



# **FACILITY MASTER PLAN**

**School Engagement Session**

**Davis HS to City Airport**

**April 24, 2024**



# Tonight's Agenda

- Welcome Framing – Why are We Here
- Introductions
- Previous Engagement Recap
- Terminal Design
- Questions & Answers





# Meet Your District Presenters



**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



**Ahmed Beasley**  
Plante Moran Realpoint  
Project Manager



**Kim Dokes**  
Dokes Design  
Architecture LLC  
Project Manager



**Salam Rida**  
Dokes Design  
Architecture LLC  
Project Manager



**David Esparza**  
AECOM  
Project Manager



**Tarolyn Buckles**  
Onyx Enterprises  
Project Manager







# Meet Your Design & Construction Team



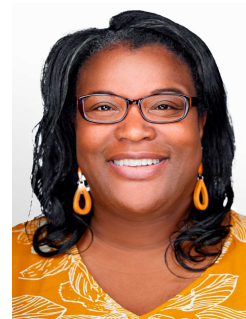
**Sandra Little**  
Quinn Evans  
Principal and Director of  
Diversity, Equity, and Inclusion



**Damon Thomas**  
Quinn Evans  
Project Manager, Architect



**Paul Royal**  
Quinn Evans  
Project Architect,  
AIA, LEED AP BD+C



**Shanita Rutland**  
Quinn Evans  
Designer,  
NOMA, AIA Assoc.



**Stephanie Corona**  
Gilbane  
Project Executive



**Jason Steinhebel**  
Gilbane  
Cost Estimation



**Michelangelo Cereghino**  
KEO Associates  
Director of Construction





# Facility Master Plan (FMP) Implementation Strategy Overview

Davis HS

## Series 1

8

Schools Impacted

### SCOPE:

New Buildings,  
Additions, Program  
Moves & Demolitions

**\$202,000,000**

INVESTMENT TOTAL

### PROJECT START:

Summer 2022

## Series 2

10

Schools Impacted

### SCOPE:

Program Moves,  
Building Reactivations  
& Alternative Campus

**\$12,350,000**

INVESTMENT TOTAL

### PROJECT START:

Summer 2022

## Series 3

38

Schools Impacted

### SCOPE:

Pre-K Expansion &  
Pre-K Centers

**\$13,634,959**

INVESTMENT TOTAL

### PROJECT START:

Summer 2022

## Series 4

5

Schools Impacted

### SCOPE:

Demolitions

**\$11,000,000**

INVESTMENT TOTAL

### PROJECT START:

Summer 2022

## Series 5

19

Schools Impacted

### SCOPE:

New Buildings,  
Reactivations, Addition, &  
Major Renovations

**\$306,667,733**

INVESTMENT TOTAL

### PROJECT START:

Summer 2023

## Series 6

50

Schools Impacted

### SCOPE:

Building Renovations

**\$153,939,173**

INVESTMENT TOTAL

### PROJECT START:

Fall 2024



# Davis Aerospace Technical High School





# Spring 2023 Engagement Session

## Recap

### Safety

New build should ensure student safety

### Curriculum

New school and curriculum should go hand in hand.

### School Culture

Retaining historical relevance and emphasize school pride and community

### Aesthetic & Architecture

Reflect modern, state-of-the-art designs and ideas.



# Davis Aerospace Feedback

## **School Culture**

### **Retaining historical relevance**

Get back to the history of the Benjamin O. Davis School.

Culture was lost moving to Golightly – believe the program needs to be highlighted at the new school.

## **Curriculum**

### **Participants identified challenges that they felt the new schools should address**

The curriculum needs to return to core business.

A curriculum to prepare students for aviation and core business.

Want students to graduate with their pilot's license.

Want students to graduate with a Davis High School diploma

## **Aesthetic & Architecture**

### **New schools and an improved curriculum should go hand in hand**

The new building should be an FAA-certified school

FAA-certified school to ensure students receive proper training

Greenery and garden spaces should be implemented

Aviation stations should be considered

## **Safety & Traffic**

### **Participants identified challenges that they felt the new schools should address**

School and aircraft ground safety are important

Active-shooter protocols

ID cards for door access



# PROGRAM COMPARISON

## CURRENT

Building	SF	Students	Capacity
Davis Aero	132,700	200	N/A

## BOARD APPROVED

Building*	SF	Student Capacity	Construction Budget
Davis Aero	40,000	200	\$14,600,000

## SCHEDULE OVERVIEW\*

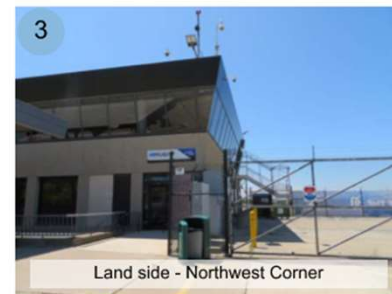
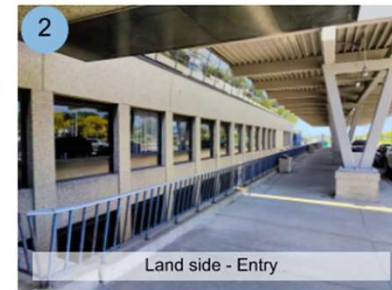
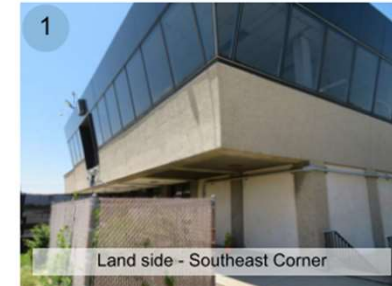
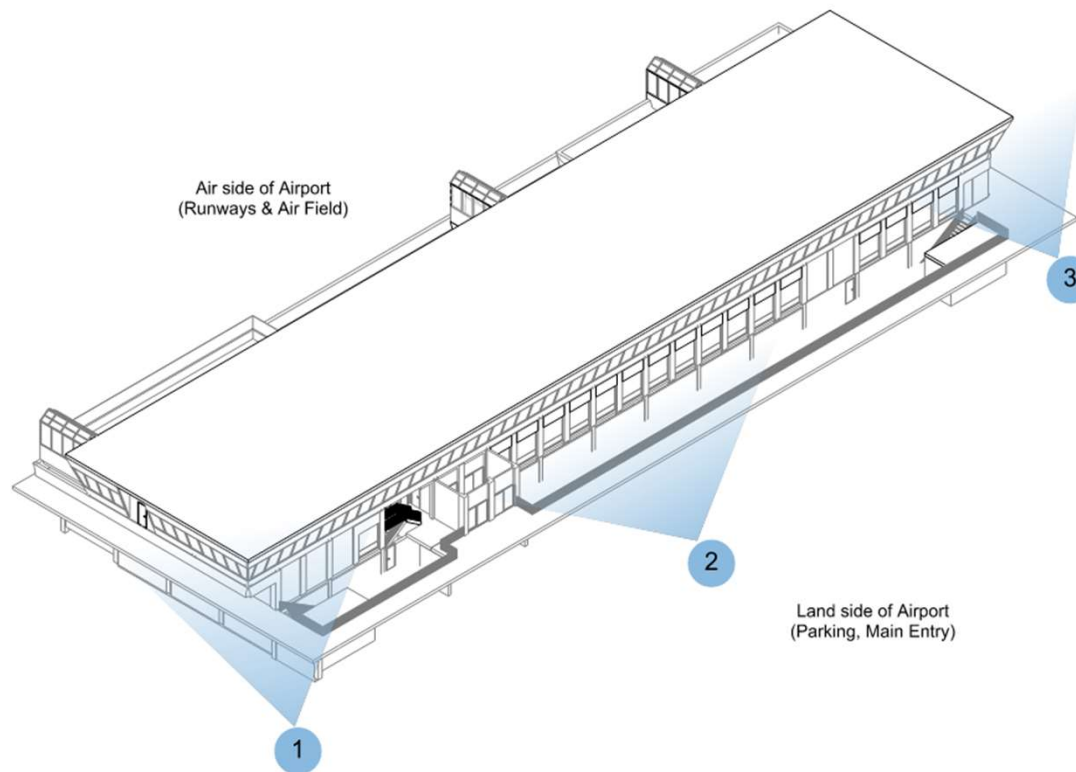
Planning	Start: April 2023	Complete: April 2024
Design / Bidding	Start: April 2024	Complete: March 2025
Construction	Start: August 2025	Complete: August 2026*

\*Estimated Hard Construction Cost and Schedule subject to verification based on current market conditions and City Airport Terminal Operations / FAA Relocations.



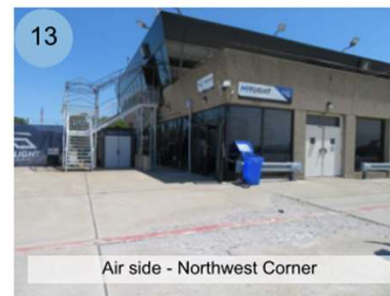
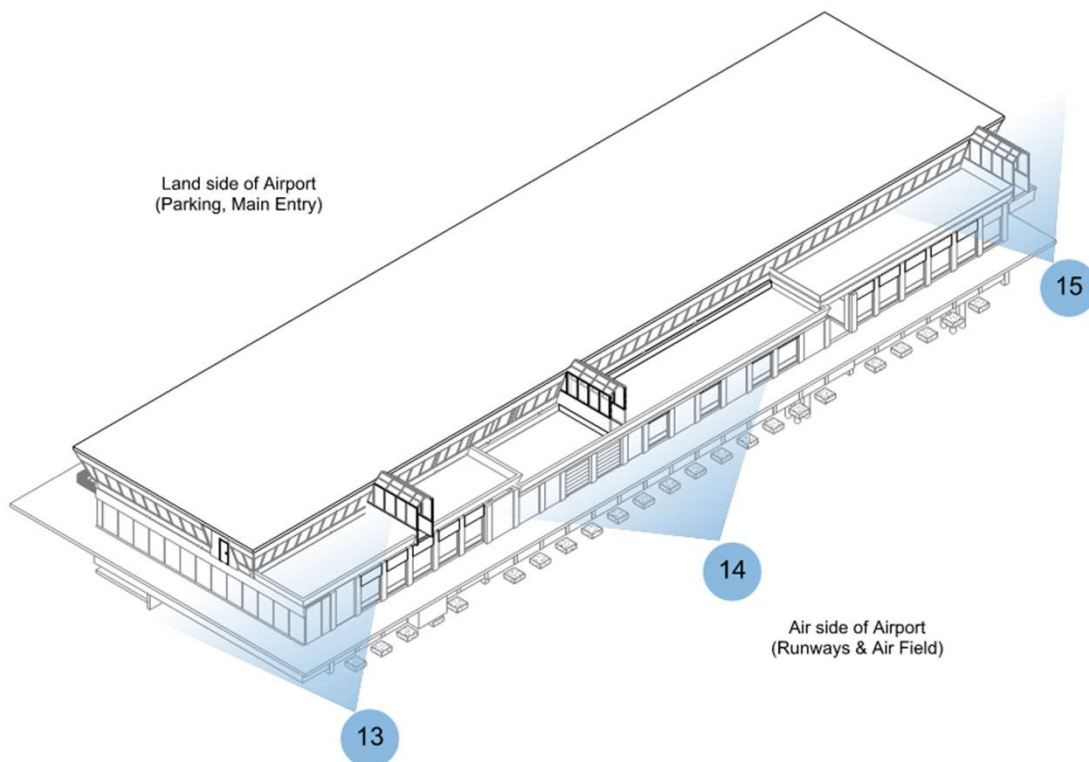
# Davis Aerospace/City Airport

## Front Isometric View



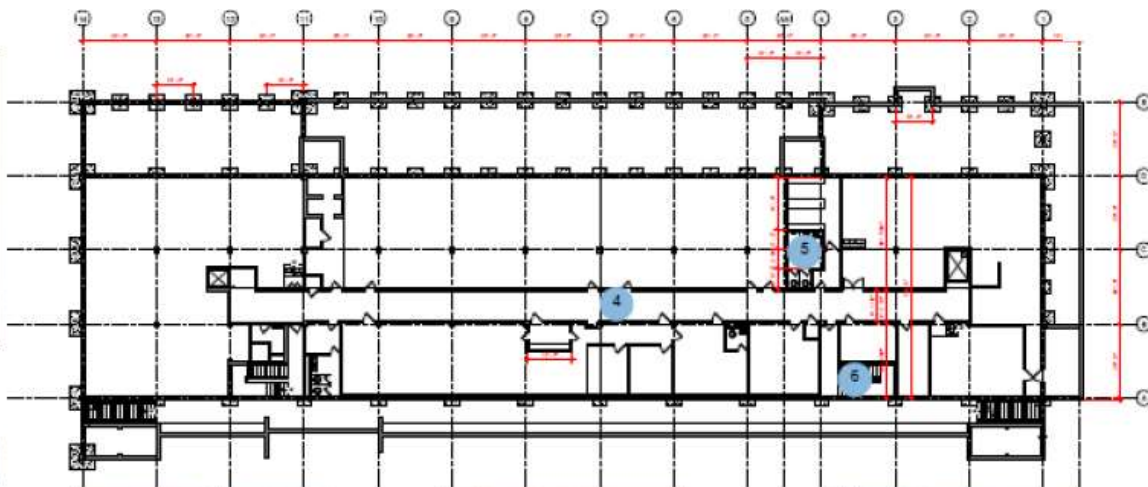
# Davis Aerospace/City Airport

## Back Isometric View



# City Airport – Existing Conditions

## Basement Floor Plan

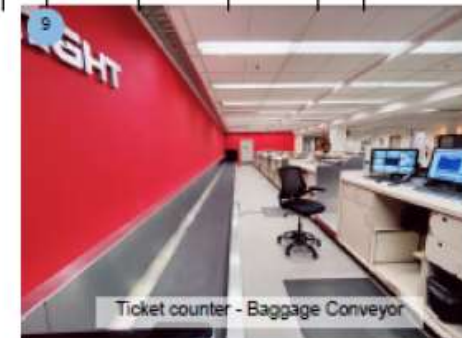
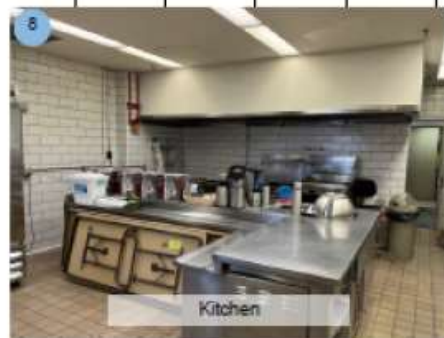
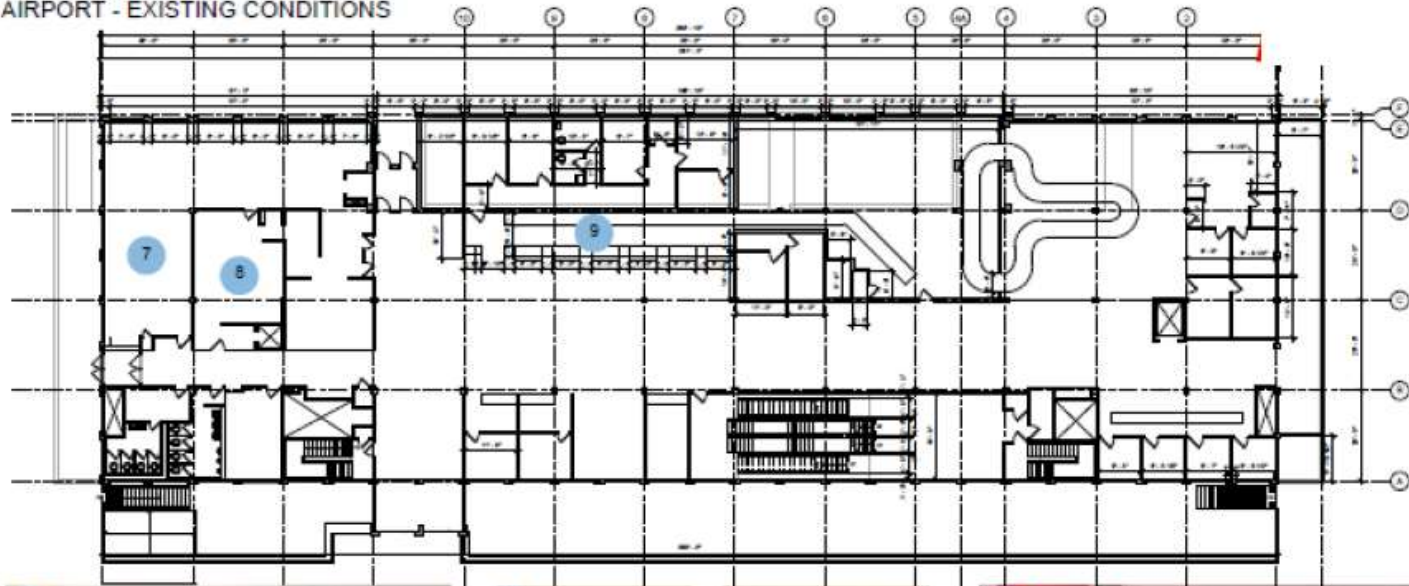




# City Airport – Existing Conditions

## First Floor Plan

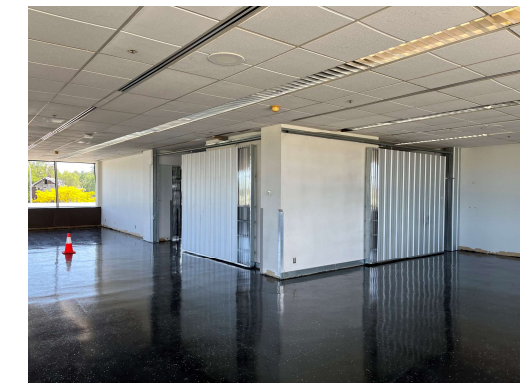
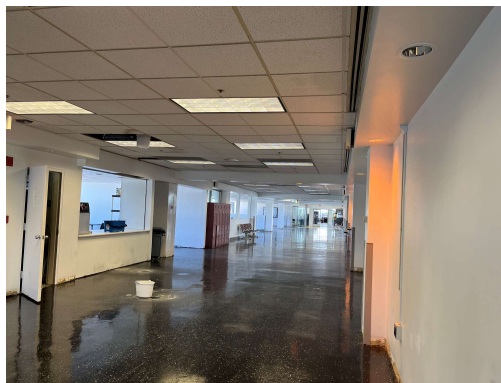
CITY AIRPORT - EXISTING CONDITIONS





# City Airport – Existing Conditions

## Second Floor Plan





# CTE Program + Comprehensive High School

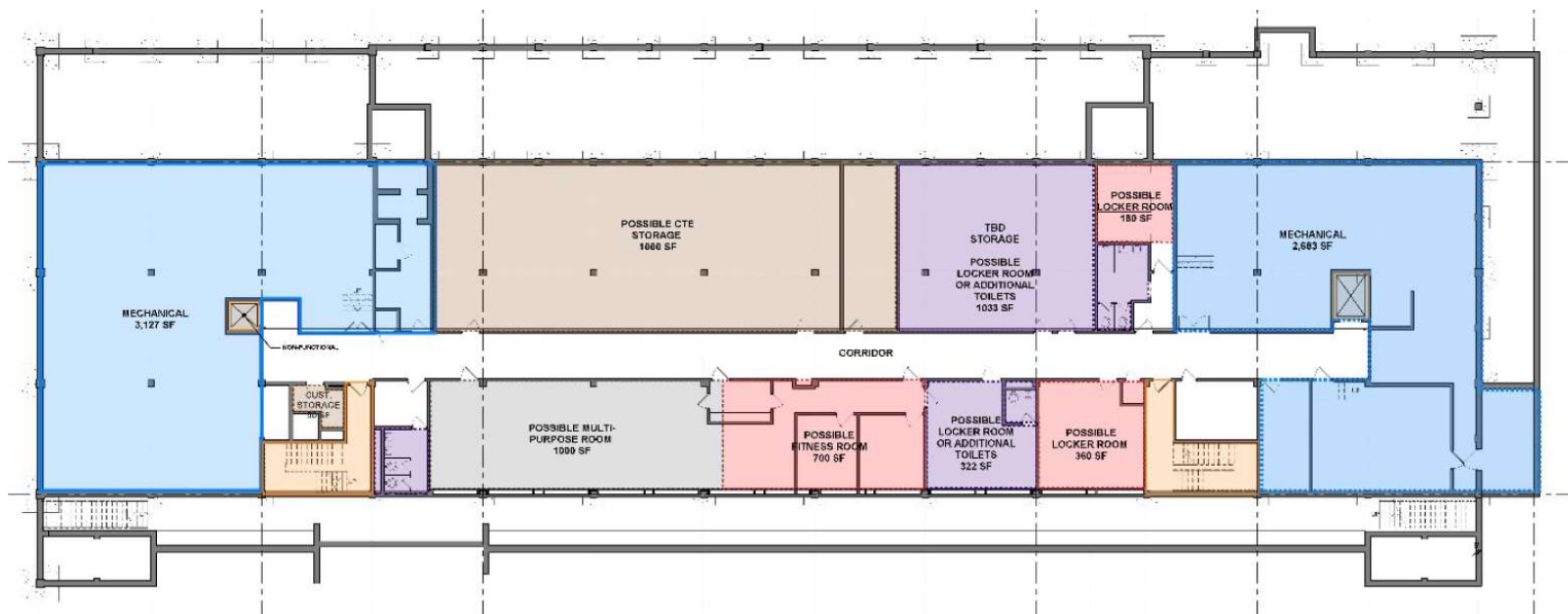
## Basement Floor Plan

### LEGEND - EXISTING BUILDING

Blue	Mechanical
Orange	Stairwells/Elevator Shafts
Purple	Kitchen/Dining/Restrooms

### LEGEND - PROGRAMING

Green	Administration/Misc.
Brown	Building Support







# CTE Program + Comprehensive High School

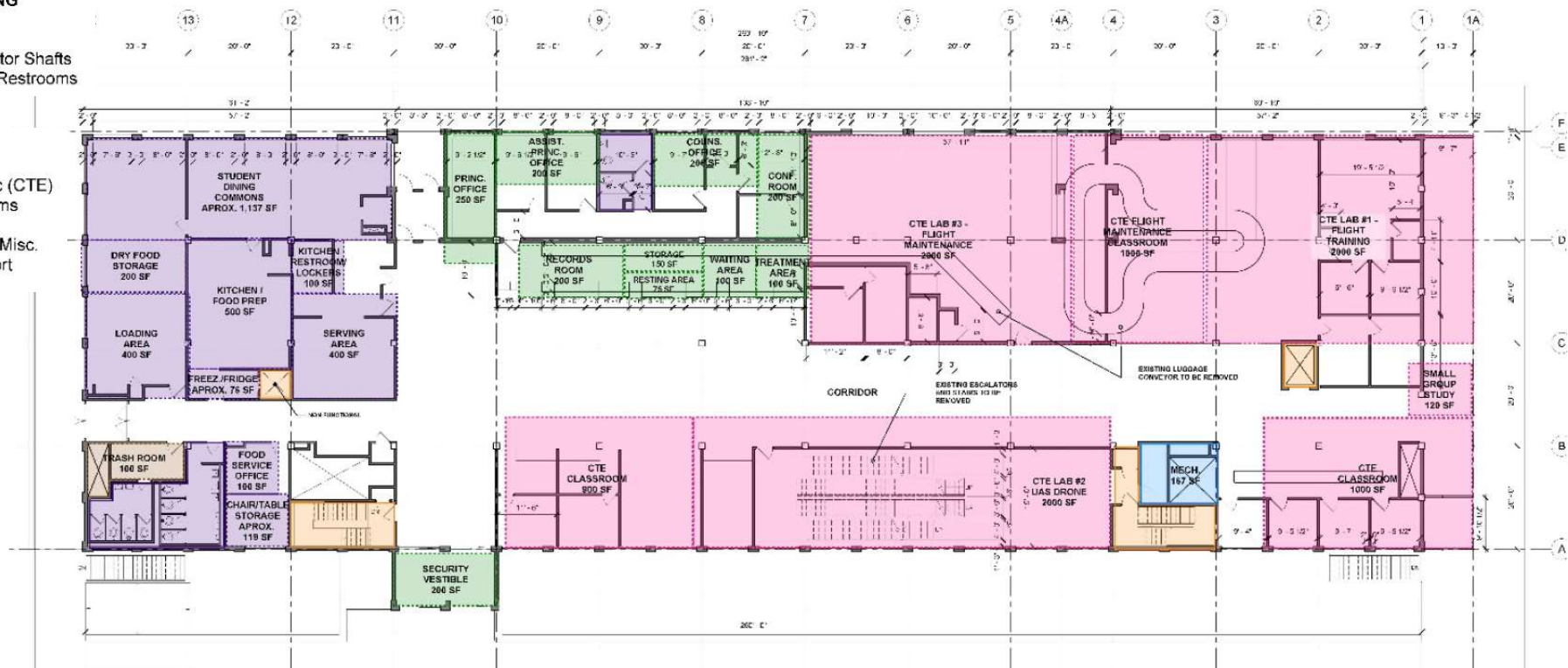
## First Floor Plan

### LEGEND - EXISTING BUILDING

Blue	Mechanical
Orange	Stairwells/Elevator Shafts
Purple	Kitchen/Dining/Restrooms

### LEGEND - PROGRAMING

Pink	Core Academic (CTE)
Violet	Core Classrooms
Grey	CTE Support
Green	Administration/Misc.
Brown	Building Support





# CTE Program + Comprehensive High School

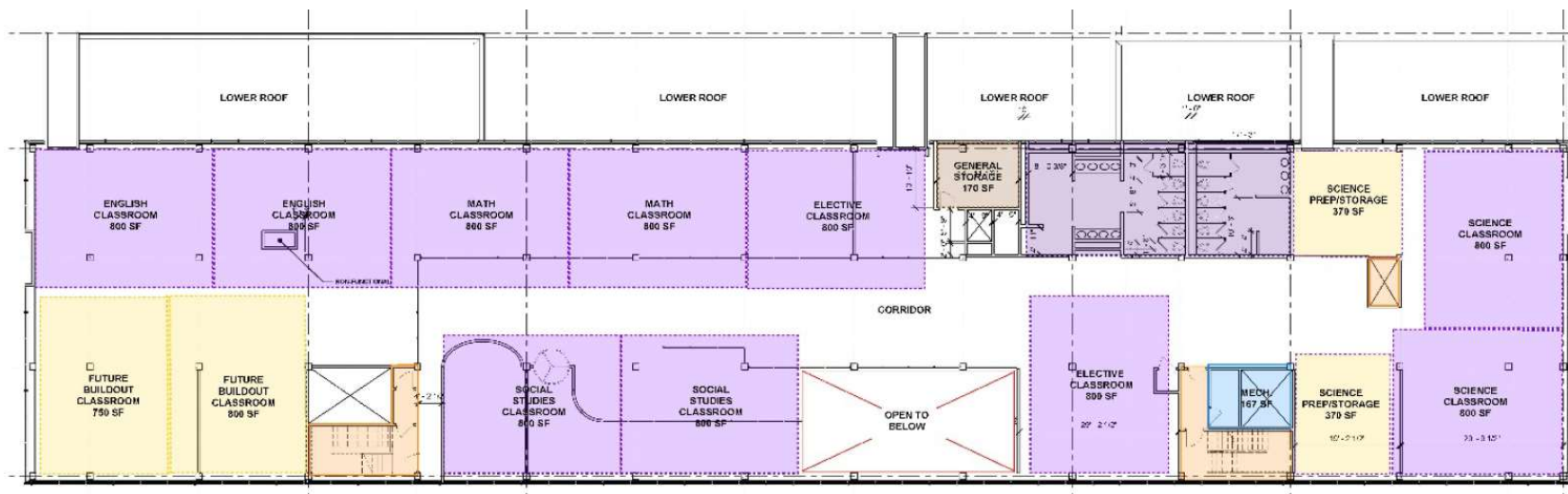
## Second Floor Plan

### LEGEND - EXISTING BUILDING

Blue	Mechanical
Orange	Stairwells/Elevator Shafts
Purple	Kitchen/Dining/Restrooms

### LEGEND - PROGRAMMING

Pink	Core Academic (CTE)
Violet	Core Classrooms
Grey	CTE Support
Green	Administration/Misc.
Brown	Building Support
Yellow	Future Build-out





# Thank you DPSCD Family!

**Have additional questions?**

[FacilityMasterPlan@detroitk12.org](mailto:FacilityMasterPlan@detroitk12.org)

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**Want a recap?**

- This presentation deck is currently posted on the District's FMP webpage.



# Next Steps

## Future Engagement Opportunities & Communication

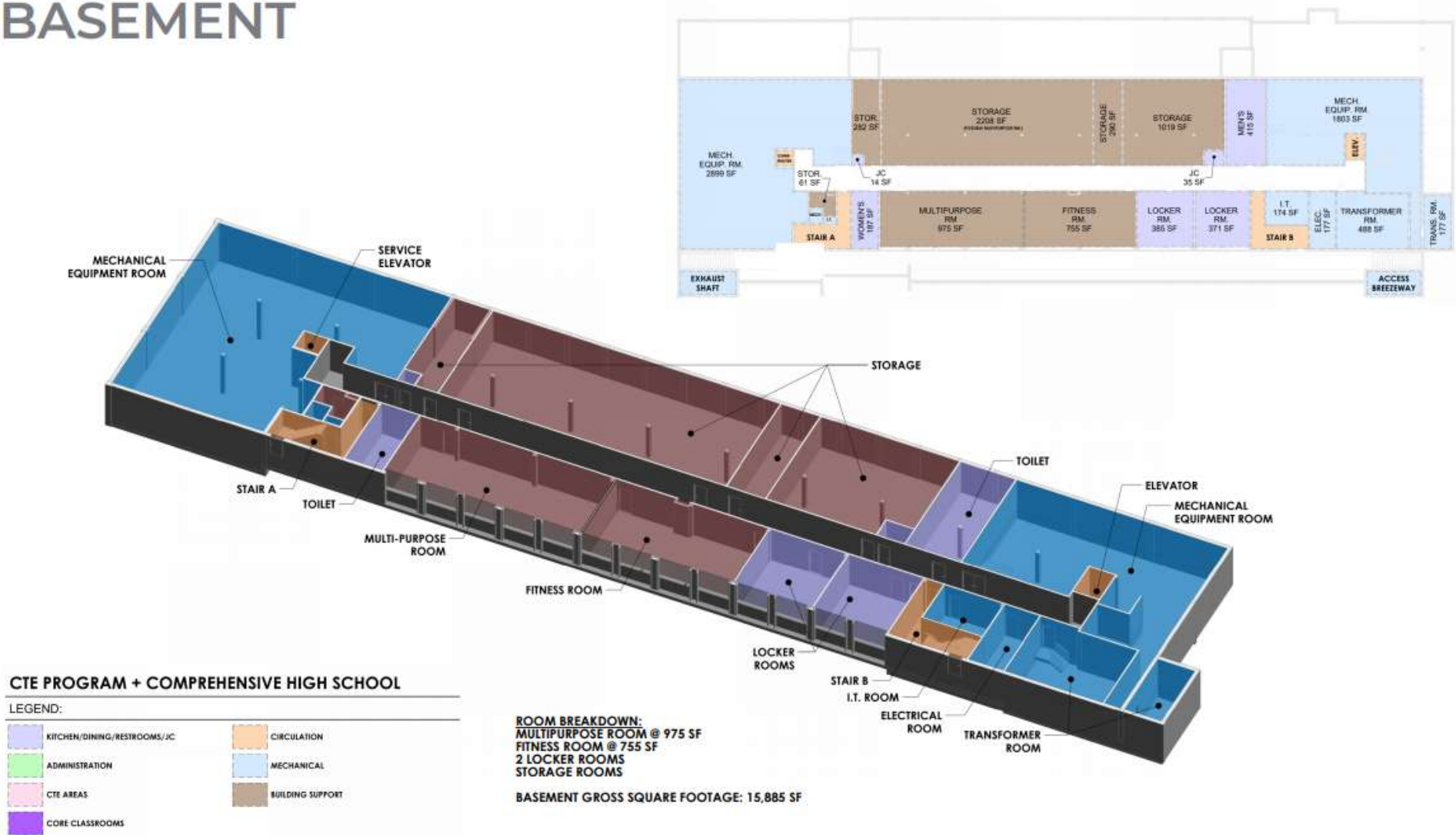
**Ambassador & Design Committee:** Monthly Meeting with AE firm & Principal Davis

**For additional questions, contact:** [FacilityMasterPlan@detroitk12.org](mailto:FacilityMasterPlan@detroitk12.org)

**Website updates:** [Detroitk12.org/facilities](http://Detroitk12.org/facilities)



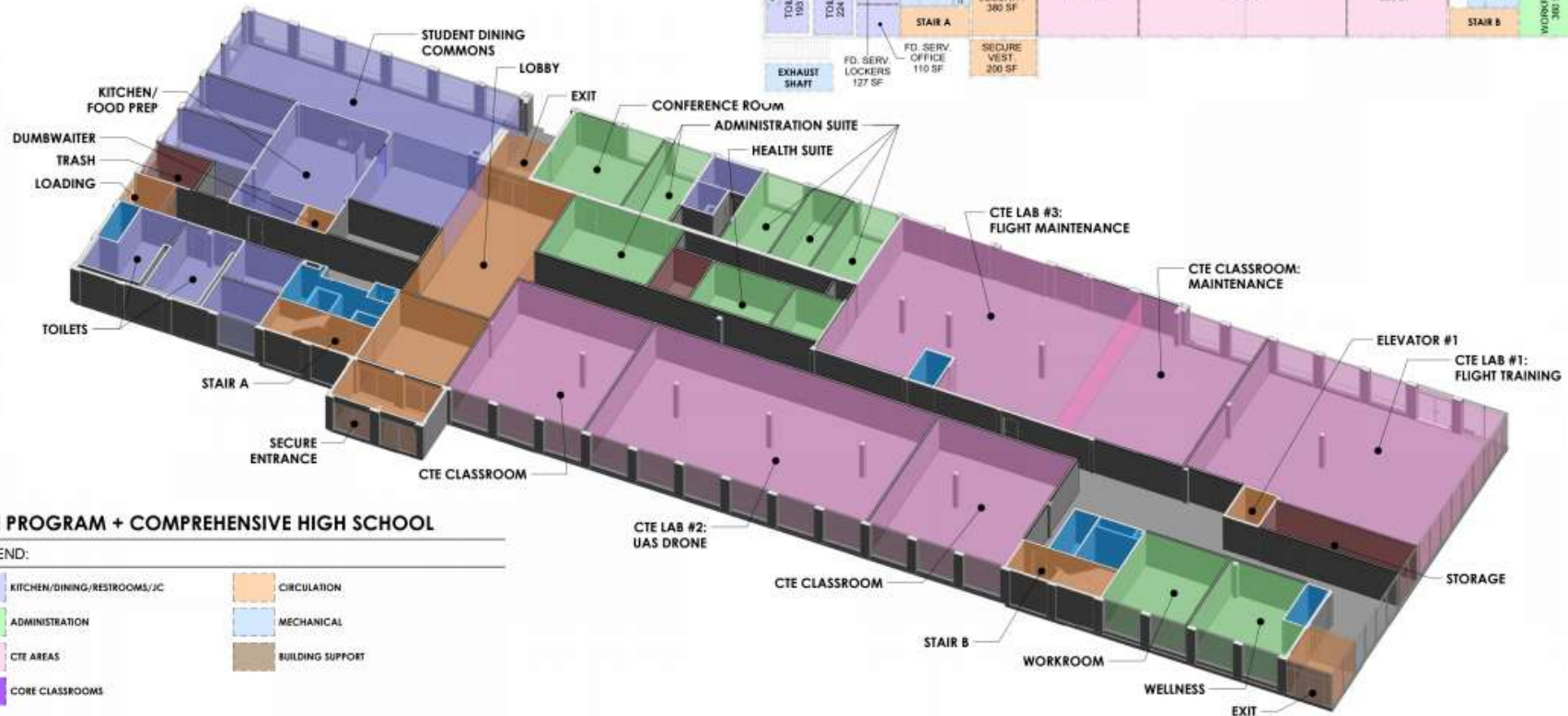
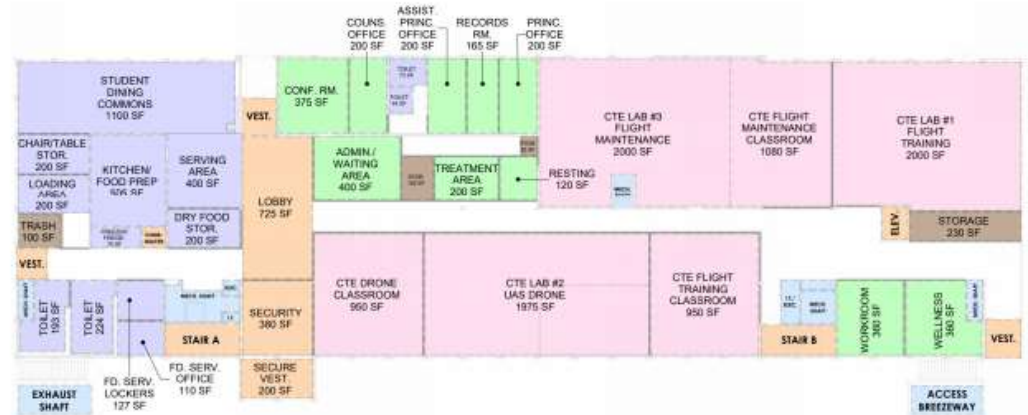
# BASEMENT



# LEVEL 1

**ROOM BREAKDOWN:**  
 CTE LAB #1: FLIGHT TRAINING @ 2000 SF  
 CTE LAB #2: UAS DRONE @ 1975 SF  
 CTE LAB #3: FLIGHT MAINTENANCE @ 2000 SF  
 CTE FLIGHT MAINTENANCE CLASSROOM @ 1080 SF  
 2 CTE CLASSROOMS @ 950 SF EACH  
 ADMIN OFFICES AND SUPPORT SPACES  
 DINING AND SUPPORT SPACES

**FIRST FLOOR GROSS SQUARE FOOTAGE: 21,711 SF**



## CTE PROGRAM + COMPREHENSIVE HIGH SCHOOL

### LEGEND:

KITCHEN/DINING/RESTROOMS/JC	CIRCULATION
ADMINISTRATION	MECHANICAL
CTE AREAS	BUILDING SUPPORT
CORE CLASSROOMS	

# LEVEL 2

**CLASSROOM BREAKDOWN:**  
 2 MATH @ 800 SF EACH  
 2 ENGLISH @ 800 SF EACH  
 2 SOCIAL STUDIES @ 800 SF EACH  
 2 SCIENCE @ 860 SF EACH  
 2 ELECTIVES @ 800 SF EACH  
 1 ESE @ 650 SF  
 2 SMALL GROUP STUDY @ 120 SF EACH  
 2 ADMIN OFFICES

**SECOND FLOOR GROSS SQUARE FOOTAGE: 15,600 SF**

## CTE PROGRAM + COMPREHENSIVE HIGH SCHOOL

### LEGEND:

	KITCHEN/DINING/RESTROOMS/JC		CIRCULATION
	ADMINISTRATION		MECHANICAL
	CTE AREAS		BUILDING SUPPORT
	CORE CLASSROOMS		

