

School Name:	New Brigden				School Code:	5907	
Location:	New Brigden				Facility Code:	182	
Region:	South				Superintendent:	Keith Jones	
Jurisdiction:	Prairie Rose Regional Div. #8				Contact Person:	Brian Frey	
					Telephone:	403-527-5516	
Grades:	1 to 9				School Capacity:	100	
						1999 enrollment 58	
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	1955	1	445.0	Masonry, Flat Roof, Wood Panel Cladding	Mix of boiler system complete with radiation and furnace per classroom no air conditioning system except in one classroom (and one portable).		
Additions/ Expansions	1958	1	191.0	Same as '55 except Brick Cladding	Similar to above		
	1964	1	137.0	Same as '55			
			233.4	Portables			
			1006.4	Total Area			
					Evaluator's Name:	A. Benson	
					& Company:	CJC Architects Inc.	

Upgrading/ Modernization (identify whether minor or major)							
		N/A					
Portable Struct. (identify whether attached/perman. or free- standing/ relocatable)							
		1962	1	73.5	Wood Frame, Pitched Roof, Wood Panel Cladding	Palme Air Furnace	Free-standing / relocatable
		1989	1	66.9	Wood Frame, Flat Roof, Aluminum Sidung	Palme Air Furnace	Free-standing / relocatable
		1997	1	93.0	Wood frame, Pitched Roof, Stucco Cladding	Gas Furnace	Converted Dwelling Unit on concrete foundation. Attached / permanent.
List of Reports/ Supplementary Information					Mini Plans - require to be up-dated. No reports available. 2-Teacherage on site, not covered by this Report.		

School Facility Evaluation Project
Part IV - Additional Notes and Comments

	Evaluation Components	Summary Assessment		Estim. Cost
1	Site Conditions	Pea gravel base required for playground equipment. Some cracked sidewalks. Further investigation recommended concerning possible injury due to gopher holes in play areas. Also surface drainage away from building.		\$7,400
2	Building Exterior	Painting required for roof flashings. Some door and window replacements. Further investigation required to assess roofing condition and a singular location of cracked masonry.		\$16,100
3	Building Interior	Concrete floor slab in Boiler Room and Storage Room needs replacement. Kitchen requires fire-shutter and new countertops. Library cabinets are poor. H/C facilities required. Further investigation recommended to assess if hazardous materials are present.		\$44,000
4	Mechanical Systems	Need to redo mechanical to add fresh air and reduce noise levels. Consider adding air conditioning to computer lab.		\$28,450
5	Electrical Systems	Electrical in generally good condition except overhead too close to building. However, fire alarm system is not CSA approved or monitored and need to be replaced.		\$14,500
6	Portable Buildings	Need to improve ventilation and reduce noise.		\$18,500
7	Space Adequacy:			
	7.1 Classrooms	22.6M2 Surplus: 5-Classrooms existing, Area Guideline suggests 4 required	22.6	
	7.2 Science Rooms/Labs	15.5M2 Deficiency: 1-Science Room required but deficient in area	-15.5	
	7.3 Ancillary Areas	188M2 Deficiency: 1-Ancillary area existing which is a Computer Lab. No Music or Drama Areas	-188	
	7.4 Gymnasium	184.7M2 Deficiency: 1-Gym required but deficient in area	-184.7	
	7.5 Library/Resource Areas	21M2 Deficiency: 1-Room required but deficient in area	-21	
	7.6 Administration/Staff Areas	228.3M2 deficiency: No Physical Education Space.	-228.3	
	7.7 CTS Areas	N/A	0	
	7.8 Other Non-Instructional Areas (incl. gross-up)	124.7M2 Deficiency	-124.7	
	Overall School Conditions & Estim. Costs			\$128,950

Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.1	General Site Conditions			
1.1.1	Overall site size.	4	Adequate, expansion possible	
1.1.2	Outdoor athletic areas.	4	Ball Diamond. Sand Volleyball Court. Soccer Field.	
1.1.3	Outdoor playground areas, including condition of equipment and base.	3	All Equipment is pre 1982. No pea gravel bases-add	\$2,500
1.1.4	Site landscaping.	4	Natural Grass, non-irrigated. On-going Gopher problem	
1.1.5	Site accessories (i.e., perimeter and other fencing, guard rails, bike stands, flag poles).	4		
1.1.6	Surface drainage conditions (i.e., drains away from building, signs of ponding).	F.I.	Drainage away from building not apparent.	
1.1.7	Evidence of sub-soil problems.	4	None apparent	
1.1.8	Safety and security concerns due to site conditions.	F.I.	Refer to 1.1.4 above: Possible injury due to Gopher holes in Play Areas.	
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 access point, non-structured (rural), adequate visibility.	
1.2.2	Surfacing of on-site road network (note whether asphalt or gravel).	4	Gravel	
1.2.3	Bus lanes/drop-off areas (note whether on-site or off-site).	4	On-Site.	
1.2.4	Fire vehicle access.	4		
1.2.5	Signage.	4	School name visible on front of Building	
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	6 visitor, 5 staff.	
1.3.2	Layout and safety of parking lots.	4		
1.3.3	Surfacing and drainage of parking lots (note whether asphalt or gravel).	4	Gravel.	
1.3.4	Layout and safety of sidewalks.	4	Minimal Sidewalks.	
1.3.5	Surfacing and drainage of sidewalks (note type of material).	3	Concrete Sidewalks, some cracking-estimate 70M2 replacement required.	\$4,900
1.3.6	Curb cuts and ramps for barrier free access.	4	Level access.	
Other				
	Overall Site Conditions & Estimated Costs			\$7,400

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	Slab on grade.	
2.1.2	Wall structure and columns (i.e., signs of bending, cracking, settlement, voids, rust, stains).	4	All	No apparent problems.	
2.1.3	Roof structure (i.e., signs of bending, cracking, voids, rust, stains).	4	All	No apparent problems.	
2.1.4	Control/expansion joints.	N/A			
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 states of repair.</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	BUR roofing, age unknown-further inspection recommended.	
2.2.2	Roof accessories (i.e., ladders, stairs, hatches, masts, exhaust hoods, chimneys, gutters, downspouts, splashpads).	F.I.	All	As per 2.2.1 above.	
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	All	None noted.	
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	Combination of painted wood panels and face brick.	
2.3.2	Fascias, soffits, parapets (i.e., signs of looseness, stains, rust, peeling paint).	3	All	Paint peeling on metal fascia flashings-estimate 145 L.M. to be repainted.	\$2,500
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 apparent problems.	
2.3.4	Interface of roof drainage and ground drainage systems.	4	All	Rainwater Leaders. Surface drainage.	
2.3.5	Inside faces of exterior walls (i.e., signs of cracks, water stains, dust spots).	F.I.	All	Generally no problems except for a full height crack in Corridor of 1964 addition.	
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).	3	1955	Double Doors at S/W Entrance is in poor condition including the frame-replace. Door to Boiler Rm needs alignment.	\$3,000
2.4.2	Door accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	3	All	Generally good except exterior double doors from Gym need weatherstripping.	\$600
2.4.3	Exit door hardware (i.e., safety and/or code concerns).	4	All	Appropriate hardware.	
2.4.4	Windows (i.e., signs of deterioration, rusting metal, glass cracks, peeling paint, damaged seals, sealed unit failure).	3	1955	Wood windows in Original Building are in poor condition-replace 6 units.	\$10,000
2.4.5	Window accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	4	All	No apparent problems.	
2.4.6	Building envelope (i.e., signs of heavy condensation on doors or windows).	4	All	No apparent problems.	
Other					
	Overall Bldg Exterior Condition & Estim Costs				\$16,100

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.1	Interior Structure		Bldg. Section	Description/Condition	
3.1.1	Interior walls and partitions (i.e., signs of cracks, spalling, paint peeling).	4	All	Masonry walls-generally no problems.	
3.1.2	Floors (i.e., signs of cracks, heaving, settlement).	3	1955	Exposed concrete floor in Boiler Rm 107 and Storage Rm 108 badly deteriorated-replace	\$7,000
Other					
3.2	Materials and Finishes		Bldg. Section	Description/Condition	
3.2.1	Floor materials and finishes.	4	All	Generally sheet goods flooring. Carpet in Library & Staff. Wood in Gym with vented base.	
3.2.2	Wall materials and finishes.	4	All	Generally paint on masonry.	
3.2.3	Ceiling materials and finishes.	4	All	Generally 12" X 12" A.T. Ceilings. Painted concrete tee structure in Gym. Painted gypsum board in Library. Stippled ceiling in Computer Lab.	

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.	1	All	Solid core wood doors in pressed steel frames-good condition. Kitchen door has no closer and pass through has no fire shutter-add.	\$3,000
3.2.5	Millwork	3	1964 1958	Library cabinets at exterior wall in poor condition-replace. Kitchen Countertops in poor condition-replace.	\$12,000
3.2.6	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs).	1	All	Some Tackboards are "DonnaConna" Burlap, not firerated-replace.	\$2,000
3.2.7	Any other fixed/mounted specialty items (i.e., CTS equipment, gymnasium equipment).	4	1958	Adjustable Backstops in Gym.	
3.2.8	Washroom materials and finishes.	4	1955	Quary Tile floors-good condition. 2' X 4' A.T. Ceilings, some stained tile. Half height ceramic tile walls, painted concrete block above.	
Other					

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.3	Health and Safety Concerns --- 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 required. 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		<u>Bldg. Section</u>	<u>Description/Condition</u>	
		4	All	Combustible construction, non-sprinklered.	
		4	All		
		4	All	Concrete block walls and solid core wood doors-adequate.	
		4	All	Satisfactory.	
		3	All	No h/c washroom - provide facility. No h/c door operators at Main Entrance - provide.	\$20,000
		F.I.	All	No reports available.	
		N/A			
	Overall Bldg Interior Condition & Estim Costs				\$44,000

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		Surface drainage only, no catch basins.	
	4.1.2 Exterior plumbing systems (i.e., irrigation systems, hose bibs).	3		One hose bib no back flow prevention	\$200.00
	4.1.3 Outside storage tanks.	N/A			
	Other	N/A			
4.2	Fire Suppression Systems		Bldg. Section	Description/Condition	
	4.2.1 Fire hydrants and siamese connections.	4		No hydrant no siamese connection	
	4.2.2 Fire suppression systems (i.e., pumps, sprinklers, piping, reservoirs, hoses, stand pipes, CO2 systems).	N/A		No fire hose cabinets	
	4.2.3 Hand extinguishers, blankets and showers (i.e., in CTS areas).	4		Fire extinguishers tested June 1999	
	4.2.4 Other special situations (e.g., flammable storage areas, science labs, CTS areas).	N/A			
	Other	N/A			

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		Well - Reported as tested by local health unit, taste poor, pressure okay.	
4.3.2	Water treatment system(s).	4		No treatment	
4.3.3	Pumps and valves (including backflow prevention valves).	3		Down hole pump, no back flow prevention	\$500.00
4.3.4	Piping and fittings.	4		No apparent leaks.	
4.3.5	Plumbing fixtures (i.e., toilets, urinals, sinks)	2		No back flow prevention on janitor sink	\$250.00
4.3.6	Domestic hot water system (i.e., heater, storage tanks, failure alarms, pressure, volume, recirculation).	4		GSW 40 gallon 45,000 BTU/HR appears relatively new	
4.3.7	Sanitary and storm sewers, including sumps and pits (note whether sewage system is municipal or septic).	3		Septic system annually pumped out, split septic field. Raise grades around tank	\$1,500.00
Other		N/A			

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).	4		One Weil McLain 325,000 BTU/HR complete with pump, Palm Aire furnaces (no fresh air) per classroom (one replaced with Bryant 80,000). One classroom has split system.	
4.4.2	Heating controls (including use of current energy management technology).	4		No indoor/outdoor	
4.4.3	Fresh air for combustion and condition of the combustion chimney.	4		Relief air and combustion air complete with skirt	
4.4.4	Treatment of water used in heating systems.	3		No pot feeder, has micron filter. Chemicals added manually.	\$500.00
4.4.5	Low water cut-off/pressure relief valves and failure alarms (i.e., hot water heating).	4		Appears okay.	
4.4.6	Heating air filtration systems and filters.	3		Filters replaced annually, increase frequency and improve filter type.	\$500.00
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		Appears okay.	
4.4.9	Heating piping, valve and/or duct insulation.	3		Need piping insulation in some areas.	\$3,500.00
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		Temperature appears uniform	
4.4.13	Zone/unit heaters and controls.	4		Thermostat per classroom	
Other		3		Add exhaust to janitor room and store rooms	\$2,000.00

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.	3		Add fresh air to all furnaces. Consider adding economizer section with minimum setting. Will likely need to change Palmar to horizontal furnace with stainless steel heat exchanger and discharge control with room thermostat override and acoustic insulation.	\$19,000.00
4.5.2	Outside air for the occupant load (if possible, reference CFM/occupant).	3		None, price include in 4.5.1 above.	
4.5.3	Air distribution system (if possible, reference number of air changes/hour).	3		Furnaces only cycle on call for heat (too noisy). Price included in 4.5.1 above	
4.5.4	Exhaust systems capacity and condition.	3		See previous note (price included in 4.4.13 Other).	
4.5.5	Separation of out flow from air intakes.	4		Appears okay.	
4.5.6	Special/dedicated ventilation and/or exhaust systems (i.e., kitchen, labs, CTS areas).	3		Add hood to stove	\$500.00
Other		N/A			

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).	N/A		Not separate system	
4.5.8	Air filtration systems and filters.	N/A			
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).	N/A			
Other		N/A			

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.6	Cooling Systems		Bldg. Section	<u>Description/Condition</u>	
4.6.1	Cooling system capacity and condition (i.e., chillers, cooling towers, condensers).	4		Two classrooms (one is portable) have split systems	
4.6.2	Cooling distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages)	N/A		Part of above.	
4.6.3	Cooling system controls (including use of current energy management technology).	N/A		Part of above.	
4.6.4	Special/dedicated cooling systems (i.e., labs, CTS areas).	N/A			
Other		N/A			
4.7	Building Control Systems		Bldg. Section	<u>Description/Condition</u>	
4.7.1	Building wide/system wide control systems and/or energy management systems.	N/A			
	Overall Mech Systems Condition & Estim. Costs				\$28,450.00

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).	3		200A disconnect (150 amp fuses) 120/60/1 overhead needs to be relocated. Second (underground) service to computer building.	\$3,000.00
5.1.2	Site and building exterior lighting (i.e., safety concerns).	4		Parking area only, incandescent	
5.1.3	Vehicle plug-ins (i.e., number, capacity, condition).	4		4 duplex good repair	
Other		N/A			
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).	2		Non CSA fire alarm system. System is not monitored.	\$7,500.00
5.2.2	Emergency lighting systems (i.e., safety concerns, condition).	4		Battery packs and remote heads	
5.2.3	Exit lighting and signage (i.e., safety concerns, condition).	2		Exit lights not tied into battery packs and bulbs burned out in several signs	\$4,000.00
Other		N/A			

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.	4		Power bars only	
5.3.2	Panels and wireways capacity and condition.	4		Appears okay.	
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 okay.	
5.3.5	Motor controls.	N/A			
Other		N/A			

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).	4		Library 40-50FC (fluorescent), gym 15-20FC (fluorescent), classroom 40-50FC (fluorescent), corridors 8-12FC (fluorescent)	
5.4.2	Replacement of ballasts (i.e., health and safety concerns).	4		Only on failure, potential PCB in some lights.	
5.4.3	Implementation of energy efficiency measures and recommendations.	4		T-12 fixtures have been provided, lighting levels are good.	
Other		N/A			

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		NT Meridian. No telephones in classrooms	
5.5.2	Other communication systems (i.e., public address, intercom, CCTV, satellite or cable TV).	N/A		No public address or intercom	
5.5.3	Network cabling (if available, should be category 5 or better).	4		Category 5	
5.5.4	Network cabling installation (i.e., in conduit, secured to walls or tables).	4		Wiremold and conduit	
5.5.5	Wiring and telecommunication closets (i.e., size, security, ventilation/cooling, capacity for growth).	4		Closet off computer room (warm)	
5.5.6	Provision for dedicated circuits for network equipment (i.e., hubs, switches, computers).	4		Spare capacity in panels	
Other		N/A			

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		DSC - All Knight	
5.6.3	Master clock system (if applicable).	N/A		Simplex bell system only	
Other		N/A			
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		N/A			
	Overall Elect. Systems Condition & Estim Costs				\$14,500.00

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>			
6.1.1	Foundation and structure (i.e., signs of bending, cracking, settlement, rust, voids, stains).	4	No apparent problems.	
6.1.2	Roof materials and components (i.e., signs of deterioration, leaks, ice build-up).	F.I.	1962 Portable: Asphalt Shingles, age 2 years. 1988 Portables: most likely original roof-should be assessed. 1997 Portable: Asphalt Shingles-east side replaced in '97, west side needs minor repairs.	
6.1.3	Exterior wall finishes (i.e., signs of deterioration, cracks, water stains).	3	1962 Portable: Plywood panel cladding-needs repainting, 85M2 estimated. 1988 Portables: Aluminum siding-no apparent problems. 1997 Portable: Stucco, poor condition - requires replacement, 100M2 estimated.	\$12,000
6.1.4	Doors and windows (i.e., signs of deterioration, rusting hardware, glass cracks, peeling paint, damaged seals).	3	1998 Portable: Wood windows in poor condition - replace	\$3,000
6.1.5	Interior finishes (i.e., floors, walls, ceiling).	4	1962 Portable: V.A. Tile flooring, Vinyl wall & ceiling panels. 1988 Portables: Sheet Goods flooring, painted gypsum board walls, 2' x 4' A.T. Ceiling. 1997 Portable: Carpet flooring, painted gypsum board walls, stippled ceiling.	
6.1.6	Millwork (i.e., counters, shelving, vanities, cabinets).	4		
6.1.7	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs)	4		
6.1.8	Heating system.	3	Generally classroom furnace with outside air connection, except fresh air supply needs to be added to 1962 portable.	\$3,500
6.1.9	Ventilation system.	4	Part of 6.1.8 above.	
6.1.10	Electrical, communication and data network systems.	4	Good lighting, spare capacity in panels.	
6.1.11	Health and safety concerns (i.e., fire and smoke alarms, fire protection systems, exiting, fire resistance rating of materials).	4		
6.1.12	Barrier-free access.	4		
	Overall Portable Bldgs Condition & Estim Costs			\$18,500

Section 7	Space Adequacy	This Facility			Equiv. New Facility			Surplus/ Deficiency	Comments/Concerns
		No.	Size	Total Area	No.	Size	Total Area		
7.1	Classrooms	5		342.6	4	80.0	320.0	22.6	All based on Area Guidelines for the aggregate area of a 150 capacity Elementary School and a 200 capacity Junior High
7.2	Science Rooms/Labs	1	19.5	19.5	1	35.0	35.0	-15.5	
7.3	Ancillary Areas (i.e., Art, Computer Labs, Drama, Music,)	1	93.0	93.0	2		281.0	-188.0	
7.4	Gymnasium (incl. gym storage)	1	147.3	147.3	1	332.0	332.0	-184.7	
7.5	Library/Resource Areas	1	67.7	67.7	1	88.7	88.7	-21.0	
7.6	Administration/Staff, Physical Education, Storage Areas			42.5			270.8	-228.3	No Shower / Dressing Areas provided.
7.7	CTS Areas								
	7.7.1 Business Education								
	7.7.2 Home Economics								
	7.7.3 Industrial Arts								
	7.7.4 Other CTS Programs								
7.8	Other Non-Instructional Areas (i.e., circulation, wall area, crush space, wc area)			293.8			418.5	-124.7	
	Overall Space Adequacy Assessment	9		1006.4	9		1746.0	-739.6	Based on 71% Elementry, 29% Junior High

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