

# New Greenwich Central Middle School

May 17, 2023

## Community Engagement Presentation





# Agenda

1. Overview of the professional team and project timeline.
2. Architectural design team presentation
3. Q&A – Review of questions submitted online and answers if possible.
4. How you can stay informed.



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- Questions for tonight's presenters?
- The CMS Building Committee will compile responses and post to the GPS website at [Greenwichschools.org/cmsbc](https://Greenwichschools.org/cmsbc)



Owner's Representative: Construction Solutions Group

Architectural Services: The S/L/A/M Collaborative

Construction Manager: Turner Construction

# The Professional Team



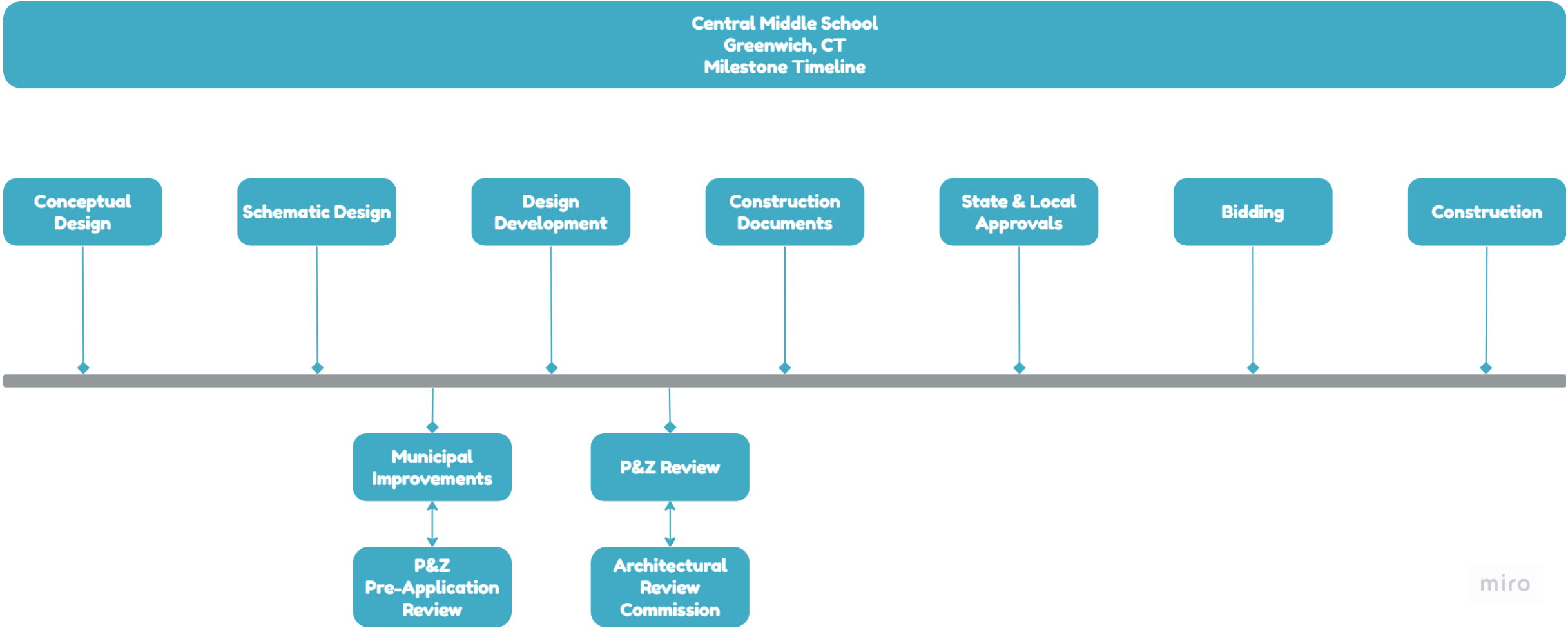


# Draft Project Timeline

## Estimated timing for illustrative purposes:

- Design and Approvals: Jan 2023 – Feb 2024
- Construction Bidding/Awards: March 2024-May 2024
- Construction: June 2024-Feb 2026
- Occupancy & FFE move-in: March 2026-June 2026
- Demolition of existing building and sitework completion: June 2026-Sept 2026

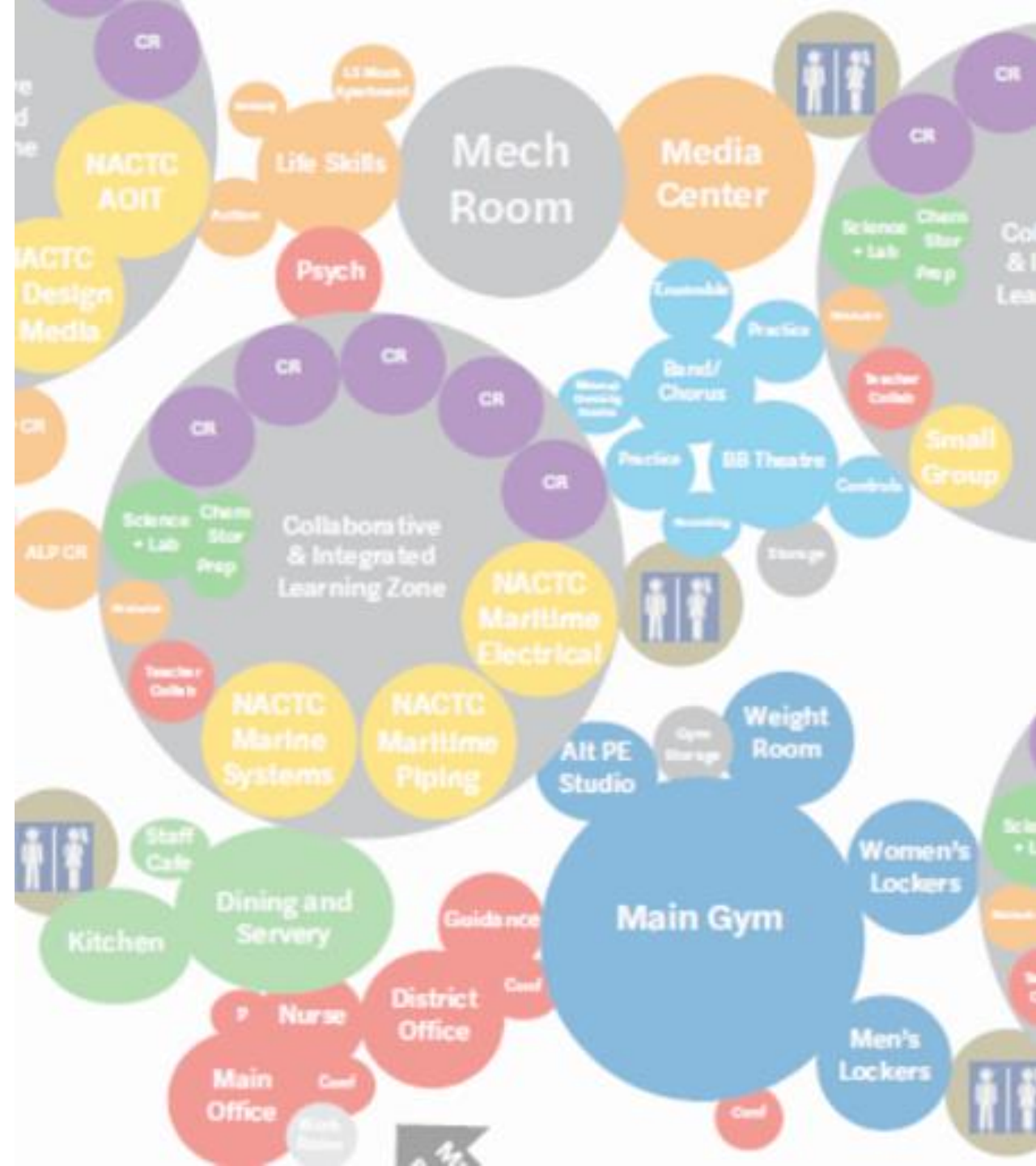
# Project Timeline



## Purposeful & Resilient Design

Create **a safe and secure facility** for Greenwich that supports the current educational program yet,  
is **adaptable, flexible and resilient to evolve** as the challenges of curriculum, technologies, and pedagogies advance;

Site design and building form to **celebrate this unique location** in Greenwich while respecting its neighbors;



## Foster Engaged Learning

Create a facility that **fosters discovery and innovation** with flexible and transformative environments that encourage **interdisciplinary interactions, social experiences, and immersive learning;** to prepare all students to be life-long learners;





## Sustainable Actions

Design a **SMART** building (**S**ocially Responsible, **M**easurable, **A**rtful) that positively impacts the well-being of students, staff and the community, reduces the consumption of energy, water and production of waste;

Include features designed under the WELL Building Standard to **create environments that promote the health and wellbeing** of the building occupants;



Campus is approximately 22 acres, with 98 existing parking spaces

	Program Area (NSF)	Gross Area (GSF)
Proposed CMS	81,005	124,623
Existing CMS*	77,256	110,682
Difference	3,749	13,941

65% building efficiency % target for new school

69.8% building efficiency % as per SLAM for current school

\*Existing CMS numbers are approximate since a detailed inventory of the existing building has not been performed.



# Building Program

Per BOE Meeting 4/24/2023

Department	Existing Area*	Proposed Area	Notes
Administration	3,818 NSF	5,031 NSF	Main Office/Admin team, Counseling Suite, Nurse's Suite, and Faculty Support
Special Education	2,219 NSF	4,180 NSF	Resource Rooms, Life Skills Room, OT/PT
Academics	29,834 NSF	30,650 NSF	English, Math, Social Studies, Science, World Language, ELL, Math Intervention and Reading Intervention
Specialty Learning Labs	3,164 NSF	4,050 NSF	Innovation/Robotics Studio, Wood Shop, Family and Consumer Science, and associated storage spaces
Library Media Center	6,427 NSF	4,135 NSF	Includes 2 Collaboration Classrooms, Media Production/Recording, and IT support spaces

\*Existing CMS numbers are approximate since a detailed inventory of the existing building has not been performed.



# Building Program

Per BOE Meeting 4/24/2023

Department	Existing Area*	Proposed Area	Notes
Visual Arts	1,277 NSF	1,640 NSF	Art Classroom, with storage and kiln rooms
Performing Arts	11,160 NSF	12,385 NSF	Auditorium and support spaces, Chorus, Band, and Orchestra Rooms and appropriate storage
Food Service	5,607 NSF	6,490 NSF	Staff Dining, Student Cafeteria, Server, Kitchen and support spaces
Physical Education/Athletics	9,800 NSF	9,500 NSF	Gymnasium, Fitness Center, Locker Rooms, PE Offices, and support/storage spaces
Building Support	3,968 NSF	2,944 NSF	Lobby, Lockers, Custodial Support areas, and Supplies Storage

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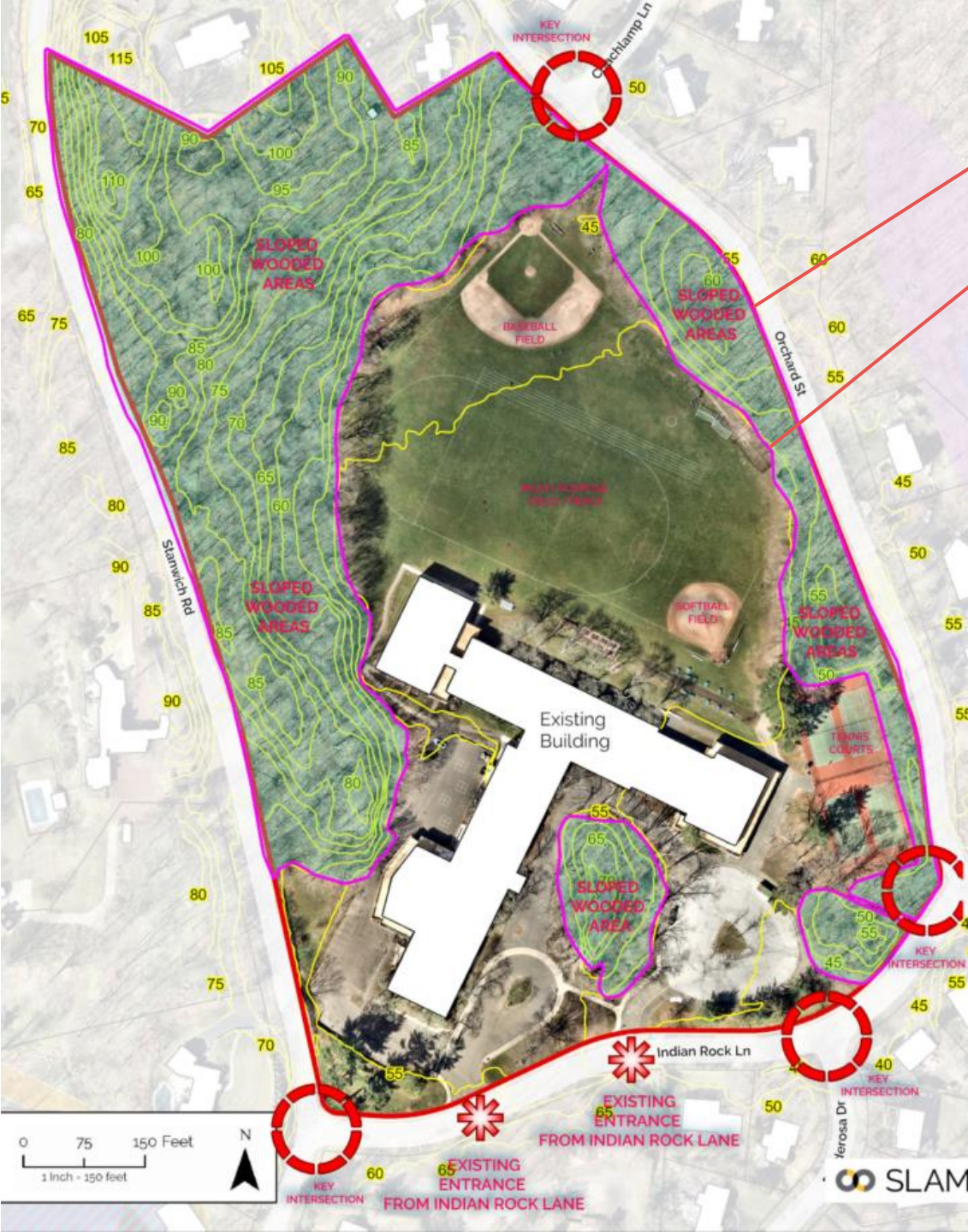






Site and Building Planning

# Existing Site Plan



**EXISTING PROPERTY LINE**

**EXISTING WOODED TREE LINE**

- **98 EXISTING PARKING SPACES ON SITE**
- **TRAFFIC STUDY AREA INTERSECTIONS CIRCLED**





# Option 7.2 – Site Plan

161 PARKING SPACES

**SCHEMATIC DESIGN PROGRESS**  
**OPTION 7.2**



**POTENTIAL CROSSWALK  
AT COACHLAMP**

**PROPOSED BUS ENTRY -  
RIGHT TURN IN ONLY**

**POSSIBLE BUS EXIT – RIGHT  
TURN ONLY - WORKING WITH  
TOWN STAFF**

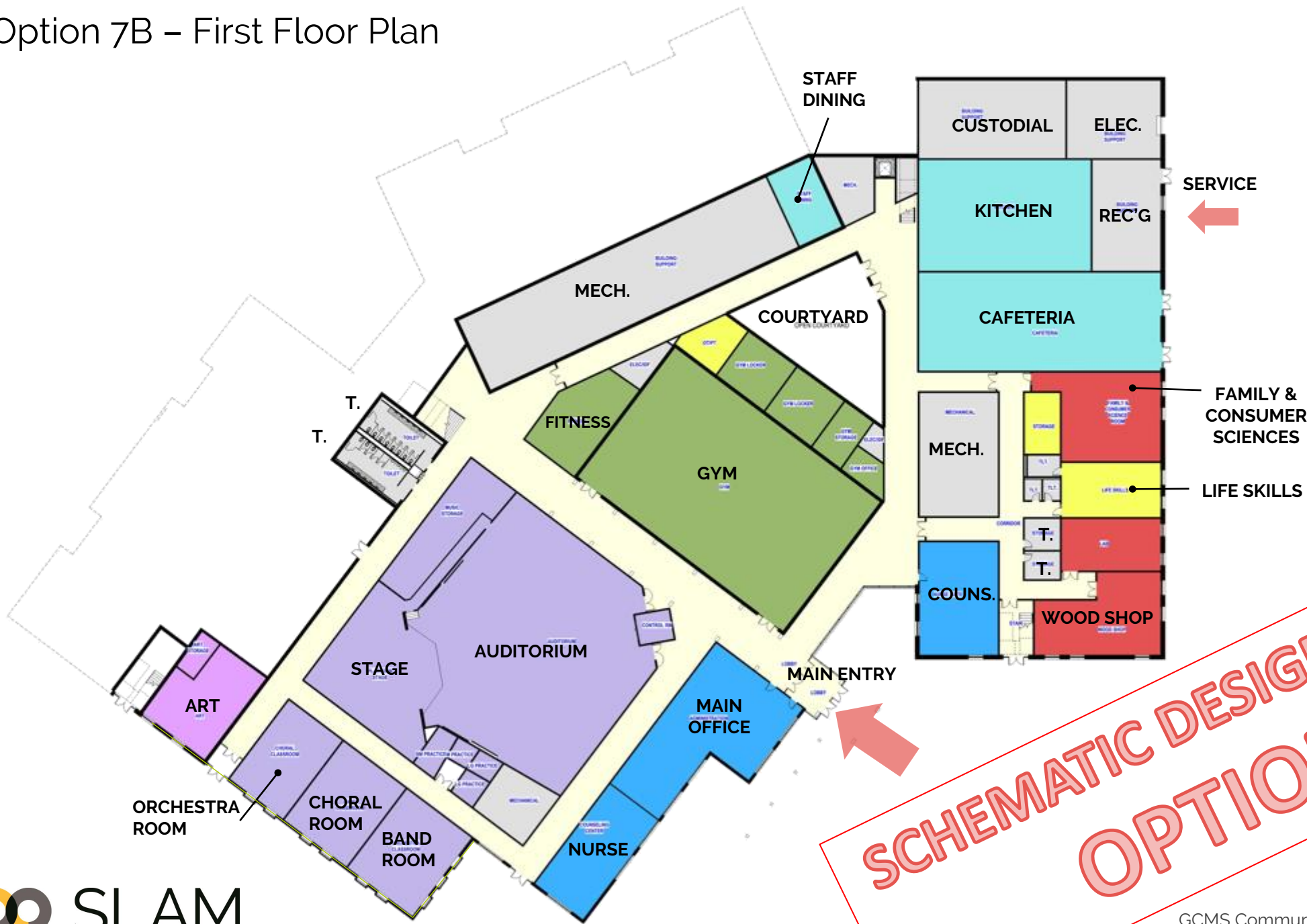
**450' MINIMUM SITE  
LINE DISTANCE**

**POTENTIAL CROSSWALK  
AT PONDEROSA**

**MAIN ENTRY AT EXISTING  
CURB CUT**



Option 7B – First Floor Plan

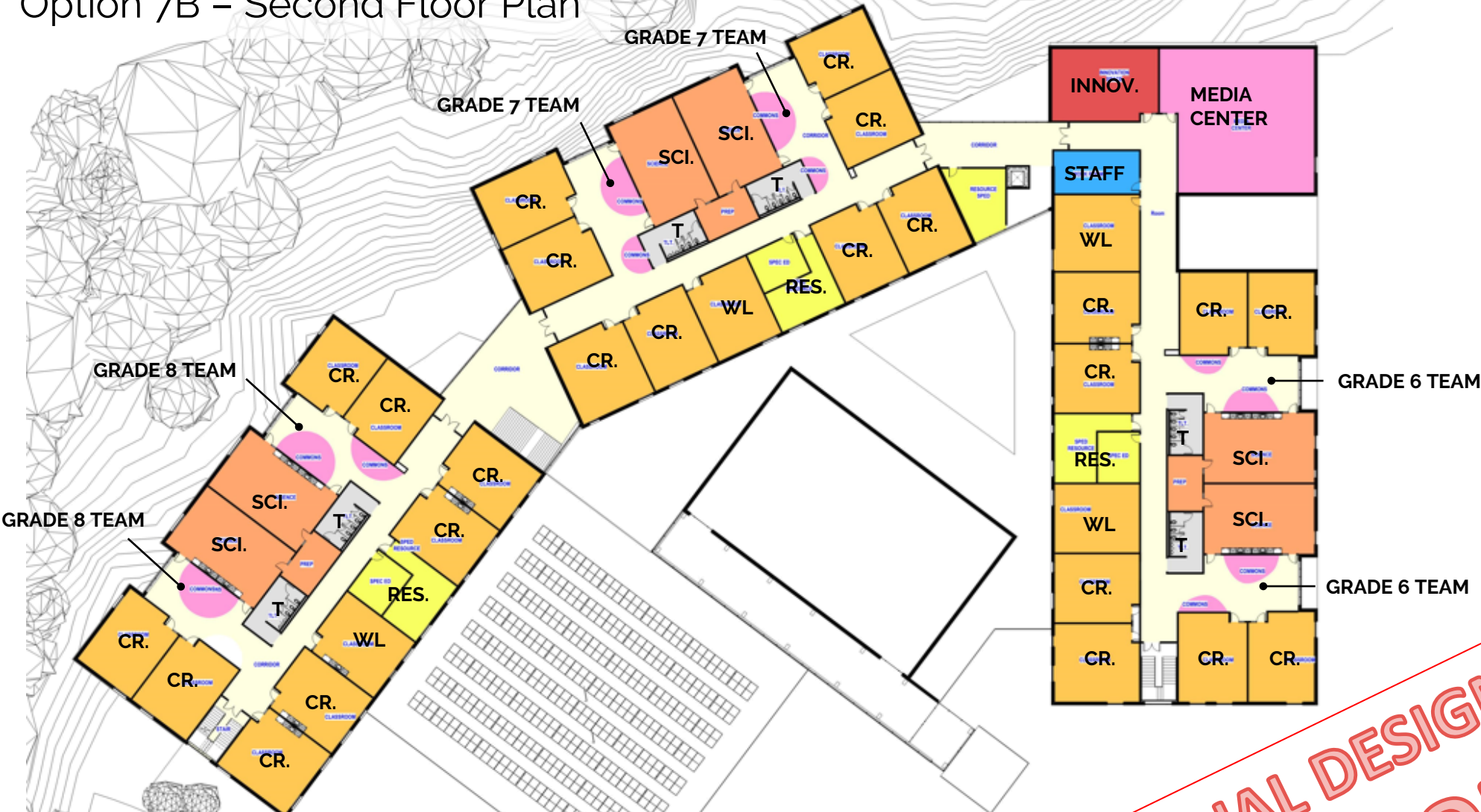


SCHEMATIC DESIGN PROGRESS  
OPTION 7B





# Option 7B – Second Floor Plan



CONCEPTUAL DESIGN FLOOR PLAN  
OPTION 7B





Exterior Design



## Existing View





## Exterior View – Option 7B

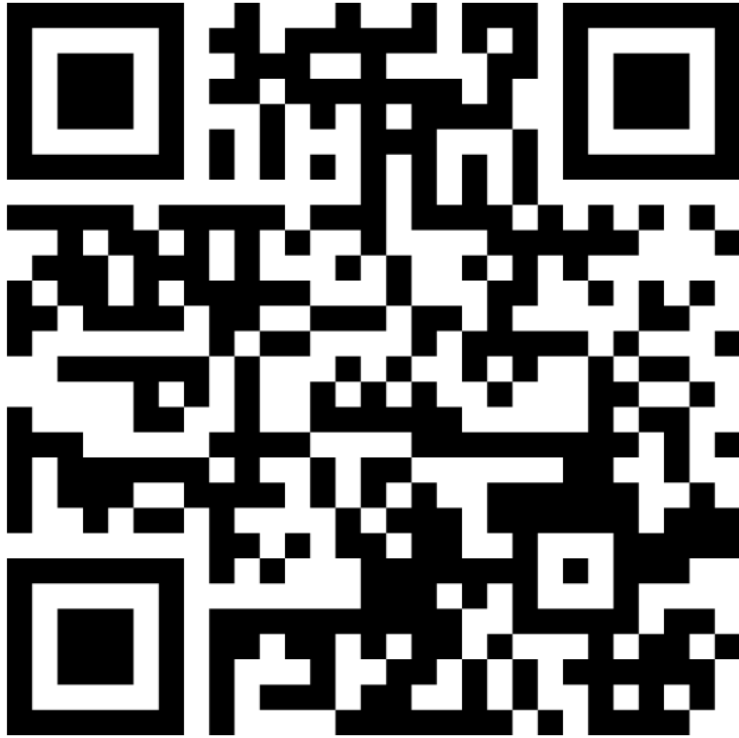
SCHEMATIC DESIGN PROGRESS  
OPTION 7B





Exterior view





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# Stay Informed



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- Email us at [CMSBC.CTInfo@gmail.com](mailto:CMSBC.CTInfo@gmail.com)