BALDWIN SCHOOL EXPANSION

Concept Options Evaluation Matrix

RATINGS: Advantageous; Neutral; Disadvantageous

	PROJECT EVALUATION CRITERIA	OPTION A QUADRANGLE	OPTION B SOLAR HARVEST	OPTION C TWIN COURT	COMMENTS
Project Cost					
1	Project Cost - Includes 10 On-Site Parking Spaces under building, $1M for Sidewalks	$70M - $74M	$72M - $76M	$73M - $77M	
	Project Cost - Includes 40 On-Site Parking Spaces under building, $1M for Sidewalks	$76M - $80M	$78M - $82M	$79M - $83M	
Teaching and Learning					
2	Educational Program Accommodation	Advantageous	Advantageous	Advantageous	All accommodate program
3	Flexibility-Fixed Classroom Count per Cohort	Advantageous	Advantageous	Advantageous	Option B slightly less flexible due to courtyards along east side
4	Collaborative / Project Based Learning	Advantageous	Advantageous	Advantageous	All accommodate collaborative learning
5	Cohort Configuration, With Student Support	Neutral	Advantageous	Neutral	Option B has most successful cohort configuration with more defined wings
6	Core Space Location (Library/Cafeteria/Gym)	Advantageous	Advantageous	Disadvantageous	All have successful core space location
7	RISE	Neutral	Advantageous	Neutral	Option B is most successful due to more clear and flexible cohort configuration
Project Viability Issues					
8	Schedule	Neutral	Advantageous	Neutral	Option B open courtyards are best lay-down area for construction
9	Traffic	Neutral	Neutral	Neutral	All similar and conform with traffic recommendations
10	Risk	Neutral	Neutral	Neutral	All similar
Site					
11	Construction Impact to Neighbors	Neutral	Neutral	Neutral	All similar
12	Open Space /Building Massing	Disadvantageous	Advantageous	Disadvantageous	Option B has more contextual massing and accessible open space
13	Community Use	Neutral	Neutral	Neutral	All allow convenient community use
Building Environment					
14	Flexibility-Building Systems	Neutral	Neutral	Neutral	All similar
15	Provides Logical, Clear Interior Circulation	Neutral	Advantageous	Disadvantageous	Option B has clearest circulation, Option C would be least intuitive
16	Security	Advantageous	Advantageous	Neutral	Option C would be least open visually due to more convoluted circulation
17	Natural Light	Disadvantageous	Advantageous	Disadvantageous	Option B has best solar orientation for daylighting
18	Connects Interior with Natural Outdoors	Neutral	Advantageous	Disadvantageous	Option B has all classrooms relating to outdoor play areas, Option C has fewest
19	LEED / Sustainability	Neutral	Advantageous	Neutral	Option B most energy efficient due to solar orientation
Long Term Costs		Disadvantageous	Advantageous	Disadvantageous	
20	Annual Maintenance Costs	Neutral	Neutral	Neutral	All similar
21	Annual Energy Costs	Neutral	Advantageous	Neutral	Option B most energy efficient due to solar orientation

Total GSF	**108,250**	**108,250**	**108,250**