

SCHOOL FACILITIES EVALUATION REPORT

School District: Edmonton R.C.S. Regional Division #40

School: St. Lucy School

Location: Edmonton

Date of Tour: April 7, 2000



FRANCIS NG ARCHITECT LTD.

Principal: Francis Ng, BArch (Nova Scotia), BSc (Alberta), MAAA, MRAIC

#2248 Sun Life Place, 10123 - 99 Street, EDMONTON, Alberta, T5J 3H1 Tel: (780) 424-1347 Fax: (780) 423-4624

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Evaluation Team: Francis Ng Architect Ltd.
Paul Fung Mechanical Engineer
K.S.J. Engineering Ltd.

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EXECUTIVE SUMMARY:

ARCHITECTURAL

This school was built in 1980. Addition was built in 1992. Six portables were added between 1980 and 1981. Some electrical upgrades were done in 1980 and 2000.

MECHANICAL

This is a newer (1980) school, which has been well maintained over its lifetime. There are some outstanding Mechanical deficiencies, described below.

ELECTRICAL

It is a (1980) school with addition in 1992. The electrical systems are generally in good condition.

SUMMARY OF OBSERVATIONS & RECOMMENDATIONS:

ARCHITECTURAL

The school has been maintained in good condition. The interior finishes especially carpet need replacement. All south facing windows need new gaskets.

MECHANICAL

Currently, outstanding Mechanical deficiencies include the need for vacuum breakers on exterior hose bibbs and new strainers on roof drains.

ELECTRICAL

No immediate action is required other than to provide a surge suppression system. Data cabling needs to be better managed at the patch panel end. Cables need to be harnessed neatly and routed through a wireway to the patch panels.

FURTHER INVESTIGATIONS REQUIRED:

ARCHITECTURAL

Although some claddings were added in 1997 for upper part of Gymnasium, water marks and cracks in interior concrete blocks in Gymnasium need further review. At present, Stage was used as Music Classroom. The sound transmitted from Gymnasium to the Stage was too high. The Stage did not have enough acoustic materials for Music Classroom.

MECHANICAL

Mechanical items requiring further investigation include the measurement of outside and total airflow quantities to the various areas of the building, as they apply to the building's ventilation system.

ELECTRICAL

N/A

PHOTOS

- | | |
|---------|--|
| Photo 1 | Cracked near Column (2.1.1) |
| Photo 2 | Panel under Window needs Repair (2.3.2) |
| Photo 3 | Floor Finish in Gym needs Repair (3.2.1) |
| Photo 4 | Acoustic Wall Panels in Gym have Water Marks (3.2.2) |
| Photo 5 | Handrail missing in Portable #152 (6.1.1) |
| Photo 6 | Roof needs Repair between Portables (6.1.2) |