



## MEMORANDUM

**Date:** 03 May 2011  
**To:** Board of Trustees  
**From:** Tim Monds, Superintendent  
**Originator:** Claire Jonsson, Associate Superintendent  
**Subject:** **THREE YEAR CAPITAL PLAN**

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### **Recommendation**

That the Board of Trustees approve the Three Year Capital Plan as presented at the Regular Meeting of 03 May 2011.

### **Background**

On 14 February 2011, the Board of Trustees met to review and discuss the Division's Capital Plan and planning process. As a result of those discussions, the Board gave direction to the Administrative team regarding the Division's Capital Plan.

The priorities contained in the Three Year Capital Plan, that was approved at the 06 April 2010 Regular Board Meeting, remain unchanged.

The Three Year Capital Plan is reviewed on an annual basis and submitted to Alberta Education by May 1 of each year.

Administration would be pleased to respond to any questions.

CJ:jlf



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## CAPITAL PLAN 2012-2015

Parkland School Division No. 70's (PSD) capital submission for 2012-2015 is based on the facilities assessment that was completed by ONPA Architects in March 2010. The following three year capital plan submission total amount is \$38,526,124.

### **20012/2013:**

New K-4 School in Spruce Grove  
Priority No. 1:

A new K-4 school with an area of 4,005 m2 is required due to the enrollment growth in the Spruce Grove Zone of Parkland School Division. The new school with a capacity for 500 students is required for the 2013 school year.

Cost of construction is estimated at: \$11,087,396

Memorial Composite High School: (OLD)  
Priority No. 2:

Part of the demolition will include a Phase I Environmental Site Assessment (ESA) to determine potential sources of environmental liability associated with the sites, including the on-site underground storage tanks and any potential off-site or historical land use concerns (e.g. service stations, landfills). Cost for Phase I will be approximately \$6,000.

A phase II ESA will also be necessary to collect soil and groundwater samples at MCHS in order to determine liabilities associated with the used oil tank removal and other remediation requirements. Costs for a phase II ESA typically range between \$15,000 and \$25,000, depending on the required scope (i.e. number of boreholes and monitoring wells required). PSD's goal is to return this site to a brown field condition.

Memorial Composite High School poses a financial, insurance, and environmental liability to both Parkland School Division #70 and Alberta Education, if nothing is done to this building and grounds.

Cost of the demolition is estimated at: \$2,179,170

### **2013/2014:**

New 5-9 Middle School in Spruce Grove  
Priority No. 1:

A new 5-9 middle school with an area of 5,435 m2 is required due to the enrollment growth in the Spruce Grove Zone of Parkland School Division. The new school with a capacity for 600 students is required for the 2015 school year.

Cost of construction is estimated at: \$13,927,654.

Woodhaven Middle School:

Priority No. 2:

The physical and functional deficiencies of this school will be primarily addressed by the removal of deteriorated portables, and the preservation of 388m<sup>2</sup> of the school's ancillary and administration areas. The scope of the project is as follows:

- Demolition of eight portables and replace with eight modular units
- Preservation work of ancillary spaces
- Administration/upgrade main entrance
- Work as recommended in the October 2010 Provincial audit (less portables costs)
- Site repair work

Cost of construction is estimated at: \$5,839,509

**2014/2015:**

Duffield School

Priority No. 1:

Replace the six older portables with new modular units. A permanent addition of 672m<sup>2</sup> consisting of one classroom, one ancillary space, gym storage and office, and gym expansion, along with a modernization/preservation of 247m<sup>2</sup> of the existing school, and the October 2010 Provincial audit items will also be undertaken.

Cost for construction is estimated at: \$5,492,395

Ed Paras  
Manager, School Facilities