

EDMONTON PUBLIC SCHOOLS

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TO: Board of Trustees

FROM: E. Schmidt, Superintendent of Schools

SUBJECT: School Capital Projects Updates

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RESOURCE

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INFORMATION

The purpose of this report is to provide an update to the Board of Trustees on the status of the Bennett Environmental Centre which was damaged by fire and on the following capital projects currently under development or in construction; Ellerslie Campus Elementary/Junior School Capital Improvement, Strathcona Senior High School Essential Modernization, Eastglen Senior High School Essential Modernization, Prince Charles Elementary School Modernization, Forest Heights Elementary School Modernization, Victoria School for the Performing and Visual Arts, Lillian Osborne High School new construction, Balwin Elementary/Junior High School Modernization and Holyrood Elementary School Modernization.

THE BENNETT ENVIRONMENTAL CENTRE - ANNEX FIRE

The fire occurred before noon on August 20, 2008. The fire department contained the blaze to the Annex building which contained the cafeteria and field trip sleeping quarters. The Bennett Centre main building sustained minimal smoke soot accumulation; however, the Annex was a total loss. The cause of the fire is under investigation.

Emergency Response

Immediately after the fire, the District Emergency Response Team was activated. The team consists of the school principal and district senior administrative members from Communication, Facilities Services, Maintenance Services, Insurance, Legal, Planning, Security, Leadership and Personnel Support Services.

The team implemented immediate strategies and action plans to deal with the loss including disconnection of critical building services and protection of district personnel and property during restoration of the old building.

Current Activity

The debris from the Annex was completely removed from the site by September 25, 2008. The concrete floor slab and foundations were not damaged in the fire and will remain in place to serve as the foundation for the new building.

The insurer has retained the architectural firm of Workun Garrick as the Prime Consultant for the re-building of the Annex. "Building replacement" is the general guideline governing re-design; however, building code upgrading is required. A Steering Committee has been formed to advise the consulting team in terms of program parameters and construction specifications. Facilities Design will provide project coordination services for the project. The Annex will be designed to a sustainable standard after repairs to the fire alarm, gas line and vestibule.

Schedule

The original building is now back in service as of October 27, 2008.

The Project will be tendered in March 2009.

SCHOOL CAPITAL PROJECTS

Ellerslie Campus Elementary/Junior School Capital Improvement:

The scope for this project is two fold.

The scope for the North Campus is to provide 35 parking stalls and drop off lanes for parents which will relieve congestion on 66 Street; repair and extend current gravel parking lot for permanent staff parking. The existing four bus lay-by is to remain.

The scope for the South Campus Scope is to have the City of Edmonton provide new access from Ellerslie Road and to construct a new road for buses between the two entrance points. The City of Edmonton will be the contractor for this portion of the project. The Prime Consultant on this project is Stantec Architecture.

Construction is scheduled to start in May 2009 with completion in August 2009.

Strathcona and Eastglen Senior High Schools Essential Modernizations

The scope for these projects is essential modernization of existing space mainly limited to renovations related to mechanical and electrical components. The scope and timelines are listed below:

Strathcona Essential Modernization

In the first phase all outdated mechanical and electrical systems will be replaced in the south, east and central wings. The functional programming elements related to the science lab areas will also be addressed within this scope. Phase 2 for this project will be included in the next Three-Year Capital Plan. The scope of the second phase will include completing the mechanical and electrical upgrades in the two gymnasiums and the Arts wing.

Eastglen Essential Modernization

All outdated mechanical and electrical systems will be replaced in the north and east wings of the building. Some minor lobby renovations will also be undertaken as part of the project. Phase 2 for this project will be included in the next Three-Year Capital Plan. The scope of the second phase will include mechanical and electrical upgrades to the two gymnasiums and the CTS wing.

For the Strathcona and Eastglen Essential Modernizations the following scope is also common to both projects. The mechanical scope of work includes, but is not limited to site work, new plumbing, heating, ventilation, fire protection systems, and building controls. Electrically, the scope of work includes, but is not limited to, power supply and distribution upgrades, the addition of power receptacles, energy efficiency lighting, life safety system upgrades, and rough-ins for assisted learning devices. Any structural work will be limited to items impacted by new mechanical and electrical systems. The architectural scope includes any required work resulting from mechanical and electrical upgrades as well as key items outlined in the provincial school facility audit, life safety items, and functional programming elements. The work will incorporate overall sustainable design strategies to reduce energy use, utilize water efficient fixtures, incorporate heat recovery and integrate building management systems.

Prince Charles Elementary and Forest Heights Elementary Schools Modernizations

The scope for the above projects is as follows:

Prince Charles Modernization

All outdated mechanical and electrical systems will be replaced. Functional improvement to programming elements will also improve curricular spaces.

Forest Heights Modernization

All outdated mechanical and electrical systems will be replaced. Minor functional programming revisions will improve curricular spaces and utilization.

The following schedule applies for these projects.

- Schematic Design is complete.
- Design Development is scheduled for completion January 2009.
- Tender is scheduled for January/February 2009 with a construction start of June 2009.

Construction Completion:

- Strathcona/Eastglen are scheduled for completion in the spring of 2011.
- Prince Charles/Forest Heights are scheduled for completion September 2010.

Phased construction is being utilized in the construction process to accommodate the students on site without busing. Students are being accommodated within the existing portions of the school as required during construction.

VICTORIA SCHOOL FOR THE PERFORMING AND VISUAL ARTS

Phase 1 of the project includes new wing construction, vacating 100 and 110 wings, 150 wing renovations and occupying the new elementary wing. Construction on this phase started in February of this year and will run until December 2009.

Phase 2 of the project includes abatement and in 100 and 110 wings as well as the demolition of the 100 wing and partial demolition of the 110 wing. This phase also includes renovations to the remaining 110 wing and new gym construction. This phase will start June 2009 and will be complete by July 2010.

The third phase of the project includes asbestos abatement and demolition of the high school wing and site development work. This phase will start July 2010 and will be complete by August 2011.

Construction of the main and second infill wing continues. The basic structures in this area have been erected. Underground services of this area have been completed. Temporary classrooms are being utilized in the south two-storey portion of the 150 (arts) wing. Renovation work continues in the south portion of the single storey section of the 150 (arts) wing.

LILLIAN OSBORNE HIGH SCHOOL

Construction started on this project in August of 2007 and is scheduled for completion in May of 2009. Building commissioning will occur during the months of May and June of 2009 and the school will be open for students in September of 2009. The project is on schedule and within the approved revised budget.

Currently, construction has proceeded to the point that the building has been enclosed, with the exception of the installation of the windows which will be installed next month. All underground mechanical and electrical services have been installed. Over the next few months mechanical and electrical services will be roughed in throughout the building. As well, the interior finishing will commence.

BALWIN ELEMENTARY/JUNIOR HIGH SCHOOL MODERNIZATION

This project is a combination of new construction and modernization of existing space. As well, this project has offered the opportunity to right size some of the teaching spaces which has been accomplished through selected demolition. This in turn offers a better utilized floor plan.

Phase 1 of this project is vacating the west wing which consists of five classrooms, modernizing the gym and change rooms and creating a new gathering space. Construction started in March of this year.

Phase 2 of this project consists of modernizing the north classrooms, corridors and creating a new library, interaction suite and administration suite. This work will occur during July 2008 until February 2009.

Phase 3 of this project consists of relocating and renovating the south east wing classrooms, home economics, industrial arts, drama and the main and second floor. This work is scheduled to occur February to July 2009.

The final phase of the project includes the demolition of the 1960 east wing, infilling the old mechanical room and the change over to the new staff area, as well as exterior site work. This work will occur during the period of July to December of 2009.

The project remains on schedule and within budget.

HOLYROOD ELEMENTARY SCHOOL MODERNIZATION

This project is a combination of new construction and modernization of existing space. The new space is the construction of a new gymnasium. The existing gymnasium is being converted to a new library and the existing library is becoming two classrooms. The existing mechanical area is being relocated to the old stage of the existing gymnasium. The old

mechanical room is being converted to a new administration area, with the administration area being converted to a classroom.

The first phase of this project which commenced in June of this year includes a new gym addition, modernization of the kindergarten classrooms and new multi-purpose room/kitchen, washrooms and library. This work will occur during June 2008 and February of 2009.

The second phase of this project includes modernizing of classrooms as well as constructing of new washrooms, administration suite and staffroom as well as a new tele-conferencing room. This work will occur between February and September of 2009.

The project remains on schedule and within budget.

STUDENTS AND STAFF SAFETY IN SCHOOLS UNDERGOING MODERNIZATION

Students and staff safety and welfare are of prime importance in addition to minimizing classroom disruption during the school year. Periodic testing of indoor air quality by Edmonton Public Schools' Occupational Health staff will be conducted. The Contractor must provide a safety program during construction. Student and staff safety are discussed at regular site meetings.

LS/ct