

School Facilities Evaluation Project

Evaluation Team: Architectural Najfeldt Architect.
Mechanical Bacz Engineering Ltd.
Electrical Beaubien Glover Engineering Ltd.

Date of Tour: April 20, 2000

School Name/City, Town: **H. E. Beriault Junior High School**, Edmonton, Ab.
School District: Edmonton Roman Catholic Schools, Regional Division No. 40

Executive Summary:

ARCHITECTURAL

The original building was constructed in 1963 of masonry construction with flat roofs and combination of brick, stucco and metal panel exterior. It is a three (3) storey building, which was further expanded in 1971 by a two (2) storey addition of similar construction.

Site re-grading is required to improve surface drainage along north wall. Asphalt area at picnic tables should be expanded to improve drainage and provide access for maintenance vehicles. Create new waste bin pick-up area. Sidewalks at the front and north of building should be replaced and ramp should be provided to front entrance. Other recommendations include provision of tree line at rear and resurfacing of existing parking lot.

Building exterior is mostly in good condition, except for exterior doors and hardware, which require replacement.

An investigation is recommended to determine course of action regarding replacement of "outsulation" finished east wall. Also instruction related issues should be investigated to assess applicability under this program.

Interior upgrades are required to replace ceiling tiles in the Hallways and Washrooms. Doors to staircases and Gyms should be replaced, metal toilet partitions should be replaced. Ceiling in small Gym should be replaced. Elevator, accessible Washrooms and automatic door openers should be provided to complete barrier free accessibility to the building.

MECHANICAL

Existing mechanical system consists of hot water heating and indoor mounted air handling units (eleven in total). Ventilation is provided via ceiling space ductwork and crawl space ductwork on lower level. Mechanical upgrade recommendations call for major replacement of the entire system with new air handling units and new distribution system, complete with new controls, including upgrading of the existing hot water system.

ELECTRICAL

Electrical recommendations call for upgrading of the existing electrical service. Upgrading of the fire alarm system to current Code is recommended. Additional recommendations call for retrofit of existing light fixtures to new energy efficient fixtures.