



# UMFS MASTER PLAN

We recognize there are many questions that will arise throughout the next few months as projects begin. We have begun to address those questions below. Please share new questions that arise to Rebekah Closs at [rcloss@umfs.org](mailto:rcloss@umfs.org).

## QUESTIONS + ANSWERS

### Why are you not renovating your present buildings to meet program needs?

When weighing the options of renovations or new construction to meet these needs, we decided new buildings would best meet the needs of our programs, those we directly serve, and their families. The new construction not only meets our immediate needs, but also provides opportunity for future growth.

### Why are you developing the front property?

The front property development provides UMFS with a strong financial start to our projects, making it possible for us to begin our construction much sooner. The neighborhood around us is also transforming and we are looking forward to being a part of that change.

### Where will the residents live during construction of the new CFHC?

Residents will remain in their cottages until construction is complete. The location for the new Child & Family Healing Center will not require residential cottages to be torn down immediately. Once the new building is complete, the residents will move and those cottages will then be torn down to make way for the Charterhouse School addition.

### Are you fundraising for this project?

Yes – we are seeking to raise at least \$8 million through a capital campaign. We are anticipating launching our public fundraising campaign in early 2020.

### How can I donate funds to the project?

To learn more about our fundraising needs, please contact Katie Moore, Major Gifts and Campaign Manager at [kmoore@umfs.org](mailto:kmoore@umfs.org) or 804.353.4461 x1735.

Note: UMFS does not solicit funds from families actively receiving services from UMFS, pursuing the adoption process, or considering UMFS as a potential service provider.

### What new services will be added as a result of the new buildings?

At this time we do not have finalized plans for new services. The buildings, however, will allow us to enhance how we provide our services by increasing space for family engagement, improving rooms for group, individual, and family therapy sessions, and enhancing classroom space dedicated to our growing career and technical programs, as well as the Autism and Neurodiversity program.

### Will you be changing the type of children and youth you are serving?

We will continue to serve the same children, youth, and families we are serving now both during and after the construction is complete. In fact, the new Child & Family Healing Center will increase our capacity and allow us to serve youth with even greater needs than we are able to accommodate with our current facility design.

### How will construction impact treatment or behavior management?

Construction will not impact the services we provide or the treatment our youth receive. In addition to our standard methods of behavior management, heightened sight and sound supervision, as well as routine walk-arounds by designated staff to ensure no safety hazards are on the ground, will be put into place during construction.

### Will the construction disrupt the amount of time youth get to spend outside around campus?

With the exceptions of the fenced off property where construction is underway, staff and youth will continue to have ample access to outdoor space throughout the circle and green spaces between buildings throughout campus. The major construction zones will be clearly fenced off, blocking access onto the site.



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## QUESTIONS + ANSWERS (Cont'd)

### How will you ensure safety of the children and youth amidst construction?

The safety of our children and youth, as well as staff and campus visitors, is our highest priority. We have worked closely with the Developers to ensure they are aware of the children and youth we serve and to identify safety measures to be taken throughout the project. Below are a list of the current safety measures in place:

- Security cameras will be installed on the construction site
- All sites will be fenced off with chain link fences and protective mesh
- All tools will be kept within the fenced areas

UMFS has direct contact with Spy Rock's Superintendent who will keep us informed of any last minute changes that may impact our day. Emergent updates will be communicated by text. A safety plan has been written and distributed to staff with further information as to how updates will be delivered.

### Where will the students attend classes during construction?

The primary buildings that will need to be torn down to make way for the new Child & Family Healing Center are buildings 5 and 6, which currently house our Elementary, Applied Curriculum, and Courage to Succeed programs.

We anticipate this demolition will begin early 2020 (possibly as early as January).

In preparation, we will be adding 6 modular classrooms on the property in front of Buildings 19 & 20 and making the following classroom moves between Thanksgiving break and the end of the calendar year:

- Elementary and Middle day school students will move to Buildings 19 & 20
- Autism and Neurodiversity students and High School day school students will move to Building 23 (Green roof building)
- Residential students and Applied Curriculum students will move to the modular classrooms
- Courage to Succeed is looking into options for on-campus locations

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### Won't this building project by Spy Rock and UMFS create a much larger traffic situation on Broad Street?

The construction on the front property will be contained to the UMFS property line, and should not directly impact traffic on Broad Street. The only exception to this will be when Spy Rock's contractor builds the new entrance and traffic light on Broad Street. We expect this to be a 3-4 month project, which will come with road closures. We will send communication prior to this work beginning. Please see the attached campus map for alternative ways onto campus during this time.

Once the Spy Rock project is complete, residents and commercial tenants/visitors will have designated parking.

### How will you keep us updated?

Regular construction updates will be added to [umfs.org/master-plan](http://umfs.org/master-plan). Email will be used to send key project updates that may impact one's day-to-day experience on campus. Text message alerts will be used for staff and school transportation when emergent updates need to be communicated (such as unexpected, last minute road closures).

# UMFS TRAFFIC PATTERNS

If there are disruptions to the Broad Street entrance at any point, please access campus via the **Westwood Entrance** (off Westwood Avenue) or the **Mastin Lane Entrance** (off Hamilton Street).

