

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	1930	2	12,582	\$986,509
Addition 1	1940	2	15,537	\$780,669
Addition 2	1955	2	6,162	\$398,349
SITE				\$19,114
Campus Total			34,281	\$2,184,640

Building: Main

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Entrance Control - Audio and Video	Main Entrance	1	EA	7	\$0	
	Exterior Doors - Exterior Steel Door	Fire Escape	1	EA	4	\$3,823	corroded, open holes from missing hardware
	Exterior Doors - Exterior Steel Door	Main Entrance	2	EA	6	\$961	
	Exterior Stairs - Concrete	Main Entrance	88	LF	6	\$7,196	
	Exterior Stairs - Stone	Main Entrance	7	LF	5	\$1,898	
	Stair Handrail - Steel_Stair Handrail	Main Entrance	64	LF	6	\$555	
Fire Escape							
	Fire Escape	North Façade	20	LF	4	\$33,462	corroded and severely warped
Foundation							
	Foundation - Concrete	Entire Building	360	LF	7	\$0	
	Superstructure - Steel with Clay Tile Arch	Entire Building	12,582	SF	7	\$0	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	East Façade	2	EA	7	\$0	
Roof System							
	Chimney - Brick Chimney- Concrete/ Mortar Liner	A	6	LF	4	\$33,792	displaced bricks, step cracking
	Chimney - Brick Chimney- Concrete/ Mortar Liner	A	42	LF	7	\$0	

Building: Main

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof System							
	Coping - Terra Cotta	A	189	LF	6	\$6,070	cracked skyward sealant
	Coping - Terra Cotta	B	44	LF	6	\$1,413	cracked skyward sealant
	Coping - Terra Cotta	C	38	LF	6	\$1,220	cracked skyward sealant
	Parapet - 16" - 30" Height	A	149	LF	6	\$5,953	
	Parapet - 16" - 30" Height	A / East Façade	40	LF	4	\$27,026	Leaning/building
	Parapet - Parapet > 30"	B	44	LF	5	\$10,856	deteriorated mortar joints, some spalling brick
	Parapet - Parapet > 30"	C	38	LF	5	\$9,375	deteriorated mortar joints, some spalling brick
	Roof Structure - Steel with Clay Tile Arch	A	3,985	SF	7	\$0	
	Roof Structure - Steel with Clay Tile Arch	B	121	SF	7	\$0	
	Roof Structure - Steel with Clay Tile Arch	C	88	SF	7	\$0	
	Roof - Modified Bitumen	A	120	SF	7	\$0	new
	Roof - Modified Bitumen	A	3,865	SF	5	\$81,301	crackling, bubbling
	Roof - Modified Bitumen	B	121	SF	5	\$2,545	crackling, bubbling
	Roof - Modified Bitumen	C	88	SF	5	\$1,851	cracking, bubbling

Walls

	Canopy - Concrete/ Stucco	Entire Building / Main Entrance	80	SF	6	\$2,647	
	Cornice - Terra Cotta	Entire Building	250	LF	6	\$8,669	
	Exterior Walls - Brick	Entire Building	280	SF	4	\$46,102	bulging brick
	Exterior Walls - Brick	Entire Building	9,826	SF	6	\$66,041	
	Exterior Walls - Terra Cotta	Entire Building	504	SF	5	\$5,996	cracking throughout

Windows

	Guard - Guards perforated	Entire Building	211	SF	6	\$2,694	
	Lintels - Steel	Entire Building	19	LF	7	\$0	
	Lintels - Terra Cotta	Entire Building	100	LF	7	\$0	
	Windows - Insulated Panel	Entire Building	131	SF	6	\$978	
	Windows - Louver	Entire Building	32	SF	6	\$239	
	Windows - Sash Lexan/ Glass Double-pane	Entire Building	737	SF	4	\$96,738	inoperable due to failed balances and tracks. leaks reported.

Building Exterior Subtotal:

\$459,402

Building: Main

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Emergency A/C Power - Corridors and Stairs	Entire Building	3,757	SF	7	\$0	EM Feed from Addition 1 (1940)

Building: Main

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Emergency Battery Packs - Corridors and Stairs	Entire Building	6	EA	7	\$0	EM Feed from Addition 1 (1940)
	Emergency Battery Packs - Students Toilets	Entire Building	3	EA	7	\$0	
	Exit Signs - Corridors and Stairs	Entire Building	3	EA	7	\$0	EM Feed from Addition 1 (1940)
	Security System - Intrusion Detection	Entire Building	34,281	SF	6	\$8,824	Serves the Main Building & Additions
Main Service							
	PA System	Entire Building	34,281	SF	6	\$11,275	Serves the Main Building & Additions
Power Distribution							
	Lighting and Power Panels - 100 A	Entire Building / Basement	1	EA	7	\$0	
	Lighting and Power Panels - Above 100 A	Entire Building / 1st Floor	1	EA	7	\$0	
Electrical System Subtotal:						\$20,099	

Building: Main

Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Alarm							
	Fire Alarm Panel	Entire Building	1	EA	4	\$49,477	Fire alarm panel is more than 20 years of age, is obsolete and cannot be upgraded. Strobe lights are not provided or not located in all areas.
	Fire Alarm Strobe Lights	Entire Building	12,582	SF	4	\$17,093	
	Fire Alarm_System	Entire Building	34,281	SF	6	\$16,667	
Safty System Subtotal:						\$83,237	

Building: Main

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Air Conditioning							
	Condensing Unit- Roof Mounted - Less than 5 tons	Roof	3	EA	6	\$10,001	Condensers are located on roof and underceiling systems are located in basement classrooms. 1 @ 3 tons, 1 @ 2 tons, and 1 @ 1.5 tons.
Air Handling Systems							
	Air Handling Unit- Built Up- Multi Zone- Hot Water and Chilled Water Coils - 15001 - 25000 cfm	Entire Building / Basement	1	EA	5	\$75,098	
	Air Intake	Entire Building / Roof	1	EA	7	\$0	
	Auxiliaries	Entire Building / Basement	1	EA	6	\$0	

Building: Main

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Air Handling Systems							
	Outdoor Return Fans- Air Handling Unit Type - 10001 - 20000 CFM	Roof	1	EA	6	\$1,591	
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Entire Building / Roof	40	LF	7	\$0	
	Zone Dampers	Entire Building	21	EA	6	\$17,494	
Heating Devices							
	Wall Heater - Electric	Entire Building	2	EA	6	\$278	
Mechanical Plumbing							
	Hydronic Supply and Return - Steel	Entire Building	400	LF	6	\$30,711	
Temperature Control							
	DDC System	Entire Building	36,531	SF	6	\$20,896	
	Thermostats - DDC	Entire Building	21	EA	6	\$0	
Mechanical System Subtotal:						\$156,067	

Building: Main

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hot Water							
	Gas Heater - 150000 - 300000 BTU/HR	Basement	1	EA	6	\$310	MFR: Bradford/White - Magnum (2004), 80gal, 199,999BTU, 200 MBH, Mod# D80T1993N; Serial# HC14069647
	Hot Water Storage Tank_Gas - 201 - 500 Gallons	Basement	1	EA	6	\$678	
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	12,582	SF	4	\$8,996	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	12,582	SF	4	\$18,172	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Cold Water Risers	Entire Building	12,582	SF	4	\$10,076	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	12,582	SF	4	\$6,837	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	12,582	SF	4	\$16,193	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Hot Water Return Lines	Entire Building	12,582	SF	4	\$10,795	There are many instances of piping showing leaks or lengths of piping being replaced.
	Domestic Piping-Hot Water Return Risers	Entire Building	12,582	SF	4	\$6,117	There are many instances of piping showing leaks or lengths of piping being replaced.
	Sanitary Piping	Entire Building	12,582	SF	5	\$0	

Building: Main

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Piping							
	Storm Piping	Entire Building	12,582	SF	5	\$0	
	Vent Piping	Entire Building	12,582	SF	5	\$0	
Pumps							
	Pumps - Sump-Duplex	Basement	1	EA	6	\$1,387	

Plumbing System Subtotal:

\$79,562

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #003 (Regular Classroom)							
	Ceiling - Exposed	Basement	781	SF	6	\$1,162	
	Doors - Wood Doors inclu hw	Basement	1	EA	6	\$301	
	Floor - Tile/Sheet	Basement	781	SF	6	\$782	
	Lighting - Pendent/Surface	Basement	15	EA	7	\$0	
	Lighting - Wall Mounted	Basement	2	EA	6	\$248	Missing lens
	Walls - Masonry	Basement	985	SF	6	\$3,099	
	Work Sink	Basement	1	EA	6	\$379	
Classroom #103 (Pre School)							
	AC Units	1st Floor	2	EA	7	\$0	
	Casework	1st Floor	34	LF	6	\$859	
	Ceiling - Plaster/Drywall	1st Floor	816	SF	6	\$2,824	
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile/Sheet	1st Floor	816	SF	6	\$817	
	Lighting - Pendent/Surface	1st Floor	12	EA	6	\$1,487	Cracked lens
	Marker Board	1st Floor	25	LF	6	\$536	
	Storage/ Closet	1st Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	1st Floor	1,321	SF	6	\$3,646	
Classroom #105 (Kindergarten)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	1st Floor	801	SF	6	\$2,772	Peeling paint
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #105 (Kindergarten)							
	Floor - Wood	1st Floor	801	SF	6	\$5,647	Peeling finish, gaps, dents and discoloration
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	40	LF	6	\$857	
	Storage/ Closet	1st Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	1st Floor	1,286	SF	6	\$3,549	Crack near entrance door
Classroom #107 (Regular Classroom)							
	AC Units	1st Floor	2	EA	6	\$991	
	Casework	1st Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	1st Floor	803	SF	6	\$2,779	Peeling paint and cracking near windows and doors
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	803	SF	6	\$5,661	Gaps between panels, discoloration and peeling finish
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	40	LF	7	\$0	
	Storage/ Closet	1st Floor	22	SF	6	\$160	
	Walls - Plaster/Drywall	1st Floor	1,321	SF	6	\$3,646	
Classroom #203 (Regular Classroom)							
	AC Units	2nd Floor	3	EA	6	\$1,487	
	Casework	2nd Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	2nd Floor	816	SF	6	\$2,824	Peeling paint
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	816	SF	6	\$5,753	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	10	LF	7	\$0	
	Storage/ Closet	2nd Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	2nd Floor	1,100	SF	6	\$3,036	
	Walls - Plaster/Drywall	2nd Floor	200	SF	5	\$884	Cracks near windows and doors
Classroom #204 (Regular Classroom)							
	AC Units	2nd Floor	2	EA	6	\$991	
	Casework	2nd Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	2nd Floor	810	SF	6	\$2,803	Peeling paint
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #204 (Regular Classroom)							
	Floor - Wood	2nd Floor	810	SF	6	\$5,710	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	5	LF	6	\$107	
	Walls - Plaster/Drywall	2nd Floor	1,328	SF	6	\$3,665	
Classroom #205 (Computer Lab)							
	AC Units	2nd Floor	3	EA	6	\$1,487	
	Casework	2nd Floor	18	LF	6	\$455	
	Ceiling - Plaster/Drywall	2nd Floor	799	SF	7	\$0	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	\$602	
	Floor - Wood	2nd Floor	799	SF	6	\$5,633	Discoloration and peeling finish
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Storage/ Closet	2nd Floor	11	SF	4	\$307	There is no ceiling inside storage closet
	Walls - Plaster/Drywall	2nd Floor	1,165	SF	6	\$3,215	
	Wireless System	2nd Floor	1	EA	7	\$0	
Classroom #207 (Science Classroom)							
	AC Units	2nd Floor	1	EA	6	\$496	
	Casework	2nd Floor	3	LF	6	\$76	
	Ceiling - Plaster/Drywall	2nd Floor	766	SF	6	\$2,651	
	Chalk Board	2nd Floor	15	LF	4	\$1,377	Partially covered
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	\$301	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	5	\$1,174	
	Floor - Wood	2nd Floor	766	SF	6	\$5,400	Gaps, discoloration and dents.
	Lighting - Pendent/Surface	2nd Floor	12	EA	6	\$1,487	Missing lens
	Storage/ Closet	2nd Floor	59	SF	6	\$428	
	Walls - Plaster/Drywall	2nd Floor	1,300	SF	6	\$3,588	Peeling paint
	Work Sink	2nd Floor	1	EA	6	\$379	

Classrooms Subtotal:

\$102,027

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	AC Unit	1st Floor - Main Office	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor - Main Office	468	SF	7	\$0	

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	Doors - Wood Doors inclu hw	1st Floor - Main Office	2	EA	6	\$602	
	Floor - Tile/Sheet	1st Floor - Main Office	468	SF	6	\$468	
	Lighting - Pendent/Surface	1st Floor - Main Office	12	EA	7	\$0	
	Storage/ Closet	1st Floor - Main Office	126	SF	5	\$2,032	Cracking on ceiling and walls
	Walls - Plaster/Drywall	1st Floor - Main Office	1,139	SF	6	\$3,144	Minor cracking north wall
	Ceiling - Exposed	Basement Custodial	104	SF	6	\$155	
	Doors - Steel Doors incl hw	Basement Custodial	1	EA	7	\$0	
	Floor - Tile/Sheet	Basement Custodial	104	SF	6	\$104	
	Lighting - Pendent/Surface	Basement Custodial	1	EA	7	\$0	
	Walls - Concrete Block	Basement Custodial	386	SF	6	\$1,132	
	Work Sink	Basement Custodial	1	EA	6	\$508	
	AC Unit	Principals Office	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	Principals Office	155	SF	6	\$536	
	Doors - Transom Window	Principals Office	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	Principals Office	1	EA	6	\$301	
	Floor - Tile/Sheet	Principals Office	155	SF	6	\$155	
	Lighting - Pendent/Surface	Principals Office	3	EA	7	\$0	
	Walls - Plaster/Drywall	Principals Office	578	SF	6	\$1,595	Minor cracks near window and peeling paint
Lunch & Multipurpose Room							
	Ceiling - Exposed	Basement	282	SF	6	\$419	
	Doors - Wood Doors inclu hw	Basement	2	EA	6	\$602	
	Floor - Tile/Sheet	Basement	282	SF	6	\$282	
	Lighting - Pendent/Surface	Basement	5	EA	6	\$619	Missing lens
	Walls - Concrete Block	Basement	340	SF	6	\$997	
	Walls - Masonry	Basement	340	SF	6	\$1,070	
Mechanical/ Service Rooms							
	Storage Room	2nd Floor	11	SF	5	\$177	Near classroom 205. Large crack on east wall.
	Storage Room	2nd Floor	14	SF	6	\$100	Near teachers restroom
	Boiler Room	Basement	586	SF	6	\$4,198	Boiler room
	Mechanical/ Service Rooms	Basement	635	SF	6	\$4,549	Mechanical room
	Mechanical/ Service Rooms	Basement	130	SF	6	\$931	Fan room
	Storage Room	Basement	759	SF	6	\$5,438	Behind boys toilet
	Storage Room	Basement	294	SF	6	\$2,106	Next to boys toilet
Prep Room							
	Ceiling - Plaster/Drywall	2nd Floor	98	SF	6	\$339	
	Floor - Carpet	2nd Floor	98	SF	6	\$209	

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Prep Room							
	Lighting - Pendent/Surface	2nd Floor	1	EA	7	\$0	
	Walls - Plaster/Drywall	2nd Floor	290	SF	6	\$800	
	Work Sink	2nd Floor	2	EA	6	\$758	
Restroom							
	Accessories	103A	17	SF	6	\$157	Toilet paper dispenser
	Ceiling - Plaster/Drywall	103A	17	SF	6	\$59	
	Doors - Wood Doors inclu hw	103A	1	EA	6	\$301	
	Floor - Tile/Sheet	103A	17	SF	6	\$17	
	Lavatory	103A	1	EA	6	\$320	
	Lighting - Pendent/Surface	103A	1	EA	7	\$0	
	Walls - Plaster/Drywall	103A	127	SF	6	\$351	
	Water Closet	103A	1	EA	7	\$0	
	Accessories	2nd Floor Prep Room	18	SF	7	\$0	
	Ceiling - Plaster/Drywall	2nd Floor Prep Room	18	SF	6	\$62	
	Doors - Wood Doors inclu hw	2nd Floor Prep Room	1	EA	6	\$301	
	Floor - Tile/Sheet	2nd Floor Prep Room	18	SF	6	\$18	
	Lighting - Pendent/Surface	2nd Floor Prep Room	1	EA	7	\$0	
	Walls - Plaster/Drywall	2nd Floor Prep Room	114	SF	6	\$315	
	Water Closet	2nd Floor Prep Room	1	EA	6	\$336	
	Accessories	Basement Boys	410	SF	7	\$0	
	Ceiling - Lay-in	Basement Boys	410	SF	6	\$1,231	Broken tile
	Doors - Wood Doors inclu hw	Basement Boys	1	EA	6	\$301	
	Floor Drain	Basement Boys	2	EA	7	\$0	
	Floor - Tile/Sheet	Basement Boys	410	SF	7	\$0	
	Hand Dryer	Basement Boys	2	EA	7	\$0	
	Lavatory	Basement Boys	3	EA	7	\$0	
	Lighting - Pendent/Surface	Basement Boys	8	EA	6	\$991	1 cracked lens
	Partitions	Basement Boys	4	EA	7	\$0	
	Urinals	Basement Boys	7	EA	7	\$0	
	Walls - Concrete Block	Basement Boys	130	SF	7	\$0	
	Walls - Tile Ceramic/ Porcelain	Basement Boys	520	SF	7	\$0	
	Water Closet	Basement Boys	4	EA	7	\$0	
	Accessories	Basement Girls	410	SF	7	\$0	
	Ceiling - Lay-in	Basement Girls	410	SF	7	\$0	
	Doors - Wood Doors inclu hw	Basement Girls	1	EA	6	\$301	
	Floor Drain	Basement Girls	1	EA	7	\$0	
	Floor - Tile/Sheet	Basement Girls	410	SF	7	\$0	

Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom							
	Hand Dryer	Basement Girls	2	EA	6	\$460	
	Lavatory	Basement Girls	3	EA	7	\$0	
	Lighting - Lay-in	Basement Girls	7	EA	7	\$0	
	Lighting - Pendent/Surface	Basement Girls	1	EA	7	\$0	
	Partitions	Basement Girls	9	EA	7	\$0	
	Walls - Tile Ceramic/ Porcelain	Basement Girls	648	SF	7	\$0	
	Water Closet	Basement Girls	9	EA	7	\$0	
	Accessories	Main Office	28	SF	6	\$258	paper towel dispenser, mirror
	Ceiling - Plaster/Drywall	Main Office	28	SF	7	\$0	
	Doors - Wood Doors inclu hw	Main Office	1	EA	7	\$0	
	Floor - Tile Ceramic/ Porcelain	Main Office	28	SF	6	\$59	
	Lavatory	Main Office	1	EA	6	\$320	
	Lighting - Pendent/Surface	Main Office	1	EA	7	\$0	
	Walls - Plaster/Drywall	Main Office	169	SF	6	\$466	
	Water Closet	Main Office	1	EA	6	\$336	
Rooms (Other Than Classrooms) Subtotal:						\$42,432	

Building: Main
Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Flr North corridor / 1st Floor	770	SF	6	\$4,768	
	Drinking Fountains - Single Fountain	1st Flr North corridor / 1st Floor	1	EA	6	\$276	
	Floor - Terrazzo	1st Flr North corridor / 1st Floor	111	SF	6	\$932	
	Floor - Tile/Sheet	1st Flr North corridor / 1st Floor	659	SF	6	\$358	
	Lighting - Wall Mounted	1st Flr North corridor / 1st Floor	17	EA	7	\$0	
	Stairs - Terrazzo	1st Flr North corridor / 1st Floor	30	LF	6	\$278	
	Student Lockers - One Tier	1st Flr North corridor / 1st Floor	13	EA	6	\$1,207	
	Walls - Plaster/Drywall	1st Flr North corridor / 1st Floor	1,947	SF	6	\$8,631	
	Ceiling - Plaster/Drywall	2nd Floor North Corridor / 2nd Floor	720	SF	6	\$4,458	
	Doors - Side-lite	2nd Floor North Corridor / 2nd Floor	22	EA	6	\$368	
	Doors - Transom Window	2nd Floor North Corridor / 2nd Floor	18	EA	6	\$305	
	Doors - Wood Doors include hw	2nd Floor North Corridor / 2nd Floor	2	EA	6	\$602	
	Drinking Fountains - Single Fountain	2nd Floor North Corridor / 2nd Floor	1	EA	6	\$276	
	Floor - Tile/Sheet	2nd Floor North Corridor / 2nd Floor	720	SF	6	\$391	
	Lighting - Pendent/Surface	2nd Floor North Corridor / 2nd Floor	4	EA	7	\$0	

Building: Main

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Lighting - Wall Mounted	2nd Floor North Corridor / 2nd Floor	5	EA	6	\$619	
	Stairs - Terrazzo	2nd Floor North Corridor / 2nd Floor	36	LF	7	\$0	
	Student Lockers - One Tier	2nd Floor North Corridor / 2nd Floor	13	EA	6	\$1,207	
	Walls - Plaster/Drywall	2nd Floor North Corridor / 2nd Floor	1,566	SF	6	\$6,942	
	Ceiling - Exposed	Basement	1,810	SF	6	\$2,692	
	Doors - Steel Doors incl hw	Basement	2	EA	6	\$602	
	Drinking Fountains - Double Fountain	Basement	1	EA	7	\$0	
	Floor - Tile/Sheet	Basement	1,810	SF	7	\$0	
	Lighting - Wall Mounted	Basement	29	EA	7	\$0	
	Walls - Masonry	Basement	1,954	SF	6	\$6,147	
Safety							
	Camera Viewing Station	1st Floor	1	EA	6	\$683	
	Security Cameras	1st Floor	10	EA	6	\$1,940	

Building Interior Subtotal: **\$43,682**

Total Building Cost **\$986,509**

Building: Addition 1

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Entrance Control - Audio and Video	2	1	EA	7	\$0	
	Exterior Doors - Exterior Steel Door	2	2	EA	5	\$2,683	
	Exterior Doors - Exterior Steel Door	5	1	EA	6	\$481	
	Exterior Doors - Transom Lite	5	1	EA	6	\$313	
	Exterior Stairs - Stone	2	7	LF	6	\$791	
	Exterior Stairs - Stone	5	7	LF	5	\$1,898	
Foundation							
	Foundation - Concrete	Entire Building	247	LF	7	\$0	
	Superstructure - Steel with Clay Tile Arch	Entire Building / 2nd Floor	200	SF	7	\$0	crackling and buckling
	Superstructure - Steel with Clay Tile Arch	Entire Building	15,337	SF	7	\$0	
Roof System							
	Chimney - Metal Flue	E / West	45	LF	5	\$19,762	corroded
	Coping - Terra Cotta	D	99	LF	6	\$3,180	

Building: Addition 1

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof System							
	Coping - Terra Cotta	E	81	LF	6	\$2,602	
	Coping - Terra Cotta	F	14	LF	6	\$450	
	Coping - Terra Cotta	G	53	LF	6	\$1,702	
	Downspouts - Interior Downspouts	D	38	LF	6	\$1,263	plants growing out of downspout
	Downspouts - Interior Downspouts	E	28	LF	6	\$931	plants growing out of downspouts
	Downspouts - Interior Downspouts	G	38	LF	6	\$1,263	plants growing out of downspouts
	Parapet - 16" - 30" Height	D	99	LF	6	\$3,955	
	Parapet - 16" - 30" Height	E	37	LF	6	\$1,478	
	Parapet - 16" - 30" Height	F	14	LF	6	\$559	
	Parapet - 16" - 30" Height	G	53	LF	6	\$2,118	
	Parapet - Parapet > 30"	E	44	LF	6	\$2,813	
	Roof Structure - Steel with Clay Tile Arch	D	2,158	SF	7	\$0	
	Roof Structure - Steel with Clay Tile Arch	E	2,010	SF	7	\$0	
	Roof Structure - Steel with Clay Tile Arch	F	49	SF	7	\$0	
	Roof Structure - Steel with Clay Tile Arch	G	1,162	SF	7	\$0	
	Roof - Modified Bitumen	D	2,158	SF	5	\$45,394	splitting, bubbling
	Roof - Modified Bitumen	E	1,770	SF	5	\$37,232	splitting, bubbling
	Roof - Modified Bitumen	E	240	SF	7	\$0	brand new
	Roof - Modified Bitumen	F	49	SF	5	\$1,031	splitting, bubbling
	Roof - Modified Bitumen	G	1,162	SF	5	\$24,443	splitting, bubbling
Walls							
	Cornice - Terra Cotta	Entire Building / South	30	LF	6	\$1,040	
	Exterior Walls - Brick	Entire Building	18	SF	4	\$2,964	bulge under lintel
	Exterior Walls - Brick	Entire Building	5,292	SF	5	\$94,065	deteriorated mortar entire west elevation
	Exterior Walls - Terra Cotta	Entire Building	232	SF	5	\$2,760	cracking in terra cotta through out
Windows							
	Guard - Guards perforated	Entire Building	261	SF	6	\$3,333	
	Lintels - Steel	Entire Building	72	LF	6	\$2,090	
	Windows - Insulated Panel	Entire Building	36	SF	6	\$269	
	Windows - Louver	Entire Building / West	4	SF	7	\$0	
	Windows - Sash Lexan	Entire Building	732	SF	4	\$96,082	Inoperable due to failed balances

Building Exterior Subtotal:

\$358,943

Building: Addition 1

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Automatic Transfer Switch	Mechanical Room	1	EA	6	\$408	
	Emergency A/C Power - Gym	1st Floor	2,844	SF	7	\$0	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	18	EA	7	\$0	
	Emergency Battery Packs - Gym	Entire Building / 1st Floor	2	EA	7	\$0	
	Emergency Battery Packs - Lunchrooms	Entire Building / Basement	6	EA	7	\$0	
	Exit Signs - Corridors and Stairs	Entire Building / 1st Floor	1	EA	4	\$545	Dim
	Exit Signs - Corridors and Stairs	Entire Building	17	EA	7	\$0	
	Exit Signs - Gym	Entire Building / 1st Floor	2	EA	7	\$0	
	Exit Signs - Lunchroom	Entire Building / Basement	3	EA	7	\$0	

Main Service

	Independent Electrical Service for emergency power	Basement	1	EA	7	\$0	Serves the Main and Additions 1 & 2
	Main Electrical Service - 2001 to 3000 A 120/240/3PH	Basement / Mechanical Room	1	EA	7	\$0	MFR: Gus Berthold (2006), 2500A, 120/240V, 1PH, 3W Serves the Main and the 2 Additions
	Main Electrical Service	Basement / Mechanical Room	1		7	\$0	Serves boiler room. Has own meter and therefore is Main Service.

Power Distribution

	Lighting and Power Panels - 100 A	Basement / Entire Building	2	EA	6	\$598	
	Lighting and Power Panels - Above 100 A	Basement / 1st Floor	1	EA	6	\$497	
	Lighting and Power Panels - Above 100 A	Basement / Entire Building	8	EA	7	\$0	
	Main Distribution Panels - Greater than 600 amp	Basement	2	EA	7	\$0	
	Main Distribution Panels - Less than 400 amp	Basement	1	EA	7	\$0	

Electrical System Subtotal:

\$2,049

Building: Addition 1

Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Alarm							
	Fire Alarm Strobe Lights	Entire Building	15,537	SF	4	\$21,107	Strobe lights are not provided or not located in all areas

Safty System Subtotal:

\$21,107

Building: Addition 1

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Air Handling Systems							
	Air Handling Unit- Built Up- Multi Zone- Hot Water and Chilled Water Coils - 15001 - 25000 cfm	Basement	1	EA	7	\$0	10HP, @ 20,107cfm

Building: Addition 1

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Air Handling Systems							
	Air Intake	Basement / Roof	1	EA	6	\$5,765	
	Auxiliaries - 15001 - 25000 cfm	Basement	1	EA	6	\$5,788	Serves additions 1&2
	Outdoor Return Fans- Air Handling Unit Type - 10001 - 20000 CFM	Roof	1	EA	6	\$1,591	MFR: Trane (@ 2006), 20 HP, Model: T-Series, Serial# K06H98796 CFM not available
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Basement / Roof	40	LF	7	\$0	
	Zone Dampers	Basement / Entire Building	18	EA	6	\$14,995	
Boiler Systems							
	Boiler Auxiliary- Non Condensing Hot Water - 2001 - 3000 MBH	Boiler Room	1	EA	6	\$2,046	
	Chemical Pot Feeder	Boiler Room	1	EA	6	\$725	
	Combustion Dampers	Boiler Room	2	EA	6	\$818	
	Hot Water Pump	Boiler Room	2	EA	6	\$748	
	Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 2001 - 3000 MBH	Boiler Room	2	EA	6	\$1,996	
	Water Fill System	Boiler Room	1	EA	6	\$1,168	
Heating Devices							
	Unit Heater - Electric	Boiler Room	1	EA	5	\$1,008	
Mechanical Plumbing							
	Hot Water Pump - 10 - 20 HP	Boiler Room	2	EA	6	\$2,485	5HP, 175gpm, each
	Hydronic Supply and Return - Galvanized	Entire Building / Mechanical Room	200	LF	6	\$15,464	
Temperature Control							
	Thermostats - DDC	Entire Building	18	EA	6	\$0	Controls located in the Main
Ventilation							
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Roof	1	EA	6	\$592	
Mechanical System Subtotal:						\$55,187	

Building: Addition 1

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	15,537	SF	6	\$3,111	
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	15,537	SF	6	\$3,777	
	Domestic Piping-Cold Water Risers	Entire Building	15,537	SF	6	\$2,888	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	15,537	SF	6	\$2,444	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	15,537	SF	6	\$2,888	

Building: Addition 1

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	15,537	SF	6	\$2,222	
	Domestic Piping-Hot Water Return Risers	Entire Building	15,537	SF	6	\$2,222	
	Sanitary Piping	Entire Building	15,537	SF	6	\$14,219	
	Storm Piping	Entire Building	15,537	SF	6	\$13,553	
	Vent Piping	Entire Building	15,537	SF	6	\$10,442	
Pumps							
	Pumps - Sump-Simplex	Boiler Room	1	EA	6	\$745	Single, submersible pump

Plumbing System Subtotal:

\$58,512

Building: Addition 1

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #001 (Art Room)							
	Ceiling - Exposed	Basement	730	SF	6	\$1,086	Limited access, room was being serviced
	Doors - Wood Doors inclu hw	Basement	1	EA	6	\$301	
	Floor - Tile/Sheet	Basement	730	SF	6	\$731	
	Lighting - Pendent/Surface	Basement	15	EA	6	\$1,858	
	Walls - Masonry	Basement	1,068	SF	6	\$3,360	
Classroom #002 (Counseling Room)							
	Ceiling - Exposed	Basement	375	SF	6	\$558	Limited access, room was being serviced.
	Doors - Wood Doors inclu hw	Basement	1	EA	6	\$301	
	Floor - Tile/Sheet	Basement	375	SF	6	\$375	
	Lighting - Pendent/Surface	Basement	9	EA	7	\$0	
	Walls - Masonry	Basement	580	SF	6	\$1,825	
	Walls - Plaster/Drywall	Basement	193	SF	6	\$533	
Classroom #101 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	1st Floor	784	SF	6	\$2,713	
	Chalk Board	1st Floor	20	LF	4	\$1,836	Partially covered
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	784	SF	6	\$5,527	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	

Building: Addition 1

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #101 (Regular Classroom)							
	Marker Board	1st Floor	10	LF	6	\$214	
	Storage/ Closet	1st Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	1st Floor	1,312	SF	6	\$3,621	Peeling paint
Classroom #102 (Regular Classroom)							
	AC Units	1st Floor	2	EA	7	\$0	
	Casework	1st Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	1st Floor	784	SF	6	\$2,713	Cracks east corner
	Chalk Board	1st Floor	20	LF	4	\$1,836	Partially covered
	Doors - Transom Window	1st Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	1st Floor	3	EA	6	\$903	
	Floor - Wood	1st Floor	784	SF	6	\$5,527	Discoloration and dents
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	10	LF	6	\$214	
	Storage/ Closet	1st Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	1st Floor	1,269	SF	6	\$3,502	Peeling paint
Classroom #106 (Regular Classroom)							
	AC Units	1st Floor	3	EA	6	\$1,487	
	Casework	1st Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	1st Floor	801	SF	7	\$0	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Wood	1st Floor	801	SF	6	\$5,647	Gaps and peeling finish
	Lighting - Pendent/Surface	1st Floor	12	EA	7	\$0	
	Marker Board	1st Floor	32	LF	6	\$685	
	Storage/ Closet	1st Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	1st Floor	1,193	SF	6	\$3,293	Cracks near windows and doors
Classroom #201 (Regular Classroom)							
	AC Units	2nd Floor	3	EA	6	\$1,487	
	Casework	2nd Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	2nd Floor	793	SF	6	\$2,744	Water damage and peeling paint
	Chalk Board	2nd Floor	20	LF	4	\$1,836	
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	793	SF	6	\$5,591	Peeling finish, and discoloration
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Storage/ Closet	2nd Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	2nd Floor	1,312	SF	6	\$3,621	Cracks

Building: Addition 1

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #201 (Regular Classroom)							
Classroom #202 (Regular Classroom)							
	AC Units	2nd Floor	2	EA	6	\$991	
	Casework	2nd Floor	4	LF	6	\$101	
	Ceiling - Plaster/Drywall	2nd Floor	793	SF	6	\$2,744	Minor peeling paint
	Chalk Board	2nd Floor	20	LF	4	\$1,836	Partially covered
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	\$602	
	Floor - Wood	2nd Floor	793	SF	6	\$5,591	Damage finish, discoloration, and gaps
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	10	LF	7	\$0	
	Storage/ Closet	2nd Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	2nd Floor	1,312	SF	6	\$3,621	Cracks near corners
Classroom #206 (Regular Classroom)							
	AC Units	2nd Floor	3	EA	7	\$0	
	Casework	2nd Floor	21	LF	6	\$530	
	Ceiling - Plaster/Drywall	2nd Floor	801	SF	6	\$2,772	Peeling paint
	Doors - Transom Window	2nd Floor	9	SF	6	\$152	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Wood	2nd Floor	801	SF	6	\$5,647	Peeling finish, discoloration and gaps
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	\$0	
	Marker Board	2nd Floor	10	LF	7	\$0	
	Storage/ Closet	2nd Floor	9	SF	6	\$65	
	Walls - Plaster/Drywall	2nd Floor	1,300	SF	6	\$3,588	Peeling paint, holes and cracks

Classrooms Subtotal:

\$97,205

Building: Addition 1

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Gymnasia							
	Ceiling - Plaster/Drywall	1st Floor	72	SF	5	\$1,442	East Stage stairs area
	Ceiling - Plaster/Drywall	1st Floor	1,808	SF	6	\$9,980	Peeling paint and cracking near corners
	Doors - Steel Doors incl hw	1st Floor	5	EA	6	\$1,505	
	Doors - Transom Window	1st Floor	36	SF	6	\$610	
	Floor - Wood	1st Floor	1,880	SF	6	\$13,254	
	Lighting - Pendent/Surface	1st Floor	6	EA	7	\$0	

Building: Addition 1
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Gymnasia							
	Sound System	1st Floor	1	EA	6	\$41,654	
	Stage	1st Floor	232	SF	6	\$1,340	
	Stage Curtain	1st Floor	10	EA	6	\$0	
	Stage Lighting System	1st Floor	1	EA	6	\$12,369	
	Stage-Stairs - Asphalt	1st Floor	34	LF	6	\$316	Painted concrete
	Walls - Plaster/Drywall	1st Floor	365	SF	5	\$1,613	Wall cracks and peeling paint damage in East stage stairs area.
	Walls - Plaster/Drywall	1st Floor	365	SF	6	\$1,195	West stage stairs area
	Walls - Structural Glazed Tile	1st Floor	3,121	SF	6	\$9,819	
Kitchen							
	Ceiling - Plaster/Drywall	Basement	578	SF	6	\$2,000	
	Doors - Steel Doors incl hw	Basement	2	EA	7	\$0	
	Floor - Tile/Sheet	Basement	578	SF	6	\$579	
	Lighting - Pendent/Surface	Basement	5	EA	7	\$0	
	Walls - Concrete Block	Basement	484	SF	6	\$1,419	
	Walls - Masonry	Basement	484	SF	6	\$1,523	
	Walls - Plaster/Drywall	Basement	120	SF	6	\$331	
	Walls - Tile Ceramic/ Porcelain	Basement	48	SF	6	\$108	
Lunch & Multipurpose Room							
	Ceiling - Exposed	Basement	1,056	SF	6	\$1,570	
	Floor - Tile/Sheet	Basement	1,056	SF	6	\$1,057	
	Lighting - Pendent/Surface	Basement	12	EA	7	\$0	
	Walls - Masonry	Basement	682	SF	6	\$2,146	
Mechanical/ Service Rooms							
	Storage Room	Basement	418	SF	6	\$2,995	

Rooms (Other Than Classrooms) Subtotal:
\$108,824
Building: Addition 1
Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor South / 1st Floor	681	SF	7	\$0	
	Doors - Steel Doors incl hw	1st Floor South / 1st Floor	2	EA	7	\$0	
	Doors - Wood Doors include hw	1st Floor South / 1st Floor	2	EA	6	\$602	

Building: Addition 1

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Floor - Terrazzo	1st Floor South / 1st Floor	182	SF	6	\$1,528	
	Floor - Tile/Sheet	1st Floor South / 1st Floor	499	SF	6	\$271	
	Lighting - Wall Mounted	1st Floor South / 1st Floor	12	EA	7	\$0	
	Walls - Plaster/Drywall	1st Floor South / 1st Floor	1,841	SF	6	\$8,161	
	Walls - Structural Glazed Tile	1st Floor South / 1st Floor	270	SF	6	\$849	Cracking near entrance
	Ceiling - Plaster/Drywall	1st Floor West / 1st Floor	700	SF	6	\$4,334	
	Drinking Fountains - Double Fountain	1st Floor West / 1st Floor	1	EA	7	\$0	
	Floor - Tile/Sheet	1st Floor West / 1st Floor	700	SF	6	\$380	
	Lighting - Wall Mounted	1st Floor West / 1st Floor	16	EA	7	\$0	
	Walls - Plaster/Drywall	1st Floor West / 1st Floor	1,771	SF	6	\$7,851	Peeling paint
	Ceiling - Plaster/Drywall	2nd Floor South / 2nd Floor	661	SF	6	\$4,093	Peeling paint outside room 203
	Doors - Steel Doors incl hw	2nd Floor South / 2nd Floor	4	EA	6	\$1,204	
	Floor - Tile/Sheet	2nd Floor South / 2nd Floor	661	SF	6	\$359	
	Lighting - Wall Mounted	2nd Floor South / 2nd Floor	9	EA	7	\$0	
	Student Lockers - One Tier	2nd Floor South / 2nd Floor	17	EA	7	\$0	
	Walls - Plaster/Drywall	2nd Floor South / 2nd Floor	1,470	SF	6	\$6,517	
	Ceiling - Plaster/Drywall	2nd Floor West / 2nd Floor	705	SF	6	\$4,365	Minor peeling paint
	Drinking Fountains - Double Fountain	2nd Floor West / 2nd Floor	1	EA	7	\$0	
	Floor - Tile/Sheet	2nd Floor West / 2nd Floor	705	SF	6	\$383	Significant cracking
	Lighting - Wall Mounted	2nd Floor West / 2nd Floor	16	EA	7	\$0	
	Student Lockers - Two Tiers	2nd Floor West / 2nd Floor	51	EA	6	\$2,367	
	Walls - Plaster/Drywall	2nd Floor West / 2nd Floor	1,151	SF	6	\$5,102	
	Ceiling - Plaster/Drywall	South Stairs Corridor / Basement	178	SF	6	\$1,102	
	Doors - Steel Doors incl hw	South Stairs Corridor / Basement	2	EA	6	\$602	
	Floor - Terrazzo	South Stairs Corridor / Basement	178	SF	6	\$1,494	
	Lighting - Wall Mounted	South Stairs Corridor / Basement	3	EA	6	\$372	Missing lens
	Stairs - Terrazzo	South Stairs Corridor / Basement	26	LF	6	\$241	
	Walls - Plaster/Drywall	South Stairs Corridor / Basement	435	SF	6	\$1,928	
	Walls - Structural Glazed Tile	South Stairs Corridor / Basement	135	SF	6	\$425	
Stairs							
	Ceiling - Plaster/Drywall	North / 1st Floor	177	SF	6	\$1,296	
	Floor - Epoxy/ Painted	North / 1st Floor	67	SF	6	\$35	
	Floor - Terrazzo	North / 1st Floor	188	SF	6	\$1,578	
	Floor - Tile/Sheet	North / 1st Floor	144	SF	6	\$78	
	Handrails	North / 1st Floor	123	LF	6	\$1,066	
	Lighting - Pendant/Surface	North / 1st Floor	2	EA	6	\$248	
	Lighting - Wall Mounted	North / 1st Floor	6	EA	6	\$743	

Building: Addition 1

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Stairs							
	Stairs - Terrazzo	North / 1st Floor	223	LF	6	\$2,070	
	Walls - Plaster/Drywall	North / 1st Floor	2,008	SF	6	\$5,542	
	Ceiling - Plaster/Drywall	South / 1st Floor	223	SF	6	\$1,633	
	Floor - Epoxy/ Painted	South / 1st Floor	77	SF	6	\$41	
	Floor - Terrazzo	South / 1st Floor	117	SF	6	\$982	
	Floor - Tile/Sheet	South / 1st Floor	65	SF	6	\$35	
	Handrails	South / 1st Floor	127	LF	6	\$1,101	Needs repainting
	Lighting - Pendent/Surface	South / 1st Floor	2	EA	7	\$0	
	Lighting - Wall Mounted	South / 1st Floor	5	EA	6	\$619	Missing lens
	Stairs - Terrazzo	South / 1st Floor	221	LF	6	\$2,051	
	Walls - Plaster/Drywall	South / 1st Floor	1,881	SF	6	\$5,191	

Building Interior Subtotal: **\$78,841**

Total Building Cost **\$780,669**

Building: Addition 2

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	4	2	EA	6	\$961	
	Exterior Doors - Exterior Wood Door	3	1	EA	6	\$481	chained door was reported
	Exterior Stairs - Concrete	3	88	LF	6	\$7,196	
	Exterior Stairs - Stone	3	3	LF	7	\$0	
	Stair Handrail - Steel_Stair Handrail	3	64	LF	7	\$0	
Foundation							
	Foundation - Concrete	Entire Building	228	LF	7	\$0	
	Foundation - Concrete	Entire Building / North Façade	15	LF	7	\$0	leaks
	Superstructure - Concrete	Entire Building	6,162	SF	7	\$0	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	3	EA	7	\$0	
Roof System							
	Coping - Stone	H	198	LF	6	\$6,359	
	Downspouts - Exterior Downspouts	H	30	LF	6	\$997	
	Parapet - 16" - 30" Height	H	198	LF	6	\$7,911	

Building: Addition 2
Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof System							
	Roof Structure - Steel with Clay Tile Arch	H	3,081	SF	7	\$0	
	Roof - Modified Bitumen	H	3,081	SF	5	\$64,810	cracking, bubbling
Walls							
	Exterior Walls - Brick	Entire Building	5,073	SF	5	\$90,172	deteriorated mortar joints
Windows							
	Lintels - Steel	Entire Building	129	LF	6	\$3,745	
	Windows - Insulated Panel	Entire Building	324	SF	4	\$30,973	Lexan
	Windows - Sash Lexan/ Glass Double-pane	Entire Building	642	SF	4	\$84,269	inoperable due to failed balances

Building Exterior Subtotal: **\$297,873**

Building: Addition 2
Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Emergency A/C Power - Corridors and Stairs	Entire Building	980	SF	7	\$0	EM Feed from Addition 1 (1940)
	Emergency Battery Packs - Corridors and Stairs	Entire Building / 2nd Floor	1	EA	7	\$0	
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	7	\$0	EM Feed from Addition 1 (1940)
	Exit Signs - Corridors and Stairs	Entire Building	2	EA	7	\$0	

Electrical System Subtotal: **\$0**

Building: Addition 2
Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Alarm							
	Fire Alarm Strobe Lights	Entire Building	6,162	SF	4	\$8,371	Strobe lights are not provided or not located in all areas

Safty System Subtotal: **\$8,371**

Building: Addition 2
Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
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Building: Addition 2
Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Temperature Control							
	Thermostats - DDC	Entire Building	7	EA	6	\$0	Controls in the main

Mechanical System Subtotal: **\$0**

Building: Addition 2
Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	6,162	SF	6	\$1,234	
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	6,162	SF	6	\$1,498	
	Domestic Piping-Cold Water Risers	Entire Building	6,162	SF	6	\$1,146	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	6,162	SF	6	\$969	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	6,162	SF	6	\$1,146	
	Domestic Piping-Hot Water Return Lines	Entire Building	6,162	SF	6	\$881	
	Domestic Piping-Hot Water Return Risers	Entire Building	6,162	SF	6	\$881	
	Sanitary Piping	Entire Building	6,162	SF	6	\$5,639	
	Storm Piping	Entire Building	6,162	SF	6	\$5,375	
	Vent Piping	Entire Building	6,162	SF	6	\$4,141	

Plumbing System Subtotal: **\$22,910**

Building: Addition 2
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #108 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	16	LF	6	\$404	
	Ceiling - Plaster/Drywall	1st Floor	20	SF	5	\$250	
	Ceiling - Plaster/Drywall	1st Floor	828	SF	6	\$2,865	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile/Sheet	1st Floor	848	SF	6	\$849	
	Lighting - Pendent/Surface	1st Floor	16	EA	7	\$0	
	Marker Board	1st Floor	22	LF	7	\$0	
	Student Lockers - One Tier	1st Floor	10	EA	6	\$928	
	Walls - Plaster/Drywall	1st Floor	963	SF	6	\$2,658	Peeling paint

Building: Addition 2

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #109 (Kindergarten)							
	AC Units	1st Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor	848	SF	7	\$0	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile/Sheet	1st Floor	848	SF	7	\$0	
	Lighting - Pendent/Surface	1st Floor	17	EA	7	\$0	
	Marker Board	1st Floor	10	LF	7	\$0	
	Walls - Plaster/Drywall	1st Floor	1,151	SF	5	\$8,723	Peeling paint on all walls
	Work Sink	1st Floor	1	EA	6	\$379	
Classroom #208 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	6	\$496	
	Casework	2nd Floor	10	LF	6	\$253	
	Ceiling - Plaster/Drywall	2nd Floor	848	SF	6	\$2,935	
	Chalk Board	2nd Floor	6	LF	4	\$551	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Tile/Sheet	2nd Floor	848	SF	6	\$849	Cracks near east wall
	Lighting - Pendent/Surface	2nd Floor	16	EA	6	\$1,982	
	Marker Board	2nd Floor	20	LF	7	\$0	
	Walls - Plaster/Drywall	2nd Floor	1,143	SF	7	\$0	

Classrooms Subtotal:

\$26,016

Building: Addition 2

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	AC Unit	2nd Floor Teachers Lounge	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	2nd Floor Teachers Lounge	245	SF	7	\$0	
	Doors - Wood Doors inclu hw	2nd Floor Teachers Lounge	1	EA	6	\$301	
	Floor - Tile/Sheet	2nd Floor Teachers Lounge	245	SF	6	\$245	
	Lighting - Pendent/Surface	2nd Floor Teachers Lounge	3	EA	7	\$0	
	Walls - Plaster/Drywall	2nd Floor Teachers Lounge	845	SF	6	\$2,332	
	AC Unit	Adjustment Room	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	Adjustment Room	268	SF	6	\$927	
	Doors - Wood Doors inclu hw	Adjustment Room	1	EA	6	\$301	
	Floor - Tile/Sheet	Adjustment Room	268	SF	6	\$268	
	Lighting - Pendent/Surface	Adjustment Room	6	EA	7	\$0	

Building: Addition 2

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	Walls - Plaster/Drywall	Adjustment Room	633	SF	6	\$1,747	Peeling paint and cracking
Library							
	AC Unit	2nd Floor	1	EA	6	\$496	
	Casework	2nd Floor	120	LF	6	\$3,030	
	Ceiling - Splined	2nd Floor	910	SF	5	\$6,480	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Carpet	2nd Floor	835	SF	6	\$1,779	
	Floor - Tile/Sheet	2nd Floor	75	SF	6	\$75	
	Lighting - Pendent/Surface	2nd Floor	25	EA	6	\$3,097	Missing lenses and 5 lamps out
	Walls - Plaster/Drywall	2nd Floor	954	SF	6	\$2,633	
Mechanical/ Service Rooms							
	Janitor's Closet	Janitor's closet	12	SF	6	\$86	
Restroom							
	Accessories	109A	19	SF	6	\$175	
	Ceiling - Plaster/Drywall	109A	19	SF	7	\$0	
	Doors - Wood Doors inclu hw	109A	1	EA	6	\$301	
	Floor - Tile/Sheet	109A	19	SF	6	\$19	
	Lighting - Pendent/Surface	109A	1	EA	6	\$124	Crack lens
	Walls - Plaster/Drywall	109A	118	SF	6	\$326	Water damage
	Water Closet	109A	1	EA	6	\$336	
	Accessories	1st floor corridor	50	SF	6	\$461	Paper towel dispenser, toilet paper holder and soap dispensers
	Ceiling - Plaster/Drywall	1st floor corridor	50	SF	6	\$173	
	Doors - Wood Doors inclu hw	1st floor corridor	1	EA	6	\$301	
	Floor - Tile/Sheet	1st floor corridor	50	SF	6	\$50	
	Lavatory	1st floor corridor	1	EA	6	\$320	
	Lighting - Pendent/Surface	1st floor corridor	1	EA	6	\$124	Missing lens
	Partitions	1st floor corridor	1	EA	6	\$297	
	Walls - Plaster/Drywall	1st floor corridor	219	SF	6	\$604	Water damage near WC
	Water Closet	1st floor corridor	1	EA	6	\$336	
	Ceiling - Plaster/Drywall	1st floor near rm 109	35	SF	6	\$121	Peeling paint
	Doors - Wood Doors inclu hw	1st floor near rm 109	1	EA	6	\$301	
	Floor - Tile/Sheet	1st floor near rm 109	35	SF	6	\$35	
	Lavatory	1st floor near rm 109	1	EA	6	\$320	
	Lighting - Pendent/Surface	1st floor near rm 109	1	EA	7	\$0	
	Walls - Plaster/Drywall	1st floor near rm 109	168	SF	6	\$464	

Building: Addition 2

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom							
	Water Closet	1st floor near rm 109	1	EA	6	\$336	
	Accessories	2nd Floor Corridor	32	SF	6	\$295	Soap dispenser, mirror and paper towel dispenser.
	Ceiling - Plaster/Drywall	2nd Floor Corridor	32	SF	6	\$111	Peeling paint
	Doors - Wood Doors inclu hw	2nd Floor Corridor	1	EA	6	\$301	
	Floor - Tile/Sheet	2nd Floor Corridor	32	SF	6	\$32	
	Lavatory	2nd Floor Corridor	1	EA	6	\$320	
	Lighting - Pendant/Surface	2nd Floor Corridor	1	EA	7	\$0	
	Partitions	2nd Floor Corridor	1	EA	6	\$297	
	Walls - Plaster/Drywall	2nd Floor Corridor	171	SF	6	\$472	Peeling paint
	Water Closet	2nd Floor Corridor	1	EA	6	\$336	
	Accessories	2nd Floor Teachers Lounge	28	SF	6	\$258	
	Ceiling - Plaster/Drywall	2nd Floor Teachers Lounge	28	SF	6	\$97	
	Doors - Wood Doors inclu hw	2nd Floor Teachers Lounge	1	EA	6	\$301	
	Floor - Tile/Sheet	2nd Floor Teachers Lounge	28	SF	5	\$126	
	Lavatory	2nd Floor Teachers Lounge	1	EA	6	\$320	
	Lighting - Pendant/Surface	2nd Floor Teachers Lounge	1	EA	7	\$0	
	Partitions	2nd Floor Teachers Lounge	1	EA	6	\$297	
	Walls - Plaster/Drywall	2nd Floor Teachers Lounge	148	SF	6	\$408	
	Water Closet	2nd Floor Teachers Lounge	1	EA	6	\$336	

Rooms (Other Than Classrooms) Subtotal: **\$34,921**

Building: Addition 2

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Stairs							
	Ceiling - Plaster/Drywall	East / 1st Floor	226	SF	6	\$1,655	
	Floor - Terrazzo	East / 1st Floor	202	SF	6	\$1,696	
	Handrails	East / 1st Floor	51	LF	6	\$442	
	Lighting - Pendant/Surface	East / 1st Floor	2	EA	6	\$248	Missing lens
	Stairs - Terrazzo	East / 1st Floor	85	LF	6	\$789	
	Walls - Plaster/Drywall	East / 1st Floor	1,075	SF	6	\$2,967	
	Walls - Structural Glazed Tile	East / 1st Floor	147	SF	6	\$462	

Building Interior Subtotal: **\$8,258**

Total Building Cost
\$398,349
SITE
Category: Site

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Civil/Drainage							
	Civil/ Drainage - Catch Basin	Entire Site	1	EA	6	\$1,094	
	Civil/ Drainage - Site Manhole	Entire Site	6	EA	6	\$8,956	
Fencing							
	Fencing - Chain Link	Entire Site	105	LF	7	\$0	
	Fencing - New Standard Ornamental	Entire Site / Site South	110	LF	6	\$3,509	
Landscape							
	Landscape - Hardscape- Concrete	East / Site - East	755	SF	6	\$3,898	
	Parkway trees	East / Site - East	1	EA	7	\$0	
Sidewalks							
	Sidewalks - Perimeter Sidewalks	South / Site South	3,078	SF	7	\$0	
Signage							
	Flag Pole - Flag Pole	Entire Site / South East	1	EA	6	\$1,657	
	Monument - Building Mounted Cut Letter Sign	Entire Site	1	EA	6	\$0	South Main Building

Site Subtotal:
\$19,114
Total Site Cost
\$19,114
Campus Total ^{2 3}
\$2,184,640

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.

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- **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	205	205	810	1	26	102	150	75	50	Y	Y	Y
Kindergarten	Regular Classroom	1st Floor	105	105	810	1	8	26	150	75	50	Y	Y	Y
Pre School	Pre School	1st Floor	103	103	825	1	8	24	150	75	50	Y	Y	Y
Regular Classroom	Faculty Lounge	Basement	003	n/a	781	0	9	24	0	0	40	N	N	Y
Regular Classroom	Regular Classroom	1st Floor	107	107	825	1	8	26	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	203	203	825	1	8	24	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	204	204	810	1	8	22	150	75	50	Y	Y	Y
Science Classroom	Regular Classroom	2nd Floor	207	207	825	1	9	30	120	60	50	Y	Y	Y

Addition 1

Art Room	Library	Basement	001	Bsmt. Library	730	1	7	24	18	0	50	N	N	N
Counseling Room	Library	Basement	002	N/A	375	0	1	4	3	0	50	N	N	N
Regular Classroom	Regular Classroom	1st Floor	101	101	793	1	8	26	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	102	102	793	1	8	26	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	106	106	810	1	8	24	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	201	201	802	1	8	24	150	75	50	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	202	202	802	1	8	24	150	75	50	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	206	206	810	1	8	28	150	75	50	N	Y	Y

Addition 2

Kindergarten	Kindergarten	1st Floor	109	109	848	1	8	24	180	90	50	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	108	108	848	1	8	24	180	90	50	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	208	208	848	1	8	24	180	90	50	Y	Y	Y