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Roebbelen Project
**VISTA DEL LAGO HIGH SCHOOL
FOLSOM, CA**
also selected as the
**EXCEPTIONAL PROJECT
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architect Rainforth Grau

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Dougherty Valley High School

Dougherty Valley High School is located on the corner of Bollinger Canyon Road and Albion Road in San Ramon. This school was financed by developers Shapell and Windmere BLC to meet the education needs of the communities they are in the process of building. This school was also built to complement the homes around them and match the overall feel of the community.



Aerial view of the new Dougherty Valley High School

A new trend that is emerging in today's building environment is developer built or financed schools. Schools are a fabulous home selling tool and families will pay a premium to be in a good school district. New communities can often wait for years, before an overburdened city is able to provide a school to meet the needs of a new



Dougherty Valley High School

development. Without a school in place, it's harder to sell homes and a good school makes a community much more attractive to buyers. In the case of a developer built or a financed school, the school district, community and the developer all win. Dougherty Valley High School is one of many, which is a collaboration between the developer and the school district.

Cost

\$130 million

Owner

San Ramon Valley Unified School District

Start date

July 2005

Construction Manager

Roebbelen Construction Management Services Inc.

Completion date

August 27, 2007

Exceptional Project

Vista del Lago High School- Phase I

Vista del Lago, which in Spanish means "View of the Lake," is located on Broadstone Parkway in Folsom, California. The school has a beautiful view overlooking Folsom Lake. Vista del Lago occupies 52 acres and is 168,000sf.

While some school districts in the area are closing campuses because of shrinking enrollment, Folsom Cordova Unified is trying to keep pace with the growing student population. Like many cities in Northern California, the area has exhibited phenomenal growth in the housing market. Builders and developers have been building homes faster than the surrounding cities can provide the infrastructure and facilities to support them.

Due to the amazing growth of the area and the speed at which it has been developing, the city of Folsom has been struggling to accommodate the ever increasing numbers of students in its education facilities. The existing high school is already overflowing with the large volume of additional students arriving each year. New development is still in process and the present facilities are unable to support the additional students created by the existing developments.

To help meet this demand, district voters recently approved a \$750 million school bond -- the largest such bond in county history -- to help pay for \$1.7 billion in new schools anticipated in the next quarter-century. Vista del Lago is one of many schools built to help relieve the district's overcrowded schools.



Vista del Lago High School Administration Building

Vista del Lago will eventually serve 1,500 - 1,800 students. Phase one is now complete and occupied. Phase two is still under construction and will include a joint-use library serving students and the surrounding community, a career/technical education classroom building and a pool building. They are scheduled to be completed in March 2008.

Cost

\$75 million

Owner

Folsom Cordova Unified School District

Start date

October 3, 2005

Construction Manager

Roebbelen Construction Management Services Inc.

Completion date

August 15, 2007

Exceptional Project

Category: **Infrastructure**



John Leichthy Middle School while in development

John Leichthy Middle School

John Leichthy Middle School is a striking example both of a creative use of land and close attention to the needs of the end user. Leichthy was designed as a three-story school to minimize the building footprint of the school buildings while maximizing the amount of indoor space and outdoor play area. In addition, the campus design creates an open-air design conjointly addressing the security and protection of the students, teachers and staff.

The project site is located in a congestive area within the civic center area of Los Angeles. Located on one of the city's busiest thoroughfares, Wilshire Blvd., the logistics of Demolition, Construction and Community Relations presented unique involvement by all; strict adherence to CEQA and SWPPP's controls was essential. The conclusion: A successful project, which is embraced by the community, speaks well for this integrated teaming effort.

The team participated in identifying various issues as they arose in partnering to a successful project completion. Back checks on systems, OAR participation in contractor weekly foreman meetings, discussions immediately on project disputes as they occurred, all these elements worked in tandem to integrate QC/QA compliance.

Cost

\$94 million

Owner

Los Angeles Unified School District

Start date

December 2004

Construction Manager

LAUSD

Completion date

June 16, 2007

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Category: **Buildings**

Court of Appeal, 5th District, Courthouse



Interior and exterior views of the new Fifth District Appellate Courthouse

The new Fifth District Appellate Courthouse reflects the dignity and transparency of the judicial system, by creating a built environment that is both approachable and welcoming to the public. Designed as a modern classic, the building is composed of traditional elements and modern materials. Built to be light, airy, and open to the exterior, it is never insular or oppressive.

A formal processional entry, colonnades, and a loggia comprise the transparent and accessible entry elevation. The building unfolds as one approaches the central path, accented by a quiet reflecting pool. The line between reflection and building is uninterrupted, as views of the “jewel-box” courtroom, part of the central spine, penetrates the building’s ringed form. Although the courthouse has been designed with heavy security features, no view is sacrificed -- all security features are strategically placed to the side, away from view. The main lobby’s wood wall presents an inviting warm glow that spills out of the building when illuminated at night. A corner stair at Ventura and “O” Streets, encased in glass, shines as a beacon to the city.

The Courthouse interiors have been arranged to provide an optimal working environment that encourages collegiality, and provides for easy way finding. No interior space is void of a view. Whether it is a view to the exterior or a view of the internal courtyards, all office spaces have direct access to natural daylight; something unique for a courthouse building. The two courtyards within the building are open to the sky and provide an atmosphere of quiet contemplation. They also offer visual ties to the landscape of the San Joaquin Valley, and create the backdrop views for the central courtroom space.

The new courthouse was also an exercise in collaboration. Beyond the design team, there were several individuals and organizations crucial to the design, development, programming, and ultimately the construction of the courthouse.

Close collaboration with the building’s users (justices, court clerks, administrative staff, and the CHP) helped shape the courthouse; including many of the security features implemented. Regular meetings and an uninterrupted line of communication with the Administrative Presiding Justice - James A. Ardaiz, was key to gathering and disseminating information.

Also, the project was the first courthouse built in the State in several years. The Administrative Office of the Courts (AOC) had developed many guidelines that had not yet been applied on a working project. Careful and constant communication with the AOC helped shape the courthouse, as well as helping the AOC develop more streamlined procedures for implementing its guidelines.

Cost

\$20 million

Start date

November 2005

Completion date

October 2007

Owner

State of California, Department of General Services

Constructor

Harris Construction Co., Inc.

Designer

AC Martin Partners, joint with the Judicial Council of California

Coachella Canal Lining Project

The Coachella Canal Lining Project (CCLP) includes construction of approximately 35 miles of concrete-lined canal adjacent to the existing canal including construction of 25 inverted siphon under crossings of stream channels from Siphon 7 to Siphon 32, six check structures and a variety of consequential environmental mitigation measures. Environmental mitigation included cultural resource surveys, mitigation for aquatic and riparian habitat, desert riparian habitat, tree replacement, large mammal monitoring and mitigation measures, and fishery mitigation. The project will result in a conservation of 26,000 acre-feet per year of water.

The Coachella Canal is located in Imperial County in California. The Coachella Canal branches off from the All-American Canal 16 miles west of Pilot Knob at Drop 1 and travels northwest 123 miles to the Coachella Valley in Riverside County. The Coachella Canal is located between the Salton Sea and the Chocolate Mountain range, serving cities north of the Salton Sea, including Palm Springs, Palm Desert and Indian Wells.



Construction of the Coachella Canal Lining Project

Cost

\$88.3 million

Start date

January 2006

Completion date

April 6, 2007

Owner

U.S. Department of the Interior,
Bureau of Reclamation

Construction Manager

MWH/GEI Consultants, Inc.



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