

**WILMA HANSEN JUNIOR HIGH SCHOOL
CALGARY, ALBERTA**



**School Facility Evaluation Project
Calgary School Board, District 19**

**Prepared For
Alberta Infrastructure
March 2000**

**Prepared By
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EXECUTIVE SUMMARY:

In January 2000, Alberta Infrastructure engaged Bernbaum Architect Ltd. to evaluate the condition of twenty-one schools within the Calgary School Board District 19. A standardized form developed by Alberta Infrastructure and supplied to the evaluation team by the regional co-ordinator was used to document the condition and recommendations.

The original Wilma Hansen School building was constructed in 1983 and included the relocatables now on site. An additional portables were added in 1985. There have been no major additions or renovations since.

The school is a two story building with a mix of flat roof and sloped smaller rooves. It is a very well organized layout that the staff can utilize easily. Its layout promotes teacher student contact, and at the same time both students and teachers can find their own space to regroup. It is a pleasant, bright environment, situated on a large suburban site.

Summary of Observations and Recommendations

Architectural

The school is in very good condition, and requires only minor upgrades. No report was available regarding either the roof or hazardous materials.

Mechanical

The mechanical system is typical of a 1980s school and in generally good condition. Only minor problems exist. However, the staff report the air conditioning system is too small and in need of upgrade. This was not verified.

Electrical

Electrically the system is 1980s era and in good repair with only minor items noted.

Costing

The estimated costs for the remedial work in the attached evaluation from has been based on the Costing Unit Rate Chart developed by Alberta Infrastructure. Where this data is incomplete or inappropriate to the recommended work, unit costs based on the local Calgary market were used.

1.	Site Related Work	\$	5,000.
2.	Building Exterior	\$	12,000.
3.	Building Interior	\$	3,000.
4.	Mechanical Systems	\$	5,000.
5.	Electrical Systems	\$	500.
6.	Portables	\$	29,000.
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Total Estimated Costs		\$	54,500.

Space Adequacy

The existing area according to School Building Area Guidelines and Supplement – Maximum Gross Area of School Building Projects is slightly more than recommended.

Existing Total Gross Area	5,994.19 sm
Recommended total gross area	<u>6,547.00 sm</u>
Overage / (deficiency)	(552.81) sm

Further Investigation

Further Investigation is required with respect to the ventilation system and the electrical pytronics system to determine why they are not functioning properly; roof report to be commissioned.

School Plan Data Information

The plan information was supplied by the school jurisdiction. Area information was provided by Alberta Infrastructure. The information generally appears to be up to date. The original portable on site before the school was built is no longer there, but there are two newer portables which have been installed but did not show on the drawings.