WHITE MOUNTAIN ELEMENTARY

Facility Description:

White Mountain Elementary and Intermediate School is located at 203 White Mountain Road in Ruidoso, New Mexico, and is part of the Ruidoso Municipal School District. The 1-story campus contains 82,043 SF of permanent buildings and no portables for a total of 82,043 GSF. Occupancy is 526 third, fourth and fifth grade students, and a staff of 45. Originally constructed in 1965, there have been 3 additions. To most accurately capture repair costs, the complex was split into 4 permanent building assessments. White Mountain Intermediate shares the cafeteria and gym with White Mountain Elementary. White Mountain Intermediate contains 26,125 sf of permanent buildings and no portables. White Mountain Intermediate was closed in 2009.

Site:

The 43.37 acre site amenities include a playground and a multi-use play area. The school has a parking capacity of 122 (4 are handicap spaces). All paved areas are in good condition and require no improvements. Concrete sidewalks are in good condition but are sloped toward the building and causing water damage. Landscaped areas are irrigated. Site drainage is undermining the buildings. The city storm water drains onto the site causing problems.

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. 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 is supplied by a gas fired boiler, and is distributed by fan coil units and ductwork. There is no cooling in this building except for evaporative coolers in the cafeteria. Fresh air is supplied through infiltration. Bathroom ventilation is adequate. Plumbing in the building is in poor condition, and fixtures are in fair condition.

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, 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:

Fire Alarm/Intercom System Upgrade DCU Funded # 04-049 (summer 2004). The fire alarm was upgraded in 2004 but has an error and needs to be replaced. The intercom does not function properly and should be replaced.