

## ***Building Tomorrow***

*September 19, 2008*

# **Province moves forward with construction of 18 new schools in Calgary and Edmonton**

## ***Company's bid will save Alberta taxpayers \$118 million***

*Edmonton...* The Government of Alberta has signed an agreement with BBPP Alberta Schools Limited, to design, build, finance and maintain 18 new state-of-the-art schools in Calgary and Edmonton through a public-private partnership (P3).

"We are on schedule to open 18 schools in September 2010 to serve students in high-growth neighbourhoods," said Minister of Education Dave Hancock. "Providing space for more than 12,000 students, these new facilities will offer quality learning environments in communities where students live."

The P3 selection process is based on the Net Present Value (NPV) of the project, or the total value of all aspects of the project expressed in today's dollars. BBPP Alberta Schools Limited had the lowest bid price at \$634 million (NPV). The cost of doing the same work through traditional delivery methods is estimated at \$752 million (NPV). As a result, the Alberta government signed a contract with BBPP Alberta Schools Limited to design, build, finance and maintain the 18 new schools for a 30-year term. The Alberta government will advance \$125 million to BBPP Alberta Schools Limited when the schools become available by June 30 of 2010, and will at that time, begin capital and maintenance payments for the 30-year term.

Following extensive research on P3 models in Canada and abroad, government created a made-in-Alberta P3 model and extended an invitation to industry to qualify and bid on the project. All bids were expected to meet government requirements for design and construction standards, with the successful proponent selected based on best value for taxpayers.

"This process has shown that an alternative method of delivering new school infrastructure can be achieved through a P3 approach, and two years sooner than the conventional method of construction," said Minister of Infrastructure Jack Hayden. "The end result of this project will be 18 energy-efficient schools that meet LEED Silver design requirements and provide a healthy environment through improved air quality and use of natural light."

The schools will be owned and operated by the school boards just like conventional schools. Communities will have the same access to a P3 school as any other school in their neighbourhood.

BBPP Alberta Schools Limited is a special purpose company which is majority owned by Babcock & Brown Public Partnerships Ltd. of the United Kingdom. Companies involved with the contract include Edmonton's Barr Ryder Architects and Interior Designers, GEC Architecture, Honeywell Canada Limited, and Bird-Graham Schools, a joint venture between Bird Design-Build Limited and Graham Design Builders.

Babcock & Brown Public Partnerships Ltd. is a London Stock Exchange listed, international public infrastructure fund specializing in the development and operations of P3 projects. The firm has a market

capitalization of over \$800 million and has a diversified portfolio of over 48 P3 projects including over 100 individual schools.

“We are very pleased to partner with the Government of Alberta on this historic schools project,” said Giles Frost of Babcock & Brown Public Partnerships Ltd. “We look forward to bringing our experience with P3 new schools construction to the province and providing and maintaining quality learning environments for Alberta’s students.”

In addition to the phase one new schools project, government is moving forward with a phase two P3 project that will result in an additional 14 new schools in growth areas of the Edmonton capital and Calgary regions. In total, eight school boards will receive new schools in the communities of Edmonton, Sherwood Park, Spruce Grove, Calgary, Langdon and Okotoks. The new facilities will include elementary, middle and senior high schools that will be ready for student learning within the next five years. Experience gained from the phase one project will be incorporated into planning for phase two.

-30-

**Backgrounders:** details of the 18 schools, P3 project overview, and construction consortium are attached

**Media inquiries may be directed to:**

Tim Chamberlin	Stuart Elson	Gerald Kastendieck
Communications	Communications	Communications
Education	Infrastructure	Treasury Board
780-718-2370	780-499-4665	780-427-6699
To call toll free within Alberta dial 310-0000.		

September 19, 2008

## Details on the new P3 schools

### Calgary Board of Education

Community/School (Grade Structure)	Capacity
Saddle Ridge K-4	550
Evergreen K-4	550
Bridlewood K-6	600
Cranston K-4	550
Royal Oak K-4	550
West Springs K-4	550

### Calgary RCS School District

Community/School (Grade Structure)	Capacity
Evergreen K-6	600
Cranston K-9	840
Saddle Ridge K-9	840

### Edmonton Catholic School District

Community/School (Grade Structure)	Capacity
The Hamptons K-9	500
Rutherford East K-9	500
Terwillegar Heights K-6	500

### Edmonton Public School Board

Community/School (Grade Structure)	Capacity
Rutherford West Valley K-9	850
Tamarack K-9	850
Terwillegar Towne East K-9	850
The Lake District (Belle Rive) K-9	850
Hollick-Kenyon K-9	850

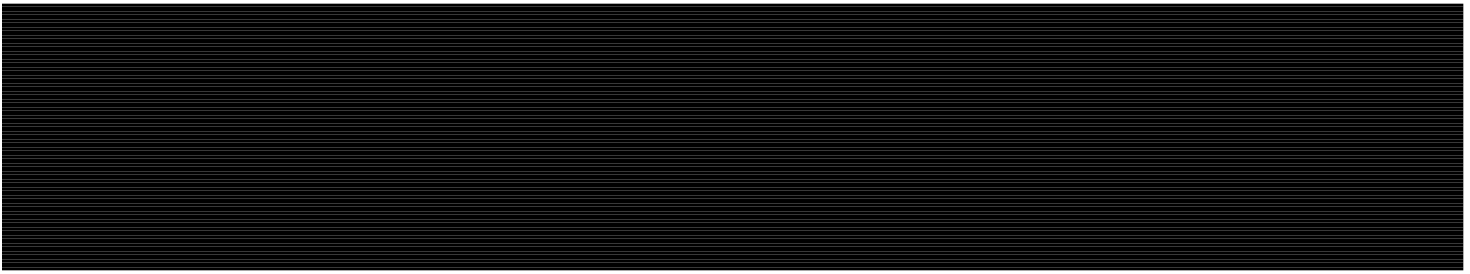
Carlton K-9	850
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Visit: [www.education.alberta.ca/departments/ipr/p3project.aspx](http://www.education.alberta.ca/departments/ipr/p3project.aspx) to view school conceptual renderings and school site locations.

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## **P3 project using efficient and environmentally sustainable school design**

As part of a new approach to construction, core school designs for K-4, K-6 and K-9 configurations will be used to build 18 new schools in Edmonton and Calgary.

The design has a permanent core building with all the essential elements of a school, including a gymnasium, library, administration offices, washrooms, classrooms and special teaching spaces for subjects such as music, art, science, and career and technology studies. Steel-framed modular classrooms are added or removed from the core building as needed, allowing schools greater flexibility to respond to changes in student enrolment.

### **Features of core school design**

The standard core school designs will be built to achieve LEED (Leadership in Energy and Environmental Design) Silver certification, an independent rating system used to measure environmental efficiency. LEED Silver-rated buildings are typically 30 to 45 per cent more energy efficient than conventional buildings and provide healthier environments as a result of improved air quality and use of natural light.

The designs provide equitable facilities that meet provincial school standards and guidelines and will support the Alberta curriculum. The designs will also be easily adaptable to different sites across the province.

### **Features of modular classrooms**

Modern steel-framed modular classrooms have replaced older wood-structure portables, providing improved durability to allow multiple moves. The modular classrooms look like permanent classrooms on the inside, thanks to the use of painted drywall, drop ceiling and large windows. Overall, the new generation of modular classrooms was designed for improved health and comfort of students and teachers.

### **Design, build, finance, maintain**

BBPP Alberta Schools Limited is responsible for the design, build, finance and maintenance of the 18 new schools. Government receives a 30-year warranty on the work. Under traditional delivery, warranties are usually only one to two years. This made-in-Alberta approach to new schools construction was developed using best practices from other successful P3s at home and abroad. Schools will be owned and operated by school boards, and operate like existing schools.

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### **Media inquiries may be directed to:**

Tim Chamberlin

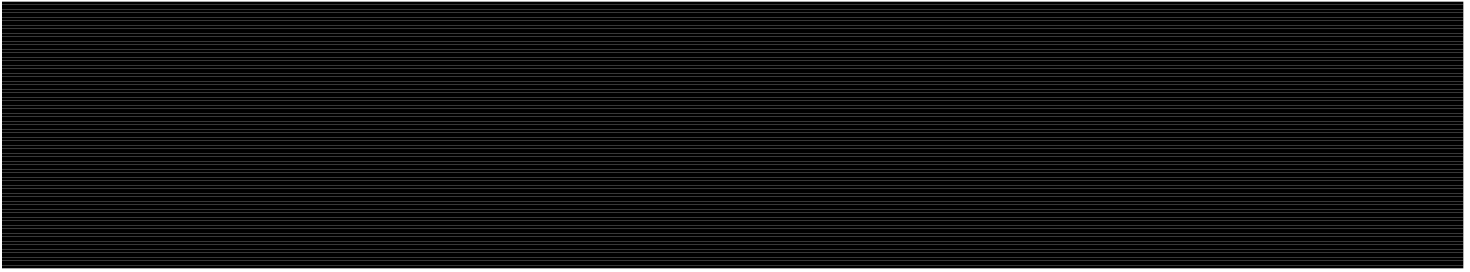
Stuart Elson

Gerald Kastendieck

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Infrastructure  
780-499-4665

Communications  
Treasury Board  
780-427-6699



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## **Relevant facts on BBPP Alberta Schools Limited**

BBPP Alberta Schools Limited was selected to design, build, finance and maintain nine new schools in Edmonton and nine new schools in Calgary through a public-private partnership.

BBPP Alberta Schools Limited is a consortium consisting of:

- Project lead - Babcock & Brown Public Partnerships Ltd.
- Design Builder - Graham Design Builders
- Design Builder - Bird Design-Build Limited
- Lead architect - Barr Ryder Architects & Interior Designers
- Maintenance and Renewal - Honeywell

Babcock & Brown Ltd. of Australia is a minority share holder in Babcock & Brown Public Partnerships Ltd., an independent company listed on the London stock exchange.

### **Graham Design Builders**

- Has operated in Alberta for 80 years and is headquartered in Calgary
- Maintains offices in Edmonton and Fort McMurray
- 400 professional staff and 4,500 workers

### **Bird Design-Build Limited**

- Founded in 1920 in Moose Jaw
- Has operated in Alberta since 1930s. Local offices in Edmonton and Calgary

Bird Construction and Graham Construction have independently constructed over 100 school projects in western Canada in the recent past. Bird Construction and Graham will construct nine schools each

### **Barr Ryder Architects & Interior Designers**

- Headquartered in Edmonton with 30 years of operation in western Canada
- Delivered over 35 school projects
- Developed the K-6 (450 student capacity); K-9 (600) and K-9 (900) core school design concepts

### **Honeywell Canada Limited**

- Honeywell Canada Limited is a wholly owned subsidiary of Honeywell International Inc.
  - Established in 1930
  - 5,000 employees
  - 42 locations across Canada
  - Western Canada District office in Calgary
- Facility and asset manager for over 50 years

- Building management for ATB Financial (175 locations)
- Honeywell International Inc. headquartered in New Jersey
- Operates in 98 countries with 118,000 employees

## **GEC Architecture**

- GEC Architecture is a firm of architects, technologists and interior designers who are committed to architecture that inspires its occupants, respects its context and meets client needs

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