

EXECUTIVE SUMMARY

Project Overview

In February 2000 the Alberta Infrastructure School Facilities Branch engaged Carruthers & Associates Architects Inc. to investigate and report on the physical condition of 23 schools in Calgary under the jurisdiction of the Calgary Board of Education. We are now pleased to present the results of our investigations, in the form of charts as specified by Alberta Infrastructure.

Construction History

Original:	1964,	1978.5 sq. m.	12 classrooms, washrooms, offices, gymnasium
Addition:	1968,	1552.2 sq. m.	13 Classrooms

Evaluation Date: April 7, 2000

Building Summary

1960, Concrete slab, concrete block frame walls, OWSJ

1972 Concrete slab, concrete block frame walls, OWSJ

The original 1964 building boiler plant consists of two Peerless hot water boilers which also supplies heat to the 1968 addition. System operates satisfactorily but should be considered for replacement due to age.

Summary of Observations and Recommendations

- Revise site access
- Refurbish parking lot
- Refurbish windows
- Refurbish Ceilings.
- Replace interior doors
- Refurbish millwork
- Refinish washrooms
- Upgrade handicapped access
- Replace fire doors
- Replace Boilers. Upgrade swamp coolers and mixing arrangement
- Upgrade building controls
- Upgrade life safety systems. Provide energy efficient lighting.

Provide data cabling to classrooms

Estimated Costs:

1.Site:	\$94,000
2.Building exterior:	\$145,000
3.Building interior:	\$173,000
4.Mechanical:	\$269,000
5.Electrical:	\$147,500
6.Portables	\$0
TOTAL:	\$828,500

Space Adequacy:

Total area this facility:	3522.7 m. ²
Equivalent new facility requirements:	3317.0 m. ²
Space Surplus:	205.7 m. ²

Further Investigation:

- Site Drainage.
- Asbestos costing.
- Fire separations and exiting distances.
- Quality of Roof & Accessories
- Millwork and baseboard paint to be reviewed.

School Plan and Data Information

The plan information for the building was supplied by the school jurisdiction. Area information was provided by Alberta Infrastructure. The information generally appears to be up to date with some minor room function revisions.

TABLE OF CONTENTS

Executive Summary	i
School Evaluation Report	1
Part I: Facility Profile and Summary	1
Part II: Physical Condition	4
1. Site Conditions	4
2. Building Exterior	7
3. Building Interior	11
4. Mechanical Systems	14
5. Electrical Systems	21
6. Portable Classrooms	26
7. Space Adequacy	27
Photographs	
Floor Plans	
Site Plan	
Asbestos Report	