

# MIDDLE SCHOOL ROOFING BUILDING S, T, & U

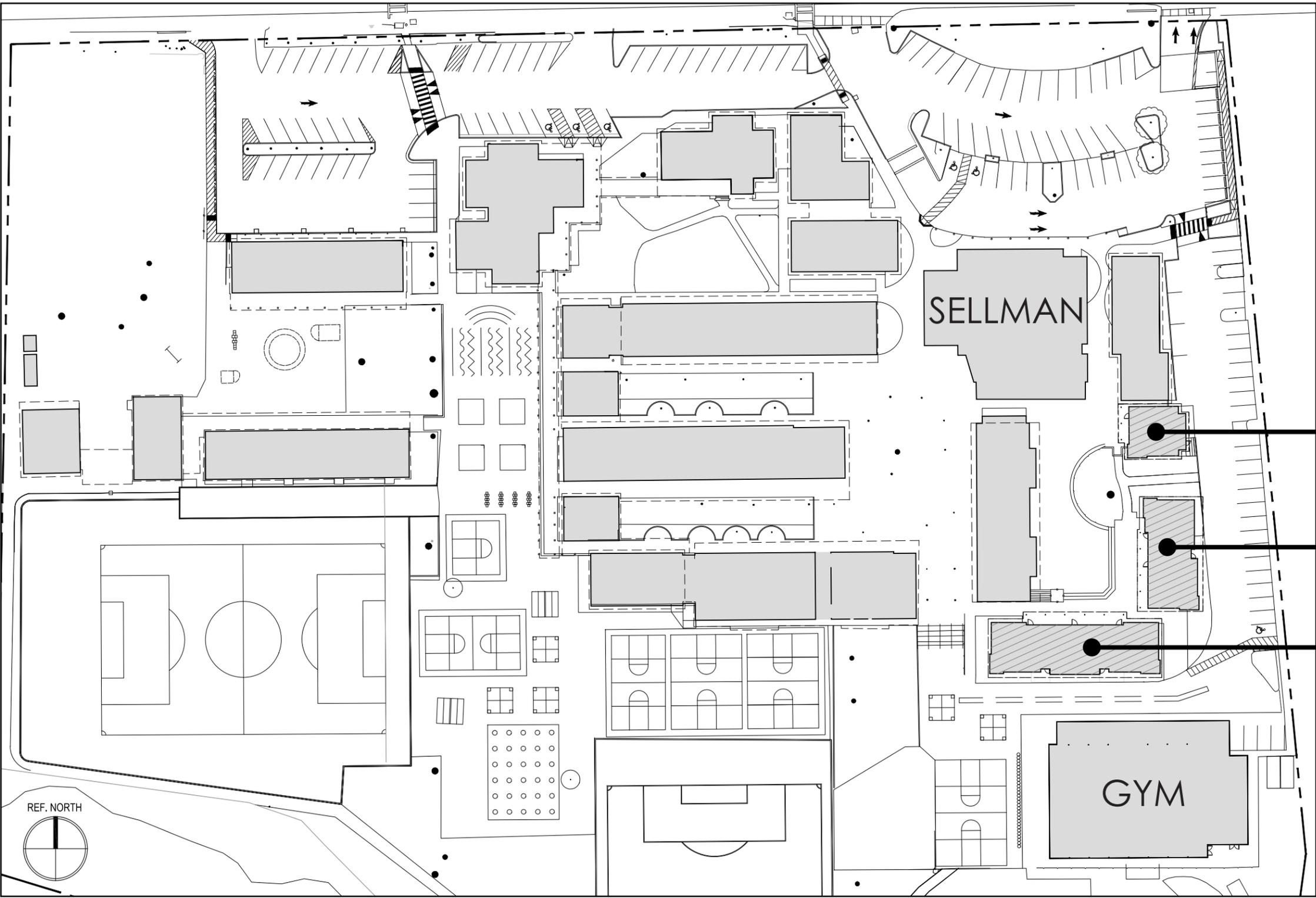
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WOODSIDE ELEMENTARY SCHOOL DISTRICT  
NOVEMBER 9, 2016



*murakami* / **Nelson**  
ARCHITECTURAL / CORPORATION

WOODSIDE ROAD



BUILDING U

BUILDING T

BUILDING S



• BUILT IN 2001 /2002  
EXISTING CONDITIONS

- CATHEDRAL CEILINGS
- NO ATTIC
- VENT HOLES AT EAVES  
CODE

- VENTILATION OF ENCLOSED  
RAFER SPACES CODE REQ.  
CBC 1203.2  
DEFICIENCIES

- NO RIDGE VENT
- NO AIR GAP ABOVE INSUL.
- VENT HOLES BLOCKED
- NO AIR CIRCULATION



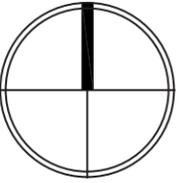
DRY ROT BUILDING S



DRY ROT BUILDING U

INVESTIGATIONS | SEE AME REPORT

REF. NORTH



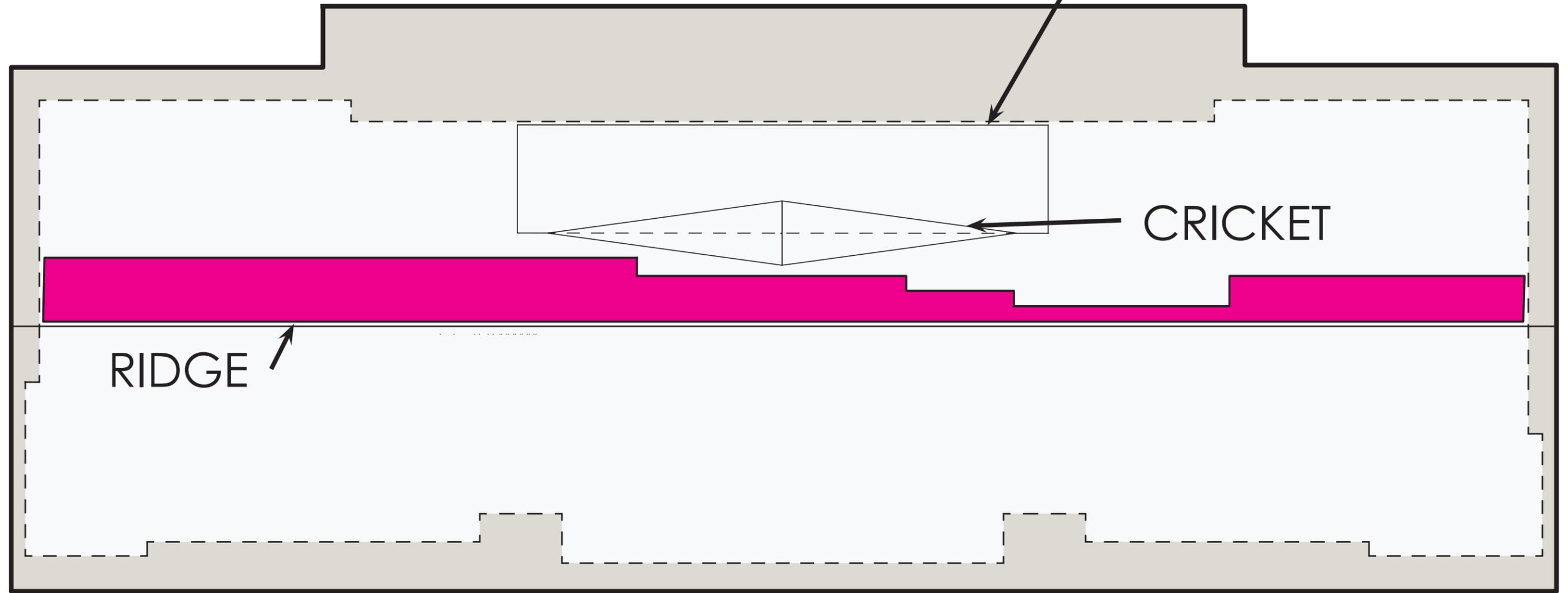
BUILDING  
S

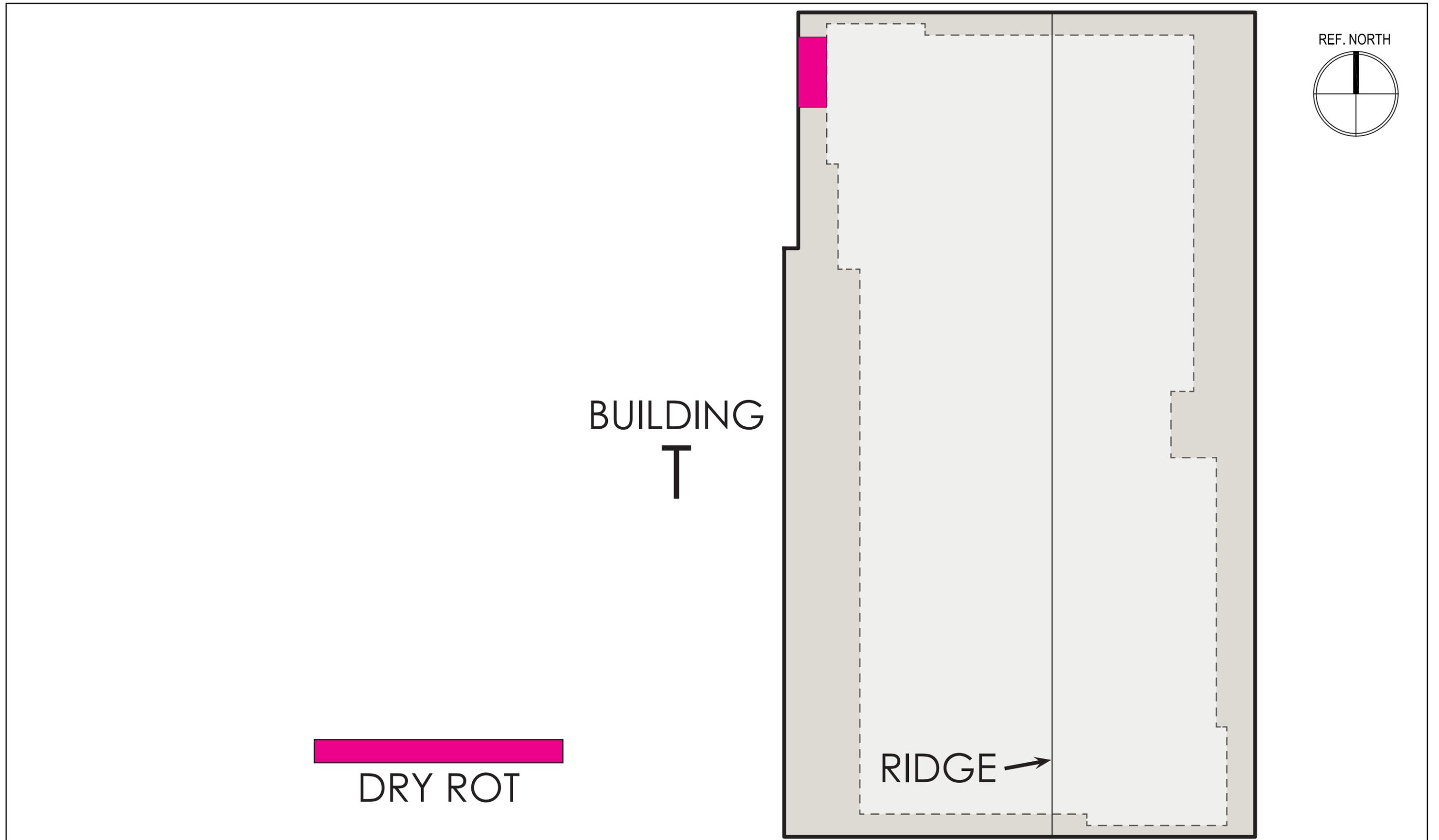
CLERESTORY

CRICKET

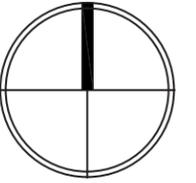
RIDGE

DRY ROT

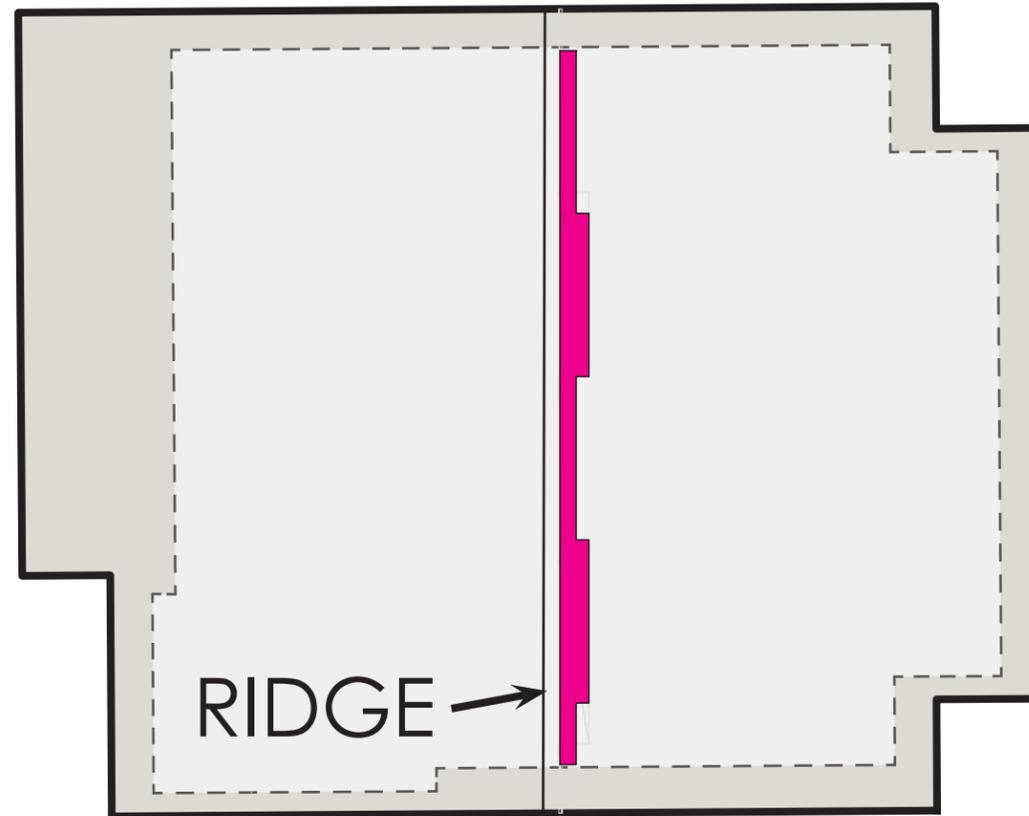




REF. NORTH



# BUILDING U



RIDGE →



DRY ROT



# BUILDING S

CLERESTORY

CRICKET

RIDGE

BASE BID (LIMIT OF NEW  
ROOFING)



RIDGE VENT



PLYWOOD



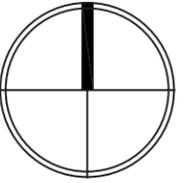
ROOFING



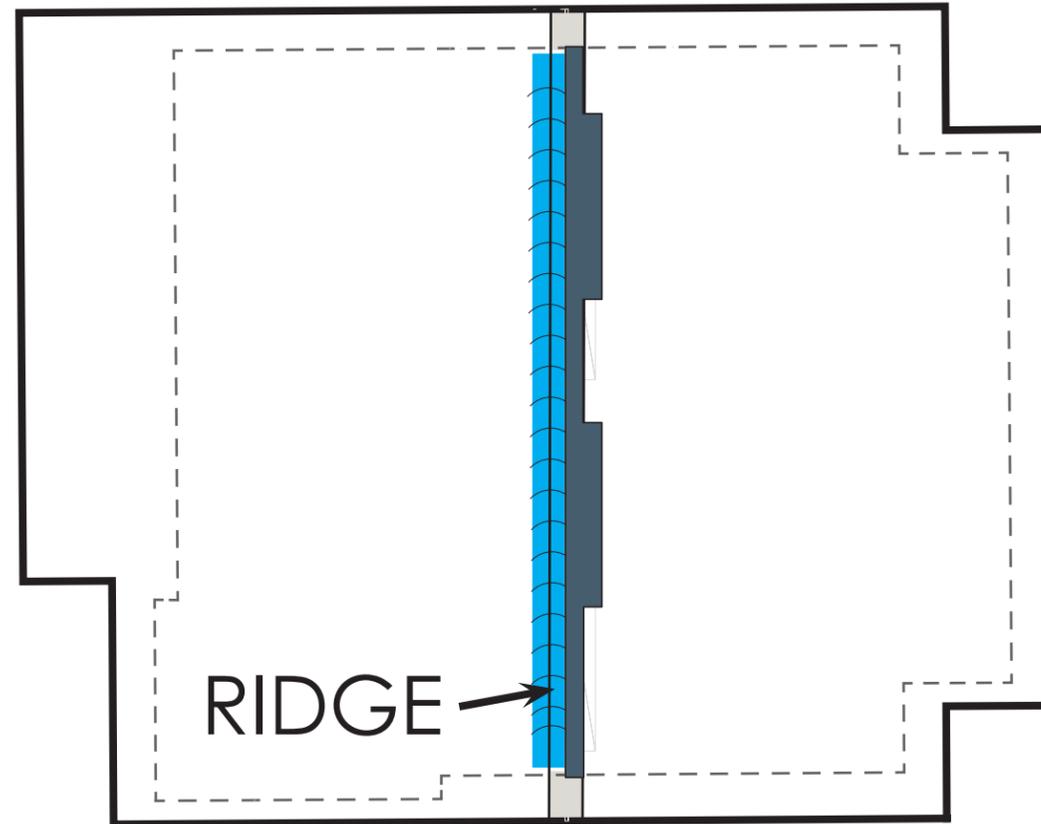
RAFTERS

CONCEPTUAL REPAIRS | BUILDING S ROOF DIAGRAM  
ADD ALTERNATE #1 - REROOF ENTIRE BUILDING

REF. NORTH



# BUILDING U



RIDGE



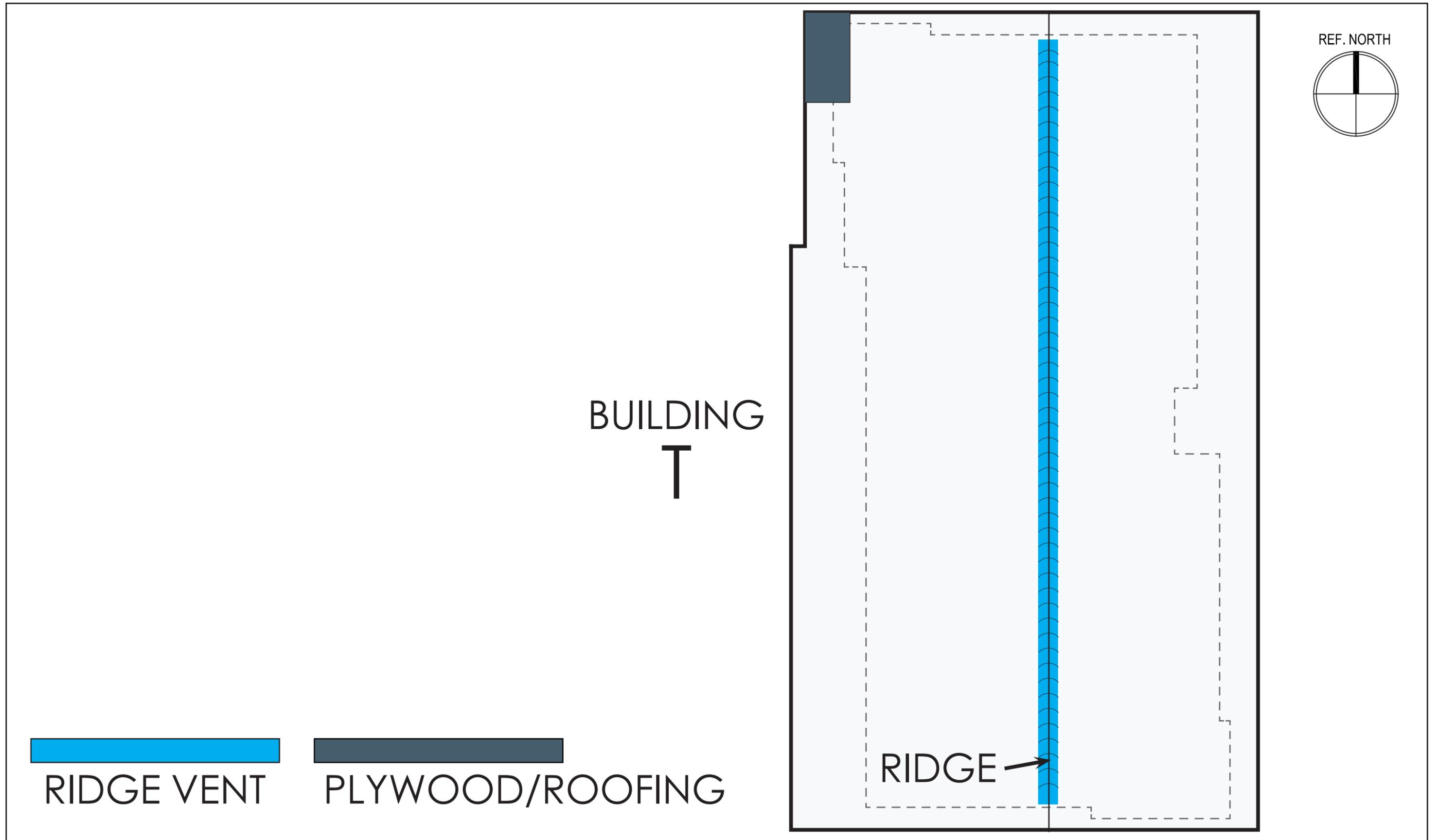
RIDGE VENT



PLYWOOD



ROOFING



CONCEPTUAL REPAIRS | BUILDING T ROOF DIAGRAM  
ADD ALTERNATE #3

# REQUIRED WORK

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- REMOVE ROOFING AT DRY-ROT AREAS
- REMOVE DAMAGED WOOD
- “SISTER” DAMAGED RAFTERS
- INSTALL NEW PLYWOOD
- INSTALL (N) CONTINUOUS RIDGE VENT (S,T & U)
- RE-ROOF ONLY AT REPAIRED AREAS
- INSTALL NEW ASPHALT SHINGLES
- SAND AND REFINISH RIDGE BEAMS

# CONSIDERATIONS

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- *SHINGLE COLOR/PATTERN MAY NOT NOT MATCH EXISTING*
- *SPOT REPLACEMENT OF SHINGLES MAY VOID ROOFING WARRANTY*

# COST ESTIMATES

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BASE BID (REPAIR BUILDING S)	\$138,000
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ALT. #1 (RE-ROOF BUILDING S)	\$46,000
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ALT. #2 (REPAIR BUILDING U)	\$17,000
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ALT. #3 (REPAIR BUILDING T)	\$21,000
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CONSTRUCTION BUDGET (BASE BID AND ALTERNATES):	\$222,000
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# NEXT STEPS

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- MEET WITH DSA TO REVIEW CODE - REQUIRED IMPROVEMENTS
- CD'S BY END OF JANUARY
- SUBMIT TO DSA END OF JANUARY
- APPLY TO DSA FOR EXPEDITED REVIEW
- BID PROJECT APRIL 2017
- CONSTRUCTION SUMMER 2017