NOB HILL EARLY CHILDHOOD EDUCATION

Facility Description:

Nob Hill Early Education Center is located on Sutton Drive in Ruidoso, New Mexico, and is part of the Ruidoso Municipal School District. The 1-story campus contains 32,001 SF of permanent buildings and 4,680 SF of portables for a total of 36,681 GSF. The complex serves 206 pre-kindergarten and kindergarten students, and a staff of 38. Originally constructed in 1955, there have been 3 additions. There are 3 portable facilities on site. To most accurately capture repair costs, the complex was split into 3 permanent building assessments.

Site:

The 6.2 acre site amenities include a playground and a multi-use play area. The school has a parking capacity of 57 (4 are handicap spaces). All paved areas are in good condition and require no improvements. Concrete sidewalks are in good condition and pose no hazard. The site landscaping is irrigated. Site drainage is generally adequate. The bus and parent pick-up/drop-off area are not properly separated.

Structural / Exterior Closure:

The buildings rest on concrete foundations that are showing no signs of settlement or damage. The main structure is stucco over concrete block bearing walls. The roof system is steel framed with flat roofs, and is leaking. Exterior doors are hollow metal, and windows are aluminum framed units.

Interiors:

Partition wall types include painted concrete block and drywall. Interior wall finishes have been painted as needed, and are in generally good condition. Most ceilings are acoustical tile. Flooring in high use areas is resilient tile. Most other flooring is carpet and resilient tile. Interior doors are typically wood.

Mechanical / Plumbing:

Heating for the complex is supplied by gas-fired wall units in most classrooms and distributed throughout the building by ductwork. There is no cooling system in this school. Fresh air is supplied through infiltration. Bathroom ventilation is adequate.

Plumbing and fixtures in the building are in good condition but are old and do not meet ADA standards.

Electrical:

The electrical system is fed from a pad mounted transformer that delivers 120/240 V., 3 phase power to the facility. Lighting is fluorescent, and illumination is adequate. Emergency lighting is in corridors and emergency exit signs are typically illuminated.

Fire Protection / Life Safety Systems / Accessibility:

The fire alarm system consists of audible and visual annunciators, and does not comply with current requirements. The system is activated by pull stations, and is not centrally monitored. The school does not have a fire sprinkler system. Egress corridors generally comply with current code requirements. The complex is generally handicap compliant, but additional requirements include ADA signage.

2003 Update:

Roof Renovation was completed in the spring of 2004 DCU Funding # 03-324 ($399,884.00). Fire Alarm/Intercom System Upgrade DCU Funded # 04-049 (summer 2004).