

REBUILDING DPSCD



Cody High School – Engagement Meeting

APR
03

Cody High School

18445 Cathedral Street Detroit, MI 48215

5:30 PM - 6:30 PM

FACILITY MASTER PLAN
**ENGAGEMENT
MEETING**

DETROITK12.ORG/FMP



WELCOME

FACILITY MASTER PLAN
**ENGAGEMENT
MEETING**

DETROITK12.ORG/FMP





Today's Agenda

- Welcome and Introductions
- Facility Master Plan Overview
- Program Review
- What We Heard: Previous Engagement Session Recap
- Design Activity
- Questions & Answers





Meet the Capital Projects Team



Machion Jackson
Deputy Superintendent of
Operations



Cleveland "Mike" Simmons
Executive Director of
Facilities & Capital Projects



Kidest Albaari
Senior Director of Capital Projects



Chatoris Jones
Senior Director of Operations





Meet Your Owner's Representatives



Nicole Blocker

Plante Moran Realpoint
Program Manager

Ivan Petrovic

Plante Moran Realpoint
Project Manager

Jon DePew

Plante Moran Realpoint
Project Manager

Kim Dokes

**Dokes Design
Architecture LLC**
Project Manager

Salam Rida

**Dokes Design
Architecture LLC**
Project Manager

Tarolyn Buckles

Onyx Enterprises
Project Manager





Meet the Design Team



Renauld Mitchell
Moody Nolan
Managing Partner



Karen Danko
Moody Nolan
Design Manager



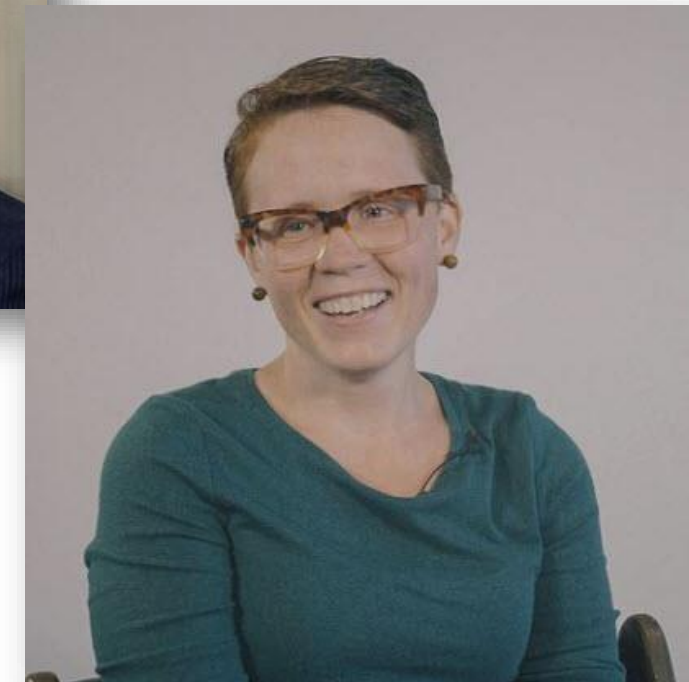
Jodi van der Wiel
Moody Nolan
Design Principal



DiJon Dunmore
Moody Nolan
Project Architect



**Andy Wieland
Ghafari**
Project Manager



**Katy Rupp
Ghafari**
Project Manager



MOODY•NOLAN

GHAFARI



Facility Master Plan (FMP) Implementation Strategy Overview



Series 1 Managed by PMR	Series 2 Managed by PMR	Series 3 Management Capital Team/PMR	Series 4 Management Capital Team	Series 5 Management PMR	Series 6 Management TBD
8 Schools Impacted	10 Schools Impacted	38 Schools Impacted	5 Schools Impacted	19 Schools Impacted	50 Schools Impacted
SCOPE: New Buildings, Additions, Program Moves & Demolitions	SCOPE: Program Moves, Building Reactivations & Alternative Campus	SCOPE: Pre-K Expansion & Pre-K Centers	SCOPE: Demolitions	SCOPE: New Buildings, Reactivations, Addition, & Major Renovations	SCOPE: Building Renovations
\$202,000,000 INVESTMENT TOTAL	\$12,350,000 INVESTMENT TOTAL	\$13,634,959 INVESTMENT TOTAL	\$11,000,000 INVESTMENT TOTAL	\$306,667,733 INVESTMENT TOTAL	\$153,939,173 INVESTMENT TOTAL
PROJECT START: Summer 2022	PROJECT START: Summer 2022	PROJECT START: Summer 2022	PROJECT START: Summer 2022	PROJECT START: Summer 2023	PROJECT START: Fall 2024



PROGRAM COMPARISON

CURRENT

Building	SF	Students	Capacity
Cody	286,752	517	1,500+

BOARD APPROVED

Building*	SF	Student Capacity	Construction Budget
Cody	125,000	~600-700**	\$90,000,000*

SCHEDULE OVERVIEW*

Planning	Start: January 2024	Complete: March 2024
Design / Bidding	Start: March 2024	Complete: June 2025
Construction	Start: September 2025	Complete: June 2027

*Estimated Hard Construction Cost and Schedule subject to verification based on current market conditions.

**Capacity may increase through building design.



High-Level Timeline

- Cody New Building Alumni Association Meeting – **August 2023**
- Procure Architect/Engineering Firm – **November 2023**
 - Architect/Engineering On-boarding – **December 2023**
- School Introduction & Pre-Planning – **January 2024**
- **Planned Engagement Dates – February 2024 – Spring 2025**
 - *Community*
 - *School Design Committee Membership Opportunities*
 - *Detailed Programming Sessions*
- Scheduled Construction Completion – **Summer 2027**
- New Building Move-In – **Fall 2027**
- Old Building Demolition – **Fall 2027**

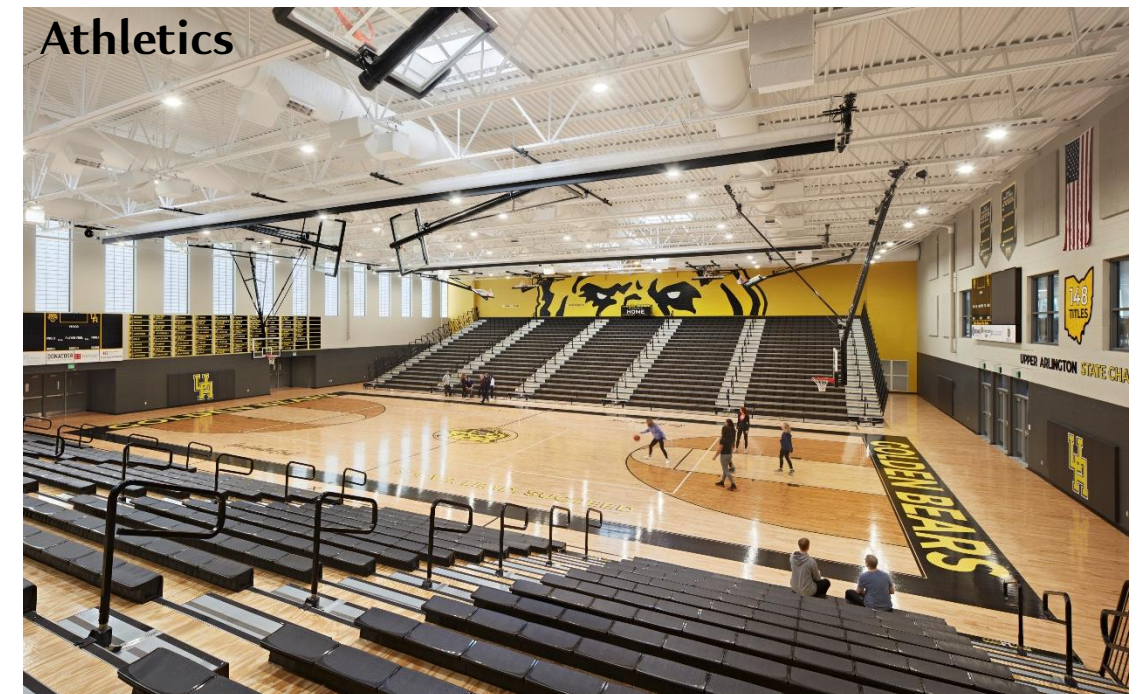
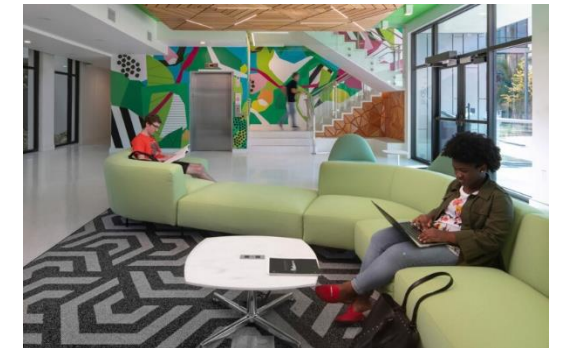
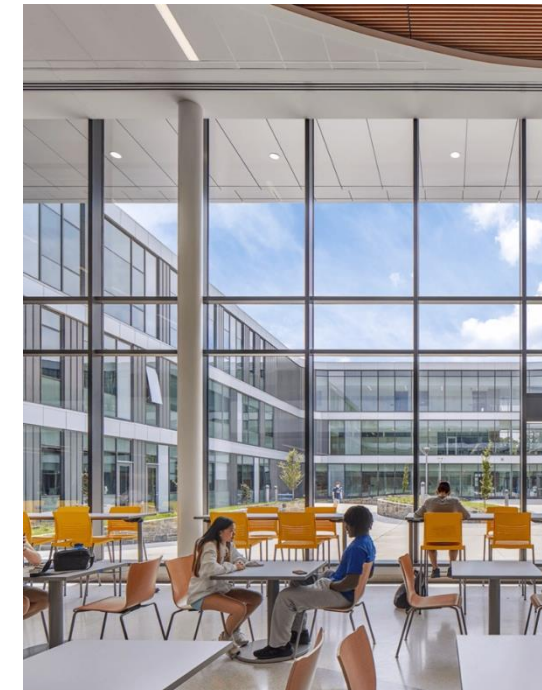
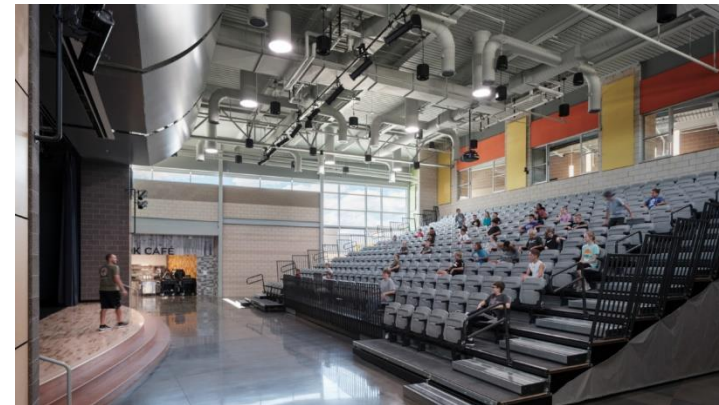
Visioning Sessions Recap

We previously asked:

What would you like to see offered for a future student at Cody High School?

Key takeaways:

1. A facility that is welcoming and inviting
2. Flexible learning environments
3. Calming interior spaces
4. Connection to outdoors / usable outdoor space
5. Access to support services and health & wellbeing resources
6. Upgraded athletic facilities

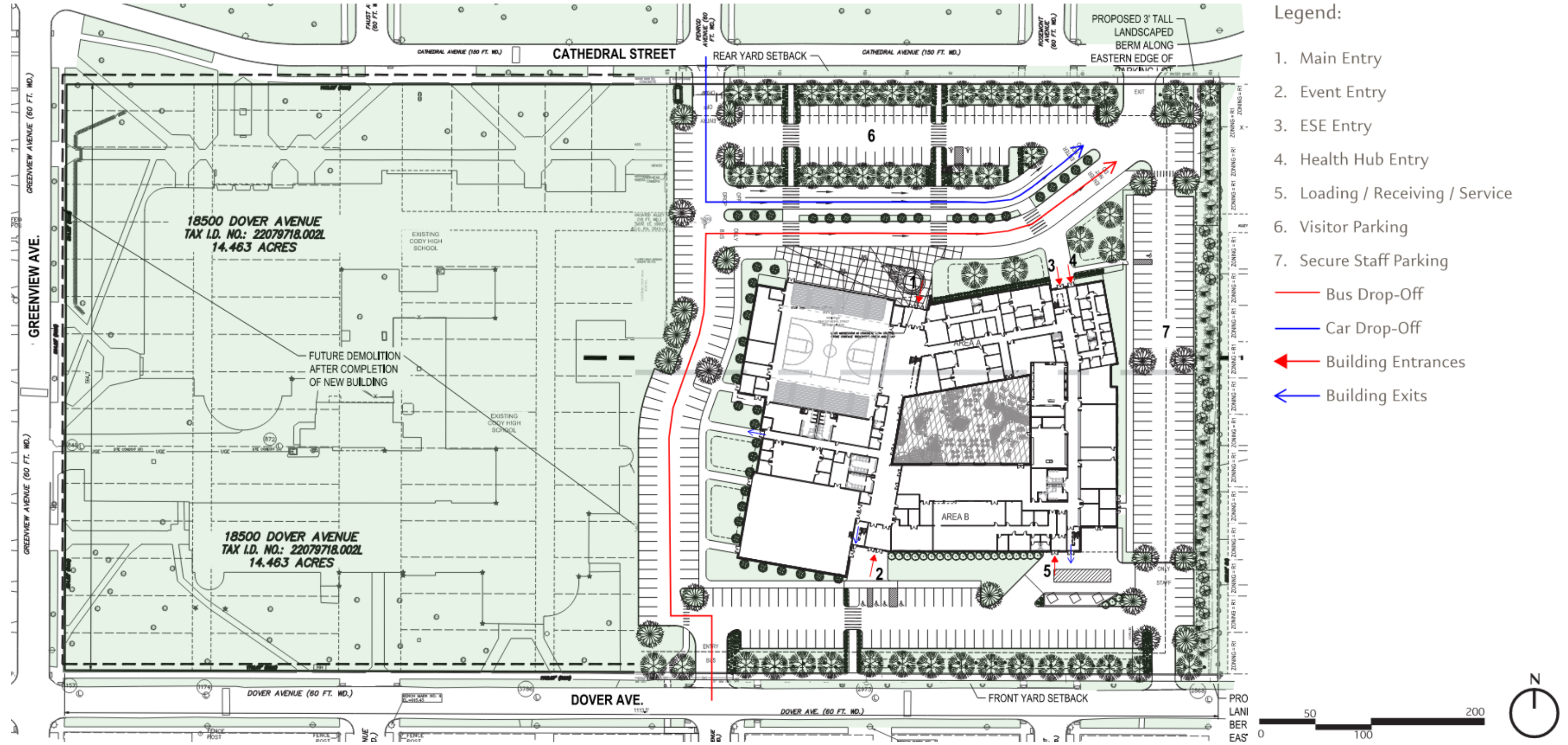


Precedent Images & Design Drivers

Site Plan

Key Updates:

1. Dedicated lanes for car drop-off and bus drop-off on north side of building
 - Car access from Cathedral Street
 - Bus access from Dover Street
2. Increased visitor parking on north side of building
3. Secure faculty parking to the east, with landscape berm to screen from residential neighbors
4. Event parking on south and west side of the building

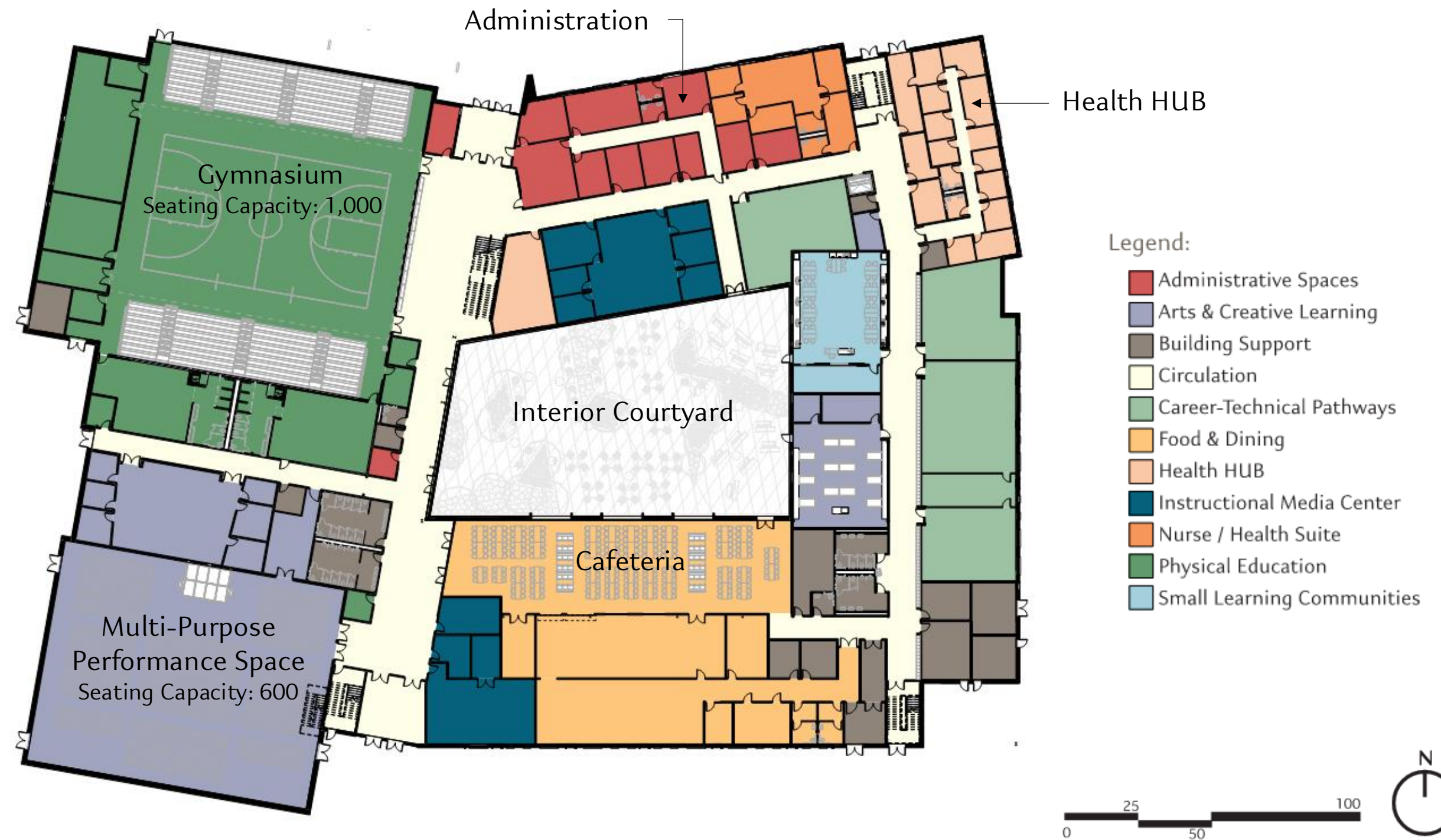


Site Plan Concept

Floor Plans & Building Program

First Floor - Major Program Spaces:

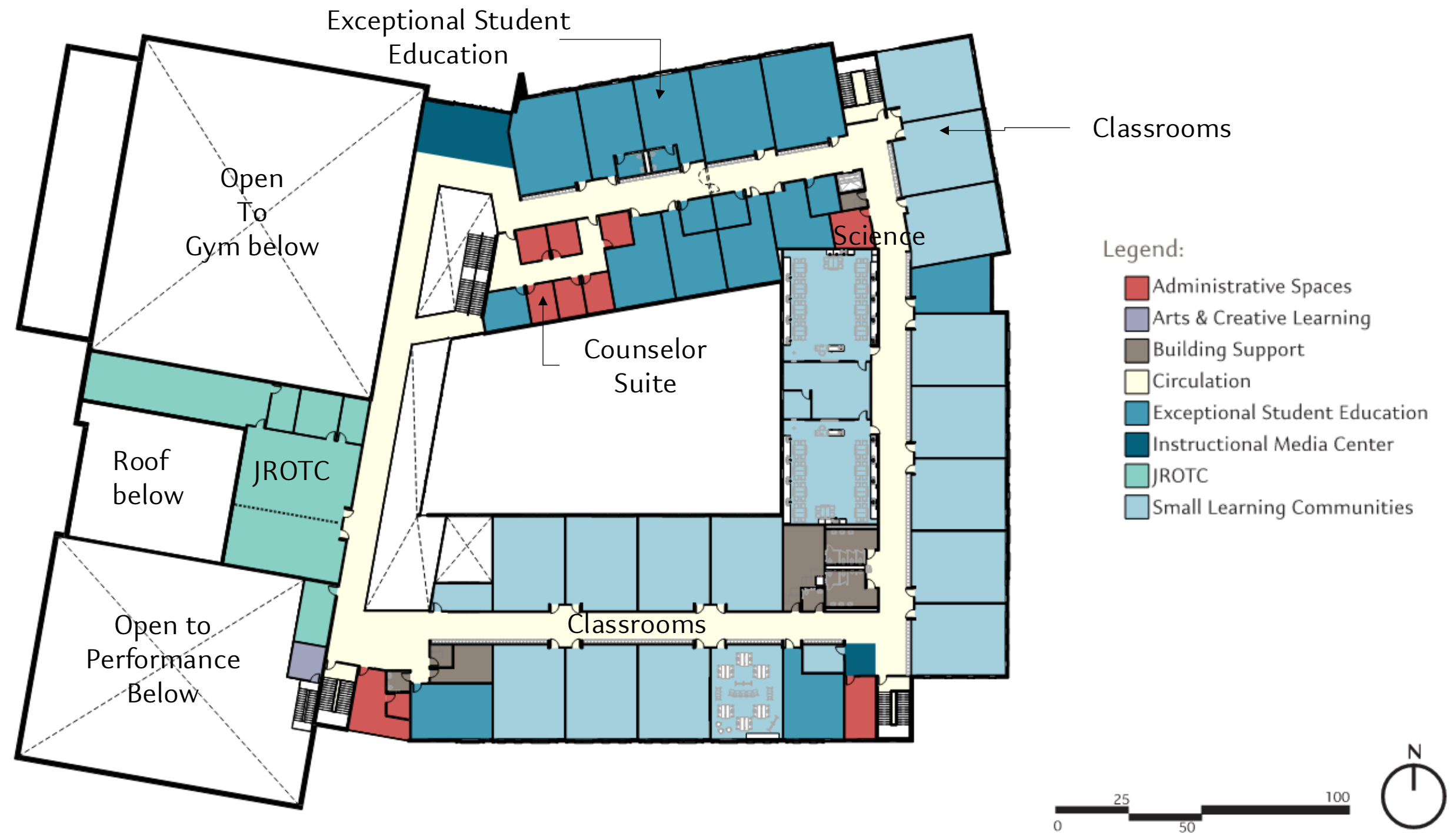
- Administration
- School-based Health Center (Health HUB)
- Gymnasium / PE
- Multi-Purpose Performance, Instrumental Music, Art
- CTE Pathways (Nursing, Health Informatics, Computer Science)
- Instructional Media
 - Robotics & E-Sports
 - Tutoring Center



First Floor Plan

Second Floor - Major Program Spaces:

- Academic Spaces
 - 16 Classrooms
 - 2 Science Labs (additional lab on first floor)
- Exceptional Student Education (ESE)
 - 5 Classrooms
 - 3 Resource Rooms
 - 1 Sensory Room
- JROTC
- Collaboration Spaces
- Counselor Suite



Second Floor Plan

Exterior Design Concepts



Belden Blanco Smooth, Norman



Geolam (wood-look metal panel)



Morin Metal Panels, Varying Profiles



Kalwall, Translucent Glazing Panel



Belden Black Diamond Velour, Norman



Belden Olive Glaze, Norman



Conceptual Exterior Materials Palette



Exterior Design Concepts: Aerial View from Northeast



Exterior Design Concepts: Ground Level View from Northwest



Exterior Design Concepts: Main Entrance



Exterior Design Concepts: Ground Level View from Northeast



Exterior Design Concepts: Courtyard

***Please Note:** Renderings and materials are conceptual design samples of the new building. Final designs are subject to change.*



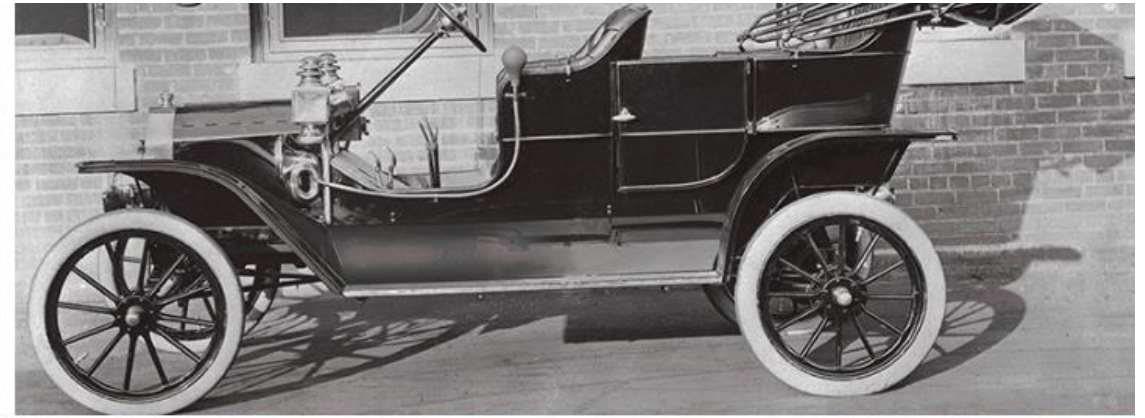
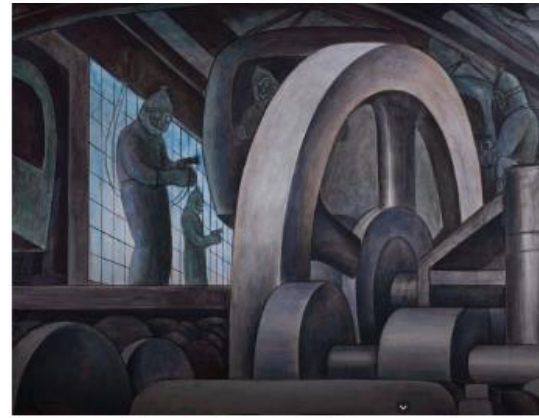
Exterior Design Concepts: Courtyard with accent color

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Exterior Design Concepts: Courtyard

Interior Design Inspiration



1

Interior Visioning Concept 1: Art & Industry



Interior Visioning Concept 2: Neighborhood Ecology



3

Interior Design Concept 3: Cody Community

Next Steps

Design Development / Next Steps:

- Finalize Exterior Material Selections & Color Palette
- Development of Interior Spaces & Finish Material Selections
- User Group Meetings / Staff / Student Engagement
- Safety and Security reviews with DPSCD Central Office

Next Steps

JOIN OUR CONTACT LIST



Join our Contact List!

<https://bit.ly/DPSCDFacility-JoinOurList>



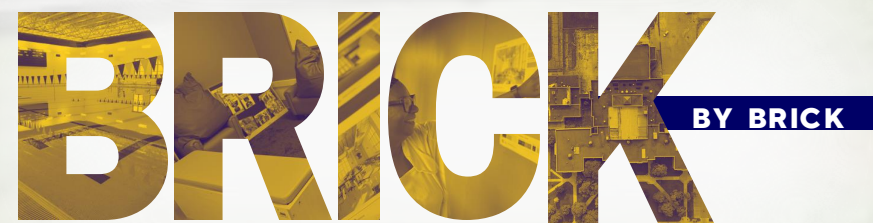
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CONTACT US

FacilityMasterPlan@detroitk12.org

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