

8441 S Yates Blvd Chicago, IL 60617

Facility Assessment Report

This report contains the detailed findings of a facility assessment completed on the date noted in the document footer below. Assessors rate each facility item by visual observation only; they do not test the operation of equipment or perform destructive testing of walls, ceilings or floors. Each facility item is ranked on a 7-point scale: rank 7 means the item is in new or in good condition and no work is required while rank 1 means the item has failed and has lead to an immediate life safety condition¹. The remaining ranks choices generally mean that the item requires regular maintenance (rank 5 or 6) or full replacement (rank 2, 3 or 4). For additional detail and definition on rank values as they relate to each assessed item, please visit the "CPS Guide to Biennial Facility Assessments" found on the Facilities Standards webpage under CPS Policies and Guidelines at http://www.cps.edu/About_CPS/Policies_and_guidelines/Pages/facilitystandards.aspx. Definitions for Quantity, Unit, Cost and Campus Total can be found at the end of this report.

Campus Summary				
Building Name	Year Constructed	Number of Floors	Building Area (Sq Ft)	Assessed Need
Main	1926	2	66,649	\$4,357,962
Annex	1972	2	21,061	\$1,365,220
Modular 1	1997	1	1,726	\$169,440
Modular 2	1997	1	1,726	\$155,903
Modular 3	1999	1	1,726	\$165,826
Modular 4	1999	1	1,726	\$168,630
SITE				\$564,931
Campus Total			94,614	\$6,947,912

Building: Main

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrand	ce						
	Entrance Control - Audio and Video	#1 Main East	1	EA	5	\$1,567	Too high
	Exterior Doors - Exterior FRP Door	#10 NW	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#11 NW	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#13 SW	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#14 SW	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#2 East	2	EA	6	\$1,263	
	Exterior Doors - Exterior Stainless Steel Door	#12 West	1	EA	6	\$546	
	Exterior Doors - Exterior Steel Door	#1 Main East	2	EA	6	\$961	
	Exterior Doors - Exterior Steel Door	#15 SE	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#16 Boiler House West	1	EΑ	5	\$1,341	Holes in door
	Exterior Doors - Exterior Steel Door	#17 Boiler House East	1	EΑ	4	\$3,823	Damaged door and missing Door handle
	Exterior Doors - Exterior Steel Door	#3 NE	1	EA	6	\$481	
	Exterior Doors - Transom Lite	#10 NW	2	EA	6	\$627	
	Exterior Doors - Transom Lite	#11 NW	2	EΑ	6	\$627	



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Building: Main

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•	Item - Type	Location	Quantity	Unit	Kank	Cost	Comments
Entrand		#40 OW				# 007	
	Exterior Doors - Transom Lite	#13 SW	2	EA	6	\$627	
	Exterior Doors - Transom Lite	#14 SW	2	EA	6	\$627	
	Exterior Doors - Transom Lite	#2 East	2	EA	6	\$627	
	Exterior Stairs - Concrete	#10 NW	50	LF	6	\$4,088	
	Exterior Stairs - Concrete	#11 NW	50	LF	6	\$4,088	
	Exterior Stairs - Concrete	#12 West	4	LF	6	\$327	
	Exterior Stairs - Concrete	#13 SW	60	LF	6	\$4,906	
	Exterior Stairs - Concrete	#14 SW	50	LF	6	\$4,088	
	Exterior Stairs - Concrete	#15 SE	16	LF	4		Concrete spalling
	Exterior Stairs - Concrete	#2 East	10	LF	6	\$818	
	Exterior Stairs - Concrete	#3 NE	16	LF	6	\$1,308	
	Exterior Stairs - Stone	#1 Main East	6	LF	5	\$1,627	Cracking
	Exterior Stairs - Stone	#10 NW	6	LF	6	\$678	
	Exterior Stairs - Stone	#11 NW	6	LF	6	\$678	
	Exterior Stairs - Stone	#14 SW	6	LF	6	\$678	
	Exterior Stairs - Stone	#17 Boiler House East	4	LF	6	\$452	
	Exterior Stairs - Stone	#2 East	6	LF	6	\$678	
	Exterior Stairs - Stone	#3 NE	3	LF	6	\$339	
	Ramp Handrail - Steel_Ramp Handrail	#11 NW	8	LF	6	\$69	
	Ramp Handrail - Steel_Ramp Handrail	#13 SW	140	LF	6	\$1,213	
	Ramps - Concrete	#13 SW	65	LF	5	\$34,555	Spalling and cracks
	Stair Handrail - Steel_Stair Handrail	#13 SW	30	LF	6	\$260	
	Stair Handrail - Steel_Stair Handrail	#15 SE	16	LF	6	\$139	
	Stair Handrail - Steel_Stair Handrail	#3 NE	16	LF	6	\$139	
Founda	ntion						
	Foundation - Concrete	Entire Building	2	LF	5	\$0	cracks, seepage
	Foundation - Concrete	Entire Building	1,436	LF	7	\$0	
	Superstructure - Concrete	Entire Building	66,629	SF	7	\$0	
	Superstructure - Concrete	Entire Building	20	SF	5	\$0	spalling, cracks
Lightin	g						
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	10	EA	6	\$5,365	replace missing lenses
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	\$2,310	
Roof S	ystem						
	Chimney - Metal Flue	Boiler room roof	29	LF	6	\$4,586	
	Chimney - Metal Flue	Boiler room roof	29	LF	6	\$4,586	
	Chimney - Metal Flue	Boiler room roof	29	LF	6	\$4,586	



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Building: Main

_	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof S	**						
1100.0	Coping - Terra Cotta	Boiler room roof	209	LF	6	\$6,713	
	Coping - Terra Cotta	Low E roof	37	LF	6	\$1,188	
	Coping - Terra Cotta	Main Roof	1,071	LF	6	\$34,398	
	Downspouts - Interior Downspouts	Boiler room roof	20	LF	6	\$665	
	Downspouts - Interior Downspouts	Low E roof	20	LF	6	\$665	
	Downspouts - Interior Downspouts	Main Roof	385	LF	6	\$12,795	
	Parapet - 16" - 30" Height	Boiler room roof	164	LF	6	\$6,552	
	Parapet - 16" - 30" Height	Boiler room roof / Façade- SE	15	LF	5	\$3,655	vegetative growth, open joints, spalling
	Parapet - 16" - 30" Height	Main Roof	408	LF	6	\$16,301	regetative greating specification, specific
	Parapet - 16" - 30" Height	Main Roof / East Façade	30	LF	5		open joints, efflorescence
	Parapet - Parapet < 16" Height	Boiler room roof	40	LF	6	\$852	open jemie, emerceeenee
	Parapet - Parapet < 16" Height	Main Roof	110	LF	6	\$2,344	
	Parapet - Parapet > 30"	Low E roof	37	LF	5		open joints, efflorescence
	Parapet - Parapet > 30"	Main Roof	523	LF	6	\$33,431	open jemie, emereceense
	Roof Structure - Concrete	Boiler room roof	2,950	SF	7	\$0	
	Roof Structure - Concrete	Low E roof	158	SF	7	\$0	
	Roof Structure - Concrete	Main Roof	28,328	SF	7	\$0	
	Roof - Asphalt Shingle	Main Roof / East Façade	2,580	SF	5	\$26,601	loose, missing, deck bowing
	Roof - Modified Bitumen	Boiler room roof	2,950	SF	6	\$27,758	not accessible
	Roof - Modified Bitumen	Low E roof	158	SF	5	\$3,324	worn surface
	Roof - Modified Bitumen	Main Roof	26,535	SF	5		worn surface, some vegetative growth N & S, 1
		a.r.r.co.	20,000	٥.	Ü	ψοσο,	bubble to the SE
Walls							
	Cheek-Wall - Stone	Entire Building	30	SF	5	\$714	open joints
	Cheek-Wall - Stone	Entire Building	30	SF	5	\$714	open joints
	Cheek-Wall - Stone	Entire Building	15	SF	4	\$2,903	gaps, loose brick
	Cheek-Wall - Stone	Entire Building	30	SF	5	\$714	open joints
	Cornice - Terra Cotta	Entire Building	2,142	LF	6	\$74,279	some open joints
	Exterior Walls - Brick	Entire Building	9	SF	5	\$214	open joints, spalling
	Exterior Walls - Brick	Entire Building	10	SF	5	\$238	gaps
	Exterior Walls - Brick	Entire Building	50	SF	5	\$1,190	efflorescence
	Exterior Walls - Brick	Entire Building	50	SF	4	\$8,233	spalling, open joints
	Exterior Walls - Brick	Entire Building	2	SF	4	\$329	missing
	Exterior Walls - Brick	Entire Building	10	SF	4	\$1,647	G
	Exterior Walls - Brick	Entire Building	15	SF	5	\$357	open joints
	Exterior Walls - Brick	Entire Building	18	SF	5	\$429	open joints
	Exterior Walls - Brick	Entire Building	15	SF	5	\$357	open joints, step cracks
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Building: Main

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Walls							
	Exterior Walls - Brick	Entire Building	39,338	SF	6	\$264,391	some open joints
	Exterior Walls - Stone-Cast	Entire Building	1,071	SF	6	\$7,198	some open joints
	Exterior Walls - Terra Cotta	Entire Building	1,471	SF	6	\$9,887	some open joints
	Exterior Walls - Terra Cotta	Entire Building	2	SF	5	\$31	cracks
	Exterior Walls - Terra Cotta	Entire Building	4	SF	4	\$2,595	missing, broken
	Exterior Walls - Terra Cotta	Entire Building / Main Entrance	4	SF	5	\$62	cracks
Windov	vs						
	Curtain wall - Glazed Double Pane	Entire Building	100	SF	6	\$1,121	
	Guard - Guards wire guard	Entire Building	3,080	SF	6	\$39,331	
	Lintels - Steel	Entire Building	665	LF	6	\$19,304	
	Lintels - Terra Cotta	Entire Building / East Entrances	40	LF	6	\$0	
	Windows - Sash Aluminum Double-pane	Entire Building	40	SF	5	\$2,155	broken pane
	Windows - Sash Aluminum Double-pane	Entire Building	120	SF	5	\$6,464	poor balances
	Windows - Sash Aluminum Double-pane	Entire Building	6,080	SF	6	\$45,385	
	Williaows - Gasti Aluminani Double-pane	Entire banding	0,000	JI	0	ψ+0,300	

Building Exterior Subtotal:

\$1,345,918

Building: Main

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emerge	ency System						
	Automatic Transfer Switch	Electrical Room	1	EA	4	\$8,200	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	4	EA	6	\$810	
	Emergency Battery Packs - Gym	Entire Building / 1st Floor	2	EA	6	\$405	
	Exit Signs - Auditoium	Entire Building / 1st Floor	6	EA	6	\$898	
	Exit Signs - Corridors and Stairs	Entire Building	20	EA	6	\$2,995	
	Exit Signs - Gym	Entire Building / 1st Floor	8	EA	6	\$1,259	
	Security System - CCTV	Entire Building	66,649	SF	6	\$20,015	
	Security System - Intrusion Detection	Entire Building	66,649	SF	6	\$17,155	
Main S	ervice						
	Independent Electrical Service for emergency power	Electrical Room	1	EA	6	\$2,921	2'd feed from ComEd
	Main Electrical Service - 1200 A 120/208/3PH	Electrical Room	1	EA	6	\$5,078	
	PA System	Entire Building	66,649	SF	6	\$21,921	Ties into other buildings
Power I	Distribution						
	Lighting and Power Panels - 100 A	Entire Building	2	EA	6	\$598	



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Building: Main

Category: Electrical System

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Power Distribution						
Lighting and Power Panels - Above 100 A	Entire Building	3	EA	6	\$1,491	
Lighting and Power Panels - Above 100 A	Entire Building	3	EA	6	\$1,491	
Main Distribution Panels - 400 - 600 amp	Entire Building / 2nd Floor	1	EA	6	\$528	MDF panel
Main Distribution Panels - 400 - 600 amp	Entire Building / Electrical Room	1	EΑ	6	\$528	
Main Distribution Panels - 400 - 600 amp	Entire Building / Electrical Room	2	EΑ	6	\$1,055	

Electrical System Subtotal:

\$87,348

Building: Main

Category: Safty System

Group Item - Type	Location	Quantity	Unit	Rank	Cost Comments	
Fire Alarm						
Fire Alarm Panel	Electrical Room	1	EA	6	\$6,406	
Fire Alarm Strobe Lights	Electrical Room / Entire Building	66,649	SF	4	\$90,543	
Fire Alarm_System	Electrical Room / Entire Building	66,649	SF	6	\$32,405	

Safty System Subtotal:

\$129,353

Building: Main

Category: Mechanical System

oup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hand	lling Systems						
	Air Handling Unit- Built Up- Single Zone- Steam Coils - 4000 - 8000 cfm	Mechanical Room	1	EA	5	\$24,083	serves gym
	Air Handling Unit- Built Up- Single Zone- Steam Coils - 4000 - 8000 cfm	Mechanical Room	1	EA	5	\$24,083	serves auditorium
	Air Handling Unit- Built Up- Single Zone w/ Air Tunnel- Steam Coils - 25001 - 35000 cfm	Mechanical Room	1	EA	5	\$55,649	serves south side,
	Air Handling Unit- Built Up- Single Zone w/ Air Tunnel- Steam Coils - 25001 - 35000 cfm	Mechanical Room	1	EA	5	\$55,649	serves north end of school
	Air Intake	Mechanical Room / 1st Floor	1	EA	5	\$7,471	from side, under grill
	Air Intake	Mechanical Room / 1st Floor	1	EA	5	\$7,471	from side, under grill
	Air Intake	Mechanical Room / 1st Floor	1	EA	5	\$7,471	from side, under grill
	Air Intake	Mechanical Room / 1st Floor	1	EΑ	5	\$7,471	from side vent, under grill
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EΑ	5	\$16,577	
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EΑ	5	\$16,577	
	Auxiliaries - 4000 - 8000 cfm	Mechanical Room	1	EA	5	\$13,523	
	Auxiliaries - 4000 - 8000 cfm	Mechanical Room	1	EΑ	5	\$13,523	
	Reheat Boxes - Reheat Boxes with Steam Coil	Mechanical Room / Plenum	7	EA	5	\$30,018	



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Building: Main

Category: Mechanical System

Reheat Boxes - Rehas Boxes with Steam Coil Mechanical Room / Pierum 7 EA \$ \$ \$ \$ \$ \$ \$ \$ \$	Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Return Duct Work - Indoor - Vertical Shaft and Ducts Mechanical Room / Entire Building 200 LF 4 \$0 no return ducts Return Duct Work - Indoor - Vertical Shaft and Ducts Mechanical Room / Entire Building 200 LF 4 \$0 no return ducts \$0 Return Duct Work - Indoor - Vertical Shaft and Ducts Mechanical Room / Entire Building 200 LF 4 \$0 no return turnel, turnel from single zone \$0 Return Duct Work - Indoor - Vertical Shaft and Ducts Mechanical Room / Pienum 16 EA 5 \$34,018 \$0 no return turnel, from single zone \$0 Zone Dampers Mechanical Room / Pienum 16 EA 5 \$34,018 \$0 Zone Dampers Zone Dampers Mechanical Room / Pienum 16 EA 5 \$34,018 \$0 Zone Dampers Zone D	Air Han	dling Systems						
Return Duct Work - Indoor - Vertical Shaft and Ducts		Reheat Boxes - Reheat Boxes with Steam Coil	Mechanical Room / Plenum	7	EA	5	\$30,018	
Return Duct Work - Indoor - Vertical Shaft and Ducts Mechanical Room / Entire Building 100 LF 4 \$0 no return ducts 100 1		Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room / Entire Building	200	LF	4	\$0	no return ducts
Return Duct Work - Indoor - Vertical Shaft and Ducts		Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room / Entire Building	100	LF	4	\$0	no return tunnel, tunnel from single zone
Zone Dampers		Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room / Entire Building	200	LF	4	\$0	no return ducts
Name		Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room / Entire Building	100	LF	4	\$0	no return tunnel, from single zone
		Zone Dampers	Mechanical Room / Plenum	16	EA	5	\$34,018	
Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 50 - 75 HP Boiler Room		Zone Dampers	Mechanical Room / Plenum	14	EA	5	\$29,766	
Chemical Feeder Boiler Room 1 EA 5 \$3,075 Combustion Dampers Boiler Room 2 EA 5 \$5,104 Condensate Pump Boiler Room 4 EA 5 \$72,784 Feed Water Pumps and Tank Boiler Room 1 EA 5 \$36,450 Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 50 - 75 HP Boiler Room 2 EA 5 \$17,017 \$112137 Piping - Condensate Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$4,879 Piping - Steam Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 65 EA 5 \$85,634 Steam Traps Boiler Room / Entire Building 65 EA 5 \$85,634 Heating Devices Entire Building 10 EA 5 \$16,753 deteriorated Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Boiler Room Entire Building 12 EA 5 \$6,439 Temperature Control Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building E	Boiler S	Systems						
Combustion Dampers Boiler Room 2 EA 5 \$\$5,104 Condensate Pump Boiler Room 4 EA 5 \$72,784 Feed Water Pumps and Tank Boiler Room 1 EA 5 \$36,450 Non Condensing-Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 50 - 75 HP Piping - Condensate Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$4,879 Piping - Steam Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Steam Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Steam Boiler Room / Entire Building 400 LF 5 \$5,634 Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Boiler Room 2 EA 5 \$6,439 Wall Heater - Electric Entire Building 400 EA 5 \$6,439 Thermostats - Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 400 EA 5 \$2,217 Wettilation Steam Steam		Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 50 - 75 HF	Boiler Room	2	EA	5	\$17,017	
Condensate Pump		Chemical Feeder	Boiler Room	1	EA	5	\$3,075	
Feed Water Pumps and Tank Boiler Room 1 EA 5 \$36,450 Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler Room 2 EA 5 \$17,017 \$n 12137 Piping - Condensate Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$4,879 Piping - Steam Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 65 EA 5 \$85,468 Heating Devices Radiators - Steam Entire Building 10 EA 5 \$16,753 Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Boiler Room 2 EA 5 \$6,439 Temperature Control Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation		Combustion Dampers	Boiler Room	2	EΑ	5	\$5,104	
Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler Room 2 EA 5 \$17,017 sn 12137 Piping - Condensate Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$4,879 Piping - Steam Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 65 EA 5 \$5,634 Heating Devices Radiators - Steam Electric Boilding 10 EA 5 \$16,753 deteriorated Unit Heater - Electric Boilding 10 EA 5 \$2,015 Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Pneumatic Entire Building 30 EA 4 \$22,117		Condensate Pump	Boiler Room	4	EΑ	5	\$72,784	
Boiler - 50 - 75 HP Piping - Condensate Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$4,879 Piping - Steam Pipe- Steel Boiler Room / Entire Building 400 LF 5 \$5,634 Steam Traps Boiler Room / Entire Building 65 EA 5 \$85,468 Heating Devices Fadiators - Steam Entire Building 10 EA 5 \$16,753 deteriorated Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Fundamental System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation Vent		Feed Water Pumps and Tank	Boiler Room	1	EA	5	\$36,450	
Piping - Steam Pipe- Steel Steam Traps Boiler Room / Entire Building Boiler Room Boiler Room / Entire Building / Entire Building Boiler Room / Entire Building / E			Boiler Room	2	EA	5	\$17,017	sn 12137
Steam Traps Boiler Room / Entire Building 65 EA 5 \$85,468		Piping - Condensate Pipe- Steel	Boiler Room / Entire Building	400	LF	5	\$4,879	
Heating Devices Radiators - Steam Entire Building 10 EA 5 \$16,753 deteriorated Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation		Piping - Steam Pipe- Steel	Boiler Room / Entire Building	400	LF	5	\$5,634	
Radiators - Steam Unit Heater - Electric Boiler Room Entire Building 10 EA 5 \$16,753 deteriorated Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Pneumatic System Thermostats - Pneumatic Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Temperature Control Entire Building 30 EA 4 \$22,117		Steam Traps	Boiler Room / Entire Building	65	EA	5	\$85,468	
Unit Heater - Electric Boiler Room 2 EA 5 \$2,015 Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Pneumatic System Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation	Heating	Devices						
Wall Heater - Electric Entire Building 12 EA 5 \$6,439 Temperature Control Pneumatic System Entire Building 66,649 SF 4 \$346,921 Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation		Radiators - Steam	Entire Building	10	EA	5	\$16,753	deteriorated
Temperature Control Pneumatic System Thermostats - Pneumatic Entire Building Entire Building Temperature Control Entire Building Thermostats - Pneumatic Entire Building Temperature Control Enti		Unit Heater - Electric	Boiler Room	2	EA	5	\$2,015	
Pneumatic System Thermostats - Pneumatic Entire Building Entire Building Finite Building Finit		Wall Heater - Electric	Entire Building	12	EA	5	\$6,439	
Thermostats - Pneumatic Entire Building 30 EA 4 \$22,117 Ventilation	Tempe	rature Control						
Ventilation		Pneumatic System	Entire Building	66,649	SF	4	\$346,921	
		Thermostats - Pneumatic	Entire Building	30	EA	4	\$22,117	
Exhaust Fans- Roof Mounted - 500 - 1500 CFM Roof 5 EA 6 \$2,962	Ventilat	tion						
		Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Roof	5	EA	6	\$2,962	

Mechanical System Subtotal:

\$1,018,001

Building: Main

Category: Plumbing System

Group Item - Type	Location	Quan	ty U	nit	Rank	Cost	Comments
Hot Water							
Gas Heater - 150000 - 300000 BTU/HR	Boiler Room		1 E	ΞA	4	\$19,938	



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Building: Main

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hot Wa	ter						
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building / Electrical Room	66,649	SF	6	\$13,343	
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	66,649	SF	6	\$16,202	
	Domestic Piping-Cold Water Risers	Entire Building	66,649	SF	6	\$12,390	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	66,649	SF	6	\$10,484	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	66,649	SF	6	\$12,390	
	Domestic Piping-Hot Water Return Lines	Entire Building	66,649	SF	6	\$9,531	
	Domestic Piping-Hot Water Return Risers	Entire Building	66,649	SF	6	\$9,531	
	Sanitary Piping	Entire Building	66,649	SF	4	\$231,599	
	Storm Piping	Entire Building	66,649	SF	4	\$230,646	
	Vent Piping	Entire Building	66,649	SF	4	\$162,977	
Pumps							
	Pumps - Sump-Duplex	Boiler Room	1	EA	5	\$7,535	

Plumbing System Subtotal:

\$736,565

Building: Main

oup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
assro	om #108 (Office)						
	AC Units	1st Floor	1	EA	4	\$6,086	Not working
	Casework	1st Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	1st Floor	468	SF	6	\$1,620	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	468	SF	6	\$3,299	
	Lighting - Pendent/Surface	1st Floor	8	EΑ	7	\$0	
	Marker Board	1st Floor	12	LF	6	\$257	
	Walls - Plaster/Drywall	1st Floor	552	SF	6	\$1,523	
	Work Sink	1st Floor	1	EA	6	\$379	
assro	om #110 (Regular Classroom)						
	Casework	1st Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	1st Floor	712	SF	6	\$2,464	
	Chalk Board	1st Floor	24	LF	4	\$2,203	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

	jory: Classrooms		_				_
-	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	oom #110 (Regular Classroom)						
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	18	LF	6	\$386	
	Storage/ Closet	1st Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	1st Floor	842	SF	6	\$2,324	
Classro	oom #112 (Regular Classroom)						
	Casework	1st Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	1st Floor	712	SF	6	\$2,464	
	Chalk Board	1st Floor	24	LF	4	\$2,203	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	24	LF	6	\$514	
	Storage/ Closet	1st Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	1st Floor	842	SF	5	\$6,382	walls are dented
Classro	oom #116 (Office)						
	AC Units	1st Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor	1,015	SF	6	\$3,513	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	1,015	SF	6	\$2,163	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	\$0	
	Walls - Plaster/Drywall	1st Floor	1,197	SF	6	\$3,304	
Classro	oom #117 (Science Classroom)						
	Casework	1st Floor	8	LF	6	\$202	
	Ceiling - Plaster/Drywall	1st Floor	780	SF	6	\$2,699	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	780	SF	6	\$5,499	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	\$0	
	Marker Board	1st Floor	18	LF	6	\$386	
	Storage/ Closet	1st Floor	42	SF	6	\$305	
	Walls - Plaster/Drywall	1st Floor	918	SF	6	\$2,534	
	Work Sink	1st Floor	1	EA	6	\$379	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

•	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
lassro	oom #117 (Science Classroom)						
lassro	oom #118 (Regular Classroom)						
	Casework	1st Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	1st Floor	712	SF	6	\$2,464	
	Chalk Board	1st Floor	24	LF	4	\$2,203	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	18	LF	6	\$386	
	Storage/ Closet	1st Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	1st Floor	842	SF	6	\$2,324	
assro	oom #119 (Regular Classroom)						
	Casework	1st Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	1st Floor	6	SF	6	\$21	
	Chalk Board	1st Floor	24	LF	4	\$2,203	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	24	LF	6	\$514	
	Storage/ Closet	1st Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	1st Floor	842	SF	6	\$2,324	
assro	oom #121 (Regular Classroom)						
	Ceiling - Lay-in	1st Floor	712	SF	6	\$2,138	
	Chalk Board	1st Floor	5	LF	4	\$459	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	712	SF	6	\$1,517	
	Lighting - Lay-in	1st Floor	9	EA	7	\$0	
	Marker Board	1st Floor	10	LF	6	\$214	
	Storage/ Closet	1st Floor	68	SF	6	\$493	
	Walls - Plaster/Drywall	1st Floor	842	SF	6	\$2,324	
assro	oom #123 (Special Education)						
	Ceiling - Lay-in	1st Floor	694	SF	6	\$2,084	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

	ory: Classrooms						_
_	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	pom #123 (Special Education)						
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	694	SF	6	\$1,479	
	Lighting - Lay-in	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	12	LF	6	\$257	
	Storage/ Closet	1st Floor	40	SF	6	\$290	
	Walls - Plaster/Drywall	1st Floor	783	SF	6	\$2,161	
Classro	oom #210 (Computer Lab)						
	AC Units	2nd Floor	1	EA	6	\$496	
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	holes and water damage
	Charging Station	2nd Floor	2	EA	6	\$969	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	712	SF	6	\$1,517	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	46	LF	6	\$985	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	4	\$8,477	severe water damage
	Wireless System	2nd Floor	1	EA	7	\$0	
Classro	oom #211 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	6	\$2,464	
	Chalk Board	2nd Floor	6	LF	4	\$551	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	24	LF	6	\$514	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	serious cracks
Classro	oom #212 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	6	\$2,464	
	Chalk Board	2nd Floor	10	LF	4	\$918	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

F	m #212 (Regular Classroom)						
L							
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
V	Marker Board	2nd Floor	24	LF	6	\$514	
5	Storage/ Closet	2nd Floor	6	SF	6	\$44	
V	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	water damage
assroor	m #213 (Regular Classroom)						
C	Casework	2nd Floor	6	LF	6	\$152	
C	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	peeling
C	Chalk Board	2nd Floor	12	LF	4	\$1,102	
Γ	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
Γ	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
F	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
L	Lighting - Pendent/Surface	2nd Floor	12	EΑ	7	\$0	
N	Marker Board	2nd Floor	24	LF	6	\$514	
٤	Storage/ Closet	2nd Floor	6	SF	6	\$44	
V	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	possible water damage and uneven sections
assroor	m #214 (Regular Classroom)						
C	Casework	2nd Floor	6	LF	6	\$152	
C	Ceiling - Plaster/Drywall	2nd Floor	712	SF	6	\$2,464	
C	Chalk Board	2nd Floor	20	LF	4	\$1,836	
Г	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
Г	Doors - Wood Doors inclu hw	2nd Floor	1	EΑ	6	\$301	
F	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
L	Lighting - Pendent/Surface	2nd Floor	12	EΑ	7	\$0	
N	Marker Board	2nd Floor	22	LF	6	\$471	
٤	Storage/ Closet	2nd Floor	6	SF	6	\$44	
V	Walls - Plaster/Drywall	2nd Floor	842	SF	6	\$2,324	
assroor	m #215 (Regular Classroom)						
(Casework	2nd Floor	6	LF	6	\$152	
(Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	peeling
(Chalk Board	2nd Floor	24	LF	4	\$2,203	
Γ	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
Γ	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
F	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
L	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	24	LF	6	\$514	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

•	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	oom #215 (Regular Classroom)						
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	cracked
Classro	oom #216 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	peeling
	Chalk Board	2nd Floor	30	LF	4	\$2,754	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	2	SF	6	\$14	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	20	LF	6	\$428	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	water damage
Classro	oom #217 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	holes and severe water damage
	Chalk Board	2nd Floor	30	LF	4	\$2,754	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	4	\$8,477	severe water damage
Classro	oom #218 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	6	\$2,464	
	Chalk Board	2nd Floor	24	LF	4	\$2,203	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	24	LF	6	\$514	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	6	\$2,324	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Category: Classrooms

roup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
lassro	oom #219 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	water damage
	Chalk Board	2nd Floor	16	LF	4	\$1,469	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	28	LF	6	\$600	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	4	\$8,477	water damage
lassro	oom #220 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	water damage
	Chalk Board	2nd Floor	30	LF	4	\$2,754	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	24	LF	6	\$514	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	water damage
lassro	oom #222 (Regular Classroom)						
	Casework	2nd Floor	6	LF	6	\$152	
	Ceiling - Plaster/Drywall	2nd Floor	712	SF	5	\$6,526	peeling and water damage
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	712	SF	6	\$5,020	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	12	LF	6	\$257	
	Storage/ Closet	2nd Floor	6	SF	6	\$44	
	Walls - Plaster/Drywall	2nd Floor	842	SF	5	\$6,382	cracks, holes and water damage

Classrooms Subtotal:

\$327,028

Building: Main



Edward Coles Elementary Language Academy 8441 S Yates Blvd Chicago, IL 60617

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Admini	strative Suites/Offices						
	AC Unit	Assistant Principal's Office, Room 206	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	Assistant Principal's Office, Room 206	311	SF	6	\$1,076	
	Doors - Wood Doors inclu hw	Assistant Principal's Office, Room 206	1	EA	6	\$301	
	Floor - Terrazzo	Assistant Principal's Office, Room 206	311	SF	6	\$680	
	Lighting - Pendent/Surface	Assistant Principal's Office, Room 206	5	EA	7	\$0	
	Power Distribution	Assistant Principal's Office, Room 206	6	EA	6	\$12,749	
	Storage/ Closet	Assistant Principal's Office, Room 206	8	SF	6	\$58	
	Walls - Plaster/Drywall	Assistant Principal's Office, Room 206	366	SF	6	\$1,010	
	Ceiling - Plaster/Drywall	Case Manager's Office, Room 114	369	SF	6	\$1,277	
	Doors - Wood Doors inclu hw	Case Manager's Office, Room 114	1	EA	6	\$301	
	Floor - Carpet	Case Manager's Office, Room 114	369	SF	6	\$786	
	Lighting - Pendent/Surface	Case Manager's Office, Room 114	6	EA	7	\$0	
	Power Distribution	Case Manager's Office, Room 114	2	EA	6	\$4,250	
	Storage/ Closet	Case Manager's Office, Room 114	121	SF	6	\$877	
	Walls - Plaster/Drywall	Case Manager's Office, Room 114	424	SF	6	\$1,170	
	AC Unit	Main Office	1	EΑ	7	\$0	
	Ceiling - Plaster/Drywall	Main Office	422	SF	6	\$1,460	
	Doors - Wood Doors inclu hw	Main Office	1	EΑ	6	\$301	
	Floor - Carpet	Main Office	422	SF	6	\$899	
	Lighting - Pendent/Surface	Main Office	4	EΑ	7	\$0	
	Power Distribution	Main Office	6	EA	6	\$12,749	
	Storage/ Closet	Main Office	47	SF	6	\$341	
	Walls - Plaster/Drywall	Main Office	485	SF	6	\$1,339	
	Ceiling - Plaster/Drywall	Office in Former Locker Room	618	SF	5	\$5,665	bad repairs from leask
	Doors - Wood Doors inclu hw	Office in Former Locker Room	1	EA	6	\$301	
	Floor - Tile	Office in Former Locker Room	618	SF	6	\$1,352	
	Lighting - Pendent/Surface	Office in Former Locker Room	9	EA	7	\$0	
	Power Distribution	Office in Former Locker Room	8	EA	6	\$16,999	
	Walls - Plaster/Drywall	Office in Former Locker Room	365	SF	6	\$1,007	
	Walls - Structural Glazed Tile	Office in Former Locker Room	365	SF	6	\$1,148	
	Ceiling - Plaster/Drywall	Office in Room 224	136	SF	6	\$471	
	Doors - Wood Doors inclu hw	Office in Room 224	1	EA	6	\$301	
	Floor - Wood	Office in Room 224	136	SF	6	\$959	
	Lighting - Pendent/Surface	Office in Room 224	2	EΑ	7	\$0	
	Power Distribution	Office in Room 224	4	EA	6	\$8,500	
	Walls - Plaster/Drywall	Office in Room 224	160	SF	5	\$1,213	cracks
	Ceiling - Plaster/Drywall	Teacher's Lounge, Room 124	470	SF	6	\$1,626	
	Doors - Wood Doors inclu hw	Teacher's Lounge, Room 124	1	EA	6	\$301	
	Floor - Carpet	Teacher's Lounge, Room 124	470	SF	6	\$1,001	
	Lighting - Pendent/Surface	Teacher's Lounge, Room 124	6	EA	7	\$0	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
dminis	strative Suites/Offices						
	Power Distribution	Teacher's Lounge, Room 124	6	EA	6	\$12,749	
	Walls - Plaster/Drywall	Teacher's Lounge, Room 124	554	SF	6	\$1,529	
uditori	ium & Theater						
	Balcony Seating	1st Floor	94	EA	6	\$16,348	
	Ceiling - Plaster/Drywall	1st Floor	2,710	SF	5	\$62,780	water damage
	Doors - Steel Doors incl hw	1st Floor	2	EA	6	\$602	
	Floor - Concrete Epoxy/ Painted	1st Floor	2,710	SF	6	\$1,434	
	Lighting - Pendent/Surface	1st Floor	30	EA	7	\$0	
	Main Floor Seating	1st Floor	288	EA	6	\$50,088	
	Stage	1st Floor	528	SF	6	\$3,050	
	Stage Curtain	1st Floor	2	EA	6	\$0	
	Stage Lighting System	1st Floor	1	EA	6	\$8,077	
	Stage-Stairs - Wood	1st Floor	12	LF	6	\$141	
	Stairs - Terrazzo	1st Floor	12	LF	6	\$92	
	Walls - Plaster/Drywall	1st Floor	3,197	SF	5	\$27,659	water damage
ymnas	sia						
	Ceiling - Plaster/Drywall	1st Floor	2,728	SF	6	\$15,058	
	Ceiling - Plaster/Drywall	1st Floor	30	SF	4	\$1,009	peeling and water damage
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	\$602	
	Floor - Wood	1st Floor	2,758	SF	6	\$19,444	
	Lighting - Metal Halide/Sodium Vapor	1st Floor	10	EA	6	\$1,337	
	Walls - Plaster/Drywall	1st Floor	1,979	SF	6	\$5,462	
	Walls - Plaster/Drywall	1st Floor	40	SF	4	\$892	water damage
brary							
	AC Unit	Room 120/122	1	EA	6	\$496	
	AC Unit	Room 120/122	1	EA	4	\$6,086	Not working
	Casework	Room 120/122	60	LF	6	\$1,515	
	Ceiling - Plaster/Drywall	Room 120/122	1,446	SF	5	\$13,254	water damage
	Doors - Wood Doors inclu hw	Room 120/122	2	EA	6	\$602	
	Floor - Carpet	Room 120/122	1,446	SF	6	\$3,081	
	Lighting - Pendent/Surface	Room 120/122	28	EA	7	\$0	
	Storage/ Closet	Room 120/122	6	SF	6	\$44	
	Walls - Plaster/Drywall	Room 120/122	1,706	SF	5	\$12,930	water damage
DF_ID	F						
	AC Unit	1st Floor	1	EA	6	\$496	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

roup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
IDF_I)F						
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	\$301	
	Finishes	1st Floor	166	SF	5	\$2,680	ceiling and walls have water damage
echai	nical/ Service Rooms						
	Storage Room	1st Floor	788	SF	6	\$5,645	
	Janitor's Closet	2nd Floor	54	SF	6	\$387	2 @ 27 SF each
estro	om						
	Accessories	1st Floor North	279	SF	6	\$2,573	
	Accessories	1st Floor North	279	SF	6	\$2,573	
	Ceiling - Plaster/Drywall	1st Floor North	279	SF	6	\$966	
	Ceiling - Plaster/Drywall	1st Floor North	279	SF	6	\$966	
	Doors - Steel Doors incl hw	1st Floor North	2	EA	6	\$602	
	Doors - Steel Doors incl hw	1st Floor North	2	EA	6	\$602	
	Floor Drain	1st Floor North	1	EA	6	\$1,059	
	Floor Drain	1st Floor North	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	1st Floor North	279	SF	6	\$590	
	Floor - Tile Ceramic/ Porcelain	1st Floor North	279	SF	6	\$590	
	Hand Dryer	1st Floor North	1	EΑ	6	\$230	
	Hand Dryer	1st Floor North	1	EA	6	\$230	
	Lavatory	1st Floor North	1	EA	6	\$320	
	Lavatory	1st Floor North	1	EA	6	\$320	
	Lighting - Pendent/Surface	1st Floor North	4	EA	7	\$0	
	Lighting - Pendent/Surface	1st Floor North	4	EA	7	\$0	
	Partitions	1st Floor North	4	EΑ	6	\$1,188	
	Partitions	1st Floor North	3	EΑ	6	\$891	
	Urinals	1st Floor North	3	EA	6	\$1,008	
	Walls - Plaster/Drywall	1st Floor North	160	SF	6	\$442	
	Walls - Plaster/Drywall	1st Floor North	160	SF	6	\$442	
	Walls - Structural Glazed Tile	1st Floor North	160	SF	6	\$503	
	Walls - Structural Glazed Tile	1st Floor North	160	SF	6	\$503	
	Water Closet	1st Floor North	4	EA	6	\$1,344	
	Water Closet	1st Floor North	3	EA	6	\$1,008	
	Accessories	1st Floor South	279	SF	6	\$2,573	
	Accessories	1st Floor South	279	SF	6	\$2,573	
	Ceiling - Plaster/Drywall	1st Floor South	279	SF	6	\$966	
	Ceiling - Plaster/Drywall	1st Floor South	279	SF	6	\$966	
	Doors - Steel Doors incl hw	1st Floor South	2	EA	6	\$602	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restro	om						
	Doors - Steel Doors incl hw	1st Floor South	2	EA	6	\$602	
	Floor Drain	1st Floor South	1	EA	6	\$1,059	
	Floor Drain	1st Floor South	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	1st Floor South	279	SF	6	\$590	
	Floor - Tile Ceramic/ Porcelain	1st Floor South	279	SF	6	\$590	
	Hand Dryer	1st Floor South	1	EA	6	\$230	
	Hand Dryer	1st Floor South	1	EA	6	\$230	
	Lavatory	1st Floor South	1	EA	6	\$320	
	Lavatory	1st Floor South	2	EA	6	\$639	
	Lighting - Pendent/Surface	1st Floor South	4	EA	7	\$0	
	Lighting - Pendent/Surface	1st Floor South	4	EA	7	\$0	
	Partitions	1st Floor South	4	EA	6	\$1,188	
	Partitions	1st Floor South	3	EA	6	\$891	
	Urinals	1st Floor South	3	EA	6	\$1,008	
	Walls - Plaster/Drywall	1st Floor South	160	SF	6	\$442	
	Walls - Plaster/Drywall	1st Floor South	160	SF	6	\$442	
	Walls - Structural Glazed Tile	1st Floor South	160	SF	6	\$503	
	Walls - Structural Glazed Tile	1st Floor South	160	SF	6	\$503	
	Water Closet	1st Floor South	4	EA	6	\$1,344	
	Water Closet	1st Floor South	3	EA	6	\$1,008	
	Accessories	2nd Floor North	274	SF	6	\$2,527	
	Accessories	2nd Floor North	302	SF	6	\$2,785	
	Ceiling - Plaster/Drywall	2nd Floor North	302	SF	6	\$1,045	
	Ceiling - Plaster/Drywall	2nd Floor North	274	SF	6	\$948	
	Doors - Steel Doors incl hw	2nd Floor North	2	EA	6	\$602	
	Doors - Steel Doors incl hw	2nd Floor North	2	EA	6	\$602	
	Floor Drain	2nd Floor North	1	EA	6	\$1,059	
	Floor Drain	2nd Floor North	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	2nd Floor North	302	SF	6	\$639	
	Floor - Tile Ceramic/ Porcelain	2nd Floor North	274	SF	6	\$580	
	Hand Dryer	2nd Floor North	1	EA	6	\$230	
	Hand Dryer	2nd Floor North	1	EA	6	\$230	
	Lavatory	2nd Floor North	2	EA	6	\$639	
	Lavatory	2nd Floor North	2	EA	6	\$639	
	Lighting - Pendent/Surface	2nd Floor North	4	EA	7	\$0	
	Lighting - Pendent/Surface	2nd Floor North	4	EA	7	\$0	
	Partitions	2nd Floor North	1	EA	6	\$297	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom						
Partitions	2nd Floor North	4	EA	6	\$1,188	
Urinals	2nd Floor North	4	EA	6	\$1,344	
Walls - Plaster/Drywall	2nd Floor North	162	SF	6	\$447	
Walls - Plaster/Drywall	2nd Floor North	178	SF	6	\$491	
Walls - Structural Glazed Tile	2nd Floor North	162	SF	6	\$510	
Walls - Structural Glazed Tile	2nd Floor North	178	SF	6	\$560	
Water Closet	2nd Floor North	2	EΑ	6	\$672	
Water Closet	2nd Floor North	5	EΑ	6	\$1,680	
Accessories	2nd Floor South	302	SF	6	\$2,785	
Accessories	2nd Floor South	274	SF	6	\$2,527	
Ceiling - Plaster/Drywall	2nd Floor South	302	SF	6	\$1,045	
Ceiling - Plaster/Drywall	2nd Floor South	274	SF	6	\$948	
Doors - Steel Doors incl hw	2nd Floor South	2	EA	6	\$602	
Doors - Steel Doors incl hw	2nd Floor South	2	EA	6	\$602	
Floor Drain	2nd Floor South	1	EA	6	\$1,059	
Floor Drain	2nd Floor South	1	EA	6	\$1,059	
Floor - Tile Ceramic/ Porcelain	2nd Floor South	274	SF	6	\$580	
Floor - Tile Ceramic/ Porcelain	2nd Floor South	302	SF	6	\$639	
Hand Dryer	2nd Floor South	1	EA	6	\$230	
Hand Dryer	2nd Floor South	1	EΑ	6	\$230	
Lavatory	2nd Floor South	2	EΑ	6	\$639	
Lavatory	2nd Floor South	2	EΑ	6	\$639	
Lighting - Pendent/Surface	2nd Floor South	4	EA	7	\$0	
Lighting - Pendent/Surface	2nd Floor South	4	EA	7	\$0	
Partitions	2nd Floor South	4	EA	6	\$1,188	
Partitions	2nd Floor South	1	EA	6	\$297	
Urinals	2nd Floor South	4	EA	6	\$1,344	
Walls - Plaster/Drywall	2nd Floor South	162	SF	6	\$447	
Walls - Plaster/Drywall	2nd Floor South	178	SF	6	\$491	
Walls - Structural Glazed Tile	2nd Floor South	178	SF	6	\$560	
Walls - Structural Glazed Tile	2nd Floor South	162	SF	6	\$510	
Water Closet	2nd Floor South	5	EA	6	\$1,680	
Water Closet	2nd Floor South	2	EΑ	6	\$672	
Accessories	2nd Floor	82	SF	6	\$756	
Ceiling - Plaster/Drywall	2nd Floor	82	SF	5	\$752	cracks and bad repairs
Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
Floor - Tile Ceramic/ Porcelain	2nd Floor	82	SF	6	\$174	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Category: Rooms (Other Than Classrooms)

roup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
estroo	m						
	Lavatory	2nd Floor	2	EA	6	\$639	
	Lighting - Pendent/Surface	2nd Floor	1	EA	7	\$0	
	Partitions	2nd Floor	1	EA	6	\$297	
	Walls - Plaster/Drywall	2nd Floor	52	SF	5	\$394	cracks
	Walls - Structural Glazed Tile	2nd Floor	52	SF	6	\$164	
	Water Closet	2nd Floor	2	EA	6	\$672	
	Accessories	In Teacher's Lounge	67	SF	6	\$618	
	Ceiling - Plaster/Drywall	In Teacher's Lounge	67	SF	6	\$232	
	Doors - Wood Doors inclu hw	In Teacher's Lounge	1	EA	6	\$301	
	Floor - Tile Ceramic/ Porcelain	In Teacher's Lounge	67	SF	5	\$1,070	broken and not level
	Lavatory	In Teacher's Lounge	1	EA	6	\$320	
	Lighting - Pendent/Surface	In Teacher's Lounge	1	EA	6	\$124	
	Partitions	In Teacher's Lounge	2	EA	6	\$594	
	Walls - Plaster/Drywall	In Teacher's Lounge	84	SF	6	\$232	
	Water Closet	In Teacher's Lounge	2	EA	6	\$672	

Rooms (Other Than Classrooms) Subtotal:

\$449,030

Building: Main

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corrido	r						
	Ceiling - Plaster/Drywall	1st Floor	5,124	SF	6	\$31,727	
	Doors - Steel Doors incl hw	1st Floor	4	EA	6	\$1,204	
	Doors - Wood Doors include hw	1st Floor	4	EA	6	\$1,204	
	Drinking Fountains - Double Fountain	1st Floor	2	EA	6	\$672	
	Floor - Terrazzo	1st Floor	1,025	SF	6	\$8,604	
	Floor - Tile/Sheet	1st Floor	4,100	SF	6	\$2,228	
	Lighting - Pendent/Surface	1st Floor	34	EA	7	\$0	
	Student Lockers - One Tier	1st Floor	207	EA	6	\$19,217	
	Walls - Plaster/Drywall	1st Floor	9,442	SF	6	\$41,856	
	Ceiling - Plaster/Drywall	2nd Floor	5,124	SF	6	\$31,727	
	Drinking Fountains - Double Fountain	2nd Floor	2	EΑ	6	\$672	
	Floor - Terrazzo	2nd Floor	1,025	SF	6	\$8,604	
	Floor - Tile/Sheet	2nd Floor	4,100	SF	6	\$2,228	
	Lighting - Pendent/Surface	2nd Floor	34	EΑ	7	\$0	
	Student Lockers - One Tier	2nd Floor	231	EA	6	\$21,445	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corrido	r						
	Walls - Plaster/Drywall	2nd Floor	9,443	SF	6	\$41,861	
Safety							
	Camera Viewing Station	Entire Building / 1st Floor	1	EA	6	\$683	
	Security Cameras	Entire Building	5	EA	6	\$970	
	Security Cameras	Entire Building	4	EA	6	\$776	
Stairs							
- Ctail C	Ceiling - Plaster/Drywall	North East	540	SF	6	\$3,954	
	Floor - Terrazzo	North East	220	SF	6	\$1,847	
	Floor - Tile/Sheet	North East	70	SF	6	\$38	
	Handrails	North East	64	LF	6	\$555	
	Lighting - Pendent/Surface	North East	4	EΑ	7	\$0	
	Stairs - Terrazzo	North East	30	LF	6	\$278	
	Walls - Plaster/Drywall	North East	2,025	SF	6	\$5,589	
	Ceiling - Plaster/Drywall	North West	540	SF	6	\$3,954	
	Floor - Terrazzo	North West	220	SF	6	\$1,847	
	Floor - Tile/Sheet	North West	70	SF	6	\$38	
	Handrails	North West	64	LF	6	\$555	
	Lighting - Pendent/Surface	North West	4	EA	7	\$0	
	Stairs - Terrazzo	North West	30	LF	6	\$278	
	Walls - Plaster/Drywall	North West	2,025	SF	6	\$5,589	
	Ceiling - Plaster/Drywall	South East	540	SF	6	\$3,954	
	Floor - Terrazzo	South East	220	SF	6	\$1,847	
	Floor - Tile/Sheet	South East	70	SF	6	\$38	
	Handrails	South East	64	LF	6	\$555	
	Lighting - Pendent/Surface	South East	4	EA	7	\$0	
	Stairs - Terrazzo	South East	30	LF	6	\$278	
	Walls - Plaster/Drywall	South East	2,025	SF	6	\$5,589	
	Ceiling - Plaster/Drywall	South West	540	SF	6	\$3,954	
	Floor - Terrazzo	South West	220	SF	6	\$1,847	
	Floor - Tile/Sheet	South West	70	SF	6	\$38	
	Handrails	South West	64	LF	6	\$555	
	Lighting - Pendent/Surface	South West	4	EA	7	\$0	
	Stairs - Terrazzo	South West	30	LF	6	\$278	
	Walls - Plaster/Drywall	South West	2,025	SF	6	\$5,589	



8441 S Yates Blvd Chicago, IL 60617

Building: Main

Category: Building Interior

Group Item - Type Location Quantity Unit Rank Cost Comments

Building Interior Subtotal: \$264,719

Total Building Cost \$4,357,962

Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrand	ce						
	Exterior Doors - Exterior FRP Door	#4 - NW	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#5 - N	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#8 - main - S	2	EA	6	\$1,263	
	Exterior Doors - Exterior Steel Door	#6 - SE	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#7 - S	1	EΑ	6	\$481	
	Exterior Doors - Exterior Steel Door	#9 - SW	1	EA	6	\$481	
	Exterior Doors - Transom Lite	#4 - NW	2	EA	6	\$627	
	Exterior Doors - Transom Lite	#5 - N	2	EA	6	\$627	
	Exterior Doors - Transom Lite	#8 - main - S	2	EA	6	\$627	
	Exterior Stairs - Concrete	#4 - NW	10	LF	6	\$818	
	Exterior Stairs - Concrete	#6 - SE	7	LF	6	\$572	
	Exterior Stairs - Concrete	#7 - S	3	LF	5	\$329	cracks
Founda	tion						
	Foundation - Concrete	Entire Building	531	LF	7	\$0	
	Superstructure - Concrete	Entire Building	21,061	SF	7	\$0	
Lightin	g						
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	5	EA	6	\$2,683	replace missing lenses
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	\$2,310	replace missing lenses
	Exterior Lighting - Wall Mounted	Entire Building / South Façade	2	EA	4	\$2,060	broken fixtures
Roof S	ystem						
	Coping - Metal	Lower E roof	262	LF	6	\$8,415	
	Coping - Metal	Main Roof	345	LF	6	\$11,081	
	Downspouts - Interior Downspouts	Lower E roof	40	LF	6	\$1,329	
	Downspouts - Interior Downspouts	Main Roof	48	LF	6	\$1,595	
	Roof Structure - Steel / Metal Deck/ Concrete Topping	Lower E roof	5,993	SF	7	\$0	
	Roof Structure - Steel / Metal Deck/ Concrete Topping	Main Roof	7,534	SF	7	\$0	
	Roof - Asphalt Gravel Ballast	Lower E roof	5,993	SF	4	\$167,972	severely blistered
COLES		Page 21 of 52					Accessment Date: 9/10/1



8441 S Yates Blvd Chicago, IL 60617

Building: Annex

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof Sy	rstem						
	Roof - Asphalt Gravel Ballast	Main Roof	7,534	SF	4	\$211,163	severely blistered
Walls							
	Exterior Walls - Precast Panel Wall	Entire Building	11,682	SF	6	\$78,515	open expansion joints and missing caulk at foundation.
	Exterior Walls - Precast Panel Wall	Entire Building / South Façade	10	SF	5	\$112	spalling, exposed steel
	Exterior Walls - Precast Panel Wall	Entire Building / West Façade	2	SF	5	\$22	spalling, exposed steel
Windov	vs.						
	Curtain wall - Glazed Double Pane	Entire Building / West Façade	18	SF	6	\$202	
	Curtain wall - Louver	Entire Building	216	SF	6	\$2,422	
	Guard - Guards wire guard	Entire Building	576	SF	6	\$7,355	
	Lintels - Steel	Entire Building	222	LF	6	\$6,444	
	Windows - Casement Aluminum Double-pane	Entire Building	54	SF	6	\$403	
	Windows - Casement Lexan	Entire Building	72	SF	6	\$537	
	Windows - Sash Aluminum Double-pane	Entire Building	1,332	SF	6	\$9,943	
	windows - Gash Alaminam Double-pane	Entire banding	1,002	01		ψ9,940	

Building Exterior Subtotal:

\$523,392

Building: Annex

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emerge	ncy System						
	Automatic Transfer Switch	1st Floor	1	EA	6	\$408	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	4	EA	6	\$810	
	Exit Signs - Corridors and Stairs	Entire Building	26	EA	6	\$3,893	
	Exit Signs - Lunchroom	Entire Building / 1st Floor	8	EA	6	\$1,198	
	Security System - CCTV	Entire Building	21,061	SF	6	\$6,325	
	Security System - Intrusion Detection	Entire Building	21,061	SF	6	\$5,421	
Main Se	ervice						
	Independent Electrical Service for emergency power	1st Floor	1	EA	6	\$2,921	2'd feed from ComEd
	Main Electrical Service - 1200 A 120/208/3PH	1st Floor	1	EA	6	\$5,078	
	PA System	Entire Building	21,061	SF	6	\$6,927	connected to main building
Power I	Distribution						
	Lighting and Power Panels - Above 100 A	Entire Building / 1st Floor	3	EA	6	\$1,491	
	Lighting and Power Panels - Above 100 A	Entire Building / 2nd Floor	2	EA	6	\$994	
	Main Distribution Panels - 400 - 600 amp	Entire Building / 1st Floor	1	EA	6	\$528	



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Building: Annex

Category: Electrical System

Group Item - Type Location Quantity Unit Rank Cost Comments

Power Distribution

Electrical System Subtotal: \$35,994

Building: Annex

Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Ala	rm						
	Fire Alarm Panel	Electrical Room	1	EA	6	\$6,406	
	Fire Alarm Strobe Lights	Electrical Room / Entire Building	21,061	SF	6	\$7,529	
	Fire Alarm_System	Electrical Room / Entire Building	21,061	SF	6	\$10,240	
Sprinkl	er System						
	Sprinkler Heads	Entire Building	21,061	SF	7	\$0	
	Sprinkler Piping	Entire Building	21,061	SF	6	\$3,915	
	Wet Sprinkler System	Entire Building	21,061	SF	6	\$5,421	

Safty System Subtotal: \$33,511

Building: Annex

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Air Cor	ditioning						
	Condensing Unit- Ground Mounted - Less than 5 tons	2nd Floor	1	EA	6	\$3,334	portable AC, in MDF room, ducted condenser vent
Air Han	dling Systems						
	Roof Top Unit-Single Zone-Roof Mounted- DX Cooling Only with Self Contained Compressor - 11 - 20 tons	Roof	1	EA	5	\$17,658	serves kitchen
Heating	Devices						
	Unit Heater - Electric	1st Floor	4	EA	6	\$1,111	kitchen
	Wall Heater - Electric	Entire Building	12	EA	6	\$1,667	
Tempe	rature Control						
	DDC System	Entire Building	21,061	SF	4	\$133,419	
	Thermostats - DDC	Entire Building	14	EA	6	\$0	
Unit Ve	ntilation						
	Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/Self Contained Compressor	Entire Building	14	EA	5	\$138,331	



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Building: Annex

Category: Mechanical System

Group Item - Type	Location	Quantity	Unit	Rank	Cost Comments	
Ventilation						
Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building / Roof	1	EA	7	\$0	
Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building / Roof	3	EA	7	\$0	
Type I Exhaust Hood- Kitchen	Entire Building / 1st Floor	1	EA	6	\$1,248	

Mechanical System Subtotal: \$296,768

Building: Annex

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hot Wa	ter						
	Electric Heater - Greater than 50 KW	Mechanical Room	1	EA	6	\$682	
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	21,026	SF	6	\$4,209	
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	21,026	SF	6	\$5,111	more than 40 years old, original, 1974
	Domestic Piping-Cold Water Risers	Entire Building	21,026	SF	6	\$3,909	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	21,026	SF	6	\$3,307	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	21,026	SF	6	\$3,909	
	Domestic Piping-Hot Water Return Lines	Entire Building	21,026	SF	6	\$3,007	
	Domestic Piping-Hot Water Return Risers	Entire Building	21,026	SF	6	\$3,007	
	Sanitary Piping	Entire Building	21,026	SF	6	\$19,243	
	Storm Piping	Entire Building	21,026	SF	6	\$18,341	
	Vent Piping	Entire Building	21,026	SF	6	\$14,132	

Plumbing System Subtotal: \$78,857

Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	oom #108 (Pre School)						
	Casework	1st Floor	16	LF	6	\$404	
	Ceiling - Lay-in	1st Floor	1,448	SF	6	\$4,348	
	Chalk Board	1st Floor	6	LF	4	\$551	
	Doors - Steel Doors incl hw	1st Floor	3	EA	6	\$903	
	Floor - Tile	1st Floor	1,448	SF	6	\$3,168	
	Lighting - Lay-in	1st Floor	21	EA	7	\$0	
	Marker Board	1st Floor	12	LF	6	\$257	



8441 S Yates Blvd Chicago, IL 60617

Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	om #108 (Pre School)						
	Storage/ Closet	1st Floor	120	SF	6	\$870	
	Walls - Concrete Block	1st Floor	351	SF	6	\$1,029	Precast concrete panels
	Walls - Metal Panel	1st Floor	1,352	SF	6	\$10,092	
Classro	om #130 (Regular Classroom)						
	Casework	1st Floor	34	LF	6	\$859	
	Ceiling - Lay-in	1st Floor	756	SF	6	\$2,270	
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	756	SF	6	\$1,611	
	Lighting - Lay-in	1st Floor	10	EA	7	\$0	
	Marker Board	1st Floor	12	LF	6	\$257	
	Walls - Concrete Block	1st Floor	243	SF	6	\$712	Precast concrete panels
	Walls - Metal Panel	1st Floor	728	SF	6	\$5,434	
Classro	om #131 (Kindergarten)						
	Casework	1st Floor	48	LF	6	\$1,212	
	Ceiling - Lay-in	1st Floor	992	SF	6	\$2,979	
	Doors - Steel Doors incl hw	1st Floor	1	EΑ	6	\$301	
	Floor - Carpet	1st Floor	992	SF	6	\$2,114	
	Lighting - Lay-in	1st Floor	14	EΑ	7	\$0	
	Marker Board	1st Floor	16	LF	6	\$343	
	Storage/ Closet	1st Floor	24	SF	6	\$174	
	Walls - Concrete Block	1st Floor	291	SF	6	\$853	Precast concrete panels
	Walls - Metal Panel	1st Floor	872	SF	6	\$6,509	
	Work Sink	1st Floor	1	EA	6	\$379	
Classro	om #132 (Regular Classroom)						
	Casework	1st Floor	34	LF	6	\$859	
	Ceiling - Lay-in	1st Floor	756	SF	6	\$2,270	
	Doors - Steel Doors incl hw	1st Floor	1	EΑ	6	\$301	
	Floor - Carpet	1st Floor	756	SF	6	\$1,611	
	Lighting - Lay-in	1st Floor	10	EA	7	\$0	
	Marker Board	1st Floor	16	LF	6	\$343	
	Storage/ Closet	1st Floor	12	SF	6	\$87	
	Walls - Concrete Block	1st Floor	243	SF	6	\$712	Precast concrete panels
	Walls - Metal Panel	1st Floor	728	SF	6	\$5,434	
	Work Sink	1st Floor	1	EA	6	\$379	



8441 S Yates Blvd Chicago, IL 60617

Building: Annex

	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
	oom #230 (Regular Classroom)						
	Casework	2nd Floor	34	LF	6	\$859	
	Ceiling - Lay-in	2nd Floor	720	SF	6	\$2,162	
	Chalk Board	2nd Floor	16	LF	4	\$1,469	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	720	SF	6	\$1,534	
	Lighting - Lay-in	2nd Floor	10	EΑ	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
	Walls - Concrete Block	2nd Floor	243	SF	6	\$712	Precast concrete panel
	Walls - Metal Panel	2nd Floor	728	SF	6	\$5,434	
Classro	oom #231 (Regular Classroom)						
	Casework	2nd Floor	34	LF	6	\$859	
	Ceiling - Lay-in	2nd Floor	720	SF	6	\$2,162	
	Chalk Board	2nd Floor	16	LF	4	\$1,469	
	Doors - Steel Doors incl hw	2nd Floor	1	EΑ	6	\$301	
	Floor - Carpet	2nd Floor	720	SF	6	\$1,534	
	Lighting - Lay-in	2nd Floor	10	EΑ	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
	Walls - Concrete Block	2nd Floor	245	SF	6	\$718	Precast concrete panels
	Walls - Metal Panel	2nd Floor	728	SF	6	\$5,434	
Classro	oom #233 (Regular Classroom)						
	Casework	2nd Floor	34	LF	6	\$859	
	Ceiling - Lay-in	2nd Floor	720	SF	6	\$2,162	
	Chalk Board	2nd Floor	12	LF	4	\$1,102	
	Doors - Steel Doors incl hw	2nd Floor	1	EΑ	6	\$301	
	Floor - Carpet	2nd Floor	720	SF	6	\$1,534	
	Lighting - Lay-in	2nd Floor	10	EA	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
	Walls - Concrete Block	2nd Floor	243	SF	6	\$712	Precast Concrete Panels
	Walls - Metal Panel	2nd Floor	728	SF	6	\$5,434	
Classro	oom #234 (Regular Classroom)						
	Casework	2nd Floor	18	LF	6	\$455	
	Ceiling - Lay-in	2nd Floor	794	SF	6	\$2,384	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	794	SF	6	\$1,692	
	Lighting - Lay-in	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	12	LF	6	\$257	
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8441 S Yates Blvd Chicago, IL 60617

Building: Annex

•	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
lassro	om #234 (Regular Classroom)						
	Storage/ Closet	2nd Floor	60	SF	6	\$435	
	Walls - Concrete Block	2nd Floor	318	SF	6	\$932	Precast concrete panels
	Walls - Metal Panel	2nd Floor	953	SF	6	\$7,114	
	Work Sink	2nd Floor	1	EA	6	\$379	
lassro	om #235 (Computer Lab)						
	Casework	2nd Floor	18	LF	6	\$455	
	Ceiling - Lay-in	2nd Floor	720	SF	6	\$2,162	
	Chalk Board	2nd Floor	12	LF	4	\$1,102	
	Charging Station	2nd Floor	1	EA	6	\$485	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	720	SF	6	\$1,534	
	Lighting - Lay-in	2nd Floor	10	EΑ	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
	Walls - Concrete Block	2nd Floor	243	SF	6	\$712	Precast concrete panls
	Walls - Metal Panel	2nd Floor	728	SF	6	\$5,434	
	Wireless System	2nd Floor	1	EA	6	\$372	
	Work Sink	2nd Floor	1	EA	6	\$379	
assro	om #236 (Regular Classroom)						
	Casework	2nd Floor	24	LF	6	\$606	
	Ceiling - Lay-in	2nd Floor	794	SF	6	\$2,384	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	794	SF	6	\$1,692	
	Lighting - Lay-in	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	12	LF	6	\$257	
	Storage/ Closet	2nd Floor	60	SF	6	\$435	
	Walls - Concrete Block	2nd Floor	318	SF	6	\$932	Precast wall panels
	Walls - Metal Panel	2nd Floor	953	SF	6	\$7,114	
	Work Sink	2nd Floor	1	EA	6	\$379	
assro	om #237 (Regular Classroom)						
	Casework	2nd Floor	18	LF	6	\$455	
	Ceiling - Lay-in	2nd Floor	720	SF	6	\$2,162	
	Chalk Board	2nd Floor	16	LF	4	\$1,469	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	720	SF	6	\$1,534	
	Lighting - Pendent/Surface	2nd Floor	10	EA	7	\$0	
	Marker Board	2nd Floor	16	LF	6	\$343	
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Building: Annex

Category: Classrooms

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #237 (Regular Classroom)						
Walls - Concrete Block	2nd Floor	243	SF	6	\$712	Precast concrete panels
Walls - Metal Panel	2nd Floor	728	SF	6	\$5,434	

Classrooms Subtotal: \$151,745

Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Admini	strative Suites/Offices						
	Ceiling - Lay-in	1st flr inside kitchen	98	SF	6	\$294	
	Doors - Steel Doors incl hw	1st flr inside kitchen	1	EA	6	\$301	
	Floor - Tile	1st flr inside kitchen	98	SF	6	\$214	
	Lighting - Lay-in	1st flr inside kitchen	2	EA	6	\$238	
	Power Distribution	1st flr inside kitchen	4	EA	6	\$8,500	
	Walls - Metal Panel	1st flr inside kitchen	320	SF	6	\$2,389	
	Ceiling - Lay-in	1st flr teacher's lounge east of rm #131	575	SF	6	\$1,727	
	Doors - Steel Doors incl hw	1st flr teacher's lounge east of rm #131	1	EA	6	\$301	
	Floor - Carpet	1st flr teacher's lounge east of rm #131	575	SF	6	\$1,225	
	Lighting - Lay-in	1st flr teacher's lounge east of rm #131	6	EΑ	6	\$714	
	Power Distribution	1st flr teacher's lounge east of rm #131	8	EΑ	6	\$16,999	
	Walls - Concrete Block	1st flr teacher's lounge east of rm #131	216	SF	6	\$633	Precast concrete panels
	Walls - Metal Panel	1st flr teacher's lounge east of rm #131	648	SF	6	\$4,837	
ymna	sia						
	Ceiling - Lay-in	1st Floor	1,907	SF	6	\$5,727	
	Doors - Steel Doors incl hw	1st Floor	4	EA	6	\$1,204	
	Floor - Tile	1st Floor	1,907	SF	6	\$4,172	
	Lighting - Lay-in	1st Floor	40	EA	6	\$4,759	
	Sound System	1st Floor	1	EA	6	\$41,654	
	Walls - Concrete Block	1st Floor	2,355	SF	6	\$6,904	Precast concrete
	Walls - Metal Panel	1st Floor	785	SF	6	\$5,860	
itcher	1						
	Ceiling - Lay-in	1st Floor	1,578	SF	6	\$4,739	
	Doors - Steel Doors incl hw	1st Floor	3	EA	6	\$903	
	Floor - Tile	1st Floor	1,578	SF	6	\$3,453	
	Lighting - Lay-in	1st Floor	27	EA	6	\$3,212	
	Serving Line	1st Floor	12	LF	6	\$714	
01 = 0							



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Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Kitchen	1						
	Storage/ Closet	1st Floor	180	SF	6	\$1,305	
	Walls - Concrete Block	1st Floor	768	SF	6	\$2,251	Precast concrete panels
	Walls - Metal Panel	1st Floor	768	SF	6	\$5,733	
Locker/	Shower Room						
	Accessories	1st flr inside kitchen	134	SF	6	\$525	
	Ceiling - Lay-In	1st flr inside kitchen	134	SF	6	\$402	
	Doors - Steel Doors incl hw	1st flr inside kitchen	2	EA	6	\$602	
	Floor - Tile/Sheet	1st flr inside kitchen	134	SF	6	\$134	
	Lavatory	1st flr inside kitchen	1	EA	6	\$320	
	Lighting - Pendent/Surface	1st flr inside kitchen	2	EA	6	\$248	
	Student Lockers - One Tier	1st flr inside kitchen	6	EA	6	\$557	
	Walls - Metal Panel	1st flr inside kitchen	540	SF	6	\$4,031	
	Water Closet	1st flr inside kitchen	1	EA	6	\$336	
MDF_ID	DF .						
	Doors - Steel Doors incl hw	2nd flr east of rm #230	1	EA	6	\$301	
	Finishes	2nd flr east of rm #230	97	SF	6	\$692	
	Ventilation and Cooling	2nd flr east of rm #230	1	EA	6	\$1,855	
Mechan	nical/ Service Rooms						
	Janitor's Closet	1st Floor	64	SF	6	\$459	
	Mechanical/ Service Rooms	1st Floor	184	SF	6	\$1,318	
	Vaults	1st Floor	118	SF	6	\$845	Electric closet
Restroc	om						
	Accessories	1st flr Boy's	306	SF	6	\$2,822	
	Ceiling - Lay-in	1st flr Boy's	306	SF	6	\$919	
	Doors - Steel Doors incl hw	1st flr Boy's	4	EA	6	\$1,204	
	Floor Drain	1st flr Boy's	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	1st flr Boy's	306	SF	6	\$648	
	Hand Dryer	1st flr Boy's	2	EA	6	\$460	
	Lavatory	1st flr Boy's	2	EA	6	\$639	
	Lighting - Lay-in	1st flr Boy's	2	EA	6	\$238	
	Partitions	1st flr Boy's	2	EA	6	\$594	
	Urinals	1st flr Boy's	3	EA	6	\$1,008	
	Walls - Concrete Block	1st flr Boy's	111	SF	6	\$373	
	Walls - Concrete Block	1st flr Boy's	111	SF	6	\$373	Precast concrete panels
	Walls - Metal Panel	1st flr Boy's	222	SF	6	\$1,657	



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Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restro	om						
	Water Closet	1st flr Boy's	2	EA	6	\$672	
	Accessories	1st flr girl's	306	SF	6	\$2,822	
	Ceiling - Lay-in	1st flr girl's	306	SF	6	\$919	
	Doors - Steel Doors incl hw	1st flr girl's	4	EA	6	\$1,204	
	Floor Drain	1st flr girl's	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	1st flr girl's	306	SF	6	\$648	
	Hand Dryer	1st flr girl's	2	EA	6	\$460	
	Lavatory	1st flr girl's	2	EA	6	\$639	
	Lighting - Lay-in	1st flr girl's	2	EA	6	\$238	
	Partitions	1st flr girl's	4	EA	6	\$1,188	
	Walls - Concrete Block	1st flr girl's	111	SF	6	\$373	Precast concrete panels
	Walls - Concrete Block	1st flr girl's	111	SF	6	\$373	
	Walls - Metal Panel	1st flr girl's	222	SF	6	\$1,657	
	Water Closet	1st flr girl's	4	EA	6	\$1,344	
	Accessories	1st flr inside room #108	34	SF	6	\$314	
	Ceiling - Lay-in	1st flr inside room #108	34	SF	6	\$102	
	Doors - Steel Doors incl hw	1st flr inside room #108	1	EA	6	\$301	
	Floor - Tile Ceramic/ Porcelain	1st flr inside room #108	34	SF	6	\$72	
	Lavatory	1st flr inside room #108	1	EA	6	\$320	
	Lighting - Lay-in	1st flr inside room #108	1	EA	6	\$119	
	Walls - Metal Panel	1st flr inside room #108	192	SF	6	\$1,433	
	Water Closet	1st flr inside room #108	1	EA	6	\$336	
	Accessories	1st flr inside room #131	34	SF	6	\$314	
	Ceiling - Lay-in	1st flr inside room #131	34	SF	6	\$102	
	Doors - Steel Doors incl hw	1st flr inside room #131	1	EA	6	\$301	
	Floor - Tile Ceramic/ Porcelain	1st flr inside room #131	34	SF	6	\$72	
	Lavatory	1st flr inside room #131	1	EA	6	\$320	
	Lighting - Lay-in	1st flr inside room #131	1	EA	6	\$119	
	Walls - Metal Panel	1st flr inside room #131	192	SF	6	\$1,433	
	Water Closet	1st flr inside room #131	1	EA	6	\$336	
	Accessories	1st flr west of room #234, women	71	SF	6	\$655	
	Ceiling - Lay-in	1st flr west of room #234, women	71	SF	6	\$213	
	Doors - Steel Doors incl hw	1st flr west of room #234, women	1	EA	6	\$301	
	Floor - Tile Ceramic/ Porcelain	1st flr west of room #234, women	71	SF	6	\$150	
	Lavatory	1st flr west of room #234, women	1	EA	6	\$320	
	Lighting - Lay-in	1st flr west of room #234, women	1	EA	6	\$119	
	Partitions	1st flr west of room #234, women	1	EΑ	6	\$297	



8441 S Yates Blvd Chicago, IL 60617

Building: Annex

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restro	om						
	Walls - Metal Panel	1st flr west of room #234, women	272	SF	6	\$2,030	
	Water Closet	1st flr west of room #234, women	1	EΑ	6	\$336	

Rooms (Other Than Classrooms) Subtotal:

\$179,590

Building: Annex

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corrido	r						
	Ceiling - Lay-in	1st Floor	1,323	SF	6	\$3,973	
	Doors - Steel Doors incl hw	1st Floor	6	EA	6	\$1,806	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	6	\$276	
	Floor - Carpet	1st Floor	650	SF	6	\$1,385	
	Floor - Tile/Sheet	1st Floor	673	SF	6	\$366	
	Lighting - Lay-in	1st Floor	8	EA	6	\$952	
	Walls - Metal Panel	1st Floor	2,560	SF	6	\$19,109	
	Ceiling - Lay-in	2nd Floor	748	SF	6	\$2,246	
	Drinking Fountains - Single Fountain	2nd Floor	1	EA	6	\$276	
	Floor - Carpet	2nd Floor	748	SF	6	\$1,594	
	Lighting - Lay-in	2nd Floor	6	EA	7	\$0	
	Walls - Metal Panel	2nd Floor	1,360	SF	6	\$10,152	
Stairs							
	Ceiling - Lay-in	East	252	SF	6	\$757	
	Floor - Carpet	East	120	SF	6	\$256	
	Floor - Tile	East	120	SF	6	\$65	
	Handrails	East	64	LF	6	\$555	
	Lighting - Lay-in	East	3	EA	7	\$0	
	Lighting - Wall Mounted	East	2	EA	7	\$0	
	Stairs - Terrazzo	East	30	LF	6	\$278	
	Walls - Metal Panel	East	1,300	SF	6	\$9,704	
	Ceiling - Lay-in	West	252	SF	6	\$757	
	Floor - Carpet	West	120	SF	6	\$256	
	Floor - Tile	West	120	SF	6	\$65	
	Handrails	West	64	LF	6	\$555	
	Lighting - Lay-in	West	3	EA	7	\$0	
	Lighting - Wall Mounted	West	2	EA	7	\$0	



8441 S Yates Blvd Chicago, IL 60617

Building: Annex

Category: Building Interior

Group Item - Type	Location	Quantity	Unit	Rank	Cost Comments	
Stairs						
Stairs - Terrazzo	West	30	LF	6	\$278	
Walls - Metal Panel	West	1,300	SF	6	\$9,704	
Building Interior Subtotal:					\$65.363	

Total Building Cost \$1,365,220

Building: Modular 1

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance						
Exterior Doors - Exterior Steel Door	M#1 - NW	1	EA	6	\$481	
Exterior Doors - Exterior Steel Door	M#2 - NE	1	EA	5	\$1,341	rust at bottom
Exterior Doors - Exterior Steel Door	M#3 - S	1	EΑ	5	\$1,341	gap at bottom of door
Exterior Stairs - Steel or Aluminum	M#1 - NW	16	LF	4	\$3,457	rusted through
Exterior Stairs - Steel or Aluminum	M#2 - NE	16	LF	4	\$3,457	rusted through
Ramp Handrail - Steel_Ramp Handrail	M#3 - S	60	LF	6	\$520	
Ramps - Steel or Aluminum	M#3 - S	27	LF	5	\$14,517	Damaged
Stair Handrail - Steel_Stair Handrail	M#1 - NW	20	LF	6	\$173	
Stair Handrail - Steel_Stair Handrail	M#2 - NE	20	LF	6	\$173	
Foundation						
Superstructure - Steel	Entire Building	1,726	SF	7	\$0	
Lighting						
Exterior Lighting - Wall Mounted	Entire Building	2	EA	6	\$577	
Roof System						
Coping - Metal	Main Roof	187	LF	6	\$6,006	
Downspouts - Exterior Downspouts	Main Roof	22	LF	6	\$731	
Roof Structure - Steel / Metal Deck/ Concrete	opping Main Roof	1,726	SF	7	\$0	
Roof - Metal	Main Roof	1,960	SF	6	\$26,262	
Walls						
Exterior Walls - Wood Siding	Entire Building	2,057	SF	4	\$43,005	dry rot, deterioration, penetrations
Windows						
Guard - Guards perforated	Entire Building	40	SF	6	\$511	
Windows - Casement Aluminum	Entire Building	40	SF	6	\$299	
COLES	Page 32 of 5	52				Assessment Date: 8/19/1



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Building: Modular 1

Category: Building Exterior

Group Item - Type Location Quantity Unit Rank Cost Comments

Windows

Building Exterior Subtotal: \$102,852

Building: Modular 1

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emerge	ncy System						
	Emergency A/C Power - Corridors and Stairs	Entire Building / 1st Floor	64	SF	6	\$19	
	Emergency Battery Packs - Corridors and Stairs	Entire Building / 1st Floor	4	EΑ	6	\$810	
	Exit Signs - Corridors and Stairs	Entire Building / 1st Floor	4	EΑ	6	\$599	
	Security System - CCTV	Entire Building	1,726	SF	6	\$518	connected to main building
	Security System - Intrusion Detection	Entire Building	1,726	SF	6	\$444	connected to main building
Main Se	rvice						
	PA System	Entire Building	1,726	SF	6	\$568	connected to main building
Power D	Distribution						
	Lighting and Power Panels - 100 A	1st Floor	2	EA	6	\$598	
Fleete	inal Custom Cubtatal					¢o EEZ	

Electrical System Subtotal: \$3,557

Building: Modular 1

Category: Safty System

Group Item - Type	Location	Quantity	Unit	Rank	Cost Comments	
Fire Alarm						
Fire Alarm_System	Entire Building	1,726	SF	4	\$3,431	
Sprinkler System						
Sprinkler Heads	Entire Building	1,726	SF	7	\$0	
Sprinkler Piping	Entire Building	1,726	SF	6	\$321	
Wet Sprinkler System	Entire Building	1,726	SF	6	\$444	
Coffy Cyctom Cychtotol					¢4.40¢	

Safty System Subtotal: \$4,196

Building: Modular 1

Category: Mechanical System

Group Item - Type Location Quantity Unit Rank Cost Comments



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Building: Modular 1

Category: Mechanical System

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Temperature Control						
Thermostats - DDC	1st Floor	2	EA	6	\$0	
Unit Ventilation						
Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/Self Contained Compressor	1st Floor	2	EA	5	\$19,762	mounted to exterior side of bulding
Ventilation						
Exhaust Fans- Roof Mounted - Less than 500 CFM	Roof	3	EA	4	\$5,826	

Mechanical System Subtotal:

\$25,588

Building: Modular 1

Category: Plumbing System

roup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
ot Wat	ter						
	Electric Heater - Less than 20 KW	1st Floor	1	EA	6	\$682	
iping							
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	1,726	SF	6	\$420	no complaints
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	1,726	SF	6	\$321	
	Domestic Piping-Hot Water Return Lines	Entire Building	1,726	SF	6	\$247	
	Sanitary Piping	Entire Building	1,726	SF	6	\$1,580	
	Storm Piping	Entire Building	1,726	SF	6	\$1,506	
	Vent Piping	Entire Building	1,726	SF	6	\$1,160	

Plumbing System Subtotal:

\$5,915

Building: Modular 1

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classr	oom #301 (Regular Classroom)						
	Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels
	Chalk Board	1st Floor	12	LF	4	\$1,102	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	768	SF	6	\$1,636	
	Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478	
	Storage/ Closet	1st Floor	36	SF	6	\$261	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	899	SF	6	\$2,481	



8441 S Yates Blvd Chicago, IL 60617

Building: Modular 1 Category: Classrooms

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
lassroom #301 (Regular Classroom)									
Classroom #302 (Regular Classroom)									
Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels			
Chalk Board	1st Floor	12	LF	4	\$1,102				
Doors - Wood Doors inclu hw	1st Floor	1	EΑ	6	\$301				
Floor - Tile	1st Floor	768	SF	6	\$1,680				
Lighting - Pendent/Surface	1st Floor	20	EΑ	6	\$2,478				
Storage/ Closet	1st Floor	36	SF	6	\$261				
Walls - Vinyl Coated Gypsum Pa	nel 1st Floor	899	SF	6	\$2,481				
Classrooms Subtotal:					\$21,175				

Building: Modular 1

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Restroo	estroom									
	Accessories	1st Floor	48	SF	6	\$443				
	Accessories	1st Floor	48	SF	6	\$443				
	Ceiling - Lay-in	1st Floor	48	SF	6	\$144				
	Ceiling - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301				
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301				
	Floor - Tile	1st Floor	48	SF	6	\$105				
	Floor - Tile	1st Floor	48	SF	6	\$105				
	Lavatory	1st Floor	1	EA	6	\$320				
	Lavatory	1st Floor	1	EA	6	\$320				
	Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124				
	Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124				
	Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657				
	Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657				
	Water Closet	1st Floor	1	EA	6	\$336				
	Water Closet	1st Floor	1	EA	6	\$336				

Rooms (Other Than Classrooms) Subtotal:

\$4,858

Building: Modular 1



8441 S Yates Blvd Chicago, IL 60617

Group Item - Type	Location	Quantity Unit Rank	Cost Comments
Corridor			
Ceiling - Lay-in	1st Floor	64 SF 6	\$192
Drinking Fountains - Single Fountain	1st Floor	1 EA 6	\$276
Floor - Tile/Sheet	1st Floor	64 SF 6	\$35
Lighting - Pendent/Surface	1st Floor	2 EA 7	\$0
Walls - Vinyl Coated Gypsum Panel	1st Floor	289 SF 6	\$798
Building Interior Subtotal:			\$1,300

Total Building Cost \$169,440

Building: Modular 2

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance						
Exterior Doors - Exterior Steel Door	M#4 - N	1	EA	5	\$1,341	gap at bottom
Exterior Doors - Exterior Steel Door	M#5 - SE	1	EA	6	\$481	
Exterior Doors - Exterior Steel Door	M#6 - SW	1	EA	5	\$1,341	rust
Exterior Stairs - Steel or Aluminum	M#5 - SE	16	LF	4	\$3,457	rusted through
Exterior Stairs - Steel or Aluminum	M#6 - SW	16	LF	4	\$3,457	rusted through
Stair Handrail - Steel_Stair Handrail	M#5 - SE	20	LF	6	\$173	
Stair Handrail - Steel_Stair Handrail	M#6 - SW	20	LF	6	\$173	
oundation						
Superstructure - Steel	Entire Building	1,726	SF	7	\$0	
ighting						
Exterior Lighting - Wall Mounted	Entire Building	2	EA	6	\$577	
oof System						
Coping - Metal	Main Roof	187	LF	6	\$6,006	
Downspouts - Exterior Downspouts	Main Roof	22	LF	6	\$731	
Roof Structure - Steel / Metal Deck/ Concrete Topping	Main Roof	1,726	SF	7	\$0	
Roof - Metal	Main Roof	1,960	SF	6	\$26,262	some rust
Valls						
Exterior Walls - Wood Siding	Entire Building	2,057	SF	4	\$43,005	dry rot, deterioration, penetrations
Vindows						
Guard - Guards perforated	Entire Building	40	SF	6	\$511	
Windows - Casement Aluminum	Entire Building	40	SF	6	\$299	



8441 S Yates Blvd Chicago, IL 60617

Building: Modular 2

Category: Building Exterior

Group Item - Type Location Quantity Unit Rank Cost Comments

Building Exterior Subtotal: \$87,814

Building: Modular 2

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emerge	ency System						
	Emergency A/C Power - Corridors and Stairs	Entire Building	64	SF	6	\$19	2'd feed from ComED
	Emergency Battery Packs - Corridors and Stairs	Entire Building / 1st Floor	4	EA	6	\$810	
	Exit Signs - Corridors and Stairs	Entire Building / 1st Floor	4	EA	6	\$599	
	Security System - CCTV	Entire Building / 1st Floor	1,726	SF	6	\$518	connected to main building
	Security System - Intrusion Detection	Entire Building / 1st Floor	1,726	SF	6	\$444	connected to main building
Main S	ervice						
	PA System	Entire Building	1,726	SF	6	\$568	connected to main building
Power	Distribution						
	Lighting and Power Panels - 100 A	1st Floor	2	EA	6	\$598	

Electrical System Subtotal: \$3,557

Building: Modular 2

Category: Safty System

Location	Quantity	Unit	Rank	Cost	Comments				
ire Alarm									
Entire Building	1,726	SF	4	\$2,345	bells, no strobes				
Entire Building	1,726	SF	4	\$3,431					
Entire Building	1,726	SF	7	\$0					
Entire Building	1,726	SF	6	\$321					
Entire Building	1,726	SF	6	\$444					
	Entire Building Entire Building Entire Building Entire Building Entire Building	Entire Building 1,726 Entire Building 1,726 Entire Building 1,726 Entire Building 1,726	Entire Building 1,726 SF Entire Building 1,726 SF Entire Building 1,726 SF Entire Building 1,726 SF Entire Building 1,726 SF	Entire Building 1,726 SF 4 Entire Building 1,726 SF 4 Entire Building 1,726 SF 7 Entire Building 1,726 SF 6	Entire Building 1,726 SF 4 \$2,345 Entire Building 1,726 SF 4 \$3,431 Entire Building 1,726 SF 7 \$0 Entire Building 1,726 SF 6 \$321				

Safty System Subtotal: \$6,541

Building: Modular 2

Category: Mechanical System

Group Item - Type Location Quantity Unit Rank Cost Comments



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Building: Modular 2

Category: Mechanical System

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Temperature Control									
Thermostats - DDC	1st Floor	2	EA	6	\$0				
Unit Ventilation									
Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/ Self Contained Compressor	1st Floor	2	EA	5	\$19,762	mounted to exterior walls			
Ventilation									
Exhaust Fans- Roof Mounted - Less than 500 CFM	Roof	3	EA	4	\$5,826				

Mechanical System Subtotal:

\$25,588

Building: Modular 2

Category: Plumbing System

roup	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments		
lot Water									
	Electric Heater - Less than 20 KW	1st Floor	1	EA	6	\$682			
ping									
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	1,727	SF	6	\$420	no complaints		
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	1,726	SF	6	\$321			
	Domestic Piping-Hot Water Return Lines	Entire Building	1,726	SF	6	\$247			
	Sanitary Piping	Entire Building	1,726	SF	6	\$1,580			
	Storm Piping	Entire Building	1,726	SF	6	\$1,506			
	Vent Piping	Entire Building	1,726	SF	6	\$1,160			

Plumbing System Subtotal:

\$5,915

Building: Modular 2
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Classro	lassroom #303 (Regular Classroom)									
	Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301				
	Floor - Carpet	1st Floor	768	SF	6	\$1,636				
	Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478				
	Marker Board	1st Floor	12	LF	6	\$257				
	Storage/ Closet	1st Floor	36	SF	6	\$261				
	Walls - Vinyl Coated Gypsum Panel	1st Floor	899	SF	6	\$2,481				



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Building: Modular 2
Category: Classrooms

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #303 (Regular Classroom)						
Classroom #304 (Regular Classroom)						
Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels
Chalk Board	1st Floor	12	LF	4	\$1,102	
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Floor - Tile	1st Floor	768	SF	6	\$1,680	
Lighting - Pendent/Surface	1st Floor	20	EΑ	6	\$2,478	
Storage/ Closet	1st Floor	36	SF	6	\$261	
Walls - Vinyl Coated Gypsum Panel	1st Floor	899	SF	6	\$2,481	

Classrooms Subtotal: \$20,330

Building: Modular 2

Category: Rooms (Other Than Classrooms)

oup Item -	Туре	Location	Quantity	Unit	Rank	Cost	Comments
stroom							
Acces	sories	1st Floor	48	SF	6	\$443	
Acces	sories	1st Floor	48	SF	6	\$443	
Ceiling	g - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels
Ceiling	g - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels
Doors	- Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Doors	- Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Floor -	- Tile	1st Floor	48	SF	6	\$105	
Floor -	- Tile	1st Floor	48	SF	6	\$105	
Lavato	ory	1st Floor	1	EA	6	\$320	
Lavato	ory	1st Floor	1	EA	6	\$320	
Lightin	ng - Pendent/Surface	1st Floor	1	EA	6	\$124	
Lightin	ng - Pendent/Surface	1st Floor	1	EA	6	\$124	
Walls	- Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657	
Walls	- Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657	
Water	Closet	1st Floor	1	EA	6	\$336	
Water	Closet	1st Floor	1	EA	6	\$336	

Rooms (Other Than Classrooms) Subtotal:

\$4,858

Building: Modular 2

Category: Building Interior



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Group Item - Type	Location	Quantity Unit Rank Cost Comments
Corridor		
Ceiling - Lay-in	1st Floor	64 SF 6 \$192
Drinking Fountains - Single Fountain	1st Floor	1 EA 6 \$276
Floor - Tile/Sheet	1st Floor	64 SF 6 \$35
Lighting - Pendent/Surface	1st Floor	2 EA 7 \$0
Walls - Vinyl Coated Gypsum Panel	1st Floor	289 SF 6 \$798
Building Interior Subtotal:		\$1,300

Total Building Cost \$155,903

Building: Modular 3

Category: Building Exterior

ior Doors - Exterior Steel Door ior Doors - Exterior Steel Door ior Doors - Exterior Steel Door ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum	M#7 - NW M#8 - NE M#9 - S M#7 - NW M#8 - NE M#9 - S	1 1 1 16	EA EA	6 6 5	\$481 \$481	
ior Doors - Exterior Steel Door ior Doors - Exterior Steel Door ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum	M#8 - NE M#9 - S M#7 - NW M#8 - NE		EA EA	6	\$481	
ior Doors - Exterior Steel Door ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum	M#9 - S M#7 - NW M#8 - NE		EA	_		
ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum	M#7 - NW M#8 - NE			5		
ior Stairs - Steel or Aluminum ior Stairs - Steel or Aluminum	M#8 - NE			-	\$1,341	rust
ior Stairs - Steel or Aluminum			LF	6	\$62	
	M#0 _ S	16	LF	6	\$62	
o Handrail - Steel Ramp Handrail	IVI#3 - 3	16	LF	6	\$62	
· · · · · · · · · · · · · · · · · · ·	M#9 - S	90	LF	6	\$780	
ps - Steel or Aluminum	M#9 - S	40	LF	6	\$6,009	
Handrail - Steel_Stair Handrail	M#7 - NW	20	LF	6	\$173	
Handrail - Steel_Stair Handrail	M#8 - NE	20	LF	6	\$173	
Handrail - Steel_Stair Handrail	M#9 - S	10	LF	6	\$87	
rstructure - Steel	Entire Building	1,726	SF	7	\$0	
ior Lighting - Wall Mounted	Entire Building	3	EA	6	\$866	
ng - Metal	Main Roof	187	LF	6	\$6,006	
nspouts - Exterior Downspouts	Main Roof	22	LF	6	\$731	
nspouts - Exterior Downspouts	Main Roof / South Façade	2	LF	5	\$162	broken gutter at downspout
Structure - Steel / Metal Deck/ Concrete Topping	Main Roof	1,726	SF	7	\$0	
- Metal	Main Roof	1,960	SF	6	\$26,262	some rust
	Entire Building					
rio ng ns ns	or Lighting - Wall Mounted g - Metal spouts - Exterior Downspouts spouts - Exterior Downspouts Structure - Steel / Metal Deck/ Concrete Topping	or Lighting - Wall Mounted Entire Building g - Metal Spouts - Exterior Downspouts Spouts - Exterior Downspouts Spouts - Exterior Downspouts Main Roof Main Roof / South Façade Structure - Steel / Metal Deck/ Concrete Topping Main Roof	or Lighting - Wall Mounted Entire Building 3 g - Metal Main Roof Main Roof Main Roof 22 pouts - Exterior Downspouts Main Roof / South Façade 2 Structure - Steel / Metal Deck/ Concrete Topping Main Roof 1,726	or Lighting - Wall Mounted Entire Building 3 EA g - Metal Spouts - Exterior Downspouts Spouts - Exterior Downspouts Main Roof Main Roof Main Roof / South Façade LF Structure - Steel / Metal Deck/ Concrete Topping Main Roof 1,726 SF	or Lighting - Wall Mounted Entire Building 3 EA 6 9 - Metal Spouts - Exterior Downspouts Main Roof Main Roof	or Lighting - Wall Mounted Entire Building 3 EA 6 \$866 9 - Metal Spouts - Exterior Downspouts Main Roof Main Roof



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Building: Modular 3

Category: Building Exterior

Group Item - Type	Location	Quantity Unit Rank	Cost Comments	
Walls				
Windows				
Guard - Guards perforated	Entire Building	40 SF 6	\$511	
Windows - Casement Aluminum	Entire Building	40 SF 6	\$299	
Duilding Futorion Cubtotal		Φ.	07 FE4	

Building Exterior Subtotal:

\$87,551

Building: Modular 3

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Emerge	mergency System									
	Emergency A/C Power - Auditoium and Aisle Lighting	Entire Building / 2nd Floor	1,726	SF	6	\$913	2'd feed from ComEd			
	Emergency Battery Packs - Corridors and Stairs	Entire Building / 1st Floor	4	EA	6	\$810				
	Exit Signs - Corridors and Stairs	Entire Building / 1st Floor	4	EA	6	\$599				
	Security System - CCTV	Entire Building	1,726	SF	6	\$518	connected to main building			
	Security System - Intrusion Detection	Entire Building	1,726	SF	6	\$444	connected to main building			
Main S	ervice									
	Independent Electrical Service for emergency power	1st Floor	1	EA	6	\$2,921	2'd feed from ComED			
	PA System	Entire Building / 1st Floor	1,726	SF	6	\$568	connected to main building			
Power	Distribution									
	Lighting and Power Panels - 100 A	Entire Building / 1st Floor	2	EA	6	\$598				
Electr	ical System Subtotal:					\$7,371				

Category: Safty System

Building: Modular 3

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Alarm						
Fire Alarm Panel	Entire Building / 1st Floor	1	EA	6	\$6,406	in main building
Fire Alarm_System	Entire Building	1,726	SF	4	\$3,431	
Sprinkler System						
Sprinkler Heads	Entire Building	1,726	SF	7	\$0	
Sprinkler Piping	Entire Building	1,726	SF	6	\$321	
Wet Sprinkler System	Entire Building	1,726	SF	6	\$444	city pressure



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Building: Modular 3

Category: Safty System

Group Item - Type Location Quantity Unit Rank Cost Comments

Safty System Subtotal: \$10,602

Building: Modular 3

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Tempe	Temperature Control									
	Thermostats - DDC	1st Floor	2	EA	6	\$0	for 2 univents			
Unit Ve	Unit Ventilation									
	Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/Self Contained Compressor	1st Floor / East Façade	2	EA	5	\$19,762	mounted to the exterior side of the wall			
Ventilat	Ventilation									
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building / Roof	3	EA	4	\$5,826				
						_				

Mechanical System Subtotal: \$25,588

Building: Modular 3

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Hot Wate	lot Water									
	Electric Heater - Less than 20 KW	1st Floor	1	EA	5	\$2,443				
Piping										
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	1,726	SF	6	\$420	no complaints			
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	1,726	SF	6	\$321				
	Domestic Piping-Hot Water Return Lines	Entire Building	1,726	SF	6	\$247				
	Sanitary Piping	Entire Building	1,726	SF	6	\$1,580				
	Storm Piping	Entire Building	1,726	SF	6	\$1,506				
	Vent Piping	Entire Building	1,726	SF	6	\$1,160				

Plumbing System Subtotal: \$7,675

Building: Modular 3
Category: Classrooms

Group Item - Type Location Quantity Unit Rank Cost Comments

Classroom #305 (Store Room)

Ceiling - Lay-in 1st Floor 768 SF 6 \$2,306 Vinyl panels



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Building: Modular 3 Category: Classrooms

roup Item - Type	Location	Quantity	Unit	Rank	Cost	Comments				
assroom #305 (Store Room)										
Chalk Board	1st Floor	12	LF	4	\$1,102					
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301					
Floor - Carpet	1st Floor	768	SF	6	\$1,636					
Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478					
Storage/ Closet	1st Floor	36	SF	6	\$261					
Walls - Vinyl Coated Gypsum F	Panel 1st Floor	699	SF	6	\$1,929					
lassroom #306 (Store Room)										
Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels				
Chalk Board	1st Floor	12	LF	4	\$1,102					
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301					
Floor - Carpet	1st Floor	768	SF	6	\$1,636					
Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478					
Storage/ Closet	1st Floor	36	SF	6	\$261					
Walls - Vinyl Coated Gypsum F	Panel 1st Floor	899	SF	6	\$2,481					
lassrooms Subtotal:					\$20,579					

Building: Modular 3

Category: Rooms (Other Than Classrooms)

up Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
troom						
Accessories	1st Floor	48	SF	6	\$443	
Accessories	1st Floor	48	SF	6	\$443	
Ceiling - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels
Ceiling - Lay-in	1st Floor	48	SF	6	\$144	
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Floor - Tile	1st Floor	48	SF	6	\$105	
Floor - Tile	1st Floor	48	SF	6	\$105	
Lavatory	1st Floor	1	EA	6	\$320	
Lavatory	1st Floor	1	EA	6	\$320	
Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124	
Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124	
Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657	
Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657	
Water Closet	1st Floor	1	EΑ	6	\$336	



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Building: Modular 3

Category: Rooms (Other Than Classrooms)

Group Item - Type	Location	Quantity Unit Rank	Cost Comments
Restroom			
Water Closet	1st Floor	1 EA 6	\$336

Rooms (Other Than Classrooms) Subtotal:

\$4,858

Building: Modular 3

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost Comments
Corridor						
	Ceiling - Lay-in	1st Floor	64	SF	6	\$192
	Doors - Wood Doors include hw	1st Floor	1	EA	6	\$301
	Drinking Fountains - Single Fountain	1st Floor	1	EA	6	\$276
	Floor - Tile/Sheet	1st Floor	64	SF	6	\$35
	Lighting - Pendent/Surface	1st Floor	2	EΑ	7	\$0
	Walls - Vinyl Coated Gypsum Panel	1st Floor	289	SF	6	\$798

Building Interior Subtotal:

\$1,601

Total Building Cost

\$165,826

Building: Modular 4

Category: Building Exterior

Group Item -	Туре	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
Exterio	r Doors - Exterior Steel Door	M#10 - NW	1	EA	5	\$1,341	rust
Exterio	r Doors - Exterior Steel Door	M#11 - SE	1	EA	6	\$481	
Exterio	r Doors - Exterior Steel Door	M#12 - SW	1	EA	6	\$481	
Exterio	r Stairs - Steel or Aluminum	M#11 - SE	20	LF	6	\$77	
Exterio	r Stairs - Steel or Aluminum	M#12 - SW	20	LF	6	\$77	
Stair H	andrail - Steel_Stair Handrail	M#11 - SE	20	LF	6	\$173	
Stair H	andrail - Steel_Stair Handrail	M#12 - SW	20	LF	6	\$173	
Foundation							
Supers	structure - Steel	Entire Building	1,726	SF	7	\$0	
Lighting							
Exterio	r Lighting - Wall Mounted	Entire Building	3	EA	6	\$866	



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Building: Modular 4

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments			
Roof Sy	oof System									
	Coping - Metal	Main Roof	187	LF	6	\$6,006				
	Downspouts - Exterior Downspouts	Main Roof	11	LF	6	\$366				
	Downspouts - Exterior Downspouts	Main Roof / South Façade	11	LF	4	\$1,490	missing downspout and damaged gutter			
	Roof Structure - Steel / Metal Deck/ Concrete Topping	Main Roof	1,726	SF	7	\$0				
	Roof - Metal	Main Roof	1,960	SF	6	\$26,262	some rust			
Walls										
	Exterior Walls - Wood Siding	Entire Building	2,057	SF	4	\$43,005	dry rot, deterioration, penetrations			
Window	vs.									
	Guard - Guards perforated	Entire Building	40	SF	6	\$511				
	Windows - Casement Aluminum	Entire Building	40	SF	6	\$299				
Buildi	ng Exterior Subtotal:			\$81,607						

Building: Modular 4

Category: Electrical System

Group Item - T	уре	Location	Quantity	Unit	Rank	Cost	Comments
Emergency Syst	em						
Emerger	ncy A/C Power - Corridors and Stairs	Entire Building	64	SF	6	\$19	2'd feed from ComEd
Emerger	ncy Battery Packs - Corridors and Stairs	Entire Building	4	EA	6	\$810	
Exit Sigr	ns - Corridors and Stairs	Entire Building / 1st Floor	4	EΑ	6	\$599	
Security	System - CCTV	Entire Building	1,726	SF	6	\$518	connected to main buildig
Security	System - Intrusion Detection	Entire Building	1,726	SF	6	\$444	connected to main building
Main Service							
Independ	dent Electrical Service for emergency power	1st Floor	1	EA	6	\$2,921	2'd feed from ComED
PA Syste	em	Entire Building	1,726	SF	6	\$568	connected to main building
Power Distribution	on						
Lighting	and Power Panels - 100 A	1st Floor	2	EA	6	\$598	
	- (*0.477	

Electrical System Subtotal: \$6,477

Building: Modular 4
Category: Safty System

Group Item - Type Location Quantity Unit Rank Cost Comments



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Building: Modular 4
Category: Safty System

Location	Quantity	Unit	Rank	Cost	Comments
Entire Building / 1st Floor	1	EA	6	\$6,406	in main building
Entire Building	1,726	SF	4	\$3,431	in main building
Entire Building	1,726	SF	7	\$0	
Entire Building	1,726	SF	6	\$321	
Entire Building	1,726	SF	6	\$444	city pressure
	Entire Building / 1st Floor Entire Building Entire Building Entire Building	Entire Building / 1st Floor 1 Entire Building 1,726 Entire Building 1,726 Entire Building 1,726	Entire Building / 1st Floor 1 EA Entire Building 1,726 SF Entire Building 1,726 SF Entire Building 1,726 SF	Entire Building / 1st Floor 1 EA 6 Entire Building 1,726 SF 4 Entire Building 1,726 SF 7 Entire Building 1,726 SF 6	Entire Building / 1st Floor 1 EA 6 \$6,406 Entire Building 1,726 SF 4 \$3,431 Entire Building 1,726 SF 7 \$0 Entire Building 1,726 SF 6 \$321

Safty System Subtotal: \$10,602

Building: Modular 4

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments		
Temper	rature Control		•						
	Thermostats - DDC	1st Floor	2	EA	6	\$0			
Unit Ve	Jnit Ventilation								
	Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/Self Contained Compressor	1st Floor	2	EA	5	\$19,762	mounted at 2 exterior walls, label washed out		
Ventilat	Ventilation								
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building / 1st Floor	3	EA	4	\$5,826			

Mechanical System Subtotal: \$25,588

Building: Modular 4

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments				
Hot Wa	Hot Water										
	Electric Heater - Less than 20 KW	1st Floor	1	EA	6	\$682	in closet				
Piping											
	Domestic Piping-Cold Water Horizontal Lines	1st Floor	1,726	SF	6	\$420	15 years old, no significant problems				
	Domestic Piping-Hot Water Horizontal Lines	1st Floor	1,726	SF	6	\$321					
	Domestic Piping-Hot Water Return Lines	1st Floor	1,726	SF	6	\$247					
	Sanitary Piping	1st Floor	1,726	SF	6	\$1,580					
	Storm Piping	1st Floor	1,726	SF	6	\$1,506					
	Vent Piping	1st Floor	1,726	SF	6	\$1,160					



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Building: Modular 4

Category: Plumbing System

Group Item - Type Location Quantity Unit Rank Cost Comments

Plumbing System Subtotal: \$5,915

Building: Modular 4
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classro	oom #307 (Store Room)						
	Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels
	Chalk Board	1st Floor	12	LF	4	\$1,102	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	768	SF	4	\$7,062	Old and worn
	Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478	
	Storage/ Closet	1st Floor	36	SF	6	\$261	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	899	SF	6	\$2,481	
Classro	oom #308 (Store Room)						
	Ceiling - Lay-in	1st Floor	768	SF	6	\$2,306	Vinyl panels
	Chalk Board	1st Floor	12	LF	4	\$1,102	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Carpet	1st Floor	768	SF	4	\$7,062	Old and worn
	Lighting - Pendent/Surface	1st Floor	20	EA	6	\$2,478	
	Storage/ Closet	1st Floor	36	SF	6	\$261	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	899	SF	6	\$2,481	

Classrooms Subtotal: \$31,981

Building: Modular 4

Category: Rooms (Other Than Classrooms)

up Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
troom						
Accessories	1st Floor	48	SF	6	\$443	
Accessories	1st Floor	48	SF	6	\$443	
Ceiling - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels
Ceiling - Lay-in	1st Floor	48	SF	6	\$144	Vinyl panels
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
Floor - Tile	1st Floor	48	SF	6	\$105	
Floor - Tile	1st Floor	48	SF	6	\$105	



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Building: Modular 4

Category: Rooms (Other Than Classrooms)

Group Item - Type	Location	Quantity	Unit	Rank	Cost Comments
Restroom					
Lavatory	1st Floor	1	EA	6	\$320
Lavatory	1st Floor	1	EA	6	\$320
Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124
Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124
Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657
Walls - Vinyl Coated Gypsum Panel	1st Floor	238	SF	6	\$657
Water Closet	1st Floor	1	EA	6	\$336
Water Closet	1st Floor	1	EA	6	\$336

Rooms (Other Than Classrooms) Subtotal:

\$4,858

Building: Modular 4

Category: Building Interior

Location	Quantity	Unit	Rank	Cost Comments
1st Floor	64	SF	6	\$192
1st Floor	1	EA	6	\$301
1st Floor	1	EA	6	\$276
1st Floor	64	SF	6	\$35
1st Floor	2	EA	7	\$0
1st Floor	289	SF	6	\$798
	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	1st Floor 64 1st Floor 1 1st Floor 1 1st Floor 64 1st Floor 2	1st Floor 64 SF 1st Floor 1 EA 1st Floor 1 EA 1st Floor 64 SF 1st Floor 2 EA	1st Floor 64 SF 6 1st Floor 1 EA 6 1st Floor 1 EA 6 1st Floor 64 SF 6 1st Floor 2 EA 7

Building Interior Subtotal:

\$1,601

Total Building Cost

\$168,630

SITE

Category: Site

Group Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Civil/Drainage						
Civil/ Drainage - Catch Basin	Entire Site	9	EA	7	\$0	
Civil/ Drainage - Site Manhole	Entire Site	12	EA	7	\$0	
Fencing						
Fencing - Chain Link	Entire Site	15	LF	5	\$915	Location: doors 13 & 14 - missing support
Fencing - Chain Link	Entire Site	2,035	LF	6	\$38,209	



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SITE

Category: Site

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fencing							
	Fencing - Chain Link	Entire Site / North East	10	LF	5	\$0	bent post
	Fencing - Chain Link	Entire Site / Site West	10	LF	5	\$0	leaning
Landsca	аре						
	Landscape - Grass	Entire Site	15,220	SF	6	\$12,623	
	Landscape - Hardscape- Concrete	Entire Site	120	SF	4	\$1,771	Location: W elevation of boiler house - sinking
	Parkway trees	Entire Site	48	EA	7	\$0	
	Planting Beds/ Area	Entire Site	1,300	SF	6	\$2,138	
	Play Area - Asphalt/ Hardscape	Entire Site	4,526	SF	4	\$47,959	Location: adjacent to the main building W elevation - potholes, cracks
	Play Area - Asphalt/ Hardscape	Entire Site / Site North	9,886	SF	5	\$51,600	cracks, some water ponding
	Play Area - Asphalt/ Hardscape	Entire Site / Site West	42,031	SF	5	\$191,733	cracks, some water ponding
	Retaining Wall - Concrete	Entire Site	700	SF	6	\$16,406	Location:basement wells
	Trash Receptacles	Entire Site / Site North	1	EA	5	\$505	dented
	Trash Receptacles	Entire Site / Site West	1	EA	6	\$312	
Parking	Lot						
	Surface - Asphalt	SW parking lot	25,355	SF	5	\$115,662	cracks, water ponding
	Surface - Asphalt	SW parking lot / North East	800	SF	4	\$8,477	potholes, cracks
Playgro	und						
	Equipment - Pre K 3-5	North	1	EA	6	\$3,546	
	Equipment - School Age 5-12	SW play lot	1	EA	6	\$3,546	graffiti
	Surface - Poured Surface	North	1,243	SF	5	\$17,082	remove former concrete posts sticking through poured surface.
	Surface - Poured Surface	SW play lot	2,009	SF	6	\$14,709	
Sidewal	ks						
	Sidewalks - Internal Walks	Entire Site	257	LF	6	\$3,087	
	Sidewalks - Perimeter Sidewalks	Entire Site	14,917	SF	6	\$29,651	
	Sidewalks - Perimeter Sidewalks	Entire Site / Site - East	350	SF	5	\$3,343	cracks, movement
Signage	3						
	Flag Pole - Flag Pole	Entire Site / North East	1	EA	6	\$1,657	
	Marquee - Free Standing Back lighted w/ LED	Entire Site / Site West	1	EA	6	\$0	
Site S	ubtotal:					\$564,931	

Total Site Cost \$564,931



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Campus Total ^{2 3} \$6,947,912

- ¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it immediately to CPS, and CPS addresses it immediately. Thus, no features will be ranked "1" in this report; by the time the report is compiled, they have been resolved.
- ² As stated above, Total Assessed Campus Need does not include the addition of features not already in a particular facility, such as programmatic improvements, school-wide ADA compliance, air conditioning, space reconfiguration or construction to alleviate overcrowding; these items are treated as separate capital needs. The Total Assessed Campus Need includes current deficiencies and is based on current unit cost estimates; it does not reflect a complete project cost.
- ³ The overall condition of different items can change after an assessment date due to many variables, including newly occurring deficiencies, renovation or repairs and cost changes. These dollar figures in this report are estimates only and are based solely on the data that was collected as of the assessment date in the footer below.

Definitions

- Quantity means, for each item, the total number (or amount) of that item that exists and was evaluated.
- Unit means the generally accepted standard unit of measure for each item. Some items, like doors, are measured individually and use the unit of measurement "EA" for "each." Other items, like chimneys, are measured in terms of linear feet ("LF"). Still other items, like flooring, are generally measured in square feet ("SF").
- Cost means a basic estimate for each item needing some level of repair or replacement. Cost does not include all expenses that would be necessary to complete a repair or replacement project. This is because, depending on the item and on the overall scope of a construction project, repair/replacement projects can include additional costs such as destructive testing, environmental needs, discovered conditions, and additional work triggered by building codes.
- For the same reason, the Total Campus Need listed at the end of this report reflects only a portion of what it would actually cost to repair/replace all of the listed features.
- Campus Total also does not reflect features that do not yet exist at a particular facility, such as: programmatic improvements, school-wide ADA compliance, air conditioning, space reconfiguration, or construction to alleviate overcrowding; these are viewed as separate capital needs.



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Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Voice Outlets	Data Outlets	Elect. Outlets	Glazed Window Area	Operable Window Area	Noise Level	Window Stop	Power Strip	Smart- Board
Main														-
Computer Lab	Regular Classroom	2nd Floor	210	210	712	1	1	34	108	65	40	N	Υ	N
Office	Regular Classroom	1st Floor	108	108	468	1	2	8	38	4	40	N	Υ	N
Office	Regular Classroom	1st Floor	116	114	1,015	1	1	11	121	79	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	110	110	712	1	1	6	108	65	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	112	112	712	1	1	6	108	65	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	118	118	712	1	1	6	108	65	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	119	119	712	1	1	8	108	65	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	121	121	712	1	1	14	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	211	211	712	1	1	16	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	212	212	712	1	1	14	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	213	213	712	1	1	18	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	214	214	712	1	1	14	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	215	215	712	1	1	16	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	216	216	712	1	1	14	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	217	217	712	1	1	8	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	218	218	712	1	1	14	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	219	219	712	1	1	8	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	220	220	712	1	1	8	120	68	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	222	222	712	1	1	8	120	68	40	N	Υ	N
Science Classroom	Regular Classroom	1st Floor	117	117	780	1	1	8	120	68	40	N	Υ	N
Special Education	Regular Classroom	1st Floor	123	123	694	1	2	10	108	65	40	N	Υ	N
Annex														
Computer Lab	Regular Classroom	2nd Floor	235	235	720	1	1	6	114	45	40	N	Υ	N
Kindergarten	Kindergarten	1st Floor	131	131	992	1	1	6	114	44	40	N	Υ	N
Pre School	Pre School	1st Floor	108	108	1,448	1	1	10	152	60	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	130	130	756	1	2	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	132	132	756	1	2	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	230	230	720	1	1	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	231	231	720	1	1	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	233	233	720	1	1	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	234	234	794	1	1	6	114	45	40	N	Υ	Υ
Regular Classroom	Regular Classroom	2nd Floor	236	236	794	1	1	6	114	45	40	N	Υ	N
Regular Classroom	Regular Classroom	2nd Floor	237	237	720	1	1	6	114	45	40	N	Y	N
Modular 1														
Regular Classroom	Regular Classroom	1st Floor	301	NA	768	1	2	6	12	6	40	N	Υ	N



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Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Voice Outlets	Data Outlets	Elect. Outlets	Glazed Window Area	Operable Window Area	Noise Level	Window Stop	Power Strip	Smart- Board
Modular 1		•								•	•		•	-
Regular Classroom	Regular Classroom	1st Floor	302	NA	768	1	2	6	12	6	40	N	Υ	N
Modular 2														
Regular Classroom	Regular Classroom	1st Floor	303	NA	768	1	1	6	12	6	40	N	Υ	N
Regular Classroom	Regular Classroom	1st Floor	304	NA	768	1	2	6	12	6	40	N	Υ	N
Modular 3														
Store Room	Regular Classroom	1st Floor	305	NA	768	1	2	6	12	6	40	N	Υ	N
Store Room	Regular Classroom	1st Floor	306	NA	768	1	2	6	12	6	40	N	Υ	N
Modular 4														
Store Room	Regular Classroom	1st Floor	307	NA	768	1	2	6	12	6	40	N	Υ	N
Store Room	Regular Classroom	1st Floor	308	NA	768	1	2	6	12	6	40	N	Υ	N