

School Facility Evaluation Project
Part IV - Additional Notes and Comments

School _____
Date _____

School Name:	ANNIE FOOTE ELEMENTARY			School Code:	9377	
Location:	6320 TEMPLE DRIVE N.E., CALGARY			Facility Code:	1580	
Region:	SOUTH			Superintendent:	DR. DONNA MICHAELS	
Jurisdiction:	CALGARY SCHOOL DISTRICT No.19			Contact Person:	MS. LEANNE SOLIGO	
				Telephone:	(403) 214-1123	
Grades:	K-6			School Capacity:	525	
Building Section	Year of Compl.	No. of Floors	Gross Bldg Area (Sq.M.)	Type of Construction (i.e., structure, roof, cladding)	Description of Mechanical Systems (incl. major upgrades)	Comments/Notes
Original Building	1980	1	3054.77	Brick; Flat roof	Two hot water boilers to perimeter convectors and heating coils in air handling units. Main air handler in boiler room with cooling to overhead supply diffusers to classrooms and office. Separate air handlers to serve gym. and stage.	
Additions/ Expansions	N/A					See portables
					Evaluator's Name:	WINSTON DZIVER
					& Company:	GOWLING & GIBB ARCHITECTS

Upgrading/ Modernization (identify whether minor or major)						
Portable Struct. (identify whether attached/perman. or free-standing/ relocatable)	1978 1981	1 1	83.5 766.08 <u>TOTAL</u> 3904.35		Individual gas furnaces with DX cooling to individual classrooms and hallway.	Attached/Perman.
List of Reports/ Supplementary Information	ROOFING INSPECTION REPORT NOT PREPARED. AUTHORITY HAVING JURISDICTION REPORT(S) NOT PREPARED. HAZARDOUS MATERIALS AUDIT AVAILABLE - "MANAGE IN PLACE" POLICY IN EFFECT.					

School Facility Evaluation Project
Part IV - Additional Notes and Comments

	Evaluation Components	Summary Assessment	Estim. Cost
1	Site Conditions	Overlay pave playground and parking lot; Replace play structure	\$63,900
2	Building Exterior	Repair entry soffit and replace windows	\$68,650
3	Building Interior	Repair Gyp. Bd. Wall, replace carpet, refinish gym floor, replace 4 doors	\$47,650
4	Mechanical Systems	General mechanical systems are in reasonably good shape. Gym and stage ventilation equipment are outdoor exposed to weather and approach end of service life. Boilers are in good shape, heating pumps are approaching end of service life. Main condensing unit is also close to end of service life. No fire suppression system inside building. Add standpipe fire hose system as minimum. Install backflow prevention valves. Replace domestic hot water system. Add exhaust hoods over ranges. Add cooling to computer network closet. Replace control system with energy management technology.	\$286,114
5	Electrical Systems	Electrical system is satisfactory. Upgrade exterior lights. Upgrade fire safety systems including fire alarm, emergency and exit lighting systems. No surge protection on power. Lighting levels are reasonable, upgrade fixtures with T-8 lamps and electronic ballasts. Upgrade network cabling to include 4 missing classrooms. Upgrade Gym. fixtures for metal halides.	\$189,652
6	Portable Buildings	Replace windows, carpet flooring; repair vinyl faced partitions. See also 1980 Mech and Elec.	\$152,500
7	Space Adequacy:		
	7.1 Classrooms	A large surplus of 216.2 m2. A lunch room has been converted into 2 classrooms.	
	7.2 Science Rooms/Labs	A deficient of 79.9 m2.	
	7.3 Ancillary Areas	A large deficient of 218.1 m2	
	7.4 Gymnasium	A slight deficient of 17.9 m2.	
	7.5 Library/Resource Areas	A slight surplus of 6.3 m2.	
	7.6 Administration/Staff Areas	A slight surplus of 12.6 m2.	
	7.7 CTS Areas	N/A	
	7.8 Other Non-Instructional Areas (incl. gross-up)	A deficient of 77.8 m2.	
	Overall School Conditions & Estim. Costs		\$808,466

Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.1	General Site Conditions			
1.1.1	Overall site size.	4	Adequate	
1.1.2	Outdoor athletic areas.	4	Adequate - good condition	
1.1.3	Outdoor playground areas, including condition of equipment and base.	3	Asphalt paved play area - patched - overlay pave. Replace timber play structure	\$44,100
1.1.4	Site landscaping.	4	Mature trees and shrubs	
1.1.5	Site accessories (i.e., perimeter and other fencing, guard rails, bike stands, flag poles).	3	Fence - chain link and post and cable - good Flag - good Bike stand - none on site - add stands	\$3,000
1.1.6	Surface drainage conditions (i.e., drains away from building, signs of ponding).	4	Acceptable	
1.1.7	Evidence of sub-soil problems.	4	No problem noted	
1.1.8	Safety and security concerns due to site conditions.	4	No problem noted	
Other				

Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.2	Access/Drop-Off Areas/Roadways/Bus Lanes			
1.2.1	Vehicular and pedestrian access points (i.e., size, number, visibility, safety).	4	One vehicle access point - good One pedestrian access point - good	
1.2.2	Surfacing of on-site road network (note whether asphalt or gravel).	N/A	No on-site roads	
1.2.3	Bus lanes/drop-off areas (note whether on-site or off-site).	4	Street bus-drop-off	
1.2.4	Fire vehicle access.	4	Street bus-drop-off	
1.2.5	Signage.	4	Visible and acceptable	
Other				

Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.3	Parking Lots and Sidewalks			
1.3.1	Number of parking spaces for staff, students and visitors (including stalls for disabled persons).	4	38 Parking stalls - all energized.	
1.3.2	Layout and safety of parking lots.	4	Satisfactory	
1.3.3	Surfacing and drainage of parking lots (note whether asphalt or gravel).	3	Asphalt paved - Alligator cracking and patches; Drainage to catch basin - good - overlay pave	\$16,800
1.3.4	Layout and safety of sidewalks.	4	Satisfactory	
1.3.5	Surfacing and drainage of sidewalks (note type of material).	4	Concrete and asphalt paved - good	
1.3.6	Curb cuts and ramps for barrier free access.	4	At grade sidewalk access	
Other				
	Overall Site Conditions & Estimated Costs			\$63,900

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.1	Overall Structure		Bldg. Section	Description/Condition	
2.1.1	Floor structure and beams (i.e., signs of bending, cracking, heaving, settlement, voids, rust, stains).	4	All	No problems noted.	
2.1.2	Wall structure and columns (i.e., signs of bending, cracking, settlement, voids, rust, stains).	4	All	No problems noted.	
2.1.3	Roof structure (i.e., signs of bending, cracking, voids, rust, stains).	4	All	No problems noted.	
Other					

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.2	Roofing and Skylights <i>Identify the availability of an up-to-date inspection report or roofing program. Note if roof sections are of different ages and/or in varying</i>		Bldg. Section or Roof Section	Description/Condition/Age	
2.2.1	Based on the inspection report (and to the extent possible, direct observation), assess and rate roof conditions and estimate costs for required improvements (i.e., covering materials, membrane, insulation, other components).	F.I.	All	Roofing reports have not been prepared and are available from CBE.	
2.2.2	Roof accessories (i.e., ladders, stairs, hatches, masts, exhaust hoods, chimneys, gutters, downspouts, splashpads).	F.I.	All	See 2.2.1	
2.2.3	Control of ice and snow falling from roof.	4	All	Flat roof	
2.2.4	Skylights (i.e., signs of distress, leaks, ice build-up, condensation, deteriorated materials/seals).	N/A			
Other					

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.3	Exterior Walls/Building Envelope		Bldg. Section	Description/Condition	
2.3.1	Exterior wall finishes (i.e., signs of deterioration, cracks, brick spalling, effluorescence, water stains).	4	All	No problems noted.	
2.3.2	Fascias, soffits, parapets (i.e., signs of looseness, stains, rust, peeling paint).	3	1980	Wood T&G entry soffit - minor warping - repair	\$5,000
2.3.3	Building envelope (i.e., evidence of air infiltration/exfiltration through the exterior wall or ice build up on wall, eaves, canopy).	4	All	No problems noted.	
2.3.4	Interface of roof drainage and ground drainage systems.	4	All	Internal drainage to storm system.	
2.3.5	Inside faces of exterior walls (i.e., signs of cracks, water stains, dust spots).	4	All	No problems noted.	
Other					

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.4	Exterior Doors and Windows		Bldg. Section	Description/Condition	
2.4.1	Doors (i.e., signs of deterioration, rusting metal, glass cracks, peeling paint, damaged seals, sealed unit failure).	4	All	Metal doors - good condition	
2.4.2	Door accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	4	All	Satisfactory	
2.4.3	Exit door hardware (i.e., safety and/or code concerns).	4	All	Satisfactory	
2.4.4	Windows (i.e., signs of deterioration, rusting metal, glass cracks, peeling paint, damaged seals, sealed unit failure).	2	All	Alum. - Single glazed exterior w/ single glazed in Alum. Sash added interior (screw anchorage) - Replace all.	\$63,650
2.4.5	Window accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	2	All	See 2.4.4	
2.4.6	Building envelope (i.e., signs of heavy condensation on doors or windows).	2	All	See 2.4.4	
Other					
Overall Bldg Exterior Condition & Estim Costs					\$68,650

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.1	Interior Structure		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.1.1	Interior walls and partitions (i.e., signs of cracks, spalling, paint peeling).	2	1980	Gyp. Board water damaged (hose bib area) at mech./elect. Rm location - Repair wall. Otherwise acceptable	\$1,500
3.1.2	Floors (i.e., signs of cracks, heaving, settlement).	4	All	No problems noted	
Other					
3.2	Materials and Finishes		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.2.1	Floor materials and finishes.	2	1980	12" x 12" - Acceptable - vinyl corlon(Art rm.) seams tacked - replace 100.2 m2. Carpet - worn, seams patch repaired - replace 964.2 m2. Gym. Hardwood - refinish	\$40,150
3.2.2	Wall materials and finishes.	4	1980	Conc. Blk., Gyp. Bd & Vinyl faced demountable - good condition	
3.2.3	Ceiling materials and finishes.	4	1980	O.W.S.J & Q-Deck - Good Gyp. Board - Good 2' x 4' susp. Acoustic - good	

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.2	Materials and Finishes (cont'd)		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.2.4	Interior doors and hardware.	3	1980	Replace 4 doors (Gym. Storage and music) - remainder acceptable.	\$6,000
3.2.5	Millwork	4	1980	Good condition throughout	
3.2.6	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs).	4	1980	Acceptable	
3.2.7	Any other fixed/mounted specialty items (i.e., CTS equipment, gymnasium equipment).	4	1980	Gym. Equip. - Good Folding partitions - Good	
3.2.8	Washroom materials and finishes.	4	1980	Floor - 4"x8" Quarry tile - Good Walls - Block - Good T-partitions - Good Barrier free cubicles provided - One boys/One girls	
Other					

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.3	Health and Safety Concerns --- <i>Intent is to identify renovations considered necessary to meet applicable codes, primarily due to safety concerns. Basis of evaluation should be an up-to-date inspection report from the authority having jurisdiction together with direct observations as appropriate. Evaluator should note if in his opinion a comprehensive code evaluation is</i> 3.3.1 Building construction type - combustible or non-combustible, sprinklered or non-sprinklered. 3.3.2 Fire separations (i.e., between buildings, wings, zones if non-sprinklered). 3.3.3 Fire resistance rating of materials (i.e., corridor walls and doors). 3.3.4 Exiting distances and access to exits. 3.3.5 Barrier-free access. 3.3.6 Availability of hazardous materials audit (i.e., evidence of safety concerns with respect to asbestos, PCB's, chemicals). 3.3.7 Other health and safety concerns (i.e., evidence of excessive noise conditions, air quality problems) Other		Bldg. Section	Description/Condition	
		F.I.	1980	Authority having jurisdiction report not prepared.	
		4	1980	Non-combustible - no sprinklers	
			1978/1981	Portables - combustible - no sprinklers	
		F.I.	All	Separations appear present - zones appear present except above ceiling construction at corridor doors not observed. (Concealed)	
		4	All	Appear acceptable	
		4	All	Acceptable	
		4	All	At grade access & barrier free washrooms provided.	
		F.I.	All	Audit available - "Manage in Place" policy in effect -> extent of hazardous materials and abatement costs not determined.	
		N/A			
Overall Bldg Interior Condition & Estim Costs					\$47,650

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.1	Mechanical Site Services				
4.1.1	Site drainage systems (i.e., surface and underground systems, catch basins).	4		On site catch basins available in paved parking areas.	
4.1.2	Exterior plumbing systems (i.e., irrigation systems, hose bibs).	4		Several hose bibbs around building. No irrigation system.	
4.1.3	Outside storage tanks.	N/A			
Other					
4.2	Fire Suppression Systems		Bldg. Section	Description/Condition	
4.2.1	Fire hydrants and siamese connections.	4		Street fire hydrant available. No siamese connections.	
4.2.2	Fire suppression systems (i.e., pumps, sprinklers, piping, reservoirs, hoses, stand pipes, CO2 systems).	3		No fire suppression system in building. Minimum standpipe and hose system shall be considered.	\$39,000.00
4.2.3	Hand extinguishers, blankets and showers (i.e., in CTS areas).	4		Hand extinguishers throughout the building.	
4.2.4	Other special situations (e.g., flammable storage areas, science labs, CTS areas).	N/A			
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.3	Water Supply and Plumbing Systems		Bldg. Section	Description/Condition	
4.3.1	Domestic water supply (i.e., pressure, volume, quality note whether municipal or well supply).	4		4" incoming water supply, 2" to domestic with 2" water meter.	
4.3.2	Water treatment system(s).	N/A			
4.3.3	Pumps and valves (including backflow prevention valves).	2		No backflow prevention valve installed. Required on domestic water systems and future standpipe system.	\$12,000.00
4.3.4	Piping and fittings.	4		Satisfactory.	
4.3.5	Plumbing fixtures (i.e., toilets, urinals, sinks)	4		Satisfactory.	
4.3.6	Domestic hot water system (i.e., heater, storage tanks, failure alarms, pressure, volume, recirculation).	3		System exceed service life. Recirculation system available. Preplace hot water heater.	\$5,000.00
4.3.7	Sanitary and storm sewers, including sumps and pits (note whether sewage system is municipal or septic).	4		Sanitary and storm sewers to municipal system. Satisfactory condition.	
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.4	Heating Systems		Bldg. Section	Description/Condition	
4.4.1	Heating capacity and reliability (including backup capacity).	3		Two hot water boilers "Bryan" with three heating pumps. One pump to circulate boiler and two pumps to handle perimeter radiation system and air handling system. Satisfactory condition. Pumps reached service life, replace pumps.	\$10,000.00
4.4.2	Heating controls (including use of current energy management technology).	3		Heat controls are pneumatic, no energy management function. See 4.7.1	
4.4.3	Fresh air for combustion and condition of the combustion chimney.	4		Appears to be satisfactory.	
4.4.4	Treatment of water used in heating systems.	4		Periodic water treatment program in place.	
4.4.5	Low water cutoff/pressure relief valves and failure alarms (i.e., hot water heating).	4		Satisfactory condition.	
4.4.6	Heating air filtration systems and filters.	N/A			
4.4.7	Heating humidification systems and components.	N/A			

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.4	Heating Systems (cont'd)		Bldg. Section	Description/Condition	
4.4.8	Heating distribution systems (i.e., piping, ductwork) and associated components (i.e., diffusers, radiators).	4		Distribution system and associated components appear to be satisfactory. Only general routine maintenance required.	
4.4.9	Heating piping, valve and/or duct insulation.	4		Satisfactory.	
4.4.10	Heat exchangers.	N/A			
4.4.11	Heating mixing boxes, dampers and linkages.	N/A			
4.4.12	Heating distribution/circulation in larger spaces (i.e., user comfort, temperature of outside wall surfaces).	4		Appears to be satisfactory.	
4.4.13	Zone/unit heaters and controls.	4		Appears to be satisfactory.	
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.5	Ventilation Systems		Bldg. Section	Description/Condition	
4.5.1	Air handling units capacity and condition.	4		Main air handling system to serve the entire building except the Gym. System consists of R/A fan, S/A fan, mixing section, filtration and DX cooling. Equipment in satisfactory condition.	\$25,000.00
		3		Gym area handle by two outdoor air handlers and stage area handle by one outdoor handlers. All units have reheat coils inside building. Equipment @ end of life cycle.	
4.5.2	Outside air for the occupant load (if possible, reference CFM/occupant).	4		Equipment capacities unknown. Outside air for the occupant load not available. Air quantities appeared to be reasonable.	
4.5.3	Air distribution system (if possible, reference number of air changes/hour).	4		Appears to be satisfactory. No air quantities available for evaluation.	
4.5.4	Exhaust systems capacity and condition.	4		Appears to be satisfactory.	
4.5.5	Separation of out flow from air intakes.	4		Appears to be satisfactory.	
4.5.6	Special/dedicated ventilation and/or exhaust systems (i.e., kitchen, labs, CTS areas).	N/A			
Other		3		Exhaust hoods required above range in kitchen and staff room.	\$3,000.00

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.5	Ventilation Systems (cont'd)		Bldg. Section	Description/Condition	
	<i>Note: Only complete the following items if there are separate ventilation and heating systems.</i>				
4.5.7	Ventilation controls (including use of current energy management technology).	3		Pneumatic system, no energy management technology. See 4.7.1	
4.5.8	Air filtration systems and filters.	4		Appears to be satisfactory.	
4.5.9	Humidification system and components.	N/A			
4.5.10	Heat exchangers.	N/A			
4.5.11	Ventilation distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages).	4		Appears to be satisfactory.	
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.6	Cooling Systems		Bldg. Section	Description/Condition	
4.6.1	Cooling system capacity and condition (i.e., chillers, cooling towers, condensers).	3		Main condensing unit on roof to serve main air handler. Unit approach end of service life.	\$70,000.00
4.6.2	Cooling distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages)	4		Same as ventilation system.	
4.6.3	Cooling system controls (including use of current energy management technology).	3		Pneumatic system, no energy management technology. See 4.7.1	
4.6.4	Special/dedicated cooling systems (i.e., labs, CTS areas).	4		Satisfactory.	
Other		3		Cooling system shall be added to computer network closet.	\$5,000.00
4.7	Building Control Systems		Bldg. Section	Description/Condition	
4.7.1	Building wide/system wide control systems and/or energy management systems.	3		Pneumatic control system. Upgrade system to energy management system.	\$117,114.00
	Overall Mech Systems Condition & Estim. Costs				\$286,114.00

Section 5	Electrical Systems	Rating	Comments/Concerns		Estim. Cost
5.1	Site Services				
	5.1.1 Primary service capacity and reliability (i.e., access, location, components, installation, bus sizes - note whether overhead or underground).	4		Underground 1600 amp 120/240V 3phase 4 wire main service to 1600 amp CDP. Estimated peak load demand @ 110 KVA. Service size adequate.	
	5.1.2 Site and building exterior lighting (i.e., safety concerns).	3		Exterior lights around the building. Time clock control. Upgrade fixtures.	\$9,000.00
	5.1.3 Vehicle plug-ins (i.e., number, capacity, condition).	4		34 car plugs available. Condition satisfactory.	
	Other				
5.2	Life Safety Systems		Bldg. Section	Description/Condition	
	5.2.1 Fire and smoke alarm systems (i.e., safety concerns, up-to-date technology, regularly tested).	3		Existing fire alarm system original system and requires upgrading. Additional heat detectors required in storage under gym stage, upgrade bell system to include strobe lights.	\$8,000.00
	5.2.2 Emergency lighting systems (i.e., safety concerns, condition).	3		Existing equipment are functional. Upgrade battery packs and emergency light in original construction.	\$6,500.00
	5.2.3 Exit lighting and signage (i.e., safety concerns, condition).	3		Existing exit sign working. Upgrade exit signs with LED type to improve reliability.	\$4,000.00
	Other				

Section 5	Electrical Systems	Rating	Comments/Concerns		Estim. Cost
5.3	Power Supply and Distribution		Bldg. Section	Description/Condition	
5.3.1	Power service surge protection.	3		No surge protection.	\$1,500.00
5.3.2	Panels and wireways capacity and condition.	4		Existing panels are satisfactory with some space for future. Hallway panels are relatively full.	
5.3.3	Emergency generator capacity and condition and/or UPS (if applicable).	N/A			
5.3.4	General wiring devices and methods.	4		Appears to be satisfactory.	
5.3.5	Motor controls.	F.I.		MCC replace on an as needed basis. Honeywell under contract to modify.	
Other					

Section 5	Electrical Systems	Rating	Comments/Concerns		Estim. Cost
5.4	Lighting Systems		Bldg. Section	Description/Condition	
5.4.1	Interior lighting systems and components (i.e., illumination levels, conditions, controls).	3		<p>Existing lighting are fluorescent fixtures with T-12 lamps throughout.</p> <p>50-70 F.C. in Office 40-50 F.C. in Classroom</p> <p>25-30 F.C. in Gym (HID fixtures) 45-50 F.C. in Staff room</p> <p>40-45 F.C. in Library 15-25 F.C. in Hallways</p> <p>20-25 F.C. in Washrooms 45-50 F.C. in Art Room</p> <p>Most rooms have 2 switches. Ambient conditions have significant impact on lighting level in space. New light fixtures with T-8 lamps and electronic ballasts are required. Replace H.I.D. (mercury vapour) to metal halide and new ballasts.</p>	\$156,152.00
5.4.2	Replacement of ballasts (i.e., health and safety concerns).	4		Existing fixtures shall not contain PCBs	
5.4.3	Implementation of energy efficiency measures and recommendations.	3		Multiple switches in Classrooms. Upgrade fixtures. See 5.4.1	
Other					

Section 5	Electrical Systems	Rating	Comments/Concerns		Estim. Cost
5.5	Network and Communication Systems		Bldg. Section	Description/Condition	
5.5.1	Telephone system and components (i.e., capacity, reliability, condition).	4		Telephone system upgraded.	
5.5.2	Other communication systems (i.e., public address, intercom, CCTV, satellite or cable TV).	4		Ceiling speaker system used for paging. No CCTV, satellite or cable TV systems.	
5.5.3	Network cabling (if available, should be category 5 or better).	3		Network cabling upgraded in Offices, most Classrooms and Library. Additional network cabling is required to 4 classrooms.	\$4,000.00
5.5.4	Network cabling installation (i.e., in conduit, secured to walls or tables).	4		Existing network cabling are in conduit.	
5.5.5	Wiring and telecommunication closets (i.e., size, security, ventilation/cooling, capacity for growth).	3		Network closet in Storage Room. Very untidy cabling. No ventilation - ceiling tile removed for heat dissipation. See also 4.6.4	\$500.00
5.5.6	Provision for dedicated circuits for network equipment (i.e., hubs, switches, computers).	4		Satisfactory. 4.6.4	
Other					

Section 5	Electrical Systems	Rating	Comments/Concerns		Estim. Cost
5.6	Miscellaneous Systems		Bldg. Section	Description/Condition	
5.6.1	Site and building surveillance system (if applicable).	N/A			
5.6.2	Intrusion alarms (if applicable).	4		Security system in place with motion detectors.	
5.6.3	Master clock system (if applicable).	4		Master clock system in main office.	
Other					
5.7	Elevators/Disabled Lifts (If applicable)				
5.7.1	Elevator/lift size, access and operating features (i.e., sensing devices, buttons, phones, detectors).	N/A			
5.7.2	Condition of elevators/lifts.	N/A			
5.7.3	Lighting and ventilation of elevators/lifts.	N/A			
Other					
Overall Elect. Systems Condition & Estim Costs					\$189,652.00

Section 6	Portable Buildings	Rating	Comments/Concerns	Estim. Cost
	<i>Note: Separate sheets can be completed, if necessary, for portable buildings of different ages and/or conditions.</i>		Includes 1978 and 1981 portables	
6.1.1	Foundation and structure (i.e., signs of bending, cracking, settlement, rust, voids, stains).	F.I.	not visible - skirted	
6.1.2	Roof materials and components (i.e., signs of deterioration, leaks, ice build-up).	F.I.	Roofing report not prepared.	
6.1.3	Exterior wall finishes (i.e., signs of deterioration, cracks, water stains).	2	Vinyl faced gypsum board peeling/damaged at corridors and one unit - replace vinyl	\$9,000
6.1.4	Doors and windows (i.e., signs of deterioration, rusting hardware, glass cracks, peeling paint, damaged seals).	2	Doors - acceptable Windows - Alum. Single glazed ext. w/ single glaze int. in alum sash. Added - replace all	\$64,000
6.1.5	Interior finishes (i.e., floors, walls, ceiling).	2	Floors - carpet - worn, open seams replace throughout walls - vinyl faced gyp. Bd. - replace damaged corridors and one unit Ceilings - acceptable	\$34,500
6.1.6	Millwork (i.e., counters, shelving, vanities, cabinets).	4	Acceptable	
6.1.7	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs)	4	Acceptable	
6.1.8	Heating system.	3	9 relocatable classrooms; Individual furnaces and condensing units at end of service life.	\$45,000
6.1.9	Ventilation system.	3	See 6.1.8	
6.1.10	Electrical, communication and data network systems.	3	Replace light fixtures with T-8 and electronic ballasts and computer network. See 5.5.3	
6.1.11	Health and safety concerns (i.e., fire and smoke alarms, fire protection systems, exiting, fire resistance rating of materials).	4	Acceptable	
6.1.12	Barrier-free access.	4	Provided in 1980 bldg.	
	Overall Portable Bldgs Condition & Estim Costs			\$152,500

Section 7	Space Adequacy	This Facility			Equiv. New Facility			Surplus/ Deficiency	Comments/Concerns
		No.	Size (m2)	Total Area	No.	Size (m2)	Total Area		
7.1	Classrooms	17	Varies	1416.2	15	80	1200	216.2m2	Lunchroom converted into 2 classrooms
7.2	Science Rooms/Labs	1	110.1	110.0 m2	2	95 95	190 m2	(79.9 m2)	
7.3	Ancillary Areas (i.e., Art, Computer Labs, Drama, Music,)	2	81.7 100.2	181.9 m2	4	1@130 3@90	400 m2	(218.1 m2)	
7.4	Gymnasium (incl. gym storage)	1	409.5 45.6	455.1 m2	1	430 43	473 m2	(17.9 m2)	
7.5	Library/Resource Areas	1	204.2	226.3 m2	1	220	220 m2	6.3 m2	
7.6	Administration/Staff, Physical Education, Storage Areas		Varies	439.6 m2		Varies	427 m2	12.6 m2	Includes shower and dressing rooms(86.2 m2) as well as Mech space of 124.1 m2.
7.7	CTS Areas								
	7.7.1 Business Education	N/A							
	7.7.2 Home Economics	N/A							
	7.7.3 Industrial Arts	N/A							
	7.7.4 Other CTS Programs	N/A							
7.8	Other Non-Instructional Areas (i.e., circulation, wall area, crush space, wc area)			1075.2 m2			1153 m2	(77.8 m2)	
	Overall Space Adequacy Assessment	22		3904.4 m2	22		4063 m2	(158.6 m2)	

Evaluation Component/ Sub-Component	Additional Notes and Comments

Evaluation Component/ Sub-Component	Additional Notes and Comments

Evaluation Component/ Sub-Component	Additional Notes and Comments

Evaluation Component/ Sub-Component	Additional Notes and Comments

Evaluation Component/ Sub-Component	Additional Notes and Comments

Evaluation Component/ Sub-Component	Additional Notes and Comments