

The building was evaluated on March 3, 8 and 14<sup>th</sup>, 2000 by Douglas Sollows and Ron Krewulak.

The original building was constructed in 1961 with an addition constructed in 1966. The gross floor area of the school is 1,577 m<sup>2</sup>. The standard for the school is 1,998 m<sup>2</sup>, a deficit of 420 m<sup>2</sup>.

The building is presently leased to Bosco Homes.

### **Architectural Summary**

The building is constructed of brick and masonry. The building is in reasonable condition.

The building requires upgrading in the following areas:

- Site development and amenities; the major elements consisting of an outdoor play gym, relocation of garbage bins on the school property, resurfacing of parking lot and the replacement of 8 staff parking stalls which back directly onto the public roadway.
- Exterior door hardware; around the perimeter of the building including for handicapped assists on the doors.
- Flooring: complete replacement of VCT and carpet in the building, as well as the wood gym floor.
- T.bar ceiling; tile needs total replacement.
- Millwork; existing is non functional and in poor condition.
- Lack of white boards in the classroom.
- Upgrading of washroom finishes.
- Gym equipment.
- Handicapped lift from the main floor to the lower floor and field level.

### **Mechanical Summary**

Substantial upgrading is required including:

- Municipal water and sewer connection upgrades.
- Replacement of plumbing fixtures in the bathrooms.
- New boiler and heating piping distribution.
- New unit ventilators in the classrooms and gymnasium.

### **Electrical Summary**

Substantial upgrading is required including:

- Main switchgear to the building.
- Electrical panel and distribution wiring.
- Fire alarm panel.
- Lighting fixtures.
- Intercom system.

The total cost of the upgrading is estimated at \$1,173,200.00