
JOHN G. DIEFENBAKER ELEMENTARY SCHOOL SEISMIC REPLACEMENT

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| TARGET CONSTRUCTION START: | February 2026 |
| TARGET COMPLETION: | May 2028 |
| ESTIMATED PROJECT BUDGET: | \$50 Million |
| FUNDING SOURCES: | Ministry of Education and Child Care Capital Plan - \$52.32 Million (maximum) Richmond Board of Education - \$298,000 |
| CONSULTANT: | Station One Architects |
| CONSTRUCTION MANAGER: | Unitech Construction Management Ltd. |
| PROJECT MANAGER: | Richmond Project Team Enquiries: Karen Kwan, 604-308-1226 |

BACKGROUND

John G. Diefenbaker Elementary is in a single-storey wood frame building of 3,748 m², constructed in 1980 with additions in 1985, 1988, and 1999. School District No. 38 (Richmond) has confirmed that the school is needed for the long term as part of the overall long-range strategic planning.

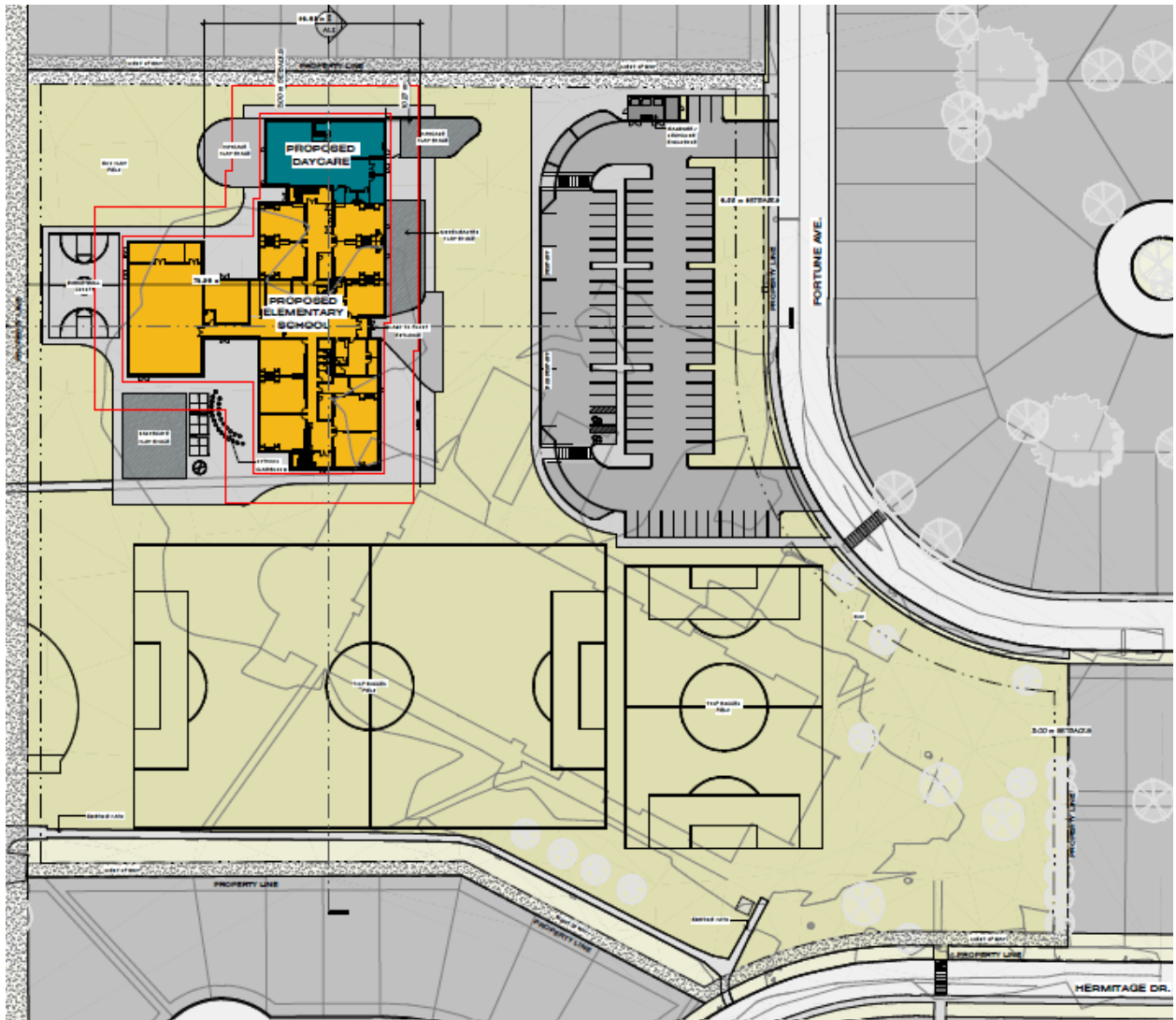
The K-7 school, which consists of two distinct blocks, was seismically assessed using the latest version of EGBC's Seismic Retrofit Guidelines. The entire school has a moderate-high risk of liquefaction potential requiring substructure upgrades, with Block 1 (1980 1-Storey Southeast Classroom Wing) and Block 2 (Relocatable Classroom Blocks) both rated as High Risk (H1) with a P-1 Priority Ranking. The business case for the project revealed that a full seismic replacement of the school was more economically feasible than a seismic upgrade.

PROJECT SCOPE

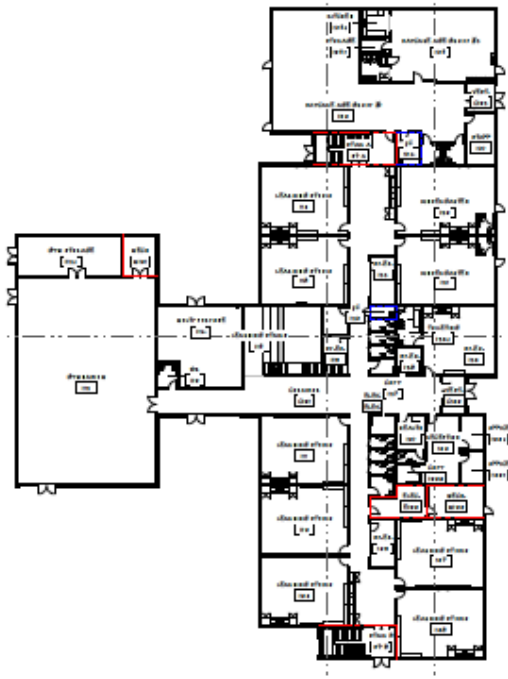
- Construction of a new two-storey 3,345 m² replacement school with the same capacity on the same site and meeting LEED v4 Gold Standards with six (6) Energy and Atmosphere points (upgraded heating and cooling equipment). No temporary accommodations are required as part of this option as the existing facility will remain operational until the completion of the replacement facility.
- GHG emission reduction measures, including incorporating an air source heat pump system and heat recovery in classrooms.
- A Neighbourhood Learning Centre (NLC) within the new build to promote strong school-community partnership that utilize school facilities to meet the needs of children, youth, families, and the greater community. This area will be used to operate a childcare facility, among other uses.
- Demolition of the existing school and construction of a new sports playfield and playgrounds.

PROJECT STATUS

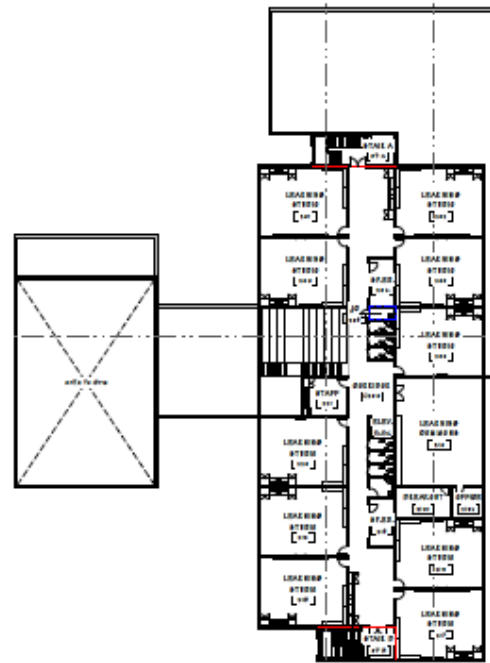
- Project approval and funding agreement received from the Ministry of Education and Child Care 15 October 2024.
- Design is well underway.
- Budget and schedule on track.



Proposed Site Plan – John G. Diefenbaker Elementary



FIRST FLOOR
1-280
NORTH



SECOND FLOOR
1-280
NORTH

Proposed Floor Plans – John G. Diefenbaker Elementary