

Appendix 2

NE WATFORD PRIMARIES ALBAN WOOD INFANTS SITE

Scheme	Scheme 1	Scheme 2
Drawing No	1211/P1 There are a number of variations to this scheme	1213/P1
Nursery	Existing nursery remains as detached building	By conversion of existing Infants classroom and new entrance lobby. At rear of site. Play area formed in courtyard
Nurture Room	Provided in new extension with reception classroom	By new extension adjacent to Nursery. Access only via nursery or externally.
Existing Nursery building	Remains	Converted to provide ICT suite, food technology room and small group room. Existing WCs removed.
Infants classrooms	Existing Junior classrooms used as larger in size. New extension to provide 63sqm Reception class, Nurture space and ICT suite together with associated stores and WCs.	Remain as existing other than creation of Nursery.
Junior classrooms	Formed by conversion of existing Infants classrooms. WCs altered to be single sex.	New detached building to provide 2no 60sqm classrooms with associated stores and WCs. Alteration to existing Junior area to provide single sex lobbied WCs off "dining area"
Library	Remains as existing. Food technology space also formed out of this area	Library remains in existing position; special needs spaced also formed out of this space.
Hall	Remains as existing	Remains at present size
Admin	New extension for Head's office and SENCo. Remainder remodelled to provide larger staff room and Secretary's office.	New extension for Head's office and SENCo. Remainder remodelled to provide larger staff room and Secretary's office.
Kitchen	Works as Pauline Morley's memo	New servery opening formed into hall. Perimeter worktop and sinks rearranged. Other works as Pauline Morley's memo.
Externally	Covered link to extension Hardplay 500sqm 54 spaces and coach turning circle as per Wormald Burrows drawing	Covered links to new building. Hardplay 740sqm 42 spaces as suggested by Planners and coach turning circle as per Wormald Burrows drawing
Maintenance works	Repalce boiler and upgrade controls	As before but patch repairs to roof only

	<p>New electric supply New fire and security alarms Refoofing No general maintenance</p>	
Mobiles		No cost allowance
Comparison to Chelstoke model	<p>Teaching area 95sqm in excess Overall area 153sqm in excess However, individual room area shortages in nurture room, small group, computer technology area, food, sick bay, staff room, central stock, external stores, staff WCs, disabled WC, parents room and dining.</p>	<p>Teaching area 98sqm in excess Overall area 126sqm in excess However, individual room area shortages in special needs, sick bay, staff room, central stock, external stores, staff WCs, disabled WC, parents room and dining.</p>
Estimated Gross Cost	<p>£1,553,000 There are three differing estimates based on this drawing; main variations are funding for mobiles and works outside the site boundary.</p>	£1,735,000