

DEPARTMENT OF REHABILITATION SERVICES

FY 2024 - FY 2031 Capital Outlay Request

805-0068 OSB - New Cafeteria

Agency Priority 1 Amount \$6,175,000

This request is for construction of a new school cafeteria. Underneath the concrete floor the sewer/plumbing lines are original to the 1904 building. Maintenance has piece-milled sections of pipe. The floor drains do not drain properly. Water lines and grease traps are old and need to be replaced. The ceilings are low and the lighting is inadequate. There are large, load-bearing columns throughout the dining room that make it difficult for visually impaired children to navigate freely. A new cafeteria would also provide additional room for trainings and special events. The old dining room could be remodeled for Career Technology classes.

805-0069 OSB - Auditorium Remodel

Agency Priority 2 Amount \$836,000

This request is to renovate the auditorium to upgrade flooring, lighting, sound system and seating capacity. At graduation and other special events, the auditorium fills to capacity with families, friends, and dignitaries. They must stand in the aisles and doorways. The dry-rotted plywood sub-floor will not hold the screwed down seats. The sub-floor must be replaced before new seating and carpet can be installed. The carpet, painting, and seating were replaced approximately 22 years ago. The lighting is inadequate and the sound system is approximately 1 year old. The HVAC needs to be upgraded from a 2 pipe to a 4 pipe system. There are 265 seats and 3,150 sq. ft., which includes the balcony area.

805-0081 OSD - HVAC

Agency Priority 3 Amount \$2,500,000

This request is to correct costly temperature deficiencies in OSD buildings. The temperature controls, what few there are, are inadequate in all OSD buildings. Temperature must be manually manipulated by adjusting dampers and valves to control the temperature of buildings. When the temperature gets too hot or too cold, the unit is turned off to allow the building temperature to adjust. With no controls, the air-conditioner runs constantly when "ON", or is turned "OFF" when it's too cold for students. The controller monitoring system, installed during the 1998 Bond Issue, is no longer functional. OSD budgeted and expended/encumbered \$187,762 for A&E for FY21. FY22 was budgeted at \$1,194,571; however, FY22 encumbrances total \$1,411,900. An additional \$900k is requested to complete HVAC upgrades in all buildings. Note: \$400,000 of this project's FY22 budget is funded from Long Range Capital Planning Commission (LRCPC) reimbursement.

805-0080 OSD - Elevator Replacement Griffing Hall and Read Hall
Agency Priority 4 Amount \$2,400,000

This is an urgent capital improvement request. Recent DOL inspections revealed that elevators in Griffing and Read Halls are outdated and no longer meet safety codes. Both elevators were installed in the 1960's. Parts to repair and restore 50 year old equipment are obsolete, and very expensive if available at all. Each year OSD secures a preventative maintenance service contract with an elevator company to provide monthly inspections and to make repairs as needed. Because of the age of the equipment, elevator technicians recommend both elevators to be replaced. DOL recommends that both elevators be replaced. Each elevator is heavily used, providing ADA accessibility for students to dormitories, classrooms; offices and labs are located on 2nd & 3rd floors. The Telecommunication equipment program that serves the entire state is located on Read 3rd floor. ADA accessibility is critical for students and staff, clients to Speech Therapy, Equipment Program, Student Assessment and Early Childhood program classrooms. This project was budgeted in FY22 at \$844,425; however, this is insufficient to cover the cost of both elevators. Projects costs including A&E for Read Hall are estimated at \$907k. Costs to replace the elevator in Griffing Hall will be significantly higher due to structural issues, and is anticipated to cost up to \$1.5mil.

805-0090 OSB - Boys Dormitory Remodel
Agency Priority 5 Amount \$613,000

The High School boys dorm is currently made up of 16 very small areas divided up with partitions. This does not provide the adequate privacy that is needed for the boys like the girls have in Lowry Hall. This will give each boy their own room with a door for privacy. This would also update/renovate their recreational and kitchen space.

805-0093 OSD - White Hall Flooring
Agency Priority 6 Amount \$250,000

This request is to remove and replace all tile on the first floor of White Hall. Asbestos abatement may be necessary in this building.

805-0091 OSD - Metal Roofing**Agency Priority 7 Amount \$1,575,000**

This request is to install metal roofing on OSD buildings. Roofs were replaced over twenty years ago. Existing roofs are tar and gravel. Cracks in the tar coating allow water to seep into the buildings, damaging walls, floors and ceilings. Due to the age of the material, size of the cracks and the number of problem areas, general maintenance is no longer practical or efficient. Metal roofing will last 30+ years, and it requires no maintenance. Additionally, the pitch of a metal roof allows water to run off instead of pooling, then seeping into the walls of the building. Metal roofing is resistant to weather and warranted for 10 years. Foam batting would increase R-rating to lower the costs of heating and cooling. This project was budgeted in FY-22 at \$523,280 to replace roofs for Griffing Hall and the Vocational Building; however, cost estimates are closer to \$725k for these 2 building alone. Due to inflation and supply shortages, costs are anticipated to increase significantly for remaining buildings.

805-0036 OSB - New Media and Technology Center**Agency Priority 8 Amount \$4,110,000**

This request is for a new Media Technology Center that would also be large enough to house all library materials. The new center will include technology labs that are designed for low vision and braille students. The low vision lab will have different types of electronic table top & hand-held magnifiers. The computers will be adapted for visually impaired and blind students. The labs will have study cubicles for students to complete assignments with support from our trained technology and library staff. There will be braille embossers in a sound proof room that can be accessed from the lab. The OSB library has outgrown its present space. Most libraries have materials in one or two mediums; however, OSB provides books and materials in several mediums (regular print, large print, Braille, and tape). For example, the braille equivalent for one regular dictionary is 24 volumes in large print and 32 large volumes in braille. Because OSB currently houses the largest braille library in the state, the weight of the holdings on the top floor of the library could present future problems. Due to the location of the library, it is necessary to block off access to the library after school hours for safety reasons pertaining to dormitory security. The new library will be located where students can access it after hours and have full use of all media and resources. Students will be able to exit in a safe and timely manner. In addition, an area would be dedicated for raised relief maps. The school already owns several relief maps that are on stands and range in size from 3ft x 3ft to 4ft x 5ft. These maps are great learning tools for our students, but are presently stored because there is no space to display them.

805-0059 OSD - Auditorium Remodel
Agency Priority 9 Amount \$1,800,000

Funding would allow OSD to renovate the auditorium to meet ADA and safety compliance, to upgrade lighting, and to replace seating. The auditorium constructed in the 1970's as part of campus upgrade does not meet today's ADA compliance or safety codes. Lighting: The existing canister-type lighting is recessed into the 20 ft. high ceiling. The lighting is inadequate, sparse and dim. Improved lighting will be achieved by replacing existing fixtures with energy efficient fixtures appropriate for schools. Screens and New Stage Design: Currently, when the interpreters stand on the stage, they cannot be seen by deaf audience members unless they are sitting in one of the front rows. Redesigning the stage and installing screens on each side of the stage that will project the image of interpreters will allow students, staff, parents and visitors a clear view of the interpreters. This will help achieve ADA compliance. Seating: The existing seats are wooden and are in bad condition. There are no spaces available for wheelchairs. This project would replace the 250 existing seats with 222 new seats that meet school safety requirements as well as supply wheelchair accessibility areas throughout the auditorium.

805-0088 OSD - Dormitories
Agency Priority 10 Amount \$3,354,000

Stewart Hall and Blattner Hall dormitories both require extensive renovation, including asbestos abatement. Stewart Hall will be renovated first, followed by Blattner in phase two. In addition to extensive repairs, renovation will make the dormitories more accessible and usable for home life experience necessary for the kids. Dorm renovation was budgeted in FY22 at \$3,353,447 to cover the cost of A&E, renovation, and asbestos abatement for both Stewart and Blattner. A&E of \$85,200 was expended in FY21.

805-0020 OSD - Superintendent's Residence Renovation
Agency Priority 11 Amount \$200,000

This request for funding will complete ADA, structural, mechanical and electrical upgrades and install a sprinkler system in the superintendent's residence. The masonry structure was built in 1976 and is in sound condition. As with most buildings constructed in the 70's however, the home must be upgraded to meet safety and ADA codes as well as to preserve state property. Bathrooms, kitchen, hallways, and interior/exterior doorways require major modifications to allow for ADA accessibility. The 1997 A&E assessment for the Capital Improvement bond issue included mechanical, electrical, structural and ADA upgrades to all campus buildings. Due to the lack of funding however, the Superintendent's residence was not upgraded. The project was budgeted in FY22 at \$200k from state carryover to cover A&E, structural engineer's report, and renovation costs.

805-0030 OSB - B-4 Building Remodel**Agency Priority 12 Amount \$1,100,000**

This project is to renovate a B-4 Building into independent living units for transitional OSB students and have a main teaching/meeting area. This would add new plumbing, electrical, and HVAC systems. Plaster repairs, painting, and new flooring would be required. The building has new a roof, windows, and tuck-pointing. Presently, the B-4 dormitory second floor can only be used for storage. The main floor has been renovated using donated monies.

805-0026 OSB - New Maintenance and Auto/Carpentry Shop**Agency Priority 13 Amount \$2,690,000**

The current, old building houses the auto shop and the carpentry shop. It is too small to house both. Only one vehicle at a time can be squeezed into the allotted space. Currently our mechanic has to work outside and lie on the ground when working on our school buses and other vehicles. The old building is also located in a high student traffic walking area. The new metal building will be approximately 75' x 100' with a carport attached to the front of the building along the entire 100' length for a 20' x 100' carport.

805-0072 OSB - Apartment Remodel**Agency Priority 14 Amount \$839,000**

This project is to renovate the old apartments built in 1949, located on the second floor above the maintenance building, into independent living units for OSB transition graduates. This plan will connect this building to the B-4 dorm with a connecting corridor/walkway. These apartments will be accessed by an elevator. The current building is not ADA accessible. New plumbing, electrical and HVAC systems need to be installed, as well as plaster repaired, painting, and new flooring. The building already has a new roof. Presently the apartments can only be used for storage.

805-0089 OSD - Gymnasium**Agency Priority 15 Amount \$6,000,000**

Construction of a new 30,000 square foot building will house a new gymnasium, locker rooms, weight room, and offices. The new building would eliminate additional costly repairs to the old gym. The new facility would be ADA compliant with wheelchair ramps, and ADA sidewalks and entrances. This upgrade would make the gymnasium and offices more accessible and usable for educational and sports programs.

805-0045 OSD Football Field Lighting
Agency Priority 16 Amount \$1,424,400

The mission of the Oklahoma School for the Deaf is to provide an educational program for students with disabilities equal to programs provided by any public school system for hearing children in the state. The existing football field is often referred to as the "pasture." There is no lighting; therefore, all games must be scheduled during the day or held off campus. Three portable metal/wood bleachers are shared and moved around for football, volleyball, softball, and track. Football games are announced from a flatbed trailer pulled onto the field. There is no flagpole for the field. Even with all these obstacles, the OSD football team has received many awards and national recognition. This funding request would allow the installation of appropriate lighting around the existing football field and would illuminate the field for evening practices, games, and competitions. Field lighting would also permit scheduling games at times when parents and fans may attend to support their children and school. New concrete stadium seating with usable space beneath the seats would provide dressing rooms, public restrooms, and a concession stand with all of the amenities necessary to attend to the needs of a crowd. This measure would eliminate opening up the gymnasium to the public during football, volleyball, softball and competitions. This request also provides funding for a flagpole.

805-0082 OSD - Sports Stadium Bleachers and Press Box
Agency Priority 17 Amount \$120,000

This request is to purchase bleachers and a press box for the OSD football field. Existing bleachers are old, seats are weathered, wooden and warped planks. There is no press box, the game is announced from a flatbed trailer. This request will increase seating capacity to 312 on the "home" side and establish 108 seating capacity on the "visitors" side. Funding will allow team seating for the players and a press box 8'x18' that will sit in the middle of the home side bleachers.

805-0092 SBVI - Oklahoma Library for the Blind Renovation
Agency Priority 18 Amount \$611,000

This project is to renovate the Oklahoma Library for the Blind and Physically Handicapped (OLBPH) to include a build-out of new office space (approximately 13-15 offices), a full training apartment, and a full Assistive Technology Lab. This build-out will accommodate moving employees from the Shepherd Center location into the OLBPH. This build-out will likely need additional HVAC, electrical, plumbing (for the training apartment), fully enclosed offices, cubicle areas, possible flooring, and paint, etc.

TOTAL REQUEST \$36,597,400