

School Facility Evaluation Project
Part I - Facility Profile and Summary

School Name:	W.O. Mitchell Elementary			School Code:	9257	
Location:	511 Silvergrove Drive N.W.			Facility Code:	1506	
Region:	South			Superintendent:	Dr. Donna Michaels	
Jurisdiction:	Calgary Board of Education #19			Contact Person:	Leanne Soligo	
				Telephone:	1-403-214-1123	
Grades:	K-6			School Capacity:	575	
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	1977	1	3347.00	Masonry/steel, flat roof, brick veneer and metal fascia.	Indoor Air handling units. Hot water Heating System.	
Additions/ Expansions						
Total Area with portables			4461.40			
W:_PD LHF\Blue\Phase II\Calgary School Dist. No. 19\W. O. Mitchell Elem\W.O. Mitchell.xls\profile				Evaluator's Name:	Kathy Roy	
				& Company:	The Cohos Evamy Partners	

Upgrading/ Modernization (identify whether minor or major)	Date not available			Wall removed between Library and Classroom 20 enlarging Library. Classroom 19 is left open to the revised Library space and has been converted to a Computer Lab. Computers are also located throughout the Library. Mirrored skylights have been added to the Library.		
Portable Struct. (identify whether attached/perman. or free-standing/ relocatable)	1964	1	83.5	Framed structure, flat roof, metal siding. Attached through corridor.		
	1965	1	83.5	Framed structure, flat roof, metal siding. Attached through corridor.		
	1970	1	83.5	Framed structure, flat roof, metal siding. Attached through corridor.		
	1977	1	83.5	Framed structure, flat roof, metal siding. Attached through corridor.		
	1979	1	390.2	Framed structure, flat roof, metal siding. Attached.		
	1980	1	390.2	Framed structure, flat roof, metal siding. Attached.		
Total Area for Portables			1114.4			
List of Reports/ Supplementary Information	Asbestos Materials Survey (Environmental Health Professionals Ltd.)					

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	Evaluation Components	Summary Assessment	Estim. Cost
1	Site Conditions	Replace wooden playground equipment. Provide slip resistant material to portable steps. Provide curb cut for on-street barrier-free parking.	\$62,500.00
2	Building Exterior		\$0.00
3	Building Interior	Replace ceramic tile at entrance with non-slip tile. Replace t-bar ceiling and carpet in Administration. Replace accordion partitions. Provide backing for magnetic door holdopens. Provide whiteboards and tackboards. Replace folding acoustic partition at stage. Replace washroom ceilings and floor and wall tile. Provide barrier-free washrooms.	\$112,900.00
4	Mechanical Systems	Mechanical systems are in good condition requiring only life safety and IAQ upgrades as rooms are stuffy.	\$542,500.00
5	Electrical Systems	Electrical systems are in good condition, require new fire alarm system and minor upgrades.	\$58,000.00
6	Portable Buildings	Replace chalkboards with whiteboards. Repair accordion partitions. Replace all furnaces and/or replace damaged asbestos insulation at one classroom furnace. Provide barrier-free ramps at stairs.	\$71,500.00
7	Space Adequacy:		
	7.1 Classrooms	Deficient.	-87
	7.2 Science Rooms/Labs	Deficient.	-78
	7.3 Ancillary Areas	Adequate.	36.7
	7.4 Gymnasium	Excessive.	311.4
	7.5 Library/Resource Areas	Adequate.	47.3
	7.6 Administration/Staff Areas	Deficient.	-289.9
	7.7 CTS Areas		
	7.8 Other Non-Instructional Areas (incl. gross-up)	Excessive.	130.9
	Overall School Conditions & Estim. Costs	Total surplus/deficiency	71.4
			\$847,400.00

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Section 1	Site Conditions	Rating	Comments/Concerns	Estim. Cost
1.1	General Site Conditions			
1.1.1	Overall site size.	4	2.33 ha (5.76 acres)	
1.1.2	Outdoor athletic areas.	4	Baseball diamond in adjacent park.	
1.1.3	Outdoor playground areas, including condition of equipment and base.	2	Wood playground equipment is obsolete and pea gravel base is very compacted. Replace. Metal playground equipment located on adjacent community property is in good condition.	\$60,000.00
1.1.4	Site landscaping.	4	Trees and shrubs and rough school grass.	
1.1.5	Site accessories (i.e., perimeter and other fencing, guard rails, bike stands, flag poles).	4	Chainlink fencing, bike stands , flag pole.	
1.1.6	Surface drainage conditions (i.e., drains away from building, signs of ponding).	F.I.	Grades at portables need correction. Fields are marshy.	
1.1.7	Evidence of sub-soil problems.	F.I.	Water problems below portables. Gravel has been installed after extensive excavation, but strong moldy smell persists.	
1.1.8	Safety and security concerns due to site conditions.	1	Stairs to portables are slippery. Apply slip resistant material.	\$1,000.00
Other				

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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	One vehicular access to parking lot. One pedestrian access from City sidewalk. Congestion on street to due heavy drop-off traffic.	
1.2.2	Surfacing of on-site road network (note whether asphalt or gravel).	4	Paved.	
1.2.3	Bus lanes/drop-off areas (note whether on-site or off-site).	N/A	On city streets.	
1.2.4	Fire vehicle access.	4	Access from street at front of building and through playing fields for remainder.	
1.2.5	Signage.	5	Signage located on fascia above main entrance doors.	
Other				

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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).	4	30 parking stalls. Parking for disabled persons on street at front of building. Curb cut required. See 1.3.6.	
1.3.2	Layout and safety of parking lots.	4	No concerns.	
1.3.3	Surfacing and drainage of parking lots (note whether asphalt or gravel).	4	Paved.	
1.3.4	Layout and safety of sidewalks.	4	No concerns.	
1.3.5	Surfacing and drainage of sidewalks (note type of material).	4	Concrete and asphalt. Well drained.	
1.3.6	Curb cuts and ramps for barrier free access.	2	Curb cut required for on street barrier-free parking.	\$1,500.00
Other				
	Overall Site Conditions & Estimated Costs			\$62,500.00

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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).	5		Slab on grade. No apparent problems.	
2.1.2	Wall structure and columns (i.e., signs of bending, cracking, settlement, voids, rust, stains).	5		Masonry. No apparent problems.	
2.1.3	Roof structure (i.e., signs of bending, cracking, voids, rust, stains).	5		No evidence of any problems other than roof leaks referred to in 2.2.1. OWSJ and metal deck in gymnasium.	
Other					

Section 2	Building Exterior	Rating	Comments/Concerns		Estim. Cost
2.2	Roofing and Skylights <i>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</i>		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).	F.I.		A roofing inspection report was not available. Possible roof leaks at south end of school and at rooftop condensing units. Staining on ceiling outside Administration. Staff indicated that a new SBS roof was applied to the North end of school in 1999. A full roofing inspection is recommended.	
2.2.2	Roof accessories (i.e., ladders, stairs, hatches, masts, exhaust hoods, chimneys, gutters, downspouts, splashpads).	F.I.		Leaks noted by staff at condensing unit. See 2.2.1. Roof access hatch and ladder located in Caretaker's Room.	
2.2.3	Control of ice and snow falling from roof.	F.I.		Snow falling from rooftop grillework installed on portable units to deter climbing.	
2.2.4	Skylights (i.e., signs of distress, leaks, ice build-up, condensation, deteriorated materials/seals).	5		New mirrored skylights installed in Library.	
Other					

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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).	4		Brick veneer in good condition.	
2.3.2	Fascias, soffits, parapets (i.e., signs of looseness, stains, rust, peeling paint).	4		Metal fascia and soffits in good condition.	
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		No evidence of building envelope problems.	
2.3.4	Interface of roof drainage and ground drainage systems.	4		Internal roof drainage to City storm water system.	
2.3.5	Inside faces of exterior walls (i.e., signs of cracks, water stains, dust spots).	4		No evidence of building envelope problems.	
Other		3		Allowances have been made in Section 4 and 5 for architectural costs associated with recommended mechanical and electrical revisions.	

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).	4		Doors in good condition.	
2.4.2	Door accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	4		Door hardware in good condition.	
2.4.3	Exit door hardware (i.e., safety and/or code concerns).	4		Exit hardware operating well and in good condition.	
2.4.4	Windows (i.e., signs of deterioration, rusting metal, glass cracks, peeling paint, damaged seals, sealed unit failure).	4		Aluminum windows are in good condition.	
2.4.5	Window accessories (i.e., latches, hardware, screens, locks, alarms, holders, closers, security devices).	4		Window accessories in good condition.	
2.4.6	Building envelope (i.e., signs of heavy condensation on doors or windows).	4		No evidence of building envelope problems.	
Other					
Overall Bldg Exterior Condition & Estim Costs					\$0.00

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Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.1	Interior Structure		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.1.1	Interior walls and partitions (i.e., signs of cracks, spalling, paint peeling).	F.I.		Drywall cracks in Classroom 21 (Music Room).	
3.1.2	Floors (i.e., signs of cracks, heaving, settlement).	4		No evidence of movement.	
Other					
3.2	Materials and Finishes		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.2.1	Floor materials and finishes.	3		Ceramic tile at entrances slippery when wet. Replace with non-slip tile. Replace worn carpet in Administration.	\$10,500.00
		4		Carpet in Library in good condition. Vinyl composite tile and sheet flooring in Classroom and Corridors in good condition.	
3.2.2	Wall materials and finishes.	5		Demountable partitions in Administration area in very good condition.	\$10,000.00
		4		Demountable partitions and painted drywall in Library and Classrooms in good condition.	
		3		Replace torn accordion partition between classes 5 and 6 and classes 40 and 44.	
3.2.3	Ceiling materials and finishes.	4		T-bar ceiling in Library, Classrooms and Corridors in good condition.	\$3,000.00
		2		T-bar sagging in Administration area. Replace.	

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Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.2	Materials and Finishes (cont'd)		<u>Bldg. Section</u>	<u>Description/Condition</u>	
3.2.4	Interior doors and hardware.	4		Doors in good condition.	\$1,000.00
		3		Magnetic holdopens coming loose from walls. Provide backing and reinstall.	
3.2.5	Millwork	4		Millwork in good condition. Caulking required at counters - maintenance.	
3.2.6	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs).	3		Replace chalkboards with whiteboards. Replace old and painted tackboards throughout school.	\$40,000.00
3.2.7	Any other fixed/mounted specialty items (i.e., CTS equipment, gymnasium equipment).	3		Folding acoustic panels between stage and gymnasium are worn, brittle and not performing acoustically. Replace.	\$5,000.00
		4		Wallclimbers, basketball hoops, floor sockets in gymnasium.	
3.2.8	Washroom materials and finishes.	3		Replace sagging acoustic ceilings. Remove curbs left from abandoned lockers/showers and install new ceramic floor and wall tile.	\$23,400.00
		4		Metal toilet partitions in good condition.	
Other					

Section 3	Building Interior - Overall Conditions	Rating	Comments/Concerns		Estim. Cost
3.3	Health and Safety Concerns --- <i>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</i>		Bldg. Section	Description/Condition	
		F.I.		A Building Code Review recommended.	
3.3.1	Building construction type - combustible or non-combustible, sprinklered or non-sprinklered.	4		Non-combustible construction, non-sprinklered.	
3.3.2	Fire separations (i.e., between buildings, wings, zones if non-sprinklered).	4		Appear to be in place. However, a code review should be completed.	
3.3.3	Fire resistance rating of materials (i.e., corridor walls and doors).	4		Appear to be in place. However, a code review should be completed.	
3.3.4	Exiting distances and access to exits.	4		Appear to be compliant. However, a code review should be completed.	
3.3.5	Barrier-free access.	2		No barrier-free washrooms. Provide facilities.	\$20,000.00
3.3.6	Availability of hazardous materials audit (i.e., evidence of safety concerns with respect to asbestos, PCB's, chemicals).	F.I.		Expected in floor, countertop and ceiling finishes and in insulation.	
3.3.7	Other health and safety concerns (i.e., evidence of excessive noise conditions, air quality problems)	F.I.		No natural light in Classrooms 5, 6 and 21. Noise transfers between Science Room 13 and Classroom 4.	
Other					
Overall Bldg Interior Condition & Estim Costs					\$112,900.00

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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		No apparent problems.	
4.1.2	Exterior plumbing systems (i.e., irrigation systems, hose bibs).	4		All working well but hardly used.	
4.1.3	Outside storage tanks.	N/A		None.	
Other					
4.2	Fire Suppression Systems		Bldg. Section	Description/Condition	
4.2.1	Fire hydrants and siamese connections.	4		Installed as per code at the time and working well.	
4.2.2	Fire suppression systems (i.e., pumps, sprinklers, piping, reservoirs, hoses, stand pipes, CO2 systems).	2		System should be upgraded to new standards.	\$65,000.00
4.2.3	Hand extinguishers, blankets and showers (i.e., in CTS areas).	4		Are located throughout.	
4.2.4	Other special situations (e.g., flammable storage areas, science labs, CTS areas).	N/A		None.	
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		4 inch service is adequate for use.	
4.3.2	Water treatment system(s).	N/A		None.	
4.3.3	Pumps and valves (including backflow prevention valves).	4		Are installed as required and acceptable.	
4.3.4	Piping and fittings.	4		In good shape.	
4.3.5	Plumbing fixtures (i.e., toilets, urinals, sinks)	3		Fixtures are old and a lot are not required. Many are not functional for use. Nurses Room requires handicapped upgrades, handicapped fixtures required throughout.	\$60,000.00
4.3.6	Domestic hot water system (i.e., heater, storage tanks, failure alarms, pressure, volume, recirculation).	3		Rheem, GL75-360-4A original building, meets load but near end of life.	\$7,500.00
4.3.7	Sanitary and storm sewers, including sumps and pits (note whether sewage system is municipal or septic).	4		Working well.	
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).	4		2 Boilers Bryan CL-180, 1620000 mbh input.	
4.4.2	Heating controls (including use of current energy management technology).	3		Pneumatic control should be upgraded.	\$25,000.00
4.4.3	Fresh air for combustion and condition of the combustion chimney.	4		In good shape.	
4.4.4	Treatment of water used in heating systems.	4		System is being treated as required.	
4.4.5	Low water cutoff/pressure relief valves and failure alarms (i.e., hot water heating).	4		Operating well.	
4.4.6	Heating air filtration systems and filters.	N/A		See ventilation section.	
4.4.7	Heating humidification systems and components.	N/A		See ventilation section.	

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 (i.e., diffusers, radiators).	4		Working well.	
4.4.9	Heating piping, valve and/or duct insulation.	4		In good condition.	
4.4.10	Heat exchangers.	N/A		None.	
4.4.11	Heating mixing boxes, dampers and linkages.	N/A		See ventilation section.	
4.4.12	Heating distribution/circulation in larger spaces (i.e., user comfort, temperature of outside wall surfaces).	4		No complaints.	
4.4.13	Zone/unit heaters and controls.	3		Entrance heaters are not intended for this use.	\$20,000.00
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.	4		Main vent unit Eng. Air LM unit 25,500 cfm 20 hp, with heating coil, cooling coil, filters axial return fans(2), mixing section. Gym Unit Eng Air RTU with filters, supply fan, heating coil.	
4.5.2	Outside air for the occupant load (if possible, reference CFM/occupant).	3		Heating coil limits amount of outside air, would estimate max at 5 cfm per person.	\$75,000.00
4.5.3	Air distribution system (if possible, reference number of air changes/hour).	3		System is undersized, approx 3 AC per hour.	\$175,000.00
4.5.4	Exhaust systems capacity and condition.	3		Exhaust rates are low and many areas do not meet acceptable standards.	\$75,000.00
4.5.5	Separation of out flow from air intakes.	4		No cross drafts.	
4.5.6	Special/dedicated ventilation and/or exhaust systems (i.e., kitchen, labs, CTS areas).	2		Several exhaust systems required for kilns, janitor room.	\$15,000.00
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.5	Ventilation Systems (cont'd)		Bldg. Section	Description/Condition	
	<i>Note: Only complete the following items if there are separate ventilation and heating systems.</i>				
4.5.7	Ventilation controls (including use of current energy management technology).	3		Pneumatic should be upgraded.	\$25,000.00
4.5.8	Air filtration systems and filters.	4		Working well.	
4.5.9	Humidification system and components.	N/A		None.	
4.5.10	Heat exchangers.	N/A		None.	
4.5.11	Ventilation distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages).	4		In good shape for the existing systems.	
Other					

Section 4	Mechanical Systems	Rating	Comments/Concerns		Estim. Cost
4.6	Cooling Systems		Bldg. Section	Description/Condition	
4.6.1	Cooling system capacity and condition (i.e., chillers, cooling towers, condensers).	4		Condensing Unit on roof for main air handler only.	
4.6.2	Cooling distribution system and components (i.e., ductwork, diffusers, mixing boxes, dampers, linkages)	4		Distribution is through main air handler.	
4.6.3	Cooling system controls (including use of current energy management technology).	4		Connected to main air handler control system.	
4.6.4	Special/dedicated cooling systems (i.e., labs, CTS areas).	N/A			
Other					
4.7	Building Control Systems		Bldg. Section	Description/Condition	
4.7.1	Building wide/system wide control systems and/or energy management systems.	4		Energy management/ control system should be considered in the future.	
	Overall Mech Systems Condition & Estim. Costs			Some systems require upgrading as they are near end of life.	\$542,500.00

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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).	4		1000 A 120/208 Volt Service. Underground Service from padmount Transformer.	
	5.1.2 Site and building exterior lighting (i.e., safety concerns).	3		Minimal exterior lighting. No parking lot lighting.	\$5,000.00
	5.1.3 Vehicle plug-ins (i.e., number, capacity, condition).	4		One for each parking stall.	
	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).	3		Edwards 1526 Fire alarm system. Fire alarm bells. No Strobes. Fire alarm panel needs upgrading.	\$25,000.00
	5.2.2 Emergency lighting systems (i.e., safety concerns, condition).	4		Battery Pack and remote heads. Adequate for building.	
	5.2.3 Exit lighting and signage (i.e., safety concerns, condition).	4		Adequate exit lights. Incandescent Type with battery backup.	
	Other				

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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		None on main service. None on Computer room Lab panel.	\$3,000.00
5.3.2	Panels and wireways capacity and condition.	4		Panels are in good condition. FPE panels. Adequate space in panels.	
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.	4		Specification Grade Receptacles. Condition good.	
5.3.5	Motor controls.	4		Local Westinghouse motor starters in good condition.	
Other					

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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).	4	1979	Classrooms - 2 x 4 4 lamp recessed tbar fluorescent. 60FC. Gymnasium - suspended metal halide fixtures . 18.5 FC. Needs relamping. Hallways - 1 by 4 2 lamp tbar fluorescent. 15 FC. Office area - 2 by 4 4 lamp tbar fluorescent. 64 FC. Staff Room - 1 by 4 2 lamp tbar fluorescent. 67 FC. Library - 2 by 4 4 lamp tbar fluorescent. 60 FC.	
5.4.2	Replacement of ballasts (i.e., health and safety concerns).	FI		PCB Ballasts may be present.	
5.4.3	Implementation of energy efficiency measures and recommendations.	3		Replace lamps with T-8 and electronic ballasts.	\$25,000.00
Other					

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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).	4		Meridian Norstar	
5.5.2	Other communication systems (i.e., public address, intercom, CCTV, satellite or cable TV).	4		Bogan P.A. system. Telephone intercom system. Gymnasium sound system.	
5.5.3	Network cabling (if available, should be category 5 or better).	4		Category 5 cabling. Fibre into school.	
5.5.4	Network cabling installation (i.e., in conduit, secured to walls or tables).	4		All cabling installed in walls, or installed in conduit.	
5.5.5	Wiring and telecommunication closets (i.e., size, security, ventilation/cooling, capacity for growth).	4		Patch panels mounted in main office storage room.	
5.5.6	Provision for dedicated circuits for network equipment (i.e., hubs, switches, computers).	4		Dedicated circuits for Computer equipment Local Receptacles for classroom computers.	
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			
5.6.2	Intrusion alarms (if applicable).	4		Intrusion alarm system installed.	
5.6.3	Master clock system (if applicable).	4		Simplex time/program System.	
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			
5.7.2	Condition of elevators/lifts.	N/A			
5.7.3	Lighting and ventilation of elevators/lifts.	N/A			
Other					
Overall Elect. Systems Condition & Estim Costs					\$58,000.00

Section 6	Portable Buildings	Rating	Comments/Concerns	Estim. Cost
	<i>Note: Separate sheets can be completed, if necessary, for portable buildings of different ages and/or conditions.</i>			
6.1.1	Foundation and structure (i.e., signs of bending, cracking, settlement, rust, voids, stains).	F.I.	Foundation concealed by painted. Uneven floor surface in classrooms.	
6.1.2	Roof materials and components (i.e., signs of deterioration, leaks, ice build-up).	4	Flat roofs. No roofing problems evident.	
6.1.3	Exterior wall finishes (i.e., signs of deterioration, cracks, water stains).	4	Metal cladding. Painted plywood base over foundation/supports.	
6.1.4	Doors and windows (i.e., signs of deterioration, rusting hardware, glass cracks, peeling paint, damaged seals).	4	Doors are adequate. Aluminum sliders and fixed windows in good condition.	
6.1.5	Interior finishes (i.e., floors, walls, ceiling).	4 3	Sheet flooring and vinyl composite tile in good condition. 12" ceiling tiles loose and being replaced as an ongoing maintenance procedure. Vinyl on accordion partitions is separating. Repair.	\$2,000.00
6.1.6	Millwork (i.e., counters, shelving, vanities, cabinets).	4	Millwork is adequate.	
6.1.7	Fixed/wall mounted equipment (i.e., writing boards, tackboards, display boards, signs)	3	Finish on green chalkboards is worn. Replace with whiteboards.	\$6,000.00
6.1.8	Heating system.	3	Existing furnaces are old, have limited o/a capacity, are noisy, and have asbestos in walls	\$60,000.00
6.1.9	Ventilation system.	N/A	Openable windows. Rooms hot during warm months.	
6.1.10	Electrical, communication and data network systems.	4	60 Amp Panel, 1 data and telephone outlet	
6.1.11	Health and safety concerns (i.e., fire and smoke alarms, fire protection systems, exiting, fire resistance rating of materials).	1	Damaged asbestos insulation on furnace in portable beside Classroom 50. Refer to 6.1.8.	
6.1.12	Barrier-free access.	2	Not barrier-free accessible. Stairs in corridor and high door sills. Provide ramps. Ease door sills.	\$3,500.00
	Overall Portable Bldgs Condition & Estim Costs			\$71,500.00

School Facility Evaluation Project
Part I - Facility Profile and Summary

Section 7	Space Adequacy	This Facility			Equiv. New Facility			Surplus/ Deficiency	Comments/Concerns
		No.	Size	Total Area	No.	Size	Total Area		
7.1	Classrooms	15	varies	1273	17	80	1360	-87	
7.2	Science Rooms/Labs	1	112	112	2	95	190	-78	
7.3	Ancillary Areas (i.e., Art, Computer Labs, Drama, Music,)	5	varies	436.7	4	1@130 3@90	400	36.7	
7.4	Gymnasium (incl. gym storage)	1	733.9 50.5	784.4	1	430 43	473	311.4	
7.5	Library/Resource Areas	1	297.3	297.3	1	250	250	47.3	
7.6	Administration/Staff, Physical Education, Storage Areas			230.6		357 70 93.5	520.5	-289.9	
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)			1327.4		668.5 321 138 69	1196.5	130.9	
	Overall Space Adequacy Assessment	23		4461.4	25		4390	71.4	

Evaluation Component/ Sub-Component	Additional Notes and Comments

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