

School Facilities Evaluation Project

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

Date of Tour: April 7, 2000

School Name/City, Town: **St. Bernard Elementary School**, Edmonton, Ab.
School District: Edmonton Roman Catholic Schools, Regional Division No. 40

Executive Summary:

ARCHITECTURAL

The original building was constructed in 1958 of frame construction with sloped roofs and stucco exterior. It was expanded in 1964 by a major addition of masonry construction with flat roofs, brick and stucco exterior.

Site re-grading is required to improve surface drainage, and section of sidewalk should be replaced to achieve the same. Exterior of the 1958 section is in poor condition and in need of general overhaul of all building envelope components. This includes windows, doors with door frames and stucco finish. Exterior doors and frames should also be replaced in the 1964 section.

Interior upgrades are required to replace all carpets, ceiling tiles, and repaint walls. Recommendations call for replacement of interior doorframes, doors and hardware, and replacement of millwork within the building. Automatic door openers and barrier free Washrooms should be provided.

Roofing inspection is recommended for the entire complex to verify condition of existing roofing materials. Investigation is also recommended to examine history of moisture presence in the crawl space of the 1958 section and "wet" exterior walls of the 1964 section.

MECHANICAL

Existing mechanical system in 1958 section is a force flow unit providing heating and ventilation via a crawl space ductwork. The 1964 section has a similar system, but air distribution is provided via under slab duct system. Mechanical upgrade recommendations call for replacement of the entire system with new hot water heating and ventilation system, complete with new controls.

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.