

## 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:	1957,	1438.4 m. <sup>2</sup> classrooms, washrooms, offices, gymnasium
Addition:	1960,	458.3 4 Classrooms
Addition:	1968,	163.8 Portables
Addition	1986	148.4 m. <sup>2</sup> Entrance and offices

Evaluation Date: April 5, 2000

### Building Summary

Wood frame construction with concrete slab at ground floor hallway and washroom areas.

Single low pressure 2,200,000 BTUH boiler installed in 1957 supplies heat to original 1957 building and 1986 addition. A separate low pressure boiler installed in 1960 serves that addition.

### Summary of Observations and Recommendations

Playground set to be replaced. Site grass areas to be refurbished  
Parking area to be enlarged and paved. Exterior walls to be refurbished  
Exterior doors to be replaced. Exterior windows to be replaced  
Carpet and corridor flooring to be replaced  
Walls to be patched and painted. Ceilings to be refurbished  
Repair/replace interior doors  
Mill-work to be upgraded. Washroom finishes to be replaced  
Building to be made handicapped accessible  
Boilers to be replaced  
Provide new air supply system. Upgrade exhaust system

Upgrade building controls. Fire alarm to be upgraded  
Distribution panels to be replaced. Lighting to be upgraded  
Portable finishes to be redone  
Mechanical and electrical systems in portables to be upgraded

### Estimated Costs:

1.Site:	\$169,500
2.Building exterior:	\$260,000
3.Building interior:	\$582,000
4.Mechanical:	\$300,000
5.Electrical:	\$133,500
6.Portables	\$168,800
TOTAL:	\$1,613,000

### Space Adequacy:

Total area this facility:	2208.9 m. <sup>2</sup>
Equivalent new facility requirements:	2946.0 m. <sup>2</sup>
Space Deficiency:	(737.1 m. <sup>2</sup> )

### Further Investigation:

Surface drainage to be reviewed  
Asbestos costing. Potential for lead paint use to be reviewed.  
Quality of Roof & Accessories  
Fire code separations and exiting distances to be reviewed  
Air quality issues in portables necessitate further investigation.  
Movement in floors of portables 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.

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