & 4B

9th Grade Academy at Cypress plus see BHS-Greenough Options



Lower Level Plan



1st Floor Plan

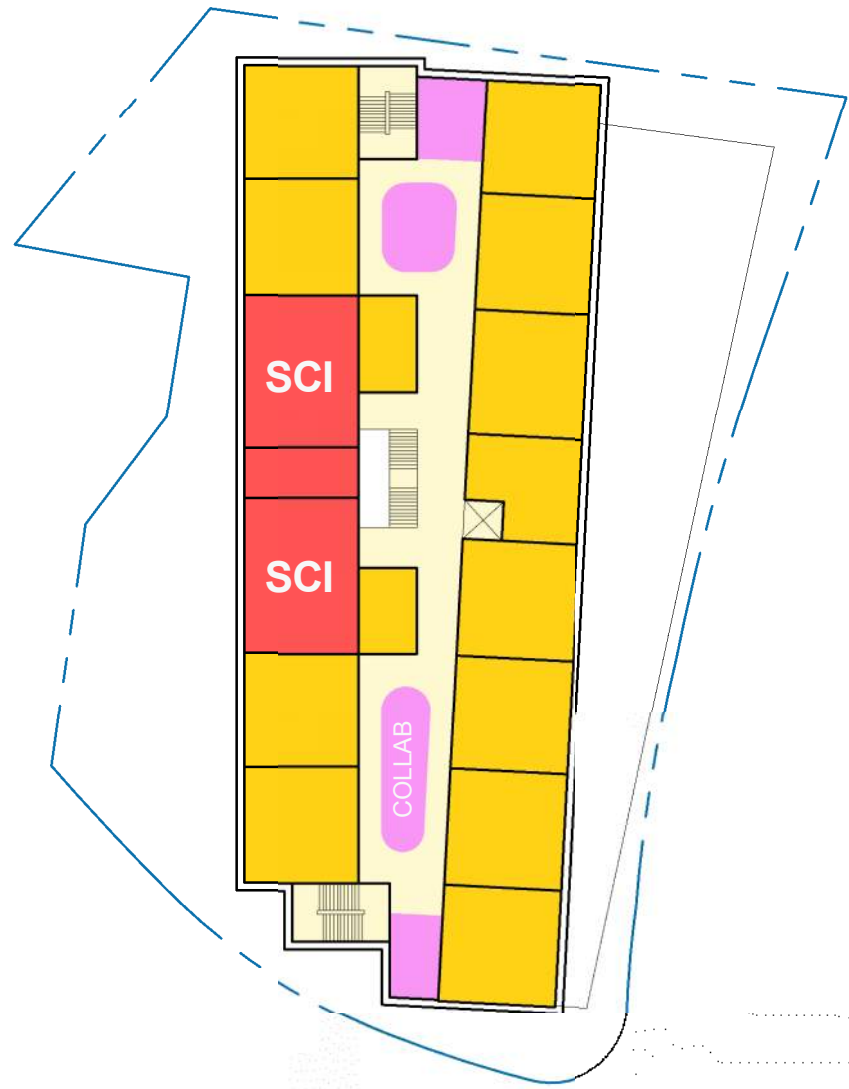


50'

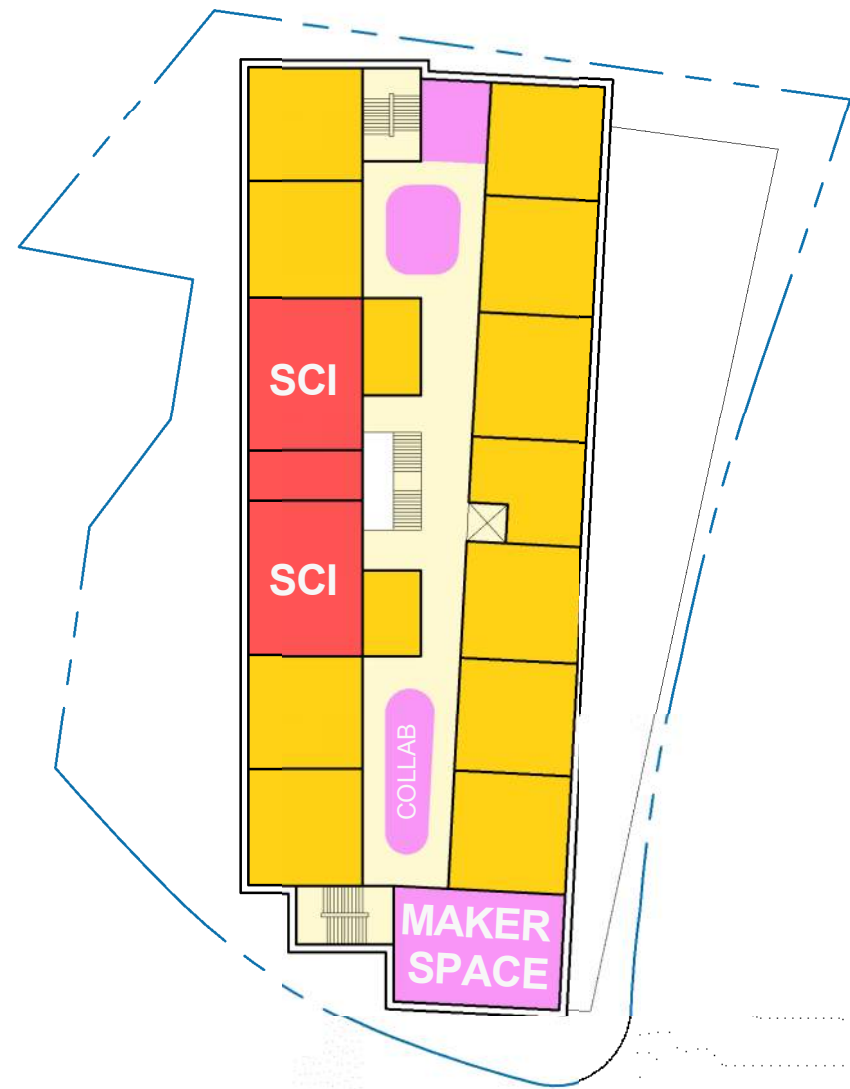
100'

OPTION 4A & 4B

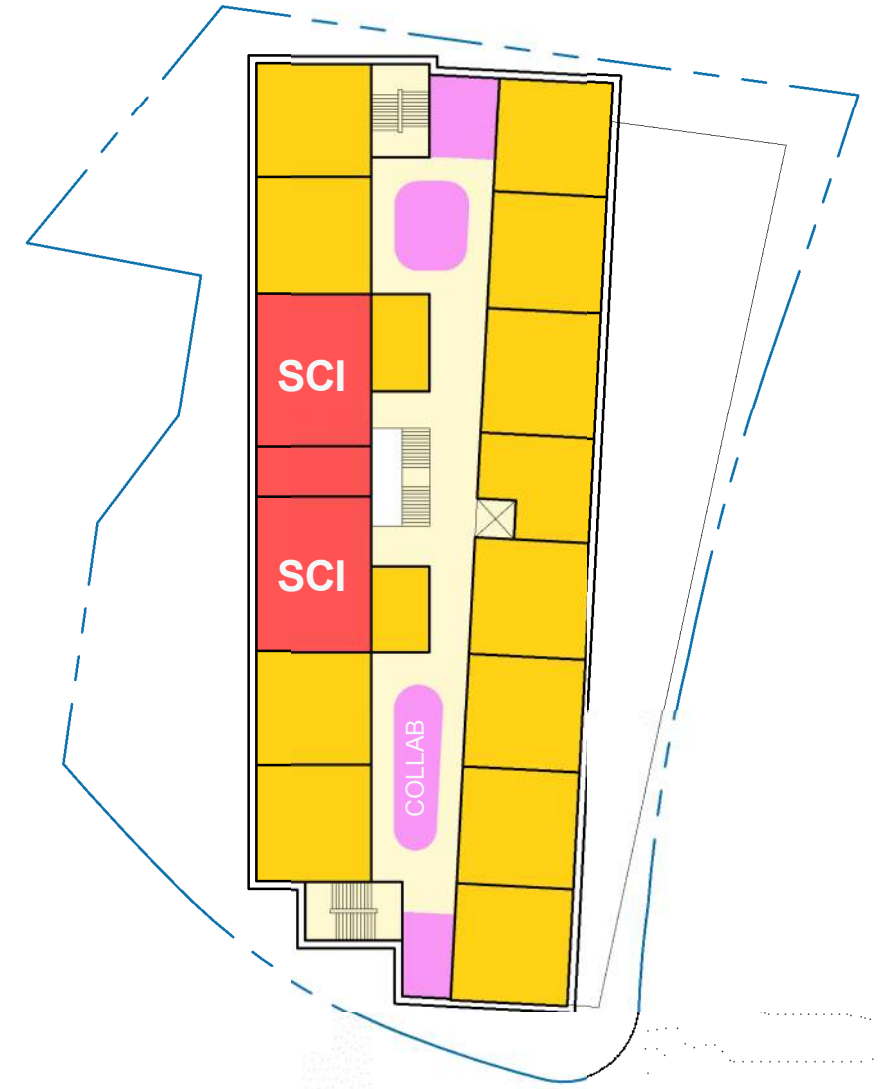
9th Grade Academy at Cypress plus see BHS-Greenough Options



2nd Floor Plan



3rd Floor Plan

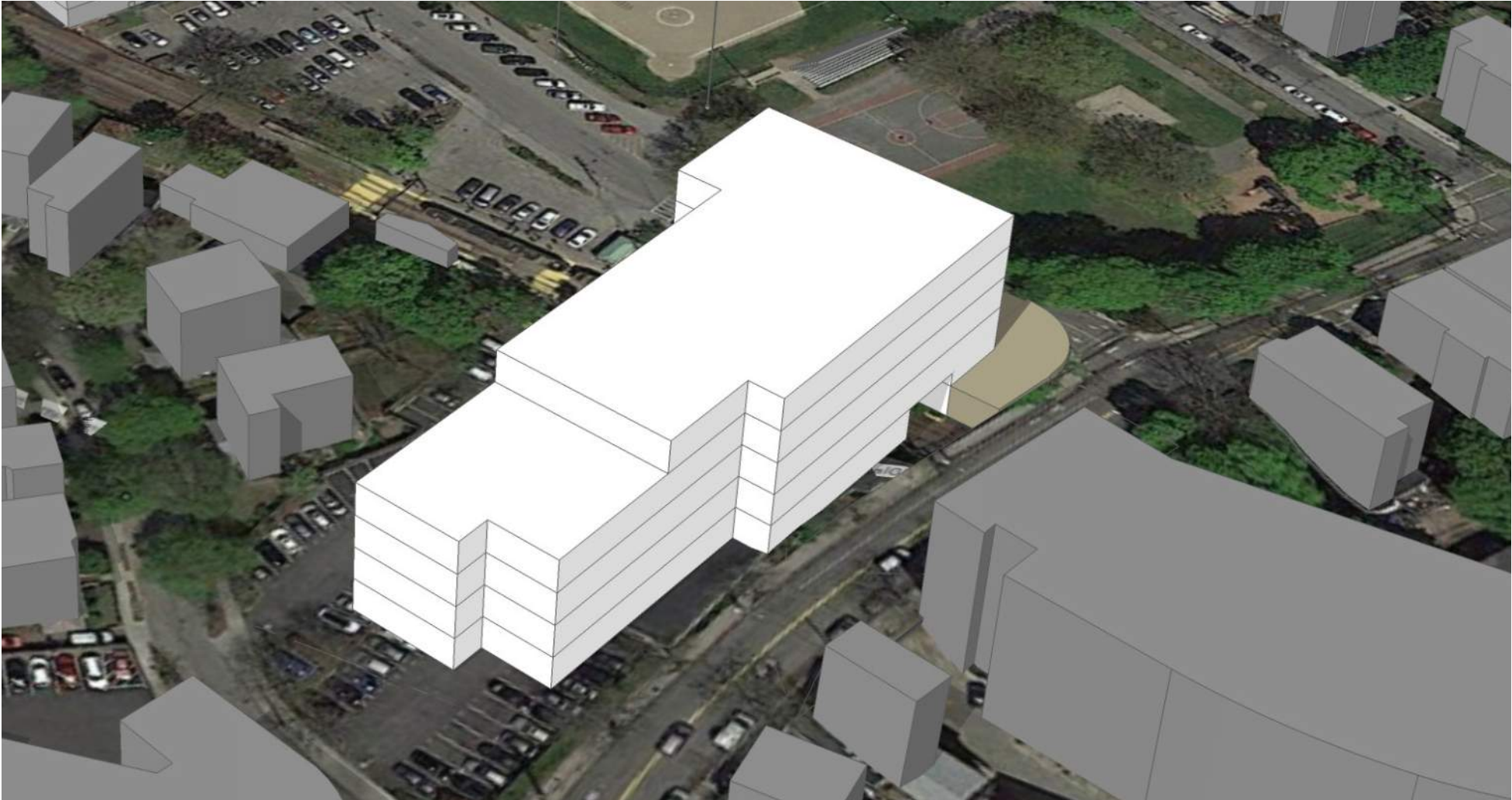


4th Floor Plan

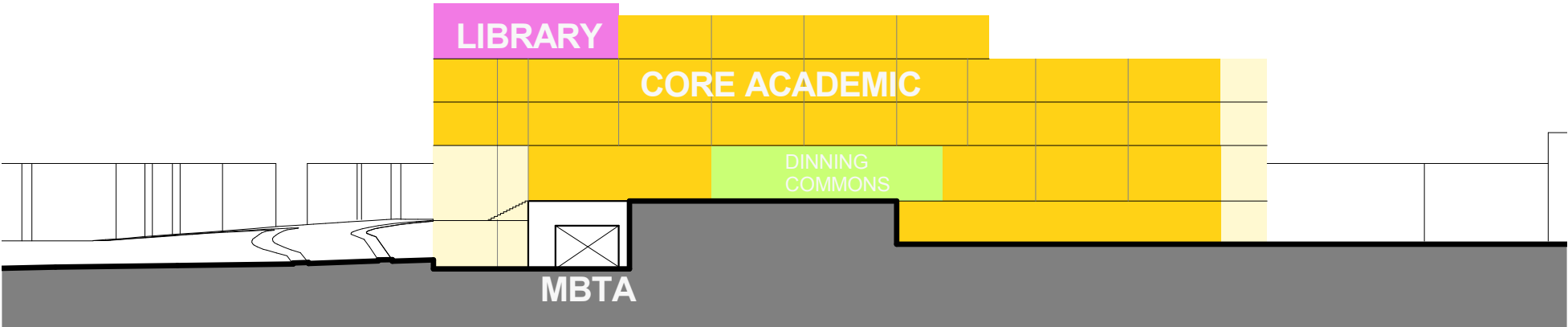


OPTION 4C & 4D:

9th Grade Academy at Cypress & MBTA plus see BHS-Greenough Options



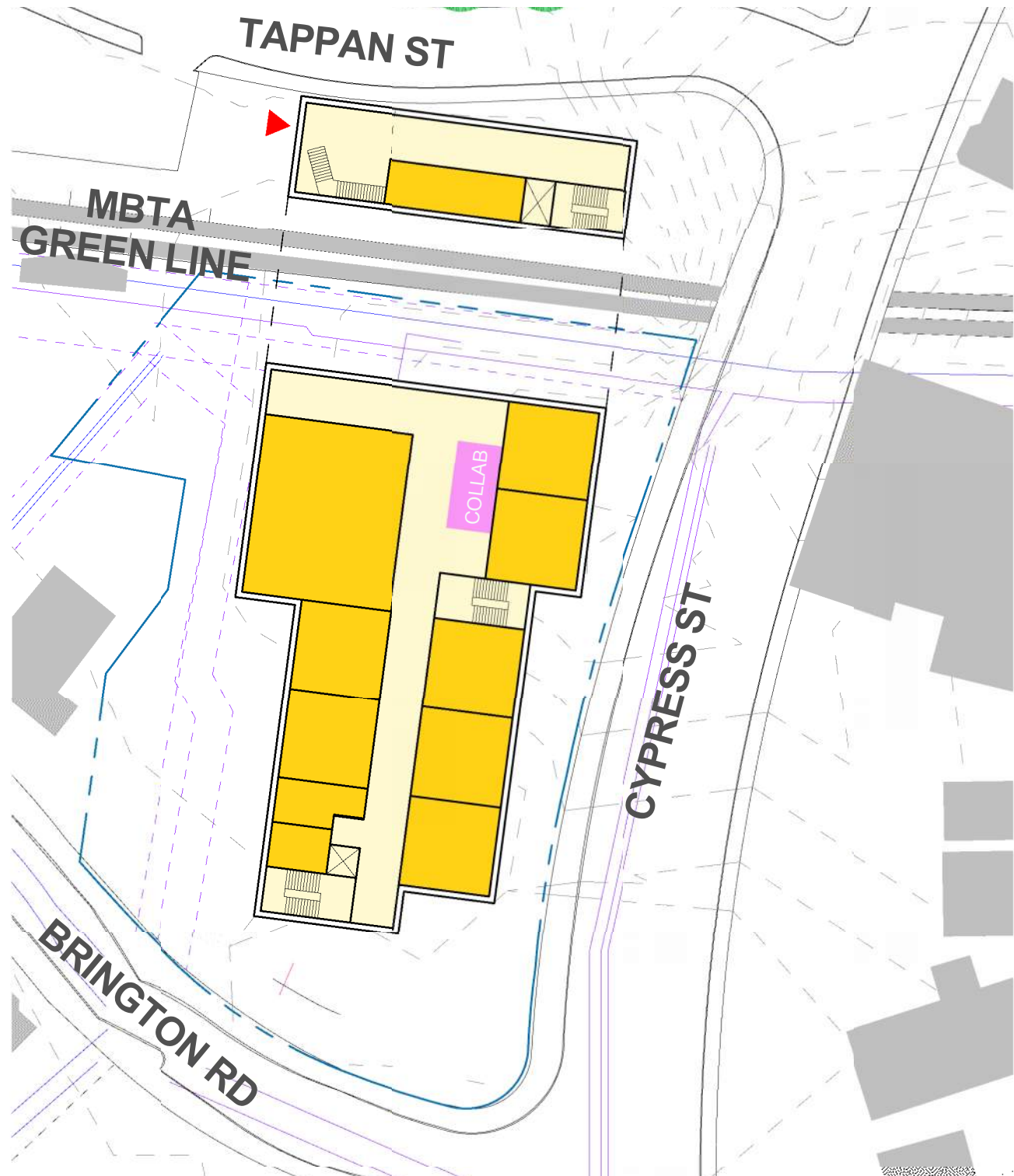
Massing 4C & 4D



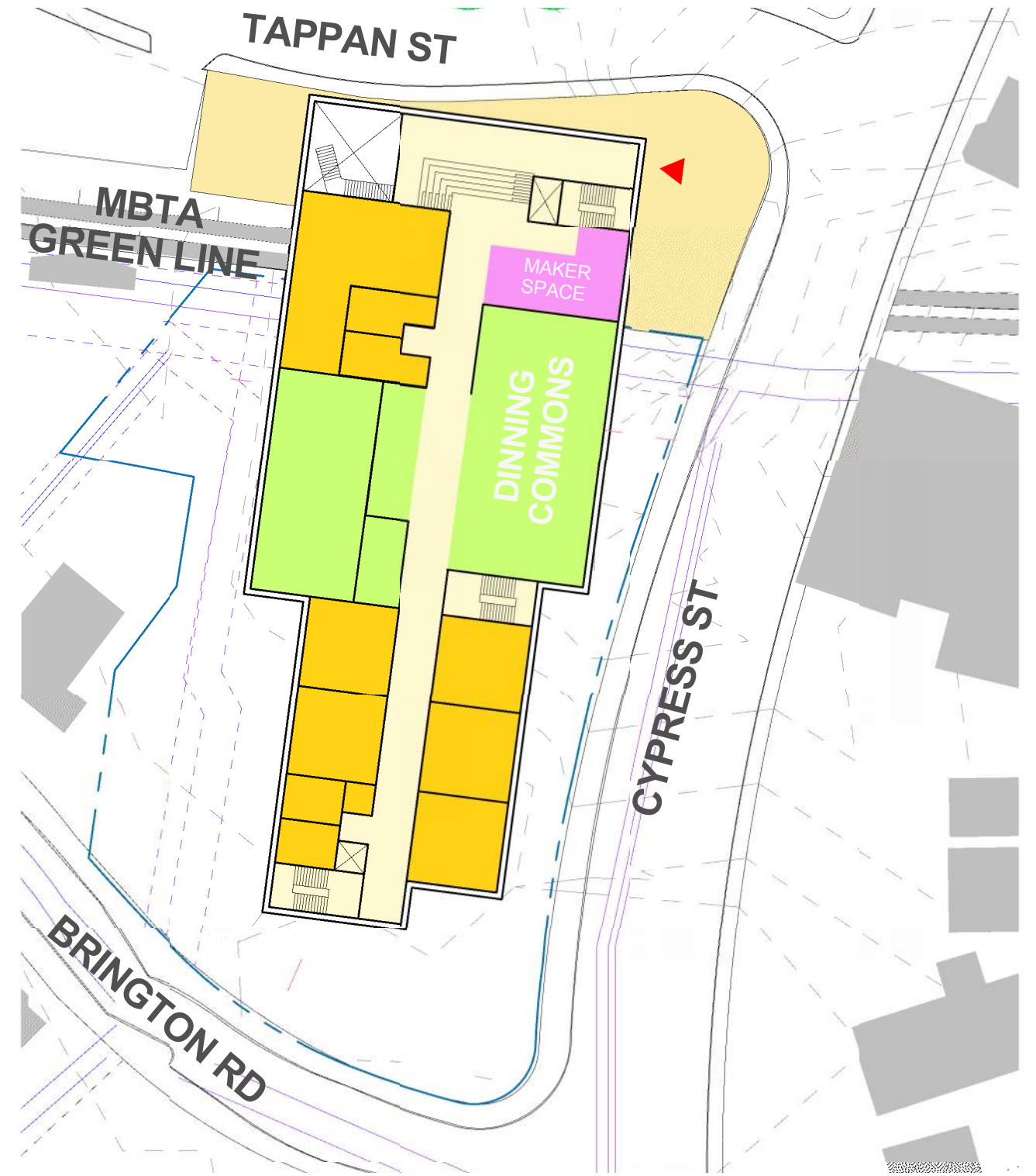
Section 4C & 4D

OPTION 4C & 4D:

9th Grade Academy at Cypress & MBTA plus see BHS-Greenough Options



Ground Floor Plan

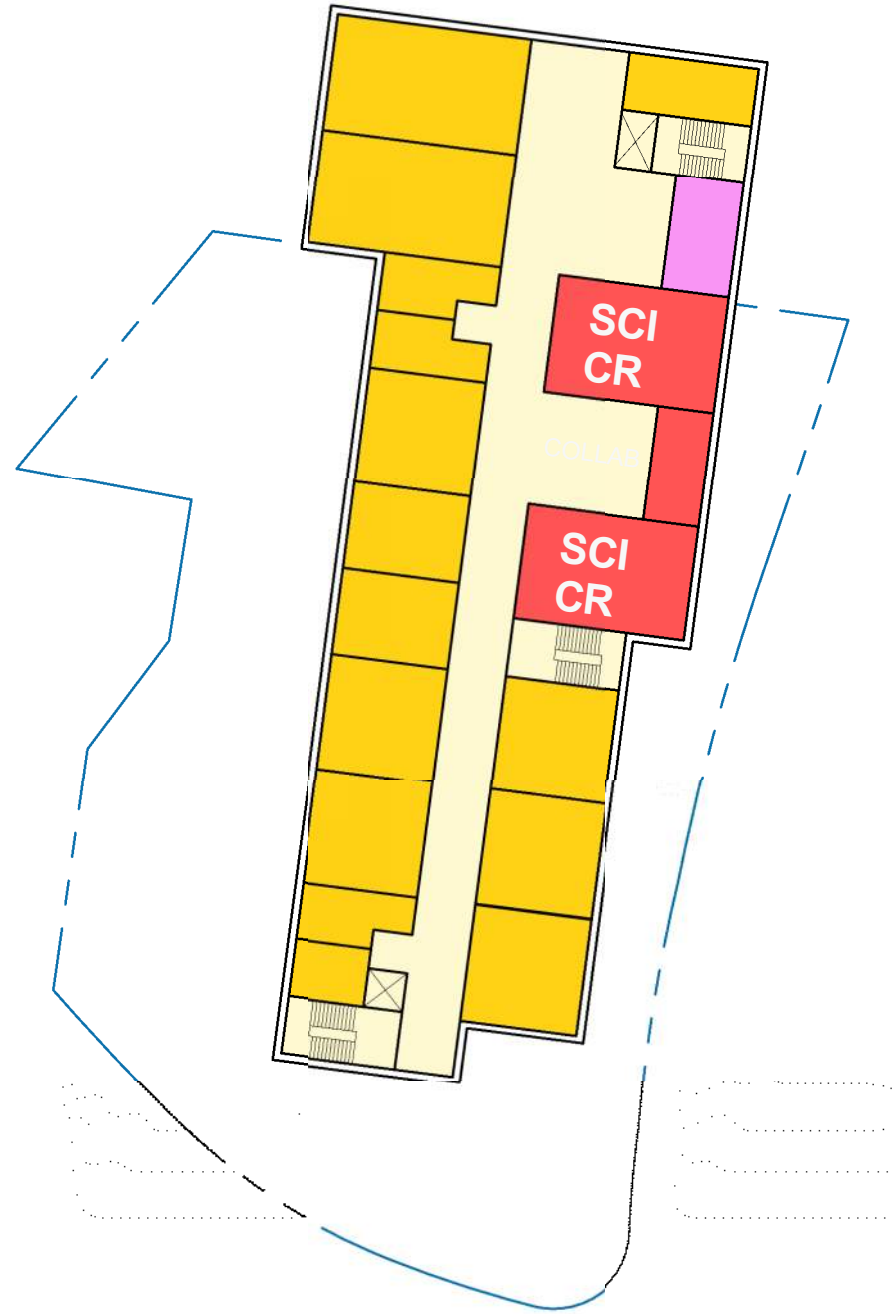


1st Floor Plan

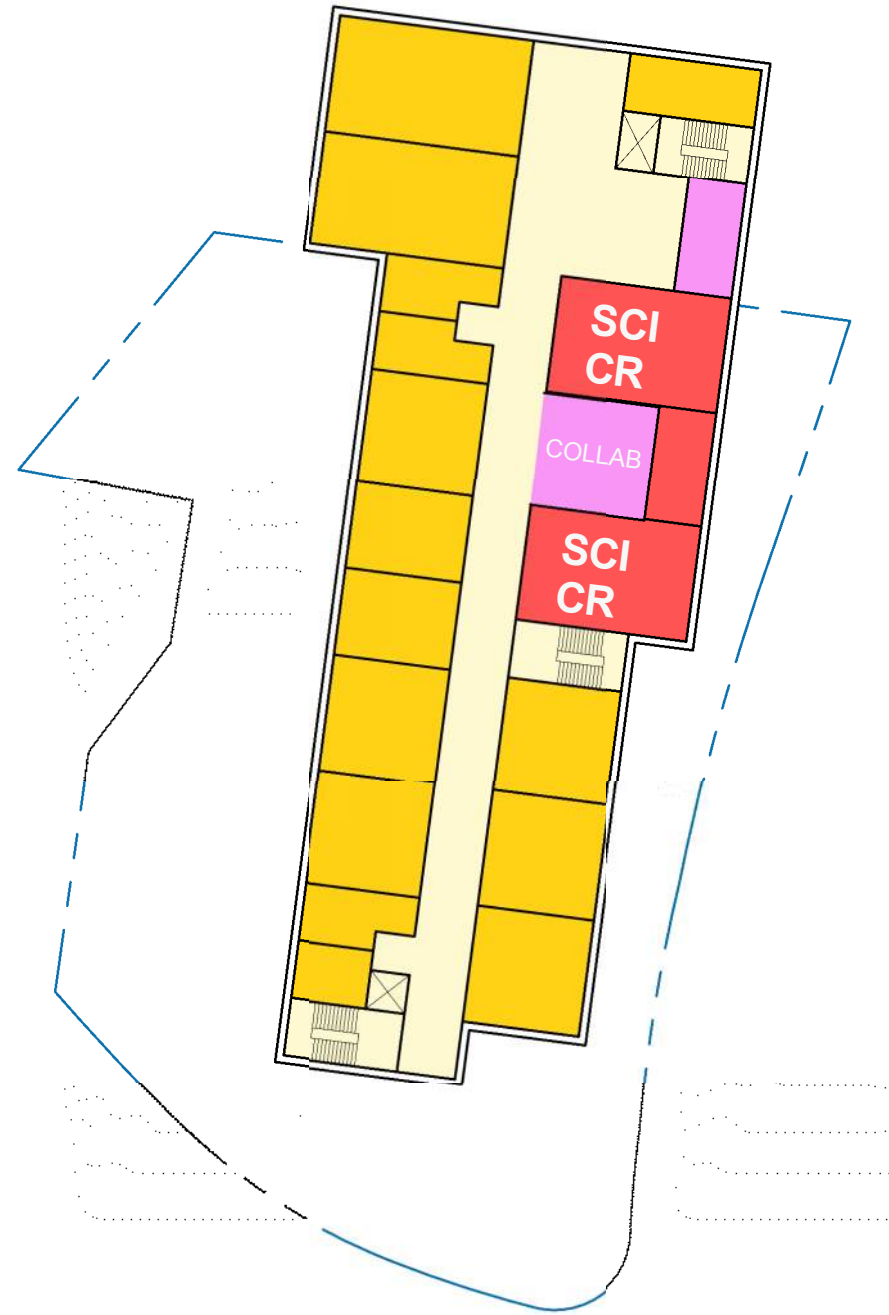


OPTION 4C & 4D

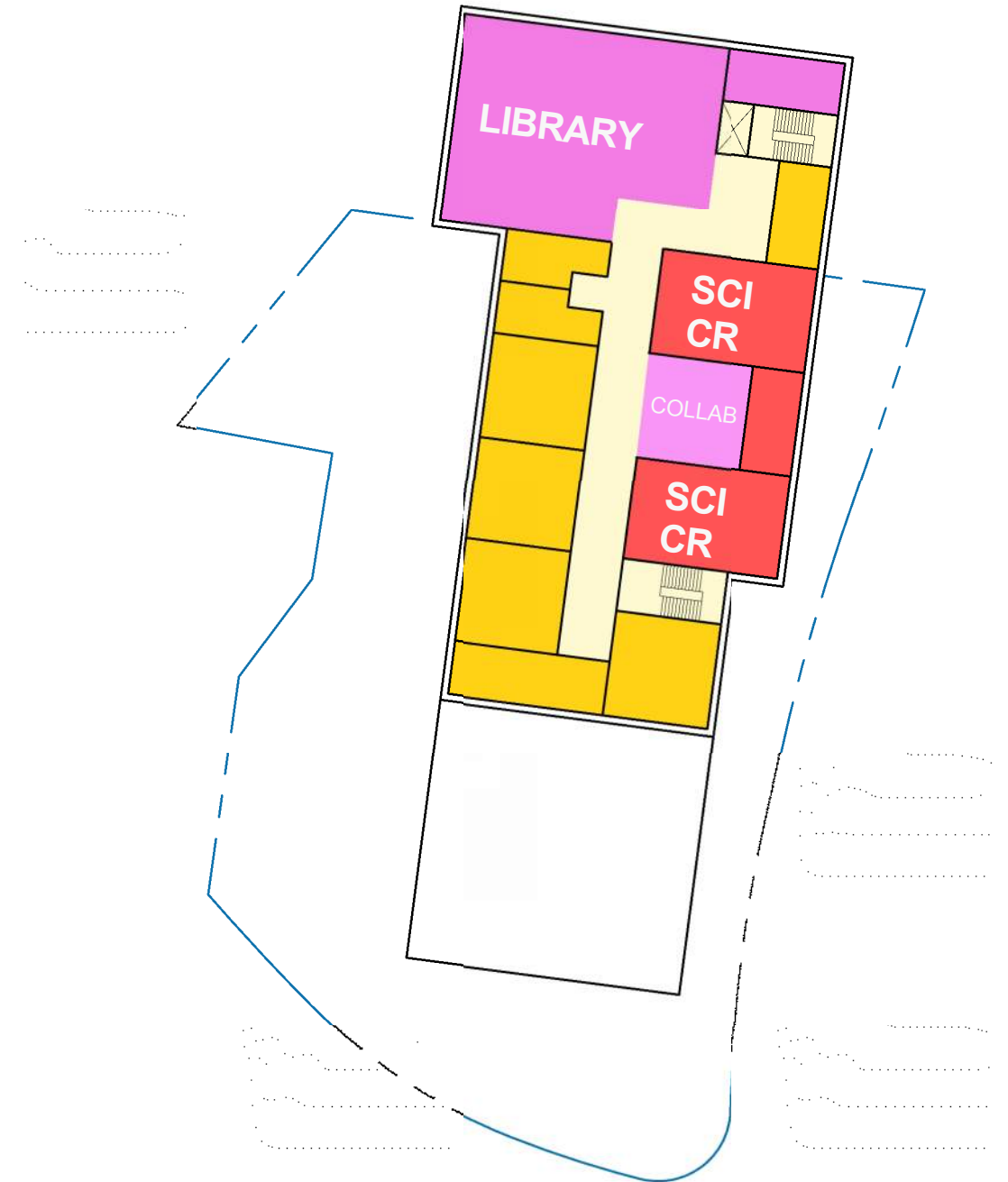
9th Grade Academy at Cypress & MBTA plus see BHS-Greenough Options



2nd Floor Plan



3rd Floor Plan



4th Floor Plan



50'

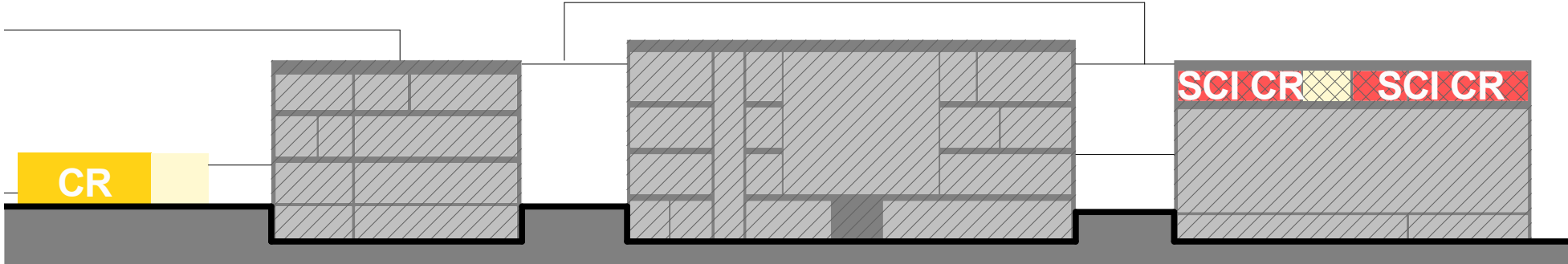
100'

OPTION 4A & 4C




BHS New 5-Classroom Addition & Renovate Existing Science



Massing 4A & 4C

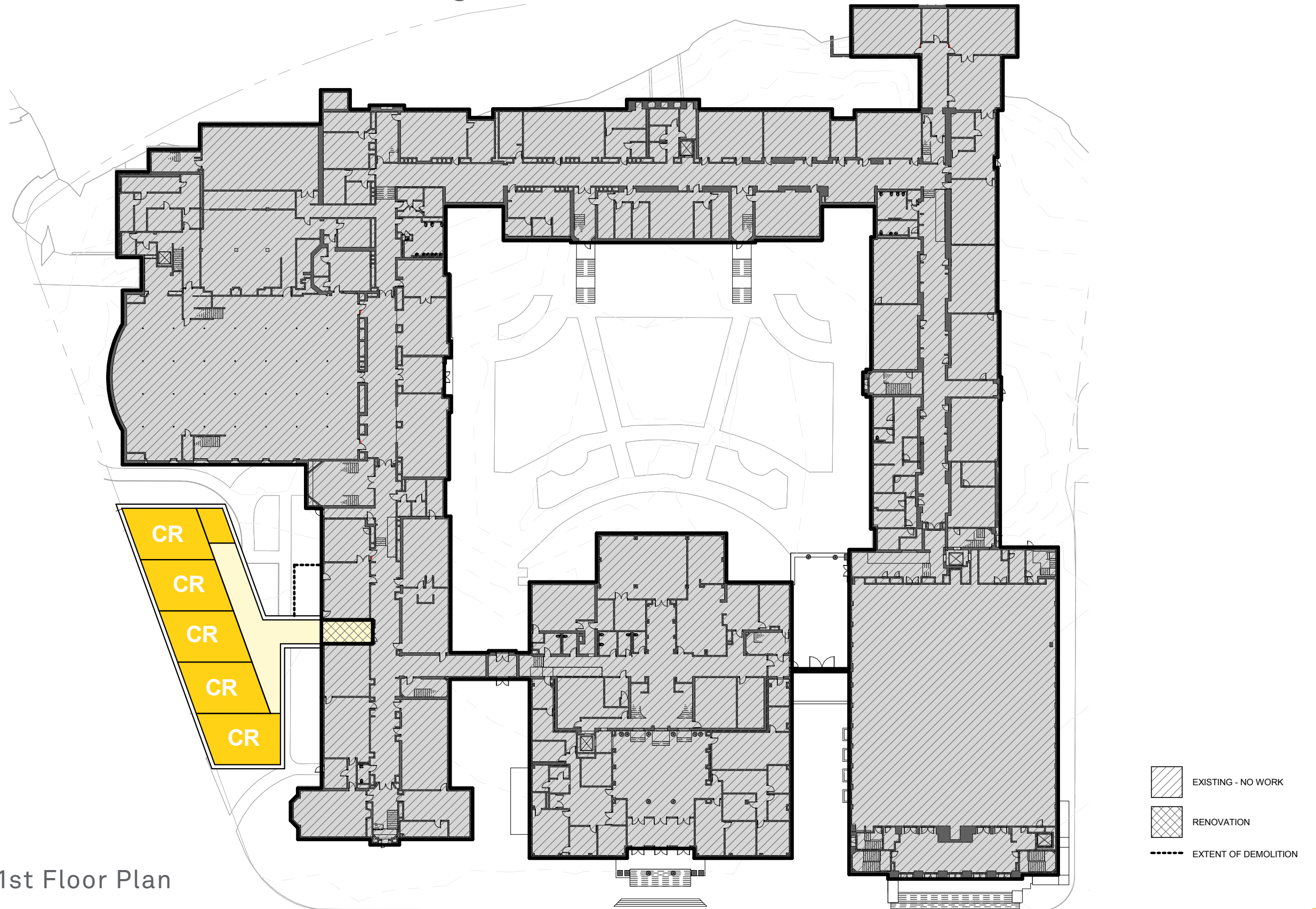


Section 4A & 4C

-  EXISTING - NO WORK
-  RENOVATION
-  EXTENT OF DEMOLITION

OPTION 4A & 4C

BHS New 5-Classroom Addition & Renovate Existing Science

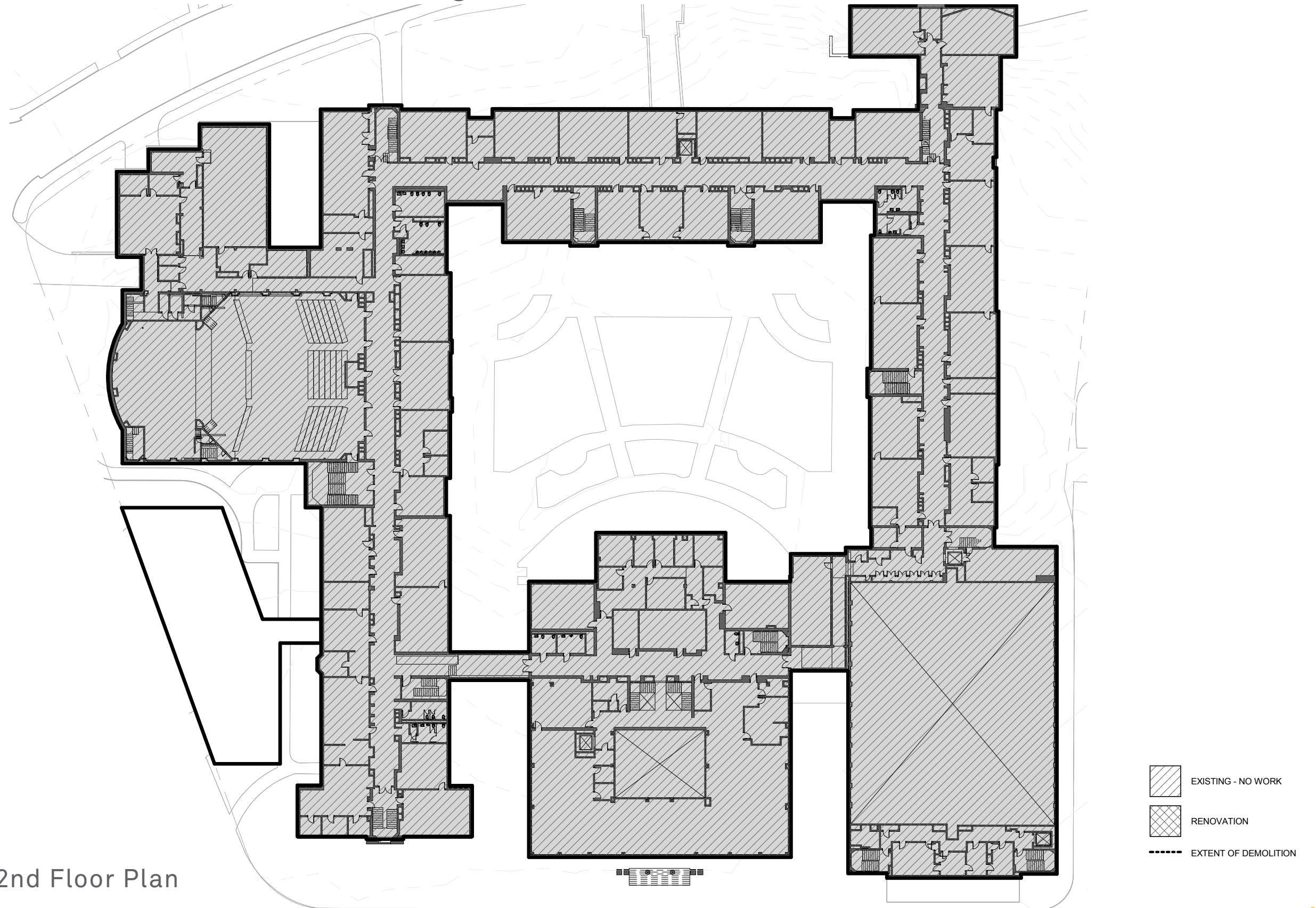


1st Floor Plan



OPTION 4A & 4C

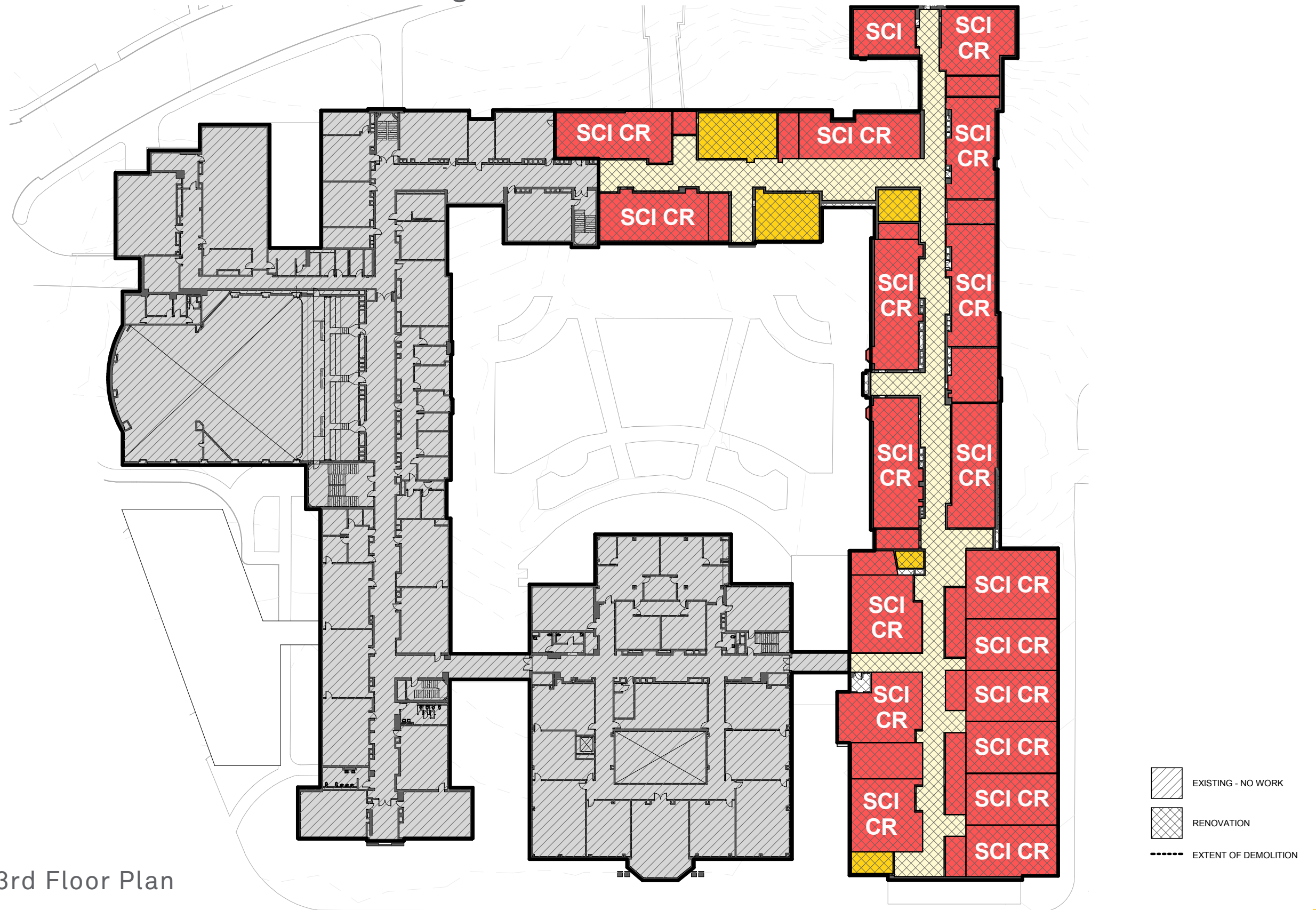
BHS New 5-Classroom Addition & Renovate Existing Science



2nd Floor Plan

OPTION 4A & 4C

BHS New 5-Classroom Addition & Renovate Existing Science



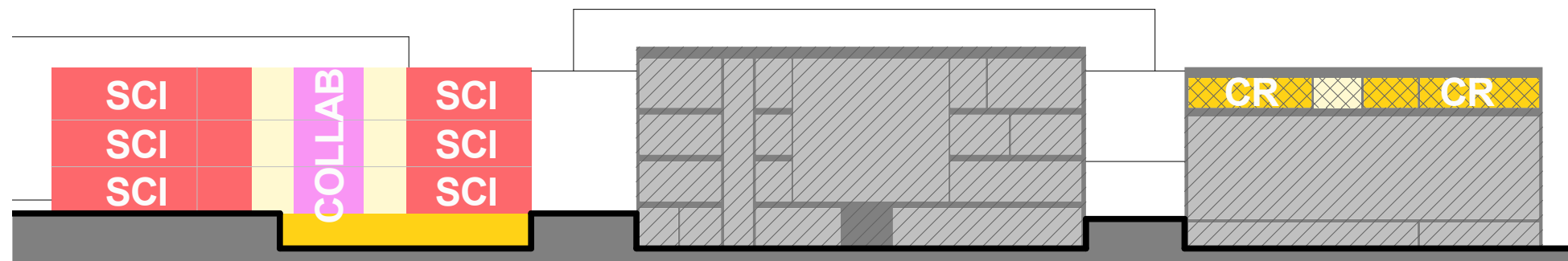
3rd Floor Plan

OPTION 4B & 4D




BHS New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



Massing 4B & 4D

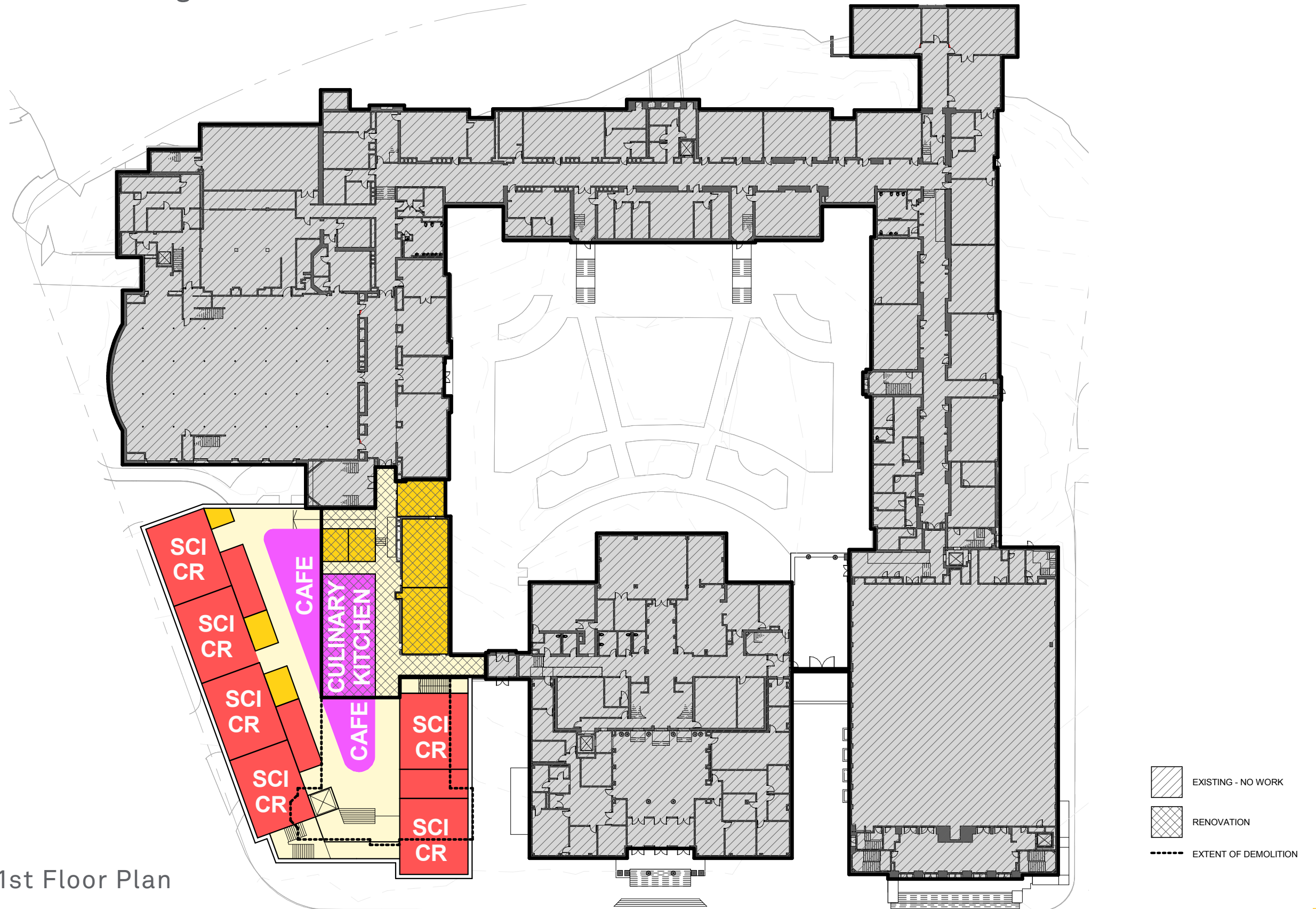


Section 4B & 4D

-  EXISTING - NO WORK
-  RENOVATION
-  EXTENT OF DEMOLITION

OPTION 4B & 4D

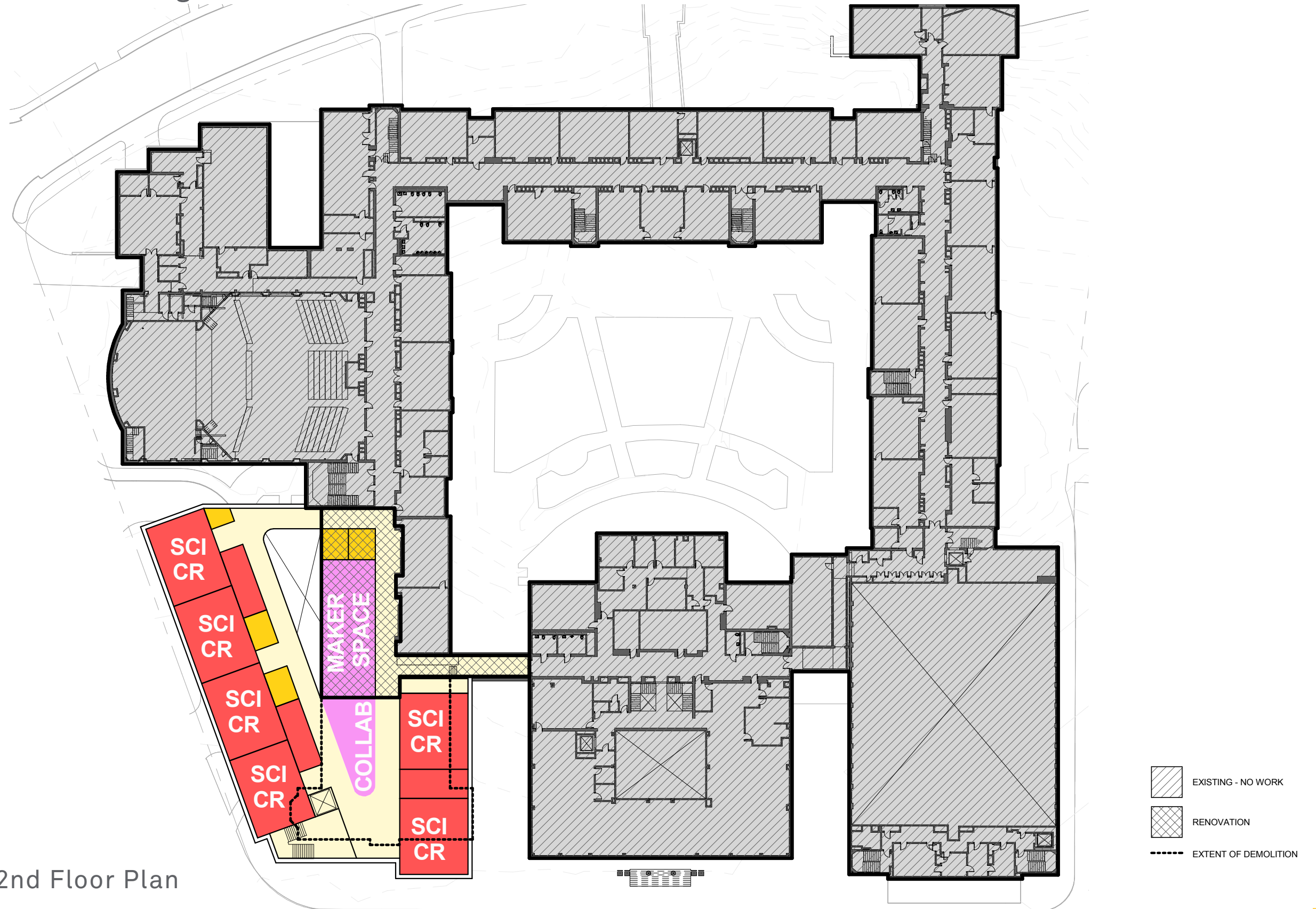
BHS New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



1st Floor Plan

OPTION 4B & 4D

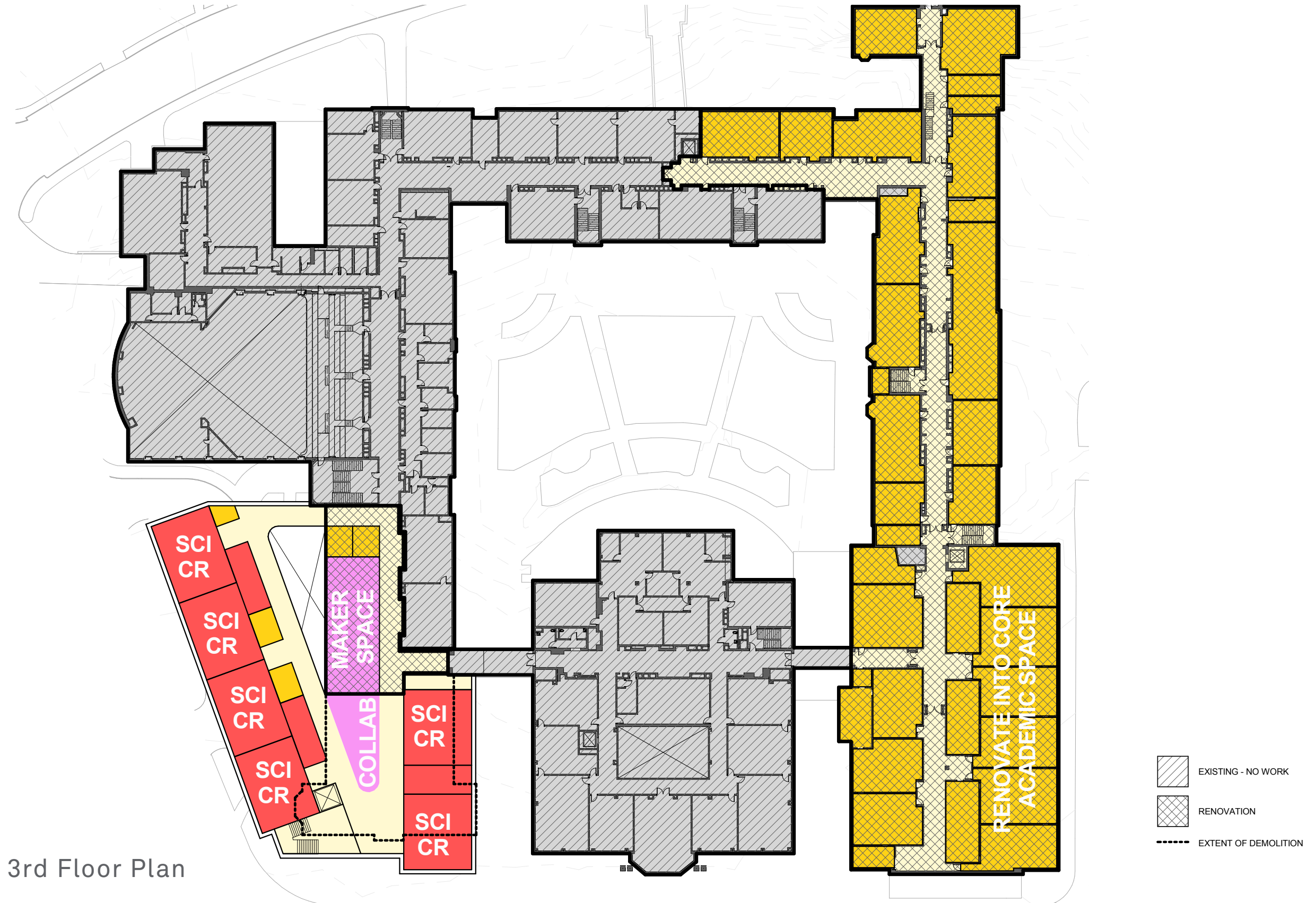
BHS New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



2nd Floor Plan

OPTION 4B & 4D

BHS New Science at Roberts Wing & Renovate 3rd Floor as Core Academics



3rd Floor Plan

Option 4 Program Comparison

Improving Classroom Spaces

	New 9th Grade Academy	BHS - Greenough Renovated Science Classrooms	BHS - Greenough New Science Wing
Classrooms			
Existing to Remain		65 Classrooms	56 Classrooms
Renovated Classrooms			12 Classrooms
New Classrooms	26 Classrooms	5 Classrooms	2 Classrooms
Science Classrooms/Labs			
New Science Classrooms/Labs	6 Classrooms/Labs		18 Classrooms/Labs
Renovated Science Classrooms/Labs		18 Classrooms/Labs	
Special Education			
Self-Contained Classrooms, Learning Centers, Resource Rooms	6 New	Existing to Remain	Existing to Remain
OT/PT	1 New	Existing to Remain	Existing to Remain

Option 4 Program Comparison

Program Expansion

	New 9th Grade Academy	BHS - Greenough Renovated Science Classrooms	BHS - Greenough New Science Wing
Cafeteria	New	Existing to Remain	Existing to Remain
Library / Media Center	New	Existing to Remain	Existing to Remain
Collaborative Learning			
Small Group Rooms	1 New		6 New
Maker Space	1 New	1 Existing to Remain	2 New/ 1 Existing to Remain
Learning Commons	5 New	MLK Room to Remain	2 New/ MLK Room to Remain
Language/ Computer Labs	In New Classrooms	3 Existing to Remain	3 Existing to Remain
Teacher Planning	3 New	Existing to Remain	6 New/ Existing to Remain
Administration / Guidance Medical / Nurse	New	Existing to Remain	Existing to Remain

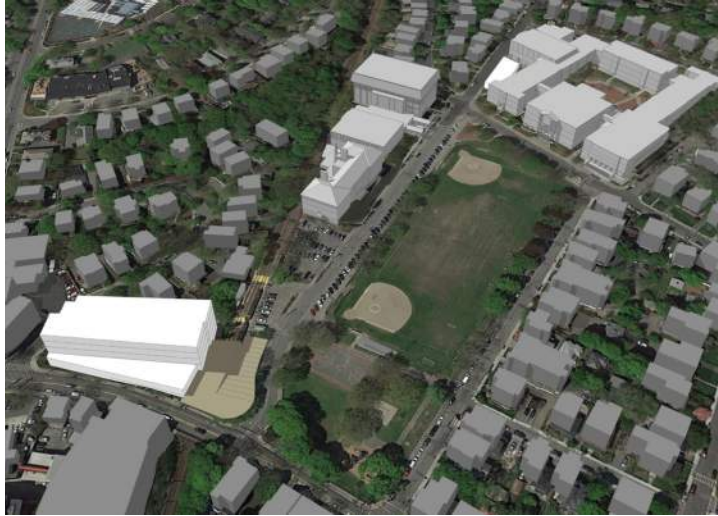
Option 4 Program Comparison

	New 9th Grade Academy	BHS - Greenough Renovated Science Classrooms	BHS - Greenough New Science Wing
Career Education & Technology	At UAB & BHS	Existing to Remain	New Culinary Arts Café/ Existing to Remain
Performing Arts			
Music/ Performance Space	1 New	Existing to Remain	Existing to Remain
Ensemble and Music Practice	3 New	Existing to Remain	Existing to Remain
Visual Arts : Studios	1 New/ and at UAB	Existing to Remain at UAB	Existing to Remain at UAB
Physical Education			
Health Classroom	2 New	Existing to Remain for OT/PT	Existing to Remain for OT/PT
Schluntz Gym	Keep Existing	Keep Existing	Keep Existing
Tappan Facility	Refer to Tappan Options	Refer to Tappan Options	Refer to Tappan Options

Option 4

Summary and Cost

Option 4A



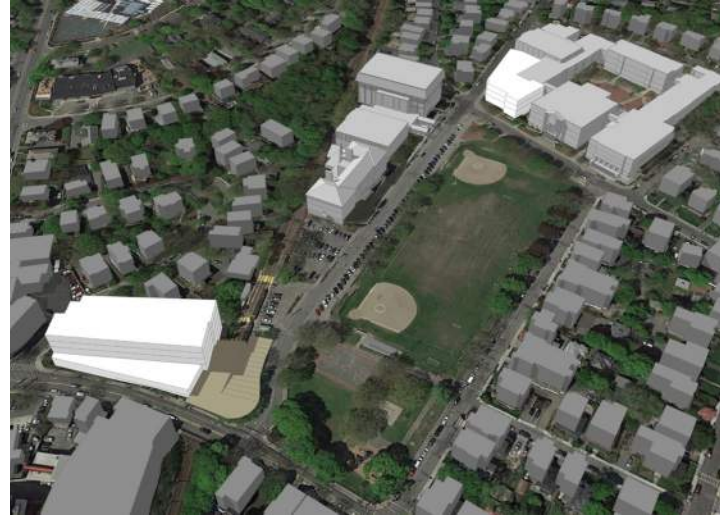
Renovate Existing Science
35,500 sf

New Construction at BHS
7,500 sf

New Construction at
9th Grade Academy
109,810 sf

\$105,342,903

Option 4B



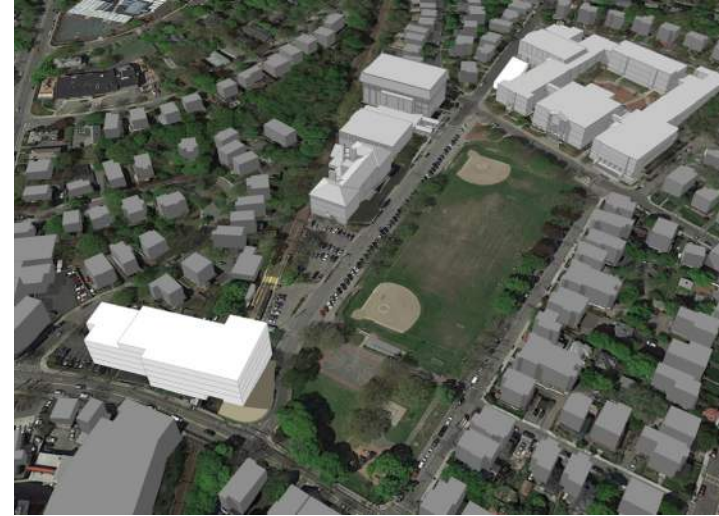
Renovate Existing Science
into Classrooms
36,500 sf

New Construction at BHS
44,100 sf

New Construction at
9th Grade Academy
109,810 sf

\$131,117,378

Option 4C



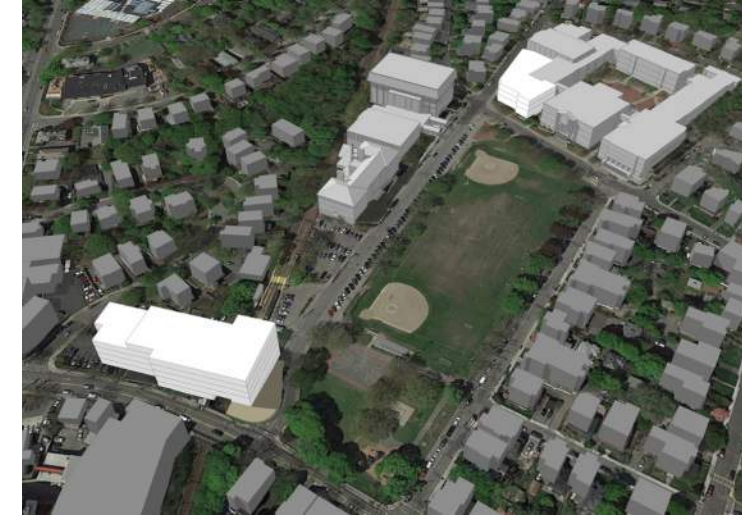
Renovate Existing Science
35,500 sf

New Construction at BHS
7,500 sf

New Construction at
9th Grade Academy
112,700 sf

\$110,838,332

Option 4D

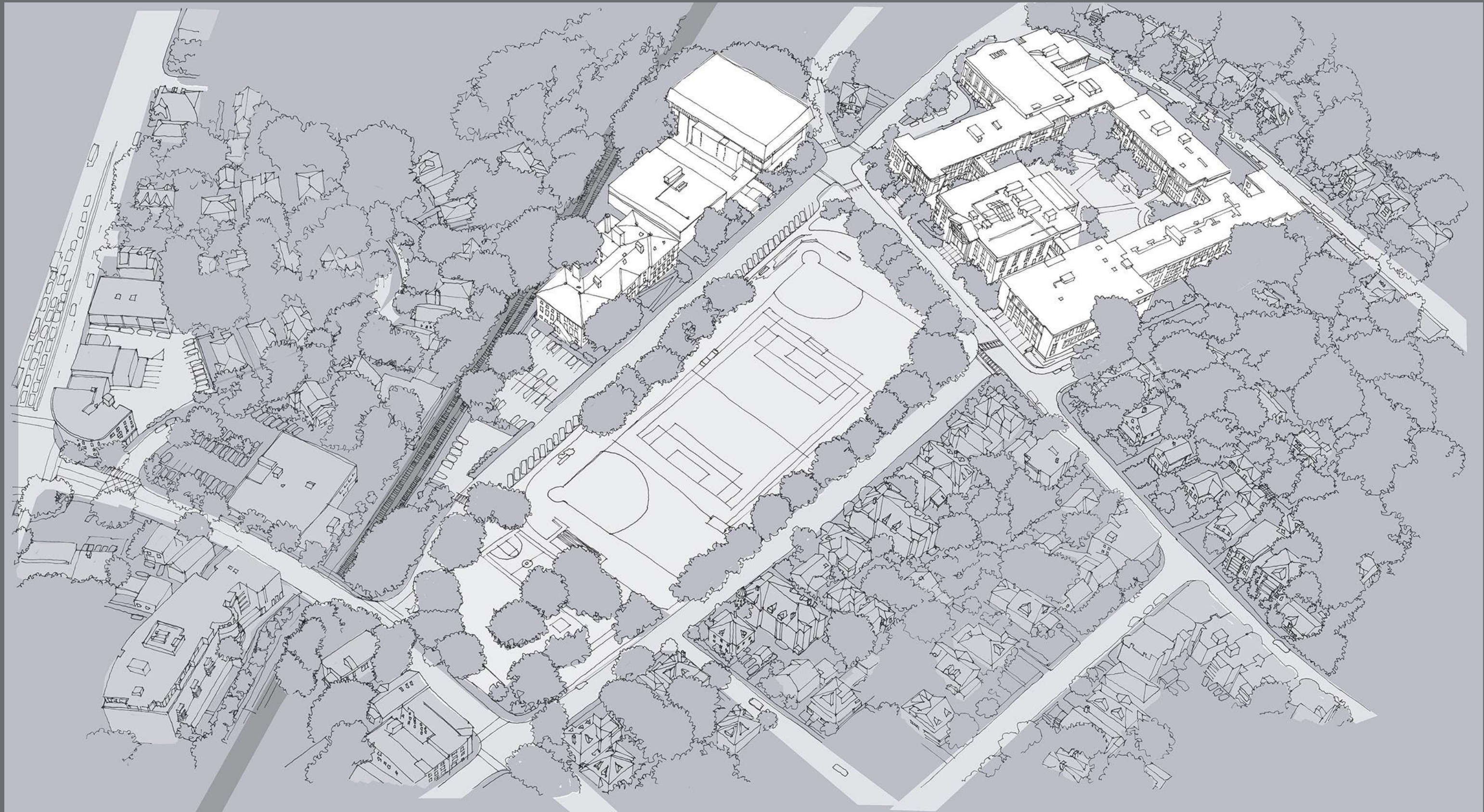


Renovate Existing Science
into Classrooms
36,500 sf

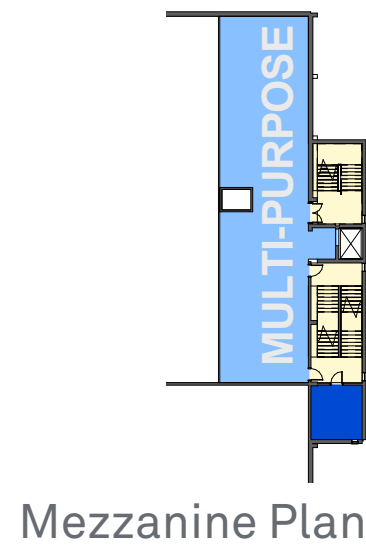
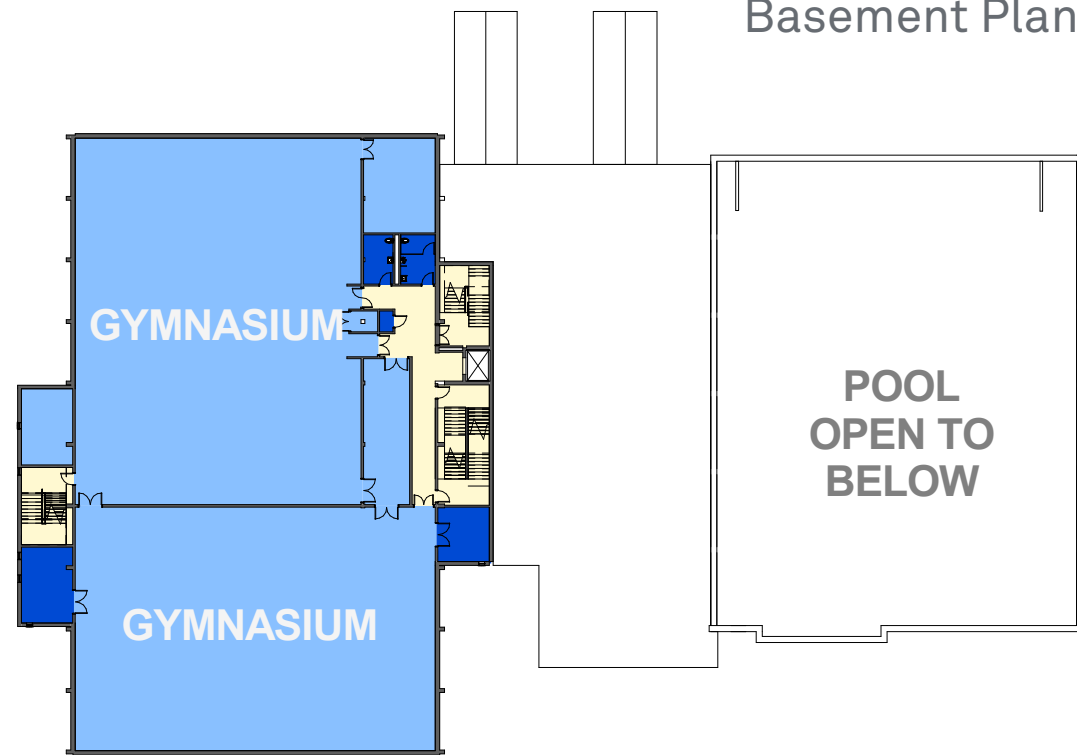
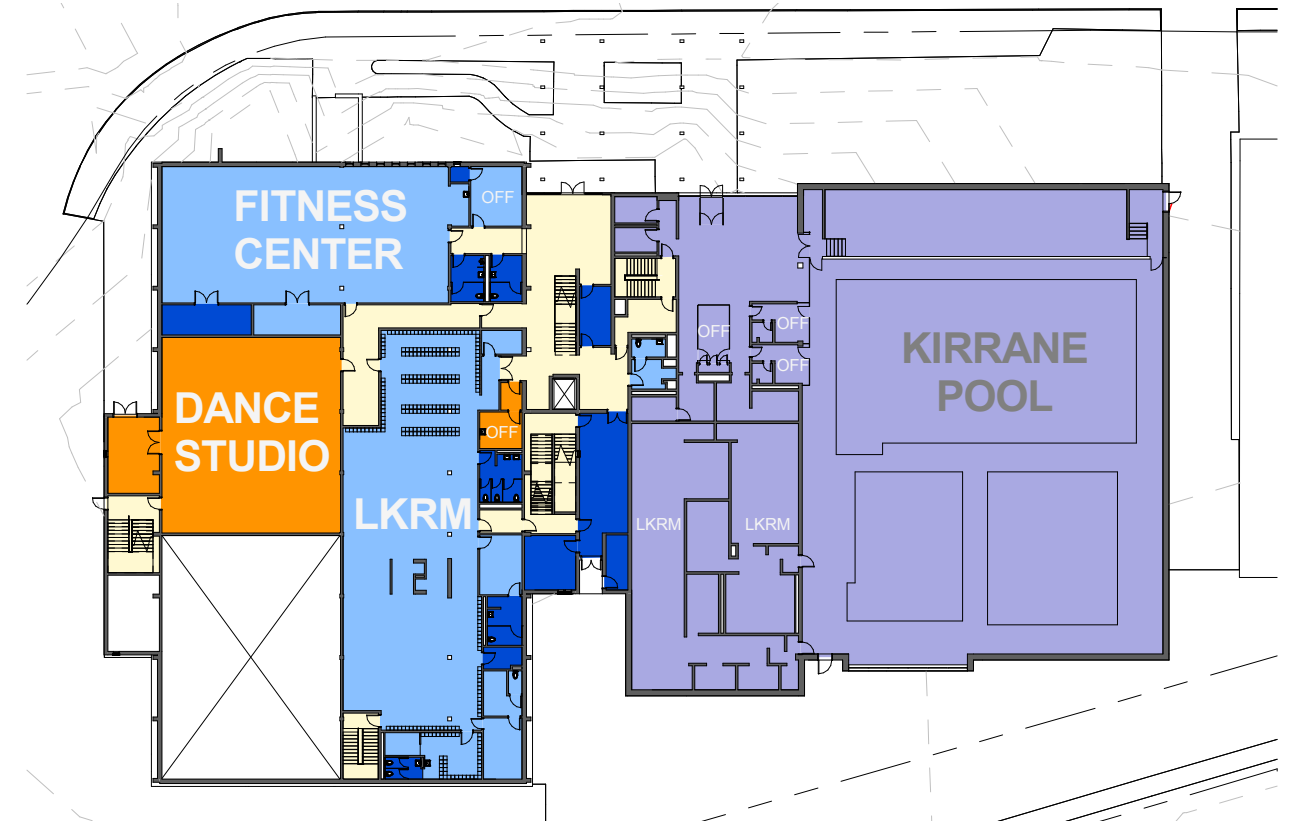
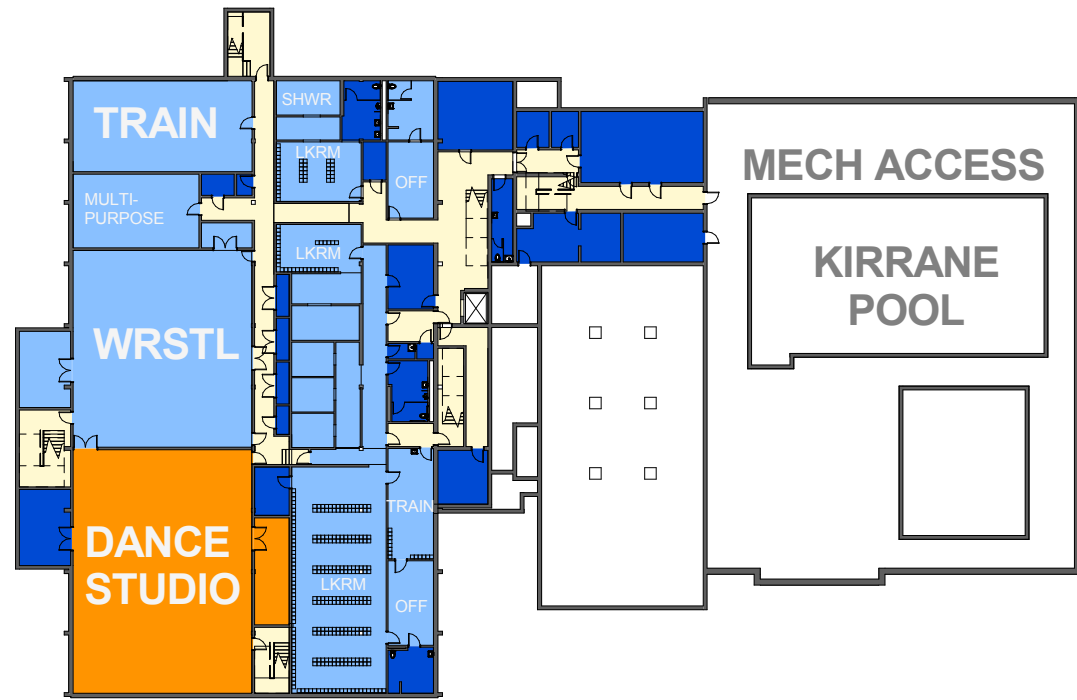
New Construction at BHS
50,400 sf

New Construction at
9th Grade Academy
112,700 sf

\$136,612,807

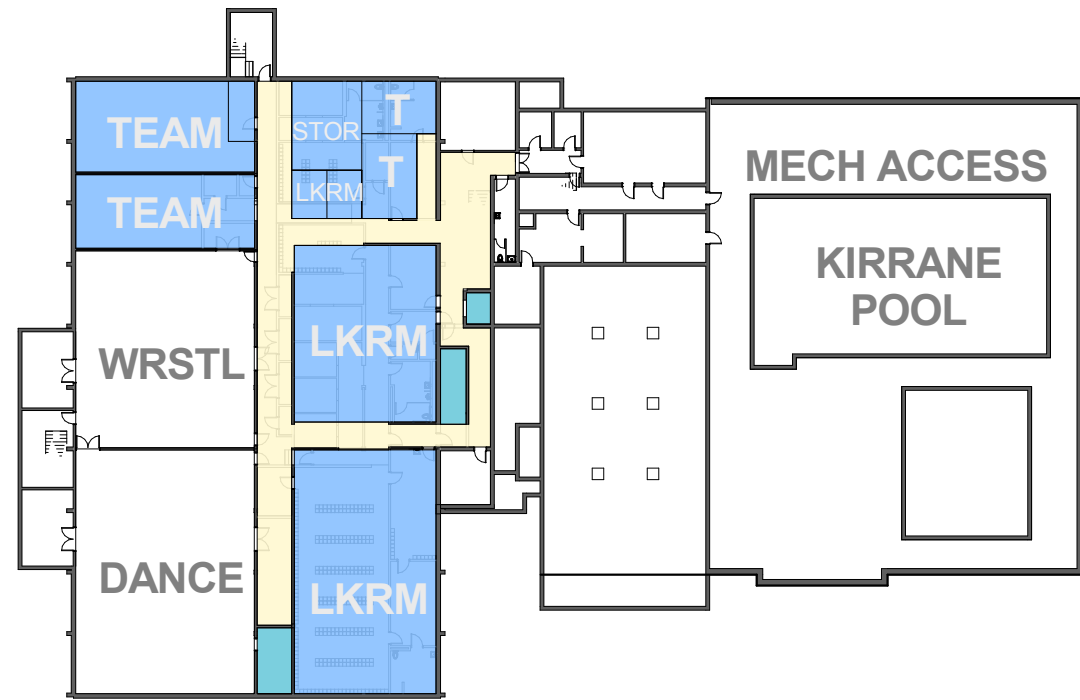


Existing Tappan Gym



Option 1

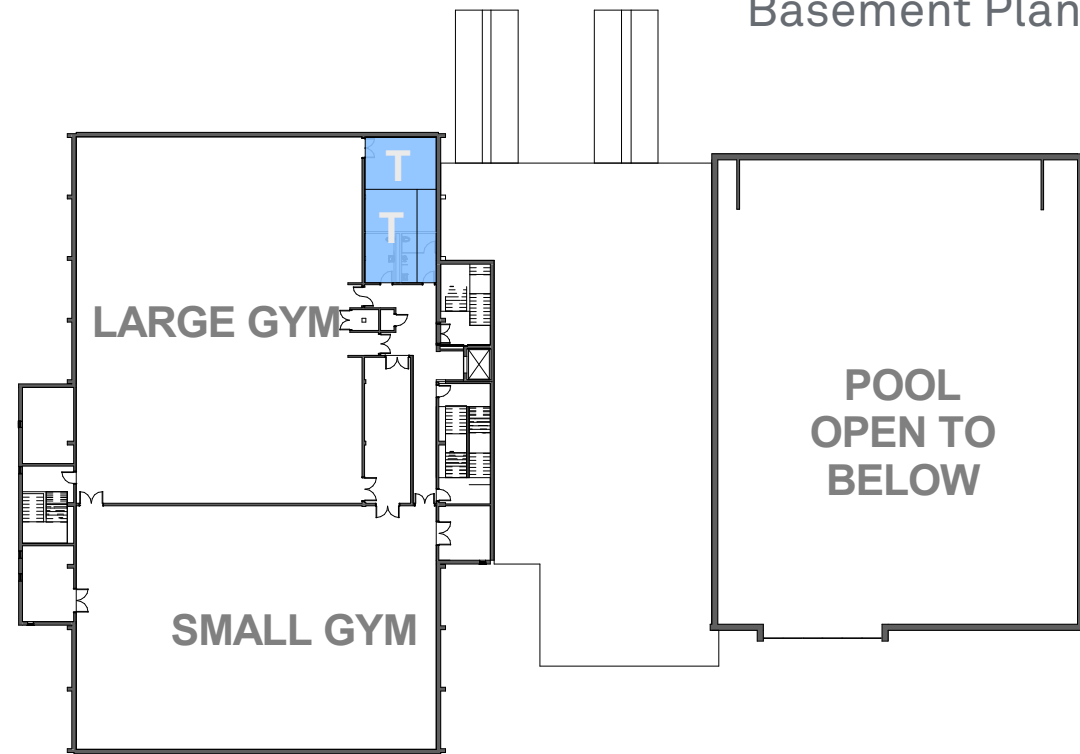
Tappan Gym Renovation



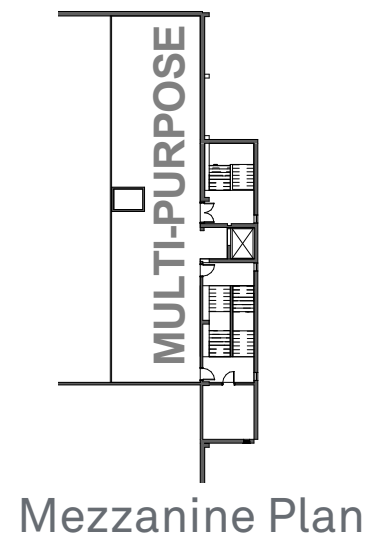
Basement Plan



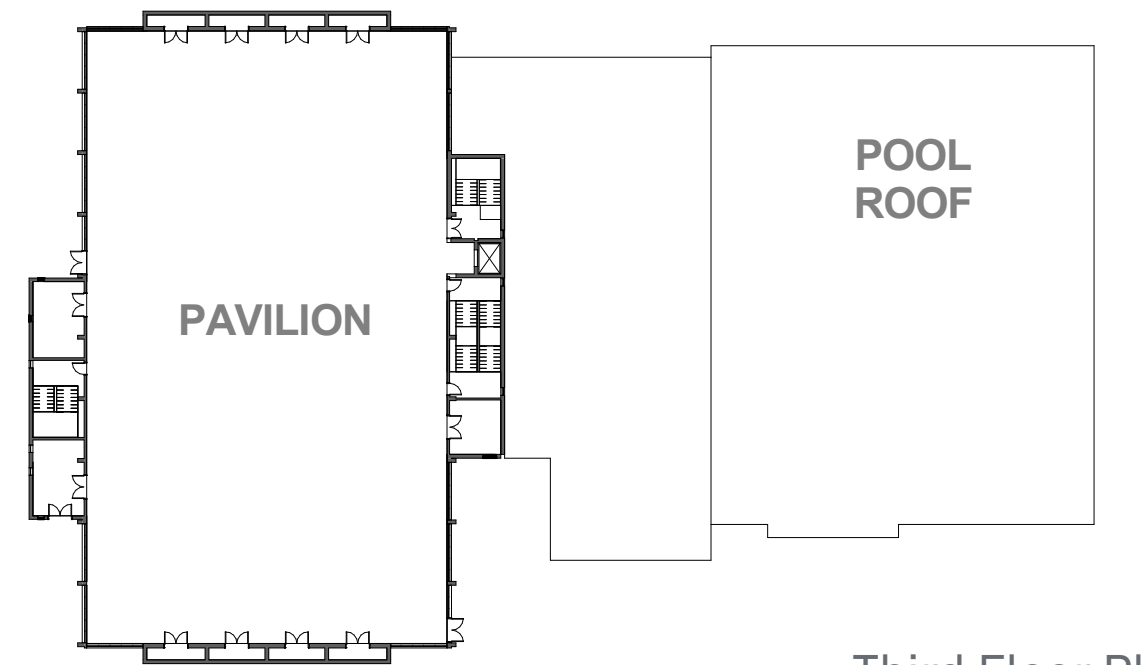
First Floor Plan



Second Floor Plan



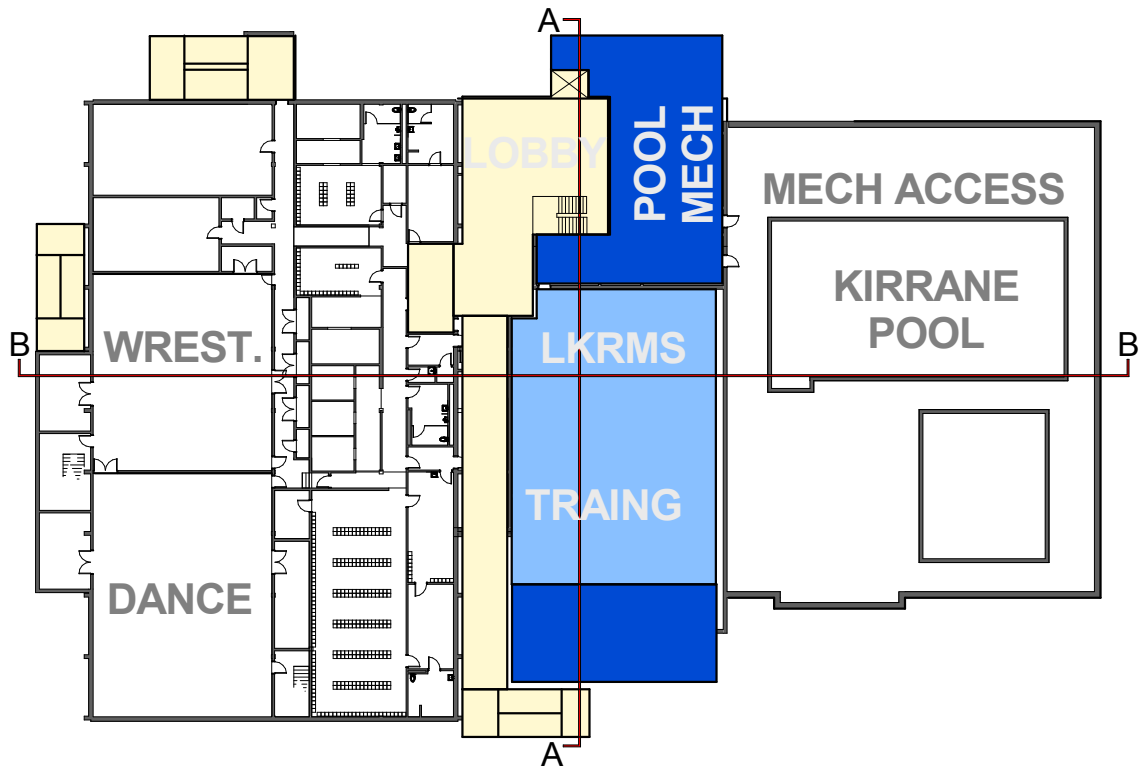
Mezzanine Plan



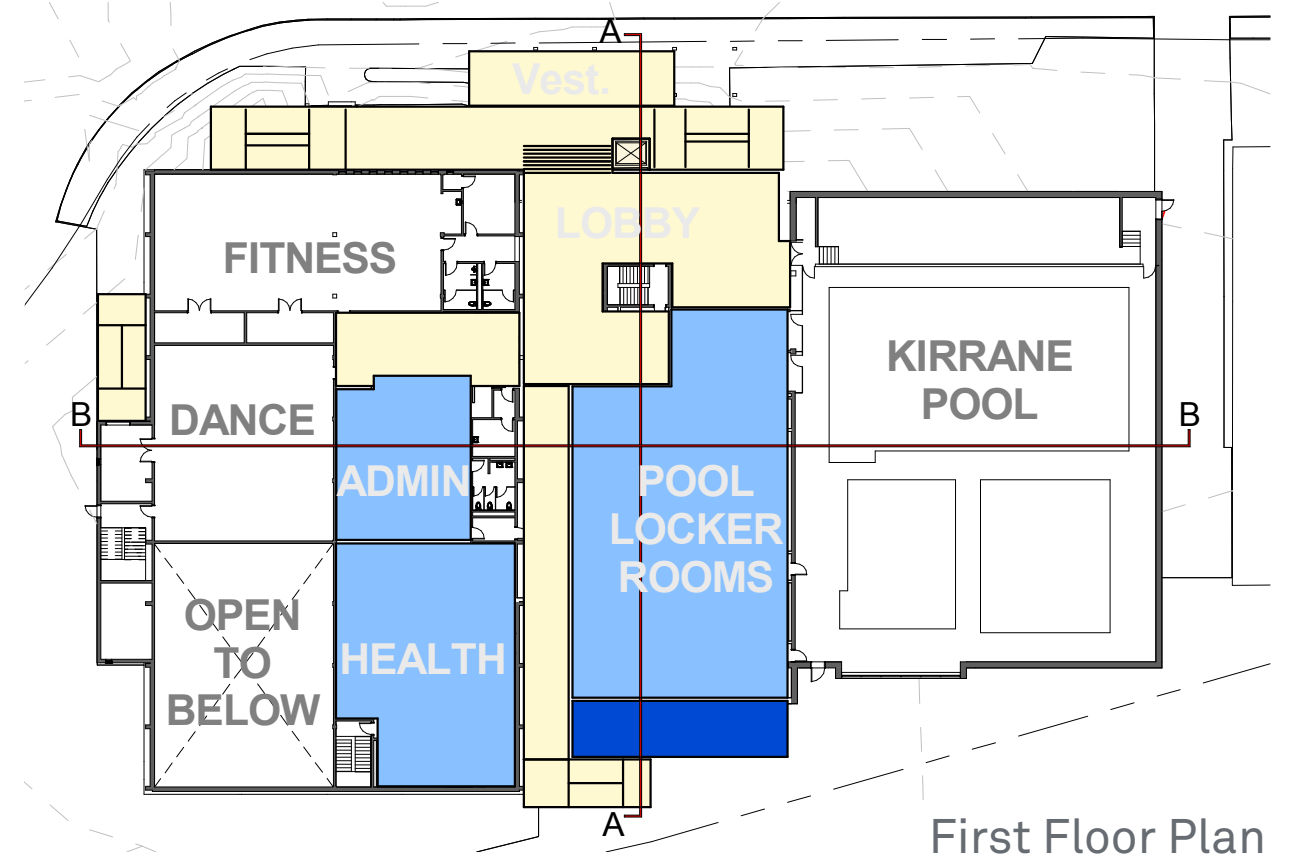
Third Floor Plan

Option 2.1

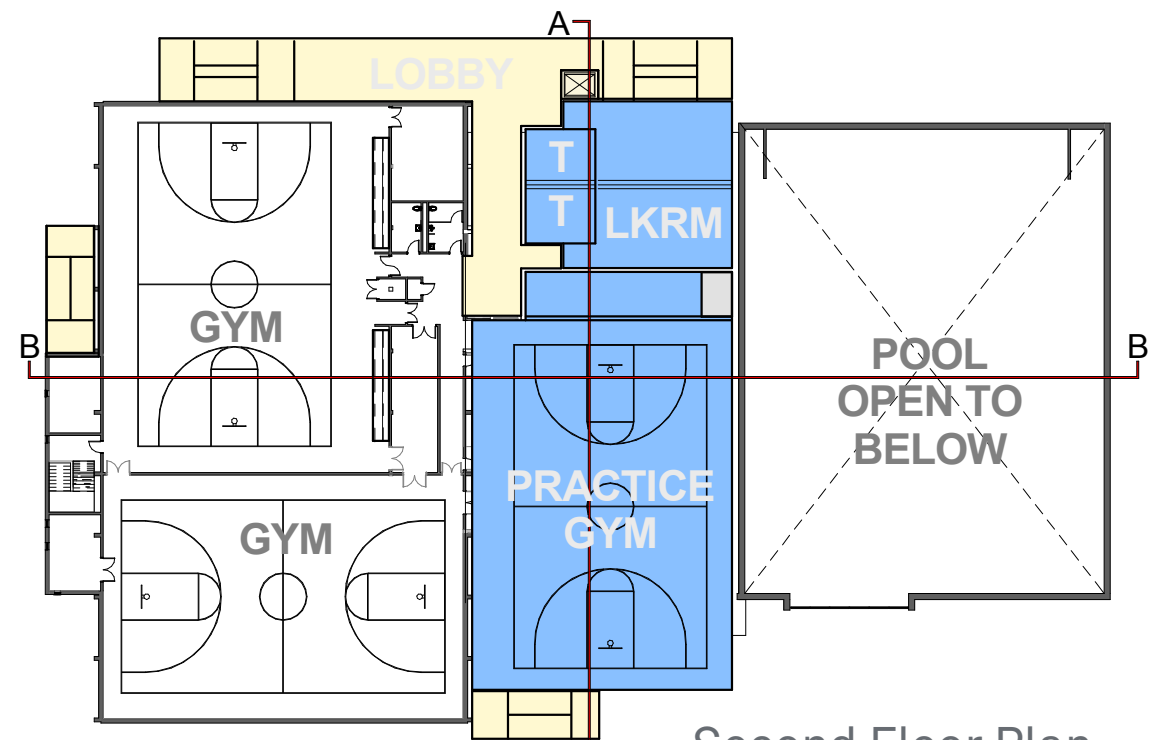
Tappan Gym Renovation & Addition



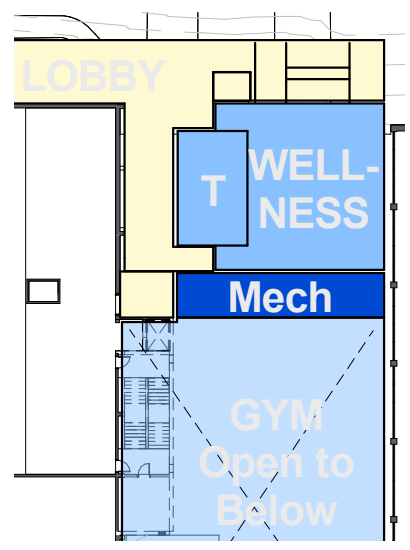
Basement Plan



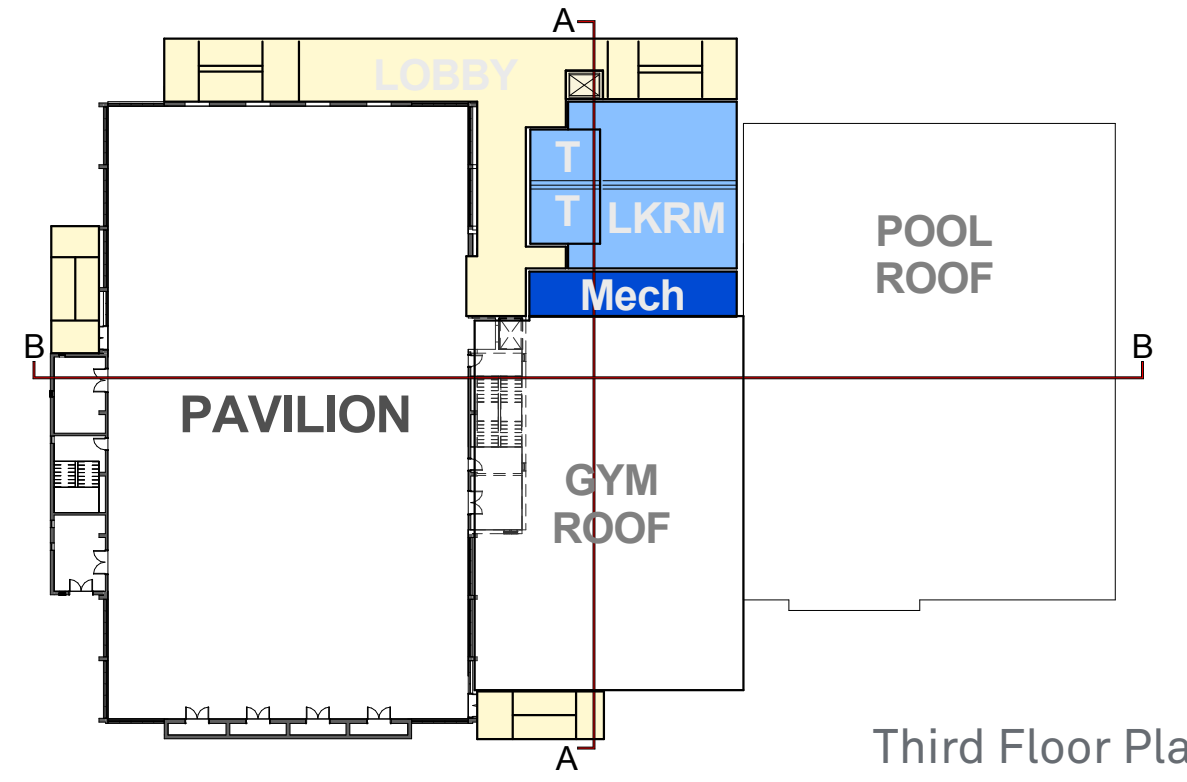
First Floor Plan



Second Floor Plan



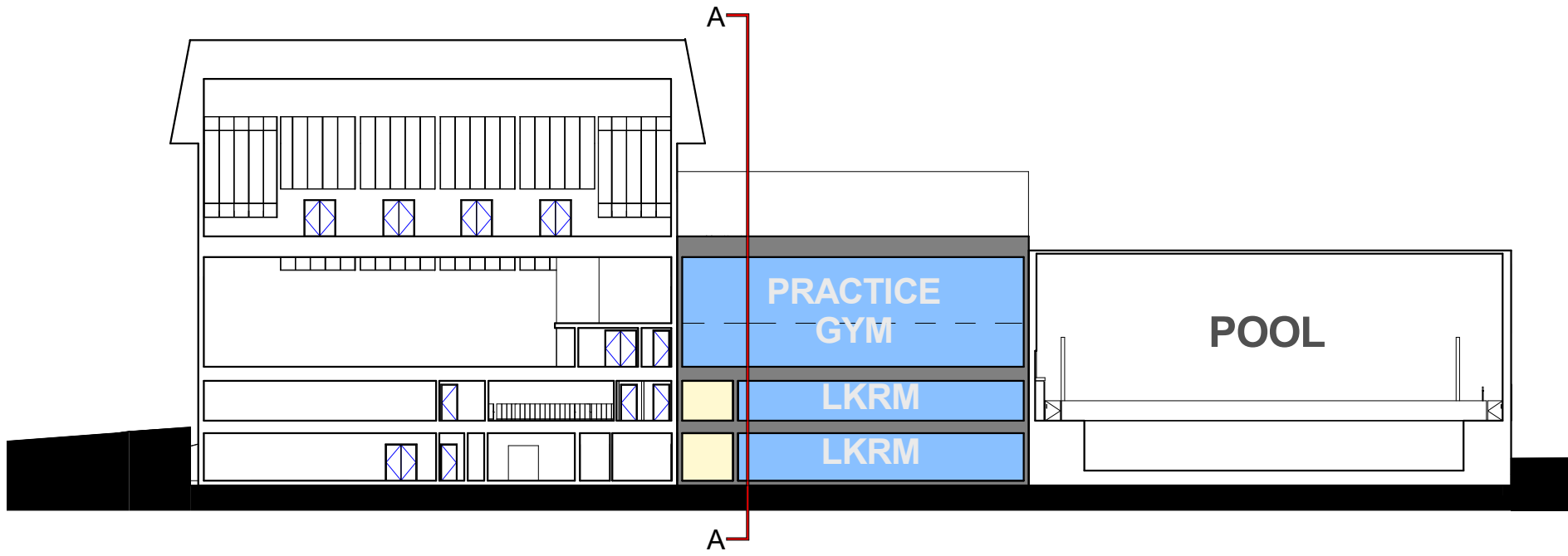
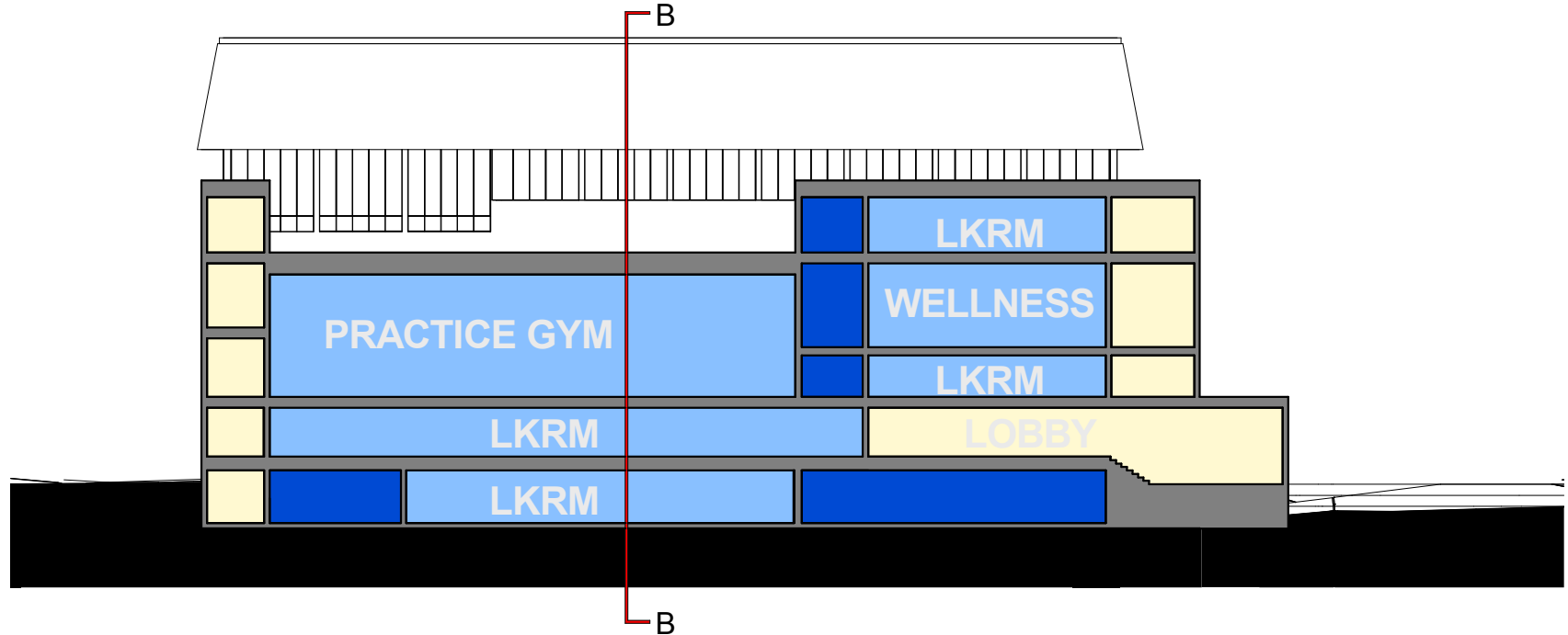
Mezzanine Plan



Third Floor Plan

Option 2.1

Tappan Gym Renovation & Addition



Cypress Field Open Space : Renovation Project Goals and Features



- Synthetic Turf Field with Organic Infill for Soccer, Football Practice only, and Softball
- New Perimeter Fencing and Lighting
- Improve Pedestrian Circulation
- Improve/New Basketball Court
- New Stadium Bleacher Seating
- New Playground and Splash Pad
- New Picnic Area and Shelter
- Improve/New Utilities and Drainage
- New Site Furniture, Accessories such as Trash Recycling, Water Fountains Bottle Refill
- Plantings, Lawn Area

Other: Below Grade Storm-water Retention

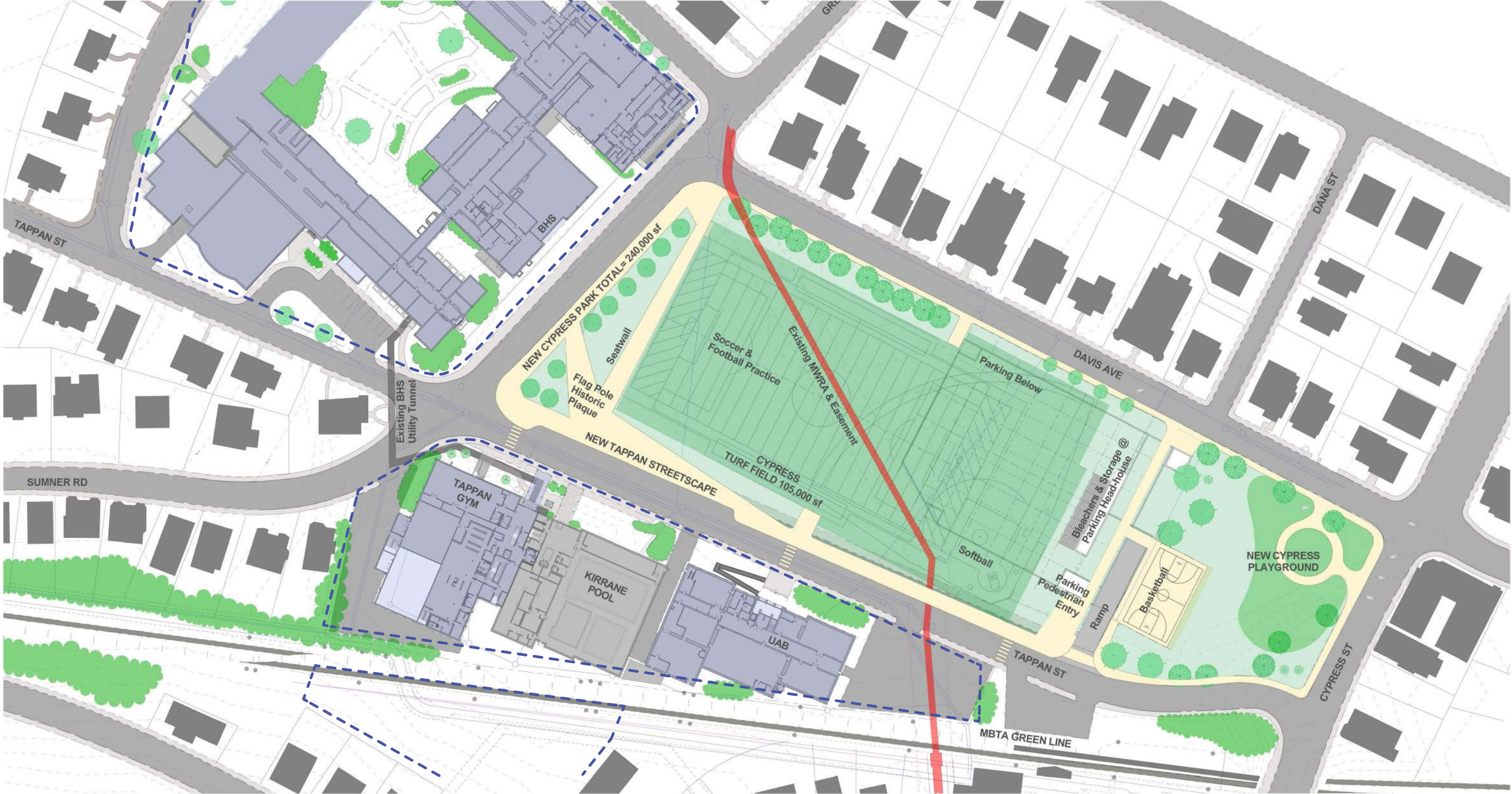
Optional: Below Grade Parking Structure

Existing Cypress Field and Playground



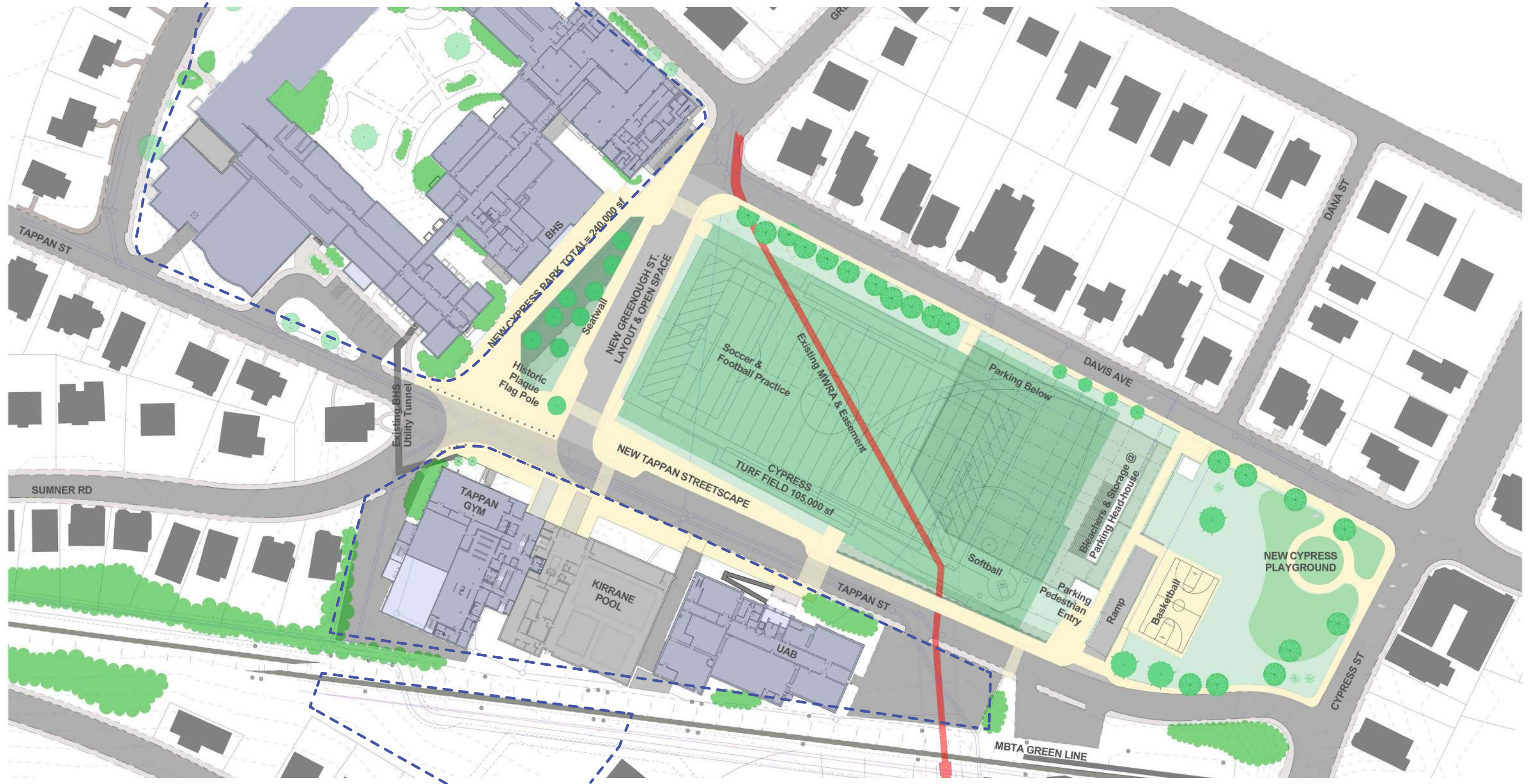
Option 1

Cypress Field and Playground Renovation



Option 2

Pedestrian Raised Crossing and Vehicle Access at Plaza



Option 1

Below Grade Plan Diagram

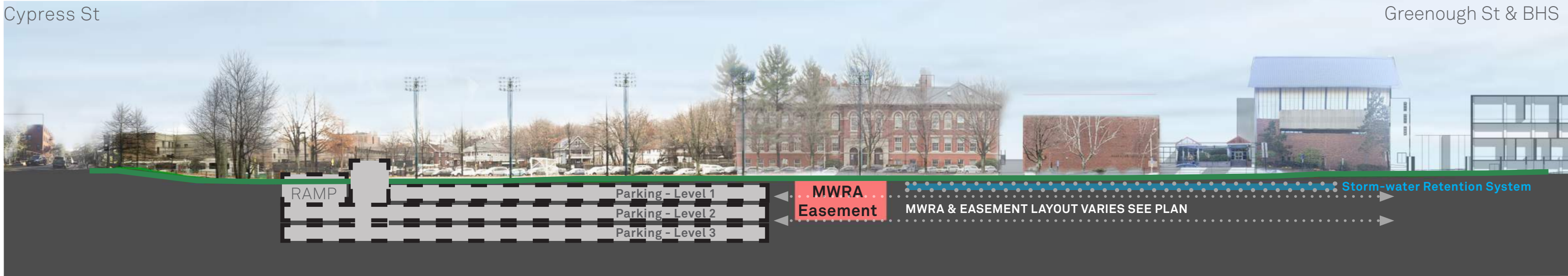


Below Cypress Park Turf Field - Storm-Water Retention System & Parking Structure @ +/- 100 Cars per Level

Site Section & Underground Parking



Existing Conditions



Parking Structure Below Cypress Park - Field @ +/- 100 Cars per Level

