

RECAPP Facility Evaluation Report

Edmonton School District No. 7



Hillview Elementary School

B3151A
Edmonton

Facility Details

Building Name: Hillview Elementary School
Address: 355 Woodvale Road E.
Location: Edmonton

Building Id: B3151A
Gross Area (sq. m): 2,867.00
Replacement Cost: \$6,152,000
Construction Year: 1980

Evaluation Details

Evaluation Company: A&E Architectural & Engineering Group Inc.
Evaluation Date: November 4 2011
Evaluator Name: Vic Maybroda

Total Maintenance Events Next 5 years: \$1,835,050
5 year Facility Condition Index (FCI): 29.83%

General Summary:

The school is a single storey facility of 2189 sq. M constructed in 1980. In 1982 a six portable classroom pod was added of 660 sq. M to the northwest corner of the school. The school including portables contains 3 early education rooms, a kindergarten, 7 classrooms, a library, a music room, an art room, a sensory gym room, a gymnasium, administration and ancillary support spaces. At the time of the site visit there were 220 enrolled students.

Structural Summary:

The structure consists of metal roof deck on OWSJ supported by concrete block walls with concrete grade beams and concrete piles with concrete slab on grade. Overall elements appear to be in acceptable condition.

Envelope Summary:

Roofing is of built-up asphalt membrane, walls consist of face brick with prefinished metal vertical cladding over window and door units with textured stucco panels below sealed fixed and opening aluminum framed window units. Exterior doors are painted metal clad in metal frames. Clarestorey sealed fixed windows are located over the library area which has a stained horizontal wood siding finish over. Overall the elements appear to be in acceptable condition.

Interior Summary:

Floors consist of vinyl composite tile (VCT), carpeting, ceramic tile, wood strip and painted concrete. Walls are painted concrete block, vinyl covered gypsum wallboard and stained wood paneling. Ceilings are of suspended acoustical tile and painted gypsum wallboard. Casework is composed of painted cabinetry with plastic laminated counter tops. Visual display boards are located in teaching areas. Overall elements appear to be in acceptable condition.

Mechanical Summary:

The original building was built in 1980. Portable classrooms added in 1982.

The building is heated by two heating water boilers with perimeter radiation and hot water coils in the air units, The 2 air handling units are located in the mechanical room providing ventilation to the school. The control system is operated by pneumatic controls. There a domestic water heater providing hot water to the plumbing fixtures. The portables are heated by furnaces.

Overall Mechanical system is in acceptable condition.

Electrical Summary:

The facility was originally built in 1980, had portable additions in 1982 and no modernization since than. The main electrical service is 120/208V, 3-phase, 4-wire and rated 600A; The service is underground fed from a pad mounted transformer.

A natural gas 15 KW emergency generator is installed which provides emergency power to various hall and classroom light fixtures.

The fluorescent fixtures is T-12 lamp fluorescent with magnetic ballast.

All fire alarm, intrusion, telephone and Public address and Music systems meet current facility requirements.

The overall rating for the facility electrical systems shall be "Acceptable".

Rating Guide

Condition Rating	Performance
1 - Critical	Unsafe, high risk of injury or critical system failure.
2 - Poor	Does not meet requirements, has significant deficiencies. May have high operating/maintenance costs.
3 - Marginal	Meets minimum requirements, has significant deficiencies. May have above average operating maintenance costs.
4 - Acceptable	Meets present requirements, minor deficiencies. Average operating/maintenance costs.
5 - Good	Meets all present requirements. No deficiencies.
6 - Excellent	As new/state of the art, meets present and foreseeable requirements.

S1 STRUCTURAL

A1010 Standard Foundations*

Concrete grade beams on concrete piles.

Rating	Installed	Design Life	Updated
4 - Acceptable	1980	0	MAR-12

A1030 Slab on Grade*

The concrete floor slab throughout has no visible cracking.

Rating	Installed	Design Life	Updated
4 - Acceptable	1980	0	MAR-07

B1010.02 Structural Interior Walls Supporting Floors (or Roof)*

Concrete block.

Rating	Installed	Design Life	Updated
5 - Good	1980	0	MAR-12

B1020.01 Roof Structural Frame*

Metal deck on OWSJ with metal columns located in Library.

Rating	Installed	Design Life	Updated
5 - Good	1980	0	MAR-12

S2 ENVELOPE**B2010.01.02.01 Brick Masonry: Ext. Wall Skin***

Face brick.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-12

B2010.01.06.03 Metal Siding**

Prefinished vertical metal siding located over windows and doors.
 Prefinished vertical metal siding located over partial mechanical room.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2007	40	MAR-12

Event: Replace 50 sq. M Metal Siding

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2047	\$14,500	Unassigned

Updated: MAR-12**B2010.01.06.04 Wood Siding****

Exterior stained wood horizontal siding located above clerestory Library windows.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	40	MAR-12

Event: Replace 30 sq. M Wood Siding**Concern:**

Siding material deteriorating with cupped areas.
 Roof flashing and window units require refinishing.

Recommendation:

Replace wood siding with prefinished metal.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$8,700	Medium

Updated: MAR-12**B2010.01.08 Cement Plaster (Stucco): Ext. Wall***

The stucco panels are located below the exterior windows.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-07

B2010.01.09 Expansion Control: Ext. Wall*

Caulked control joints located in face brick areas.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	0	MAR-12

Event: Replace 110L M Caulked Joints**Concern:**

Caulking losing elasticity and separating from substrate.

Recommendation:

Replace caulked face brick control joints.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$3,300	Medium

Updated: MAR-12

B2010.01.11 Joint Sealers (caulking): Ext. Wall**

The exterior wall caulking is located around the windows, entrance door frames and other exterior wall penetrations.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	20	MAR-12

Event: Replace 240L M Caulking**Concern:**

Caulking material becoming brittle and separating from substrate.

Recommendation:

Replace exterior caulking.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$7,200	Medium

Updated: MAR-12

B2010.01.13 Paints (& Stains): Ext. Wall**

Exterior door and frames and metal mesh window covering.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	15	MAR-12

Event: Repaint 60 sq. M Exterior Doors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$1,500	Unassigned

Updated: MAR-12

B2010.01.13 Paints (& Stains): Ext. Wall**

Painted wood siding, roof flashing, wood clerestorey windows over Library area,

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	15	MAR-12

Event: Replace 60 sq. M Painted Surfaces**Concern:**

Painted wood siding, roof flashing, wood clerestorey windows over Library area,

Recommendation:

Replace Painted Surfaces.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$1,500	Medium

Updated: MAR-12

B2010.02.03 Masonry Units: Ext. Wall Const.*

Concrete block.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

B2010.03 Exterior Wall Vapour Retarders, Air Barriers, and Insulation*

Not viewable. No concerns observed or reported.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

B2010.06 Exterior Louvers, Grilles, and Screens*

Prefinished metal louvres to mechanical room.

Painted metal mesh grills over window units on play area side of building.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

B2010.09 Exterior Soffits*

Prefinished metal.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

B2020.01.01.02 Aluminum Windows (Glass & Frame)**

Sealed fixed and opening units

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace 14 sq. M Aluminum Windows

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$14,000	Unassigned

Updated: MAR-12

B2020.01.01.05 Wood Windows (Glass & Frame)**

Sealed clerestorey window over Library area.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	35	MAR-12

Event: Replace 38 sq. M Wood Windows

Concern:

Window units have worn frames and deteriorated seals.

Recommendation:

Replace with sealed aluminum or PVC windows.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$38,000	Medium

Updated: MAR-12

B2030.01.02 Steel-Framed Storefronts: Doors**

Entry doors are painted insulated metal clad with slotted sealed glazing units with painted metal mesh covers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 10 Entry Doors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$20,000	Unassigned

Updated: MAR-12

B2030.02 Exterior Utility Doors - 1980 Section**

Painted metal clad insulated doors and frames.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace 14 Utility Doors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$14,000	Unassigned

Updated: MAR-12

B3010.01 Deck Vapour Retarder and Insulation*

Not view able. No concerns observed or reported.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

B3010.04.01 Built-up Bituminous Roofing (Asphalt & Gravel)**

Built-up bituminous roofing over all areas.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	25	MAR-12

Event: Replace 2190 sq. M Roofing**Concern:**

Roofing contains soft spots with ridging and exposed asphalt.

Recommendation:

Replace existing roof with SBS membrane roofing.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Failure Replacement	2012	\$372,300	Medium

Updated: MAR-12

B3020.02 Other Roofing Openings (Hatch, Vent, etc)*

The existing roof access hatch and access ladder are located in the janitor's room.
Roof contains chimney, plumbing and exhaust vents and roof drains.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

S3 INTERIOR**C1010.01 Interior Fixed Partitions***

Concrete block.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-12

C1010.02 Interior Demountable Partitions*

Vinyl covered gypsum wallboard walls.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C1010.05 Interior Windows*

Metal framed windows are found between the general office areas and library.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-07

C1010.06 Interior Glazed Partitions and Storefronts*

Metal framed glazed entry from Main Entrance to General Office.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-07

C1020.01 Interior Swinging Doors (& Hardware)*

Stained solid core wood doors in metal frames throughout.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C1020.03 Interior Fire Doors*

Rated hollow metal doors and frames applied to service and storage rooms and corridor locations.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C1030.01 Visual Display Boards**

Chalkboards, whiteboards and tackboards located in teaching areas.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	20	MAR-12

Event: Replace 28 Visual Display Boards**Recommendation:**

Replace boards (20 boards)

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$17,360	Unassigned

Updated: MAR-12

C1030.02 Fabricated Compartments (Toilets/Showers)**

9 -Floor supported Metal toilets partitions.

4 - Shower partitions.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Relace Fabricated Compartments

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$19,200	Unassigned

Updated: MAR-12

C1030.08 Interior Identifying Devices*

Room names and numbers located on doors.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C1030.12 Storage Shelving*

Painted wood.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C1030.14 Toilet, Bath, and Laundry Accessories*

Commercial/Institutional grade mirrors, soap dispensers, paper towel dispensers and toilet tissue holders located in all washrooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1990	0	MAR-07

C3010.02 Wall Paneling**

Wood strip paneling located on upper sections of Library walls.
Wood strip paneling located on upper sections of Music Room.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 120 sq. M Wall Paneling

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$18,000	Unassigned

Updated: MAR-12

C3010.11 Interior Wall Painting*

Painted concrete block.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C3020.01.02 Painted Concrete Floor Finishes*

Concrete floor in mechanical room is painted.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

C3020.02 Tile Floor Finishes**

42 sq. M Paver floor tile is located in the corridor outside of the general office.
140 sq. M Ceramic tile is located in wash and change rooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	50	MAR-12

Event: Replace 182 sq. M Tiled Floors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2030	\$25,480	Unassigned

Updated: MAR-12

C3020.04 Wood Flooring**

Located in the gymnasium.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Refinish 364 sq. M Gymnasium Floor**Concern:**

Finish is worn,

Recommendation:

Refinish floor and repaint game lines.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Preventative Maintenance	2012	\$18,200	Low

Updated: MAR-12

Event: Replace 364 sq. M Wood Flooring

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$91,000	Unassigned

Updated: MAR-12

C3020.07 Resilient Flooring**

VCT is located in the corridors, classrooms and storage rooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	20	MAR-12

Event: Replace 850 sq. M Resilient Flooring

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$46,750	Unassigned

Updated: MAR-12

C3020.08 Carpet Flooring**

Carpet is located in classrooms, library, music room, sensory gymnasium and general office area.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2002	15	MAR-12

Event: Replace 628 sq. M Carpeted Floors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2017	\$40,820	Unassigned

Updated: MAR-12

C3030.06 Acoustic Ceiling Treatment (Susp. T-Bar)**

Suspended t-bar grid system with acoustic tiles in corridors, classrooms and office areas.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	25	MAR-12

Event: Replace 1480 sq. M Acoustical Tile Ceilings

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$81,400	Unassigned

Updated: MAR-12

C3030.07 Interior Ceiling Painting*

Gypsum wall board ceilings located in wash, service and storage rooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-12

S4 MECHANICAL**D2010.04 Sinks****

Sinks are stainless steel counter mounted units with high spout faucets and some are c/w drinking fountain bubblers. Mop sinks are floor mounted fiberglass units, with vacuum breakers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2001	30	MAR-12

Event: Replace 13 sinks

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2031	\$17,000	Unassigned

Updated: MAR-12

D2010.05 Showers**

Showers rooms are tiled with wall mounted gang showers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 8 Showers

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$11,000	Unassigned

Updated: MAR-12

D2010.08 Drinking Fountains/Coolers**

Wall mounted vitreous china drinking fountains in corridors.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace 2 Drinking Fountains

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$3,000	Unassigned

Updated: MAR-12

D2010.10 Washroom Fixtures (WC, Lav, Urnl) - 1981**

Water closets are floor mounted vitreous china with flush valves and flush tanks in staff area
Urinals are floor mounted vitreous china with flush valve.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace 21 Washroom Fixtures (WC=18, Urnl=3)

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$33,000	Unassigned

Updated: MAR-12

D2010.10 Washroom Fixtures (WC, Lav, Urnl) - 1995**

Lavatories are stainless steel counter mounted units with single temperature spring return faucets.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1995	35	MAR-12

Event: Replace 17 lav

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2030	\$21,000	Unassigned

Updated: MAR-12

D2020.01.01 Pipes and Tubes: Domestic Water*

Copper piping and fittings to plumbing fixtures.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D2020.01.02 Valves: Domestic Water**

All plumbing fixtures are c/w isolation valves.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace 110 Domestic Water Valves

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$22,000	Unassigned

Updated: MAR-12

D2020.01.03 Piping Specialties (Backflow Preventers)**

Backflow preventor on boiler make up water line.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1997	20	MAR-12

Event: Replace 1 Backflow Preventer

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2017	\$2,000	Unassigned

Updated: MAR-12

D2020.02.02 Plumbing Pumps: Domestic Water**

Recirculation pump on the dom hot water.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2004	20	MAR-12

Event: Replace 1 Domestic Water Pumps

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2024	\$2,000	Unassigned

Updated: MAR-12

D2020.02.06 Domestic Water Heaters**

A.O. Smith gas fired water heater model BTRC120-110, 35.2 Kw input, 268.7 l storage.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2005	20	MAR-12

Event: Replace 2 Domestic Water Heaters

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2025	\$9,000	Unassigned

Updated: MAR-12

D2020.03 Water Supply Insulation: Domestic*

Domestic water hot and cold water lines were insulated with fiberglass.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D2030.01 Waste and Vent Piping*

Cast iron and copper piping is used for sanitary and vent piping.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D2030.02.04 Floor Drains*

Floor drains are located in all mechanical rooms, washrooms and showers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D2040.01 Rain Water Drainage Piping Systems*

Storm water piping is cast iron within the building to piped to the city storm main.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D2040.02.04 Roof Drains*

Conventional roof drains with dome strainers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3010.02 Gas Supply Systems*

Schedule 40 steel piping connecting incoming gas service to boilers, domestic water heater & portable furnaces.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3020.02.01 Heating Boilers and Accessories: H.W.**

Boilers Rheem CB1216-255, 320.6 Kw input.
Heating pumps - make B & G 3/2BB 4.2 l/s @ 18.3m head.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace 2 Heating Boilers and Accessories

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$95,000	Unassigned

Updated: MAR-12

D3020.02.02 Chimneys (& Comb. Air): H.W. Boiler**

Class B chimneys for each boiler. Insulated combustion air.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace 6m of Chimneys & Comb. Air

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$3,000	Unassigned

Updated: MAR-12

D3020.02.03 Water Treatment: H. W. Boiler*

Chemical pot feeder on hydronic system.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3040.01.01 Air Handling Units: Air Distribution**

Classroom air system. Built up indoor unit. Consists of motorized fresh, return, exhaust air dampers, filter section, heating coil in return air, supply fan, & return fan.

Gymnasium air system. Built up indoor unit consists of motorized fresh, return, exhaust air dampers, filter section, heating coil in return air, supply fan, & return fan.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 2 Air Handling Units

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$90,000	Unassigned

Updated: MAR-12

D3040.01.04 Ducts: Air Distribution*

Ductwork is galvanized steel low velocity ductwork in ceiling space.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3040.01.07 Air Outlets & Inlets: Air Distribution*

Square ceiling diffusers, linear grilles, adjustable bar grilles, rotojet grilles, egg crate and linear bar return air.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3040.03.01 Hot Water Distribution Systems**

Heating water piping schedule 40 steel piping thruout building to baseboard heating cabinets in classrooms and offices and air unit reheat coils.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace Hot Water Distribution Systems BOE=2867 sq.m.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$172,000	Unassigned

Updated: MAR-12

D3040.04.01 Fans: Exhaust**

Rooftop mounted Delhi exhaust fans are used for building and bathroom exhaust.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 6 Exhaust Fans

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$8,000	Unassigned

Updated: MAR-12

D3040.04.03 Ducts: Exhaust*

Galvanized steel, low velocity ductwork in ceiling space.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3040.04.05 Air Outlets and Inlets: Exhaust*

Various rectangular eggcrate ceiling exhaust ducts

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D3050.02 Air Coils**

Reheat coils on supply air ducts.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 8 heating water coils

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$15,000	Unassigned

Updated: MAR-12

D3050.05.01 Convectors**

Wall convectors in corridors.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace 4 convectors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$2,000	Unassigned

Updated: MAR-12

D3050.05.02 Fan Coil Units**

Wall mounted force flow heaters in entrance vestibules.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 5 Fan Coil Units

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$15,000	Unassigned

Updated: MAR-12

D3050.05.03 Finned Tube Radiation**

Base board cabinets are used around the perimeter of the building in most classrooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace Finned Tube Radiation BOE=2867 sq.m.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$86,000	Unassigned

Updated: MAR-12

D3050.05.06 Unit Heaters**

Vertical unit heaters are installed in the mechanical room, electrical room and gym.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 5 unit heaters

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$13,000	Unassigned

Updated: MAR-12

D3060.02.01 Electric and Electronic Controls**

Line voltage controls for force flow heaters and unit heaters.
Line and low voltage controls for boilers.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

**Event: Replace Electric and Electronic Controls
BOE=2867 sq.m.**

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$3,000	Unassigned

Updated: MAR-12

D3060.02.02 Pneumatic Controls**

Duplex air compressor with refrigerated air dryer.
 Pneumatic control of heating coils in air handling systems and perimeter radiation.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	40	MAR-12

Event: Replace Pneumatic Controls BOE=2867sq.m.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$12,000	Unassigned

Updated: MAR-12

D4030.01 Fire Extinguisher, Cabinets and Accessories*

Dry chemical fire extinguishers throughout school on wall mounting brackets and in cabinets.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-12

S5 ELECTRICAL**D5010.01.02 Main Electrical Transformers (Utility Owned)***

A pad mounted transformer were installed and is located on south east side of the property. It is serviced by a utility company.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-12

D5010.03 Main Electrical Switchboards (Main Distribution)**

A FPE 120/208V, 3-phase 4-wire, 600A rated main distribution panel were installed, and completed with a 600A main incoming breaker. The switchboard is located in the electrical room. Breakers are adequately marked in the distribution section. There is some spare space for future. The MDP is installed on a housekeeping pad.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	40	MAR-12

Event: Replace Main Electrical Switchboards (Main Distribution)

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2020	\$30,000	Unassigned

Updated: MAR-12

D5010.05 Electrical Branch Circuit Panelboards (Secondary Distribution)**

Branch circuit panel boards have been provided throughout the school, and are located in mechanical rooms, and the corridors of classroom wings. There is ample spare capacity in the panels.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	30	MAR-12

Event: Replace 10 Electrical Branch Circuit Panelboards (Secondary Distribution)

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$50,000	Unassigned

Updated: MAR-12

D5010.07.02 Motor Starters and Accessories**

Individual motor starters and load switches are used major mechanical ventilation units and some small water pumps. Starters are complete pilot lights and hand-off-auto selector switches.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	30	MAR-12

Event: Replace 6 Motor Starters and Accessories

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$3,600	Unassigned

Updated: MAR-12

D5020.01 Electrical Branch Wiring*

Wires are generally installed in conduits. BX wires are used for final connections to mechanical and miscellaneous equipment in the facility.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5020.02.01 Lighting Accessories: Interior (Lighting Controls)*

Lighting control is by line voltage switches throughout the school except the gym which has been provided with a low voltage switching system . All areas are locally switched.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5020.02.02.01 Interior Incandescent Fixtures*

Incandescent lighting is provided in uncommon areas.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5020.02.02.02 Interior Fluorescent Fixtures**

T-12 magnetic ballasts fluorescent fixtures were used for general lighting throughout the school.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 450 Interior Fluorescent Fixtures

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$90,000	Unassigned

Updated: MAR-12

D5020.02.03.01 Emergency Lighting Built-in*

Emergency lighting is provided by connecting selected fixtures around the school to an emergency power system as supplied by an on-site emergency engine-generator set and these act as emergency lights during a power outage. All paths and points of egress are well covered.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

Event: Replace 22 Emergency Lighting Built-in

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$8,800	Unassigned

Updated: MAR-12

D5020.02.03.03 Exit Signs*

Exit signs are located at required locations and exits. Fixtures are upgraded to LED type.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2000	0	MAR-12

D5020.02.05 Special Purpose Lighting*

Stage lighting has been provided in the drama room. Fixtures are of the incandescent type and are dimmer controlled.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5020.03.01.04 Exterior H.P. Sodium Fixtures*

H.P.Sodium wall mounted light fixtures have been provided around the building.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1998	0	MAR-12

D5020.03.02 Lighting Accessories: Exterior (Lighting Controls)*

Exterior lighting control is by photo cell with manual override. Controls are located in the electrical room

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5030.01 Detection and Fire Alarm**

Fire alarm system is consist of Edwards Model 6500 control panel located at the office and annunciator panel located at the main entrance, completed with detectors, manual pull stations, and bells. Fire alarm panel is obsolete and no longer supported by the manufacturer. Parts are no longer available in the market. The system is externally monitored and annually tested.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	25	MAR-12

Event: Replace Detection and Fire Alarm

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$45,000	Unassigned

Updated: MAR-12

D5030.02.02 Intrusion Detection**

A Magnum Alert panel has been provided for intrusion and security systems. It is complete with motion sensors, and key pad. System is externally monitored. There are two local intrusion detection system installed for the computer, and early child education rooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1997	25	MAR-12

Event: Replace Intrusion Detection

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2022	\$22,500	Unassigned

Updated: MAR-12

D5030.04.01 Telephone Systems*

Telephone service is underground and the terminal board is located in the utility room. A Nortel Meridian telephone system has been provided. Telephone sets have been provided in the administration area, and each classrooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2002	0	MAR-12

D5030.04.04 Data Systems*

Cat 5 and 5e data cabling has been provided throughout the school. Data outlets have been provided in each of the classrooms and in the administration areas. Fiber optic cables is used for super-net.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2000	0	MAR-12

D5030.04.05 Local Area Network Systems*

The network is located in a room off the library and is complete with wall mounted patch panels, hubs and switches. Wireless internet is provided in the school in 2010.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2000	0	MAR-12

D5030.05 Public Address and Music Systems**

Bogen wall-mounted Multicom 2000 Administrative Communication System were installed for PA functions. It also provides master clock control and emergency call features including "911" emergency all-call for increased security and quick response. Speakers have been provided throughout the school including one in each classroom.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2002	20	MAR-12

Event: Replace Public Address and Music Systems

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2022	\$11,000	Unassigned

Updated: MAR-12

D5030.06 Television Systems*

Cable television service has been provided and the terminal board is located in the utility room. A TV outlet has been provided in each classroom.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

D5030.07 Other Communications and Security Systems*

Super Net is provided for the facility.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2005	0	MAR-12

D5090.01 Uninterruptible Power Supply Systems**

A 750VA UPS is provided for the telephone backboard, and a1500VA UPS is provided for the server.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	2000	30	MAR-12

Event: Replace Uninterruptible Power Supply Systems

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2030	\$8,000	Unassigned

Updated: MAR-12

D5090.02 Packaged Engine Generator Systems (Emergency Power System)**

An Onan natural gas fired emergency engine-generator set has been provided. The unit is located in the electrical room . The unit is rated at 15kW, 120/208V, 3 phase, 4 wire. An automatic transfer switch, a battery charger and block heater have been provided. The unit supplies power to selected light fixtures around the school, selected mechanical equipment, and life safety systems such as the fire alarm system. The unit is serviced and tested regularly.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace Packaged Engine Generator Systems (Emergency Power System)

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2016	\$30,000	Unassigned

Updated: MAR-12

S6 EQUIPMENT, FURNISHINGS AND SPECIAL CONSTRUCTION**E1090.04 Residential Equipment***

Staff room contains an electric range with range hood, a refrigerator, a dish washer and microwave.
Kitchen contains and electric range with range hood, refrigerator, dishwasher and microwave.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

E1090.07 Athletic, Recreational, and Therapeutic Equipment*

Gymnasium contains wall mounted basketball backboards, badminton and floor hockey nets.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

E2010.02 Fixed Casework**

In 2011 the estimated replacement costs are as follows:

Painted upper and lower cabinetry with plastic laminated counter tops

\$150/GSM = \$ 9,000.00

Painted classroom cabinetry with plastic laminated counter tops.

\$100/GSM = \$ 47,600.00

Plastic laminated vanity counter tops.

\$50/GSM = \$ 3,000.00

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	35	MAR-12

Event: Replace Fixed Casework

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$59,600	Unassigned

Updated: MAR-12

E2010.03.01 Blinds**

Vertical blinds at all exterior windows.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 14 sq. M Blinds

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$1,400	Unassigned

Updated: MAR-12

F1010.02.04 Portable and Mobile Buildings**

Six portable classrooms and storage room with link to north side of school added in 1982 of 662 sq. M.

The portables are wood framed supported on concrete pads with a crawl space with SBS membrane roofing installed in 2009, prefinished metal clad siding housing sealed fixed and opening aluminum framed window units with painted plywood panels above and below window units and painted metal mesh window covering, painted metal clad entry and utility doors and prefinished metal louvres.

Interiors consist of VCT and carpeted flooring, vinyl covered gypsum wallboard walls, ceilings of suspended acoustical tile, visual display boards, painted wood doors and metal frames, painted wood cabinetry with plastic laminated counter tops and louvred blinds.

In 2011 the estimated replacement costs are:

Envelope

- 660 sq. M SBS Membrane Roofing = \$ 112,200.00
- 640 sq. M Prefinished Metal Cladding = \$ 108,800.00
- 20 sq. M Aluminum Windows = \$ 15,000.00
- 10 Painted Metal Clad Doors = \$ 12,000.00

Interior

- 168 sq. M VCT Flooring = \$ 9,240.00
- 80 sq. Sheet Vinyl Flooring = \$ 7,200.00
- 400 sq. M Carpeting = \$ 26,000.00
- 600 sq. M Acoustical Tile = \$ 33,000.00
- Millwork @ \$100/sq. M = \$ 60,000.00
- 20 sq. M Blinds = \$ 2,000.00
- 24 Visual Display Boards = \$ 15,000.00

Mechanical

Each portable is c/w a natural gas fired counter flow Carrier model 58CTAO70 (4@), Carrier model 58TMA105 -16.1(1@) and Lennox model 80MGF3/4-100A (1@) furnaces with ductwork and sill mounted grilles. Furnaces installed in 2001 and 2007.

Replacement cost = \$ 31,500.00

There is a roof mounted exhaust fan with ductwork for each portable.

Replacement cost = \$ 12,000.00

A hot water force flow heater is installed in each of the vestibules.

Replacement cost = \$ 18,000.00

Replace 1 wall mounted stainless steel sink = \$ 1,200.00

Electrical

1. Electrical Branch Circuit Panels: Six single phase, 3 wire 120/240V and rated 125A service panels were installed in portable sections of the building. Lifecycle replacement shall be occurred in 2015 and the cost will be \$18,000
2. Motor Starters and Accessories: Six load switches for these portable furnaces, lifecycle replacement shall be occurred in 2015 and the cost will be \$3,600
3. Interior Fluorescent lights: Fixtures are original T-12 lamp and completed with magnetic ballast. Lifecycle replacement shall be occurred in 2015 and the cost will be \$26,000.
4. The HPS wall packs were installed above the exit doors.
5. LED exit signs are provided for this portables.
6. The fire alarm system devices were connected to main building fire alarm panel, Lifecycle replacement shall be occurred in 2015 and the cost will be \$10,000.
7. The intrusion system devices were connected to main school security panel and Lifecycle replacement shall be occurred in 2022 and the cost will be \$5,000.
8. The PA system devices were wired to main school systems and lifecycle replacement shall be occurred in 2022 and the cost will be \$2,500.
9. The Telephone, data system outlets were installed in each class room.
10. Local area network system is provided, and tied into main school server.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1982	30	MAR-12



View of portables

Event: Replace Electrical

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$65,100	Unassigned

Updated: MAR-12

Event: Replace Envelope

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$248,000	Unassigned

Updated: MAR-12

Event: Replace Interiors

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$152,440	Unassigned

Updated: MAR-12

Event: Replace Mechanical

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$62,700	Unassigned

Updated: MAR-12

F1010.02.05 Grandstands and Bleachers**

A set of wood folding portable bleachers are located in the gymnasium.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	30	MAR-12

Event: Replace 150 Seat Bleachers

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Lifecycle Replacement	2015	\$15,000	Unassigned

Updated: MAR-12

S8 SPECIAL ASSESSMENT**K4010.01 Barrier Free Route: Parking to Entrance***

Current path from parking lot to Main Entrance is a concrete sidewalk. The width of the sidewalk meets current code requirements.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-12

K4010.02 Barrier Free Entrances*

Power operators at Main Entrance for exterior and interior vestibule doors.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	0	MAR-12

Event: Install power operators at Main Entrance Doors**Concern:**

Main Building Entrance does not meet current barrier free accessible code standards.

Recommendation:

Install power operated entrance doors at exterior and vestibule doors.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Barrier Free Access Upgrade	2012	\$7,500	Low

Updated: MAR-12

K4010.03 Barrier Free Interior Circulation*

Interior Circulation paths in school meet current code barrier free accessible requirements. Interior doors widths meet current code barrier free accessible requirements.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-07

K4010.04 Barrier Free Washrooms*

BFA wash rooms.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
3 - Marginal	1980	0	MAR-12

Event: Upgrade 2 Washrooms to BFA Requirements

Concern:

Washrooms do not meet current barrier free accessible code standards.

Recommendation:

Modify a Boys and Girls washroom to meet current barrier free accessible code standards. Modify washroom entrance from corridor (remove concrete block) and create barrier free stalls.

<u>Type</u>	<u>Year</u>	<u>Cost</u>	<u>Priority</u>
Barrier Free Access Upgrade	2012	\$10,000	Medium

Updated: MAR-12

K4030.01 Asbestos*

Asbestos Building Material Survey Report issued June 28, 2000. Asbestos Cement panels identified in a portable were removed in 2000.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
5 - Good	1980	0	MAR-07

K4030.04 Mould*

None detected or reported during review.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-07

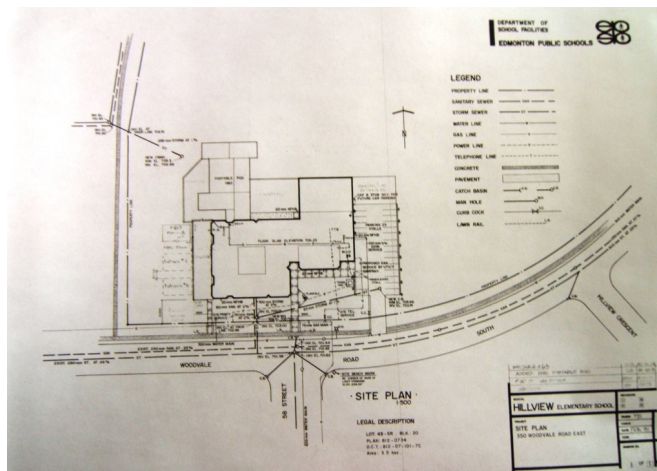
K4030.09 Other Hazardous Materials*

None detected or reported during review.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	1980	0	MAR-07

K5010.01 Site Documentation*

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2011	0	MAR-12



Site Plan

K5010.02 Building Documentation*

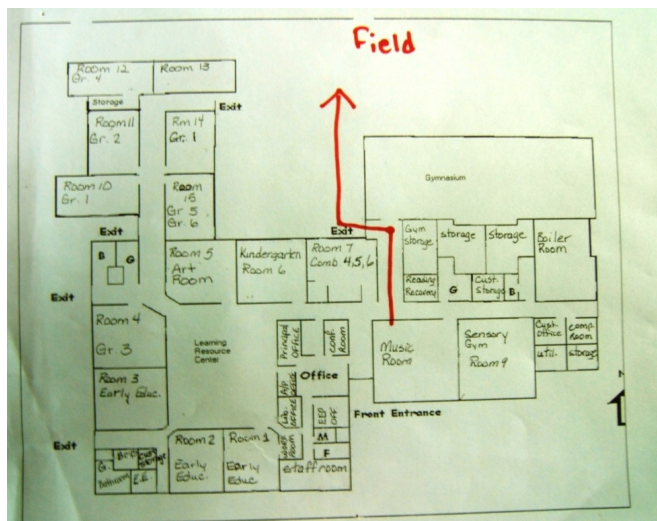
On 04 November 2011, Vic Maybroda of A&E Architectural & Engineering Group Inc. Supported by Neil Folkins of bacz Engineering Ltd. And Erol Seymen of Acuity Engineering & Consulting Services Ltd. Accompanied by Maintenance Supervisors of the Edmonton School Division No. 7 undertook an on site review of existing building and site conditions of the Hillside Elementary School.

The school is a single storey facility of 2189 sq. M constructed in 1980. In 1982 a six portable classroom pod was added of 660 sq. M to the northwest corner of the school.

The school including portables contains 3 early education rooms, a kindergarten, 7 classrooms, a library, a music room, an art room, a sensory gym room, a gymnasium, administration and ancillary support spaces.

At the time of the site visit there were 220 enrolled students.

<u>Rating</u>	<u>Installed</u>	<u>Design Life</u>	<u>Updated</u>
4 - Acceptable	2011	0	MAR-12



Floor Plan