



Educational Specifications Addendum

Transition Learning Center

Submitted: September 16, 2024





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Acknowledgments

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Summary

The need for a new Transitional Learning Center was identified by EC ISD 2023 bond planning. This supplemental Education Specification (Ed Specs) expands upon the 2024 Education Specification prepared by Ector County ISD and addresses the Transitional Learning Center (TLC) program specifically.

Each educational program undergoing significant renovation or receiving a new facility is required by the Texas Education Agency (TEA) to have an Education Specification approved by the Board of Trustees in advance of designing the facility. This amendment is intended to satisfy the TEA requirement and prepare the District for the upcoming TLC replacement facility.

The addendum establishes the design requirements for the new Transition Learning Center campus, building on EC ISD's Educational Specifications (Ed Specs) with the specific needs of learners and spaces at the TLC. Where the addendum does not provide direction, refer to the 2024 EC ISD Ed Specs. This document was prepared by DLR Group with the critical input of TLC staff, learners, members of the EC ISD district leadership.

The new TLC facility will serve a population of approximately 55 learners with diverse, overlapping, and significant special needs. Learners communicate in a variety of ways: verbally in English and Spanish and non-verbally using sign language, specialized switches, and music. Multiple and varied mobility equipment assists learners with movement throughout the day. The TLC's population also includes a significant number of adults such as educators, teaching assistants, and private-duty nurses as required to address the learners' unique needs.

The TLC campus will be relocated from its current site at 1111 W 12th St, to 1118 W 12th St.

The new facility will be no more than 16,000 gross-square-feet in size to accommodate adequate space for collaboration, specialized instruction, community connection, federally mandated Americans with Disabilities Act (ADA) required clearances, and specialized storage requirements. Site scope for this project includes a new bus drop off area, staff and visitor parking, outdoor learning and play area. See the Building Program section for more detailed breakdown of spaces.

The total project budget for the new TLC facility is of \$6,000,000 as identified in the EC ISD 2023 Bond.



Building Program

Transition Learning Center

18+ Learning Centers 2024



Building Program Summary

SPACE / FUNCTION	SQFT
ADMINISTRATION	2,252
CLINIC	376
SPECIAL CLASSROOMS	7,628
ATHELTICS / PHYSICAL EDUCATION	650
VOCATIONAL LAB	300
ANCILLARY	320
UNASSIGNED SPACE (MECH, CIRCULATION, WALLS, ETC) @ 35% NET AREA	4,034
TOTAL BUILDING GROSS SQUARE FEET	15,560

Building Program - Administration & Clinic

SPACE / FUNCTION	SQFT
ADMINISTRATION	2,252
SECURED VESTIBULE	80
RECEPTION / WAITING	100
DIRECTOR SECRETARY	120
DIRECTOR OFFICE	180
CONFERENCE ROOM	200
MAIL / WORK ROOM	300
AUTISM / HOMEBOUND OFFICE	800
FACULTY LOUNGE	200
FACULTY RESTROOM	80
ADMINISTRATION RESTROOM	80
WELLNESS ROOM	56
ADMINISTRATION STORAGE	56
CLINIC	376
RECEPTION / WAITING	56
CLINIC STAFF WORK AREA	110
ISOLATION / EXAM ROOM	80
STORAGE ROOM	50
RESTROOM	80

Building Program - Special Classrooms

SPACE / FUNCTION	SQFT
SPECIAL CLASSROOMS	7,628
SPECIALIZED CLASSROOM	800
SPECIALIZED CLASSROOM	800
SPECIALIZED CLASSROOM	800
SPED RESTROOM	150
SPED RESTROOM	150
SPED RESTROOM	150
SPED RESTROOM	150
SHOWER	100
SHOWER	100
CULINARY ARTS	1,100
LECTURE ROOM	1,000
COMPUTER LAB / Z-SPACE	1,000
LIVING ROOM / BEDROOM LAB	200
CAFETERIA	1,000
SENSORY CALM DOWN AREA	64
SENSORY CALM DOWN AREA	64

Building Program - Additional Areas

SPACE / FUNCTION	SQFT
ATHLETICS	650
RECREATION	650
VOCATIONAL LAB	300
VOCATIONAL LAB	300
ANCILLARY	320
UTILITY ROOM	120
MDF ROOM	200



Program Adjacencies

Transition Learning Center

18+ Learning Centers 2024



Program Adjacencies - Education Spaces

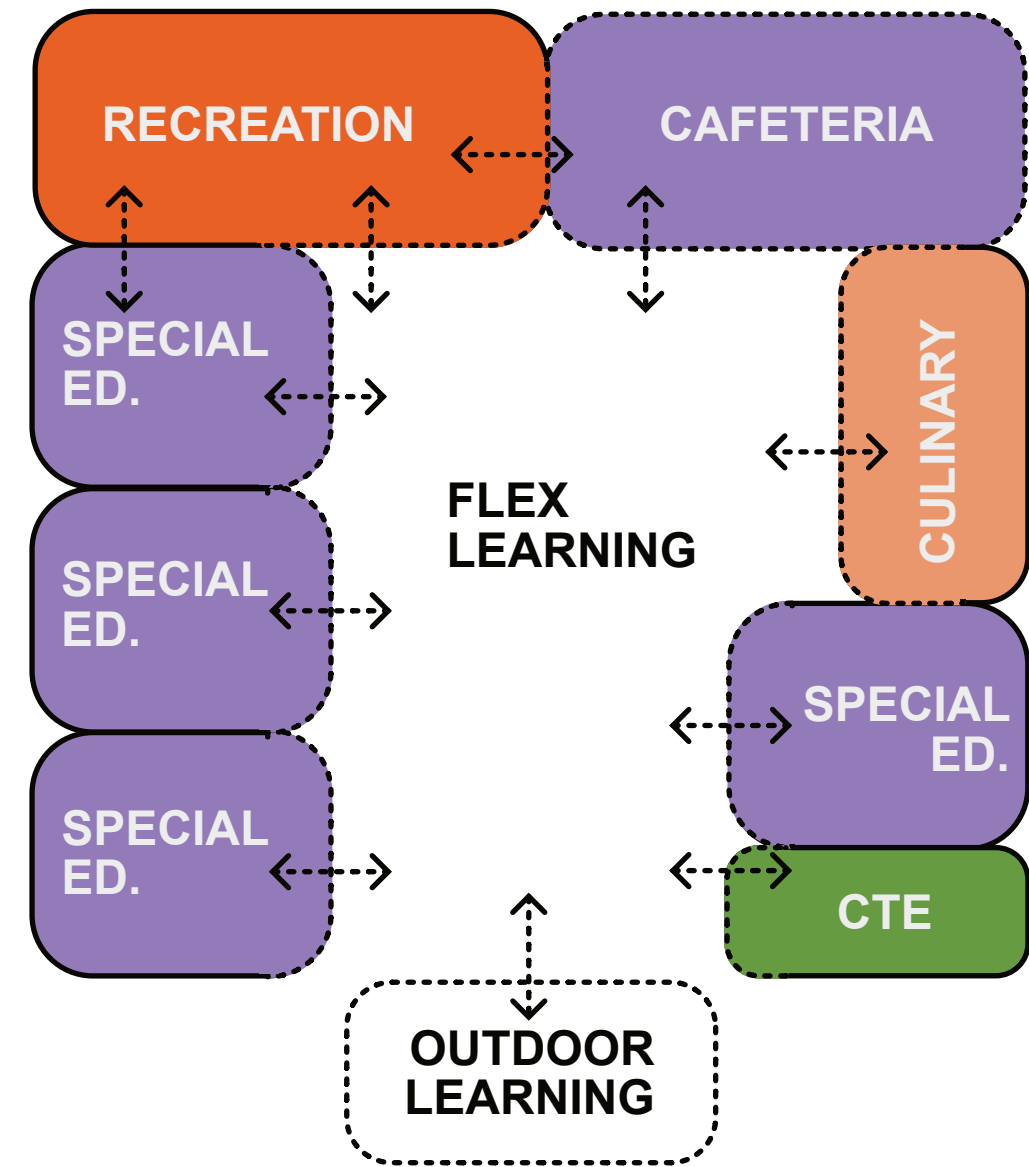





DIAGRAM NOT TO SCALE

-  CLOSED AREA
-  OPEN AREA
-  CONNECTION

Appendix

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CFCI/OFCI/OFOI Matrix	17
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CFCI/OFCI/OFOI MATRIX:

ITEM	PROVIDED BY		REMARKS
	OWNER	CONTRACTOR	
APARTMENT LAB			
Dining table with chairs	OFOI		
Couch	OFOI		
End tables	OFOI		
Single Bed	OFOI		
Dresser	OFOI		
Closet	OFOI		
RECREATION			
Dining table with chairs	OFOI		
Ping Pong Table	OFOI		
Storage Shelves	OFOI		
Pool Table	OFOI		
Foosball Table	OFOI		
Basketball Game	OFOI		
Elliptical	OFOI		
Treadmill	OFOI		
VOCATIONAL LAB			
Workbench with Tool Board	OFOI		
Metal Storage Shelves	OFOI		
Mobile Work Table	OFOI		
Mobile Service Cabinet	OFOI		
Mobile Tool Cabinet	OFOI		

CFCI/OFCI/OFOI MATRIX:

ITEM	PROVIDED BY		REMARKS
	OWNER	CONTRACTOR	
CULINARY ARTS			
Dining table with chairs	OFOI		
Store Display		CFCI	
Transaction Counter (H/L)		CFCI	
Refrigerator		CFCI	
Sink (H/L)		CFCI	
Microwave (H/L)	OFOI		
Oven (H/L)		CFCI	
Stove (H/L)		CFCI	
Metal Shelving		CFCI	
3 Compartment Sink		CFCI	
Hand wash Sink		CFCI	
Door Type Dishwasher		CFCI	
Infill Counter & Wall Mount		CFCI	
Shelf		CFCI	
Commercial Stove with Hood		CFCI	
Reach-in Refrigerator		CFCI	
Preparation Station	OFOI		
Ice Machine		CFCI	
Portable Touchscreen	OFOI		

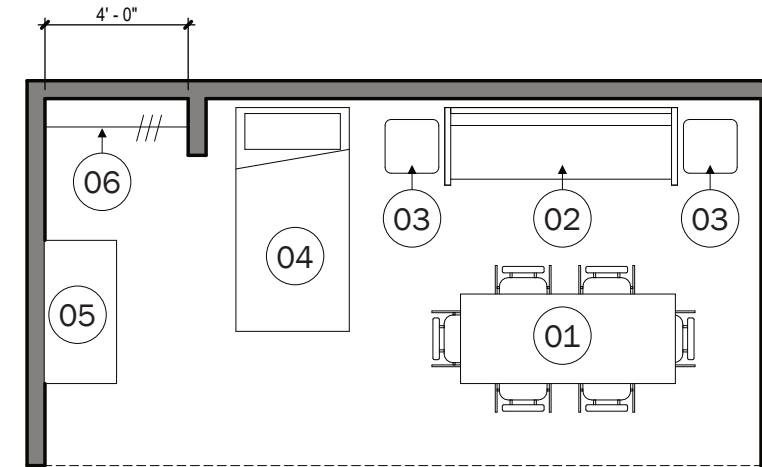
FINISH MATERIAL MATRIX

Special Education	Walls	Floor	Ceiling
Apartment Lab	Painted Gypsum Board	Carpet	2x2 Acoustic Tile
Culinary Arts	Epoxy Painted Gypsum Board	Resilient Flooring	2x2 Acoustic Tile, Cleanable

CTE	Walls	Floor	Ceiling
Vocational Lab	Painted Gypsum Board	Resilient Flooring	2x2 Acoustic Tile

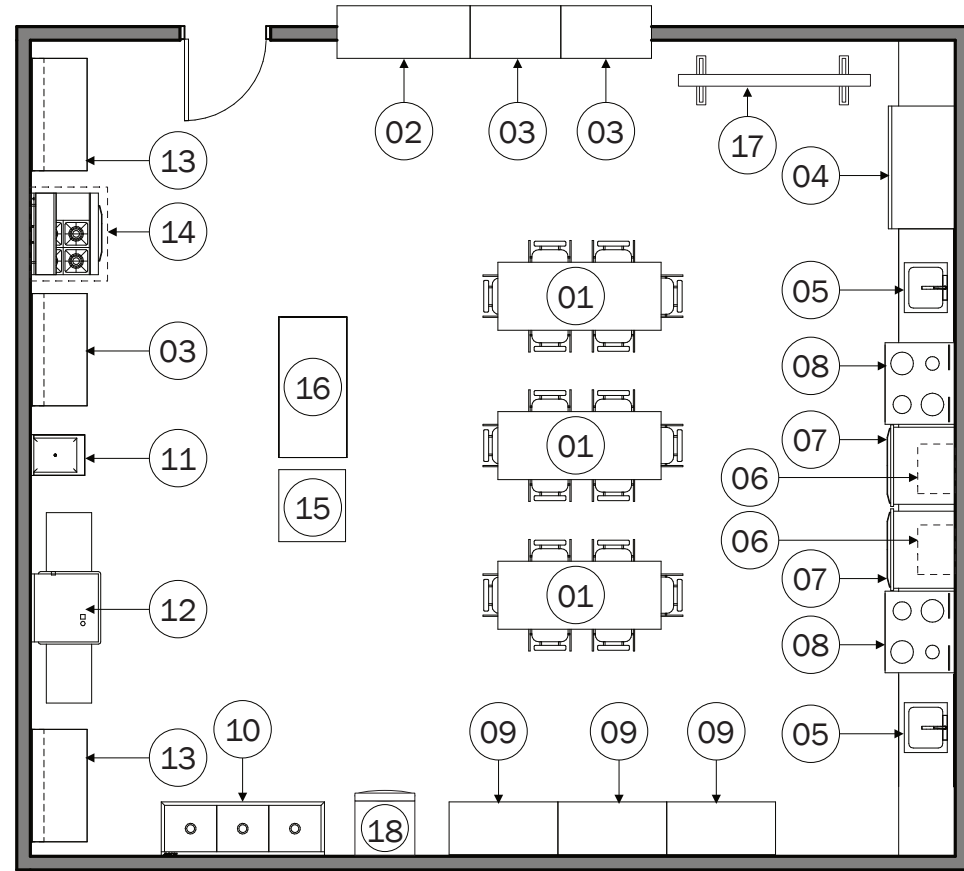
ATHLETICS	Walls	Floor	Ceiling
Recreation	Painted Gypsum Board	Wood Athletic Floor	2x2 Acoustic Tile

TRANSITION LEARNING CENTER : Apartment Lab



KEYNOTE	
ITEM #	ITEM
01	Dining Table with Chairs
02	Couch
03	End Table
04	Single Bed
05	Dresser
06	Closet

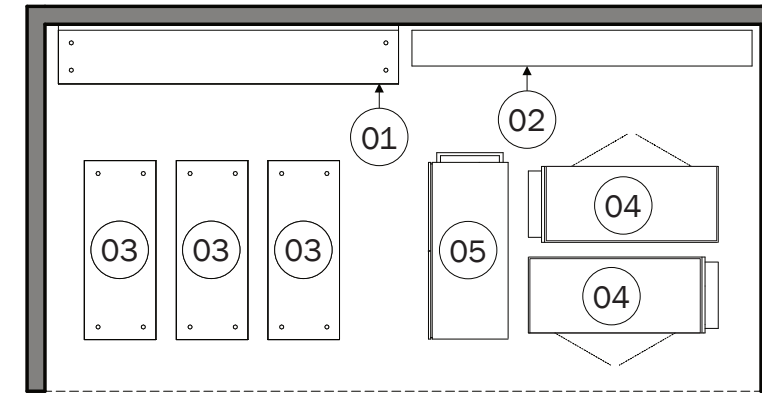
TRANSITION LEARNING CENTER : Culinary Arts



KEYNOTE					
ITEM #	ITEM	ITEM #	ITEM	ITEM #	ITEM
01	Dining table with chairs	08	Stove (H/L)	14	Commercial Stove with Hood
02	Store Display	09	Metal Shelving	15	Reach-in Refrigerator
03	Transaction Counter (H/L)	10	3 Compartment Sink	16	Preparation Station
04	Refrigerator	11	Hand wash Sink	17	Mobile Touch Screen
05	Sink (H/L)	12	Door Type Dishwasher	18	Ice Machine
06	Microwave (H/L)	13	SS Counter & Wall Mount Shelf		
07	Oven (H/L)				

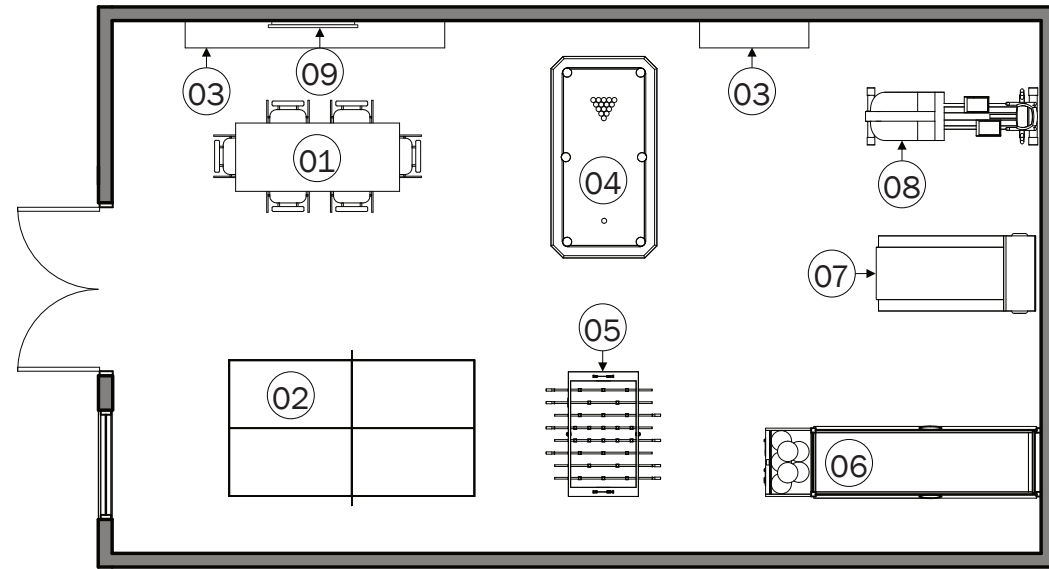
* H/L: High or Low Height Station

TRANSITION LEARNING CENTER : Vocational Lab



KEYNOTE	
ITEM #	ITEM
01	Workbench with Tool Board
02	Metal Storage Shelves
03	Mobile Work Table
04	Mobile Service Cabinet
05	Mobile Tool Cabinet

TRANSITION LEARNING CENTER : Recreation



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KEYNOTE			
ITEM #	ITEM	ITEM #	ITEM
01	Dining Table with Chairs	08	Treadmill
02	Ping Pong Table	09	Wall Mounted TV
03	Storage Shelves		
04	Pool Table		
05	Foosball Table		
06	Basketball Game		
07	Elliptical		

