	School Name:	Patrick Airlie				School Code:	9327
	Location:	1520 39 Street S.E.				Facility Code:	1539
	Region:	South				Superintendent:	Dr Donna Michaels
	Jurisdiction:	Calgary Public School Board				Contact Person:	Leanne Soligo
		District No. 19				Telephone:	214-1123
	Grades:	Kindergarten to 6				School Capacity:	325

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	1957	2 (partial)	1,438.40	Wood frame construction wth concrete slab at ground floor hallway and washroom areas.	Low pressure steam boiler and unit ventilators.	
Additions/ Expansions	1960	2	458.3	Wood frame and concrete block construction on concrete slab.	Fed from original steam boiler with unit ventilators.	
	1986	1	148.4	Concrete slab with concrete block walls, OWSJ and metal deck.		
Subtotal			1,438.40			

Evaluator's Name:	Doug Campbell
& Company:	Carruthers & Associates Architects Inc

Upgrading/ Modernization (identify whether minor or major)						
Portable Struct. (identify whether attached/perman. or free-standing/ relocatable)	1968	1	163.8	Attached permanent wood frame construction.		
Total			2,208.90			
List of Reports/ Supplementary Information	Asbestos report by Enviromental Health Professionals for Calgary Board of Education- April 7, 1999					

	Evaluation Components	Summary Assessment	Estim. Cost
1	**Site Conditions**	Site is in poor condition showing worn and damaged surfaces and significant ponding.	$169,500
2	**Building Exterior**	Building exterior condition varies from poor to adequate. All exterior surfaces require attention.	$260,000
3	**Building Interior**	Building interior condition varies from poor to adequate. All interior surfaces require attention.	$582,000
4	**Mechanical Systems**	School requires upgrade to boiler plant, ventilation system and controls.	$300,000
5	**Electrical Systems**	Fire alarm and exit signage require upgrade. Primary service and distribution, interior and exterior lighting are life expired and require upgrading. Power surge protection is recommended.	$133,500
6	**Portable Buildings**	Portable are old and in warn and damaged condition.	$168,800
7	**Space Adequacy:**		
	7.1 Classrooms	Surplus: 45.6m2	
	7.2 Science Rooms/Labs	Deficiency: 9.2m2	
	7.3 Ancillary Areas	Deficiency: 235m2	
	7.4 Gymnasium	Surplus: 58.3m2	
	7.5 Library/Resource Areas	Deficiency: 5.8m2	
	7.6 Administration/Staff Areas	Surplus: 272.9m2	
	7.7 CTS Areas		
	7.8 Other Non-Instructional Areas (incl. gross-up)	Deficiency: 201.5m2	
	Overall School Conditions & Estim. Costs		$1,613,800

Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.1	**General Site Conditions**			
1.1.1	Overall site size.	4	Large. This is adequate.(Area unknown)	
1.1.2	Outdoor athletic areas.	4	Outdoor athletic areas include one paved basketball area, two grass soccer pitches and one baseball field.	
1.1.3	Outdoor playground areas, including condition of equipment and base.	3	Outdoor play areas include one swingset and one active playground set. These are old, in worn condition and made of timber - replace.	$40,000
1.1.4	Site landscaping.	3	Site landscaping is predominantly grass. It is worn and in disrepair.	$45,000
1.1.5	Site accessories (i.e., perimeter and other fencing, guard rails, bike stands, flag poles).	4	Site accessories are in adequate condition.	
1.1.6	Surface drainage conditions (i.e., drains away from building, signs of ponding).	FI	No inadequacies observed. Weather conditions prohibited full investigation.	
1.1.7	Evidence of sub-soil problems.	NA	No inadequacies observed.	
1.1.8	Safety and security concerns due to site conditions.	4	None evident.	
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	Vehicular (parking) access is off 16 th Ave. to the south of the school. There are several pedestrian access routes to the site and school from adjacent streets.	
1.2.2	Surfacing of on-site road network (note whether asphalt or gravel).	NA	There is no on-site road network.	
1.2.3	Bus lanes/drop-off areas (note whether on-site or off-site).	4	There is no dedicated bus lane or drop-off area. Buspick-up and drop-off is on 39 th street adjacent to front entry of school.	
1.2.4	Fire vehicle access.	4	Fire vehicle access to the site is from the four adjacent streets; 14 th and 16 th Avenues, and 39th and 40th Streets.	
1.2.5	Signage.	3	Install bus drop-off signs.	$2,500
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).	2	There are 14 parking spaces, all with plug-ins. All other parking requirements are met by sreet parking. This is inadequate.	$32,000
1.3.2	Layout and safety of parking lots.	4	Parking lot is laid out parrallel to 16 th ave. There are no evident safety concerns.	
1.3.3	Surfacing and drainage of parking lots (note whether asphalt or gravel).	2	Parking lot is gravel and enevenly surfaced with significant ponding - regrade or resurface.	$35,000
1.3.4	Layout and safety of sidewalks.	NA	There are no on-site sidewalks.	
1.3.5	Surfacing and drainage of sidewalks (note type of material).	NA	see 1.3.4 above.	
1.3.6	Curb cuts and ramps for barrier free access.	3	No curb cuts noted. No ramps present at elevated entries.	$15,000
Other				
	Overall Site Conditions & Estimated Costs			$169,500

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).	3	1957/60 1986	Concrete foundation wall at gym area shows minor cracks, indicating some movement.	$8,000
2.1.2	Wall structure and columns (i.e., signs of bending, cracking, settlement, voids, rust, stains).	3	1957/60 1986	Exterior concrete block walls at gym cracked (see 2.1.1) No inadequacies noted.	
2.1.3	Roof structure (i.e., signs of bending, cracking, voids, rust, stains).	FI	All	Refer to 2.1.1 & 2.1.2	
Other					

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.2	**Roofing and Skylights** ***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***		**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).	FI	All	No inspection done	
2.2.2	Roof accessories (i.e., ladders, stairs, hatches, masts, exhaust hoods, chimneys, gutters, downspouts, splashpads).	FI	All	No inspection done	
2.2.3	Control of ice and snow falling from roof.	NA	All	Flat roof construction.	
2.2.4	Skylights (i.e., signs of distress, leaks, ice build-up, condensation, deteriorated materials/seals).	4	1986	Skylight at scool entry in good condition.	
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).	3	1957/60	All exterior walls are of stucco and concrete block. All walls show signs of deterioration and damage-resurface.	
			1986	No inadequacies noted.	$72,000
2.3.2	Fascias, soffits, parapets (i.e., signs of looseness, stains, rust, peeling paint).	3	1957/60	All exterior wood soffits and facias peeling paint and cracked - replace.	
			1986	No inadequacies noted.	$22,000
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 inadequacies noted.	
2.3.4	Interface of roof drainage and ground drainage systems.	3	1957/60	Drainage from roof scuppered to exterior wall mounted drainpipe discharging at building base - this is inadequate - replace ground drainage condition.	
			1986	No inadequacies noted.	$8,000
2.3.5	Inside faces of exterior walls (i.e., signs of cracks, water stains, dust spots).	4	All	No inadequacies 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).	2	1957/60 1986	All exterior doors and frames are wood. They are in worn and damaged condition - replace. No inadequacies noted.	$40,000
2.4.2	Door accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	2	1957/60 1986	All exterior doors accessories in worn and damaged condition - replace. No inadequacies noted.	$8,000
2.4.3	Exit door hardware (i.e., safety and/or code concerns).	2	All	All exit hardware is inadequate - replace.	$10,000
2.4.4	Windows (i.e., signs of deterioration, rusting metal, glass cracks, peeling paint, damaged seals, sealed unit failure).	2	1957/60 1986	All window units old, worn, with significant failure - replace all. No inadequacies noted.	$80,000
2.4.5	Window accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	2	1957/60 1986	All window sccessories old, worn, with significant failure - replace all. No inadequacies noted.	$12,000
2.4.6	Building envelope (i.e., signs of heavy condensation on doors or windows).	4	All	No inadequacies noted.	
Other					
	Overall Bldg Exterior Condition & Estim Costs				$260,000

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	No inadequacies noted.	
3.1.2	Floors (i.e., signs of cracks, heaving, settlement).	4	All	No inadequacies noted.	
Other					
3.2	**Materials and Finishes**		**Bldg. Section**	**Description/Condition**	
3.2.1	Floor materials and finishes.	3	1957/60	All hallway VAT and classroom tile and carpet in worn and or damaged condition - replace all.	
			1986	No inadequacies noted.	$88,000
3.2.2	Wall materials and finishes.	3	1957/60	All hallway and classroom painted wall surfaces (concrete block and/or drywall) in worn and or damaged condition - replace all.	
			1986	No inadequacies noted.	$75,000
3.2.3	Ceiling materials and finishes.	3	1957/60	All drywall ceiling areas worn and damaged - repair and repaint. Acoustic tile ceiling in disrepair - replace tile where necessary.	
			1986	No inadequacies noted.	$45,000

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.2	**Materials and Finishes (cont'd)**		**Bldg. Section**	**Description/Condition**	
3.2.4	Interior doors and hardware.	3	1957/60	All interior doors and hardware is original and in worn and or damaged condition - repair or replace where necessary.	
			1986	No inadequacies noted.	$30,000
3.2.5	Millwork	3	1957/60	All millwork are original wood cabinets. They are in worn and damaged condition. Patch, refinish and replace p-lam where necessary.	
			1986	No inadequacies noted.	$80,000
3.2.6	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs).	3	All	All blackboards are newer items in aluminium frames fitted into existing wood perimeter frames - they are in adequate condition but should be replaced with white boards.	$20,000
3.2.7	Any other fixed/mounted specialty items (i.e., CTS equipment, gymnasium equipment).	4	All	No inadequacies noted.	
3.2.8	Washroom materials and finishes.	3	All	All washroom finishes worn, damaged or missing. Repaint all pointed surfaces, repair tile surfaces and refinish partitions.	$45,000
Other		3	All	Architectural work to accommodate boiler replacement.	$45,000

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***		**Bldg. Section**	**Description/Condition**	
3.3.1	Building construction type - combustible or non-combustible, sprinklered or non-sprinklered.	4	1957/60	Building is of combustable construction and is non-sprinklered.	
			1986	Building is of non-combustable construction and is non-sprinklered.	
3.3.2	Fire separations (i.e., between buildings, wings, zones if non-sprinklered).	2	1957/60	Fire seperation doors inadequate - replace with rated doors and frames with magnetic hold opens.	
			1986	No inadequacies noted.	$34,000
3.3.3	Fire resistance rating of materials (i.e., corridor walls and doors).	FI	1957/60		
			1986		
3.3.4	Exiting distances and access to exits.		All		
		FI			
3.3.5	Barrier-free access.		All	Building is not handicapped accessable. No lever handles on room doors, no ramps at varying grade enties, no elevator between floors, no automatic door paddle - install all.	
		2			$120,000
3.3.6	Availability of hazardous materials audit (i.e., evidence of safety concerns with respect to asbestos, PCB's, chemicals).		All	Asbestos report prepared by Enviromental Health Professionals for the Calgary Board of Education. Asbestos used extensively - copy attached.	
		FI			
3.3.7	Other health and safety concerns (i.e., evidence of excessive noise conditions, air quality problems)		All		
		FI		Millwork and baseboards may contain lead paint	
Other					
	Overall Bldg Interior Condition & Estim Costs				$582,000

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		Site drainage consists of grading to swales to run-off to streets.	
4.1.2	Exterior plumbing systems (i.e., irrigation systems, hose bibs).	4		Building has exterior hose bibbs.	
4.1.3	Outside storage tanks.	N/A		Not applicable.	
Other					
4.2	**Fire Suppression Systems**		**Bldg. Section**	**Description/Condition**	
4.2.1	Fire hydrants and siamese connections.	4		Street fire hydrant is located adjacent to school.	
4.2.2	Fire suppression systems (i.e., pumps, sprinklers, piping, reservoirs, hoses, stand pipes, CO2 systems).	N/A		Not applicable.	
4.2.3	Hand extinguishers, blankets and showers (i.e., in CTS areas).	4		Hand extinguishers located throughout.	
4.2.4	Other special situations (e.g., flammable storage areas, science labs, CTS areas).	N/A		Not applicable.	
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		50 mm service from street, runs to 50mm meter. Service to building tied to municipal service.	
4.3.2	Water treatment system(s).	N/A		Not applicable.	
4.3.3	Pumps and valves (including backflow prevention valves).	3		Backflow protection provided on boiler. No backflow prevention is provided at building entry. Cost is for main service.	$8,000.00
4.3.4	Piping and fittings.	4		All piping on domestic is copper is in reasonable condition for age of the facility.	
4.3.5	Plumbing fixtures (i.e., toilets, urinals, sinks)	4		Fixtures are adequate. Require on going maintenance.	
4.3.6	Domestic hot water system (i.e., heater, storage tanks, failure alarms, pressure, volume, recirculation).	3		One old self contained hot water gas fired 36,000 BTUH input.	$2,000.00
4.3.7	Sanitary and storm sewers, including sumps and pits (note whether sewage system is municipal or septic).	4		Services tied to municipal mains.	
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		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.	$95,000.00
4.4.2	Heating controls (including use of current energy management technology.	3		Controls are all pneumatic and to a large extent original. No current energy technology is employed. See 4.7.1	
4.4.3	Fresh air for combustion and condition of the combustion chimney.	4		Combustion air is in place and acceptable.	
4.4.4	Treatment of water used in heating systems.	4		Treatment systems are current.	
4.4.5	Low water cutoff/pressure relief valves and failure alarms (i.e., hot water heating).	4		Acceptable.	
4.4.6	Heating air filtration systems and filters.	N/A		Not applicable.	
4.4.7	Heating humidification systems and components.	N/A		Not applicable.	

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	3		Entire school steam heating system including boilers and piping should be considered for replacement. See 4.4.1	
4.4.9	Heating piping, valve and/or duct insulation.	3		School is all old steam piping and should be replaced along with boilers. Refer to 4.4.1	
4.4.10	Heat exchangers.	N/A		Not applicable.	
4.4.11	Heating mixing boxes, dampers and linkages.	3		Unit ventilators in 1957/60 sections are prone to operating problems due to their age. See 4.4.1 & 4.5.1	
4.4.12	Heating distribution/circulation in larger spaces (i.e., user comfort, temperature of outside wall surfaces).	3		Subject to some areas of discomfort due to unit ventilator performance. See 4.4.1 & 4.5.1	
4.4.13	Zone/unit heaters and controls.	3		See 4.4.1	
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.	3		1957/60 portions have no air supply system, depends on unit ventilators in classrooms. 1986 administration addition is provided with a 710 l/s ducted air system. The gymnasium is provided with an exhaust system only.	$100,000.00
4.5.2	Outside air for the occupant load (if possible, reference CFM/occupant).	3		Could be acceptable if unit ventilators actually maintain outside air minimum, however unlikely. 1986 portion would be satisfactory if minimum outside air is controlled at low ambient. See 4.5.1	
4.5.3	Air distribution system (if possible, reference number of air changes/hour).	3		Design of unit ventilators would give 6 to 7 air changes. This is less likely now due to age of equipment. See 4.5.1	
4.5.4	Exhaust systems capacity and condition.	3		1957/60 portion have combined exhaust fans which exhaust classrooms, storage areas, and washrooms. Gym has separate exhaust fan.	$30,000.00
4.5.5	Separation of out flow from air intakes	4		Acceptable under current conditions.	
4.5.6	Special/dedicated ventilation and/or exhaust systems (i.e., kitchen, labs, CTS areas).	3		No exhaust in staff room kitchen.	$5,000.00
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.5	**Ventilation Systems (cont'd)**		**Bldg. Section**	**Description/Condition**	
	Note: Only complete the following items if there are separate ventilation and heating systems.				
4.5.7	Ventilation controls (including use of current energy management technology).	3		School has limited ventilation controls of pneumatic design. Systems are started and stopped manually. See 4.7.1	
4.5.8	Air filtration systems and filters.	4		Unit ventilators have cardboard throwaway filters.	
4.5.9	Humidification system and components.	N/A		Not applicable.	
4.5.10	Heat exchangers.	N/A		Not applicable.	
4.5.11	Ventilation distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages).	4		Administration area ductwork is in good condition.	

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
Other					
4.6	**Cooling Systems**		**Bldg. Section**	**Description/Condition**	
4.6.1	Cooling system capacity and condition (i.e., chillers, cooling towers, condensers).	N/A		Not applicable.	
4.6.2	Cooling distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages)	N/A		Not applicable.	
4.6.3	Cooling system controls (including use of current energy management technology).	N/A		Not applicable.	
4.6.4	Special/dedicated cooling systems (i.e., labs, CTS areas).	N/A		Not applicable.	
Other					
4.7	**Building Control Systems**		**Bldg. Section**	**Description/Condition**	
4.7.1	Building wide/system wide control systems and/or energy management systems.	3		Building controls are pneumatic, no energy management, getting old. Major alarms are tied to off site monitoring.	$60,000.00
	Overall Mech Systems Condition & Estim. Costs				$300,000.00
				Evaluator: Dale Way, Hemisphere Engineering	

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).	2		Primary service is fed overhead, 120/208V, single phase, 3 wire. Age of service is over useful life and should be replaced.	$15,000
5.1.2	Site and building exterior lighting (i.e., safety concerns).	3		Exterior lighting is inadequate and should be replaced.	$1,500
5.1.3	Vehicle plug-ins (i.e., number, capacity, condition).	4		Parking lot has 15 plug-ins in good condition, temperature controlled.	
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).	2		Fire alarm system is 40+ years old with minimal devices and should be replaced to meet current standards.	$30,000
5.2.2	Emergency lighting systems (i.e., safety concerns, condition).	4		Emergency lighting power by battery packs.	
5.2.3	Exit lighting and signage (i.e., safety concerns, condition).	3		Exit signage has a mixture of old and new signs, does not adequately indicate all exits and should be upgraded.	$4,000
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		Provide power surge protection.	$1,500
5.3.2	Panels and wireways capacity and condition.	2		Distribution panels are 40+ years old. Replacement parts are no longer available and should be replaced.	$15,000
5.3.3	Emergency generator capacity and condition and/or UPS (if applicable).	N/A		N/A	
5.3.4	General wiring devices and methods.	3		Require more circuits in staff workroom.	$5,000
5.3.5	Motor controls.	3		Motor starters are 40+ years old and should be replaced.	$3,000
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		Lighting predominately fluorescent with illumination levels: classroom 30-60 fc, administration 50+ fc, corridors 20+ fc, storage 20+ fc, and gymnasium 20 fc. Fixtures are 40+ years old and should be replaced.	$58,000
5.4.2	Replacement of ballasts (i.e., health and safety concerns).	3		Existing fixtures may contain PCBs and should be replaced. See Section 5.4.1.	
5.4.3	Implementation of energy efficiency measures and recommendations.	3		Car plug-ins should be controlled by a timer.	$500
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).	5		Meridian telephone installed in 1996 with 4 incoming lines and a telephone station in each room.	
5.5.2	Other communication systems (i.e., public address, intercom, CCTV, satellite or cable TV).	4		P.A. system is a Rauland in good condition.	
5.5.3	Network cabling (if available, should be category 5 or better).	4		Network cabling is Cat. 5 with Amp patch panels using RJ22 connectors and 3 Com hubs.	
5.5.4	Network cabling installation (i.e., in conduit, secured to walls or tables).	4		Network cabling installed in raceways.	
5.5.5	Wiring and telecommunication closets (i.e., size, security, ventilation/cooling, capacity for growth).	4		Network closet has adequate size and natural ventilation.	
5.5.6	Provision for dedicated circuits for network equipment (i.e., hubs, switches, computers).	4		Network closet and computer lab have dedicated circuits.	
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		N/A	
5.6.2	Intrusion alarms (if applicable).	4		Intrusion monitored by motion detectors.	
5.6.3	Master clock system (if applicable).	N/A		N/A	
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		N/A	
5.7.2	Condition of elevators/lifts.	N/A		N/A	
5.7.3	Lighting and ventilation of elevators/lifts.	N/A		N/A	
Other					
	Overall Elect. Systems Condition & Estim Costs				$133,500
				Evaluator: Gary Mctighe, Stebnicki, Robertson & Associates	

Section 6	Portable Buildings	Rating	Comments/Concerns	Estim. Cost
	Note: Separate sheets can be completed, if necessary, for portable buildings of different ages and/or conditions.			
6.1.1	Foundation and structure (i.e., signs of bending, cracking, settlement, rust, voids, stains).	FI	Observable missalignment and warpage in floors indicate movement.	
6.1.2	Roof materials and components (i.e., signs of deterioration, leaks, ice build-up).	FI	Observable missalignment and warpage in floors indicate movement.	
6.1.3	Exterior wall finishes (i.e., signs of deterioration, cracks, water stains).	FI	Observable missalignment and warpage in walls indicate movement.	
6.1.4	Doors and windows (i.e., signs of deterioration, rusting hardware, glass cracks, peeling paint, damaged seals).	2	All door and window systems are old, worn, damaged and inadequate - replace.	$30,000
6.1.5	Interior finishes (i.e., floors, walls, ceiling).	2	All interior finishes are old, worn, damaged and inadequate - replace.	$60,000
6.1.6	Millwork (i.e., counters, shelving, vanities, cabinets).	2	All millwork is old, worn, damaged and inadequate - replace.	$48,000
6.1.7	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs)	2	All wall mounted equipment is old, worn, damaged and inadequate - replace.	$16,000
6.1.8	Heating system.	3	Consists of gas fired furnaces in each of the 2 portables. Units are old and should be replaced.	$12,000
6.1.9	Ventilation system.	3	Outside air is mixed with return air and supplied through furnaces. Systems are old and controlled by standard thermostat. See 6.1.8	
6.1.10	Electrical, communication and data network systems.	3	Illumination level is low, 30 fc, and lighting should be upgraded.	$2,600.00
6.1.11	Health and safety concerns (i.e., fire and smoke alarms, fire protection systems, exiting, fire resistance rating of materials).	3	Provide exit signage in common corridor exit.	$200.00
6.1.12	Barrier-free access.			
	Overall Portable Bldgs Condition & Estim Costs			$168,800

Section 7	Space Adequacy	This Facility			Equiv. New Facility			Surplus/ Deficiency	Comments/Concerns
		No.	Size	Total Area	No.	Size	Total Area		
7.1	Classrooms	12	Varies	934.4	9	80	720	214.4	
7.2	Science Rooms/Labs	1	79	85.8	1	95	95	-9.2	
7.3	Ancillary Areas (i.e., Art, Computer Labs, Drama, Music,)	1	75	75	1 2	130 90	310	-235	
7.4	Gymnasium (incl. gym storage)	1	414.7	414.7	1	430 43	473	-58.3	
7.5	Library/Resource Areas	1	154.2	154.2	1	160	160	-5.8	
7.6	Administration/Staff, Physical Education, Storage Areas			108.1			381	-272.9	
7.7	CTS Areas							0	
	7.7.1 Business Education							0	
	7.7.2 Home Economics							0	
	7.7.3 Industrial Arts							0	
	7.7.4 Other CTS Programs							0	
7.8	Other Non-Instructional Areas (i.e., circulation, wall area, crush space, wc area)			436.7			807	-370.3	
	Overall Space Adequacy Assessment	16		2208.9	15		2946	-737.1	

Evaluation Component/ Sub-Component	Additional Notes and Comments