

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	1960	1	14,318	\$658,766
Annex	1915	2	22,580	\$1,031,806
SITE				\$249,329
Campus Total			36,898	\$1,939,901

Building: Main

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Entrance Control - Audio and Video	#1-Main E	1	EA	6	\$702	
	Entrance Control - Audio and Video	#3-W	1	EA	6	\$702	
	Exterior Doors - Exterior Steel Door	#2-S	2	EA	6	\$961	
	Exterior Doors - Exterior Wood Door	#2.1-SW	1	EA	6	\$481	
	Exterior Doors - Exterior Wood Door	#4-NW	2	EA	6	\$961	
	Exterior Doors - Side lite	#1-Main E	3	EA	6	\$940	
	Exterior Doors - Side lite	#2-S	2	EA	6	\$627	
	Exterior Doors - Side lite	#3-W	2	EA	6	\$627	
	Exterior Doors - Side lite	#4-NW	2	EA	6	\$627	
	Exterior Doors - Store Front	#1-Main E	2	EA	6	\$1,092	
	Exterior Doors - Store Front	#3-W	2	EA	6	\$1,092	
	Exterior Doors - Transom Lite	#1-Main E	1	EA	6	\$313	
	Exterior Doors - Transom Lite	#2-S	1	EA	6	\$313	
	Exterior Doors - Transom Lite	#3-W	1	EA	6	\$313	
	Exterior Doors - Transom Lite	#4-NW	1	EA	6	\$313	
	Exterior Stairs - Concrete	#1-Main E	30	LF	6	\$2,453	
Foundation							
	Foundation - Concrete	Entire Building	558	LF	7	\$0	
	Superstructure - Steel	Entire Building	14,318	SF	7	\$0	

Building: Main

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Foundation							
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	11	EA	6	\$3,176	
Roof System							
	Coping - Stone	1	260	LF	6	\$8,351	
	Coping - Stone	2	405	LF	6	\$13,008	
	Downspouts - Interior Downspouts	1	56	LF	6	\$1,861	
	Downspouts - Interior Downspouts	2	14	LF	3	\$6,541	
	Downspouts - Interior Downspouts	2	56	LF	6	\$1,861	
	Parapet - 16" - 30" Height	2 / South East	8	LF	6	\$320	
	Parapet - Parapet < 16" Height	1	150	LF	6	\$3,196	
	Parapet - Parapet < 16" Height	2	150	LF	6	\$3,196	
	Roof Structure - Heavy Timber	1	4,150	SF	7	\$0	
	Roof Structure - Heavy Timber	2	9,745	SF	7	\$0	
	Roof - Modified Bitumen	1	4,150	SF	6	\$39,049	
	Roof - Modified Bitumen	2	9,745	SF	6	\$91,695	
Walls							
	Canopy - Concrete/ Stucco	Entire Building	656	SF	6	\$21,707	
	Exterior Walls - Brick	Entire Building	1,562	SF	6	\$10,498	
	Exterior Walls - Brick	Entire Building	608	SF	6	\$4,756	
	Exterior Walls - Stone-Cast	Entire Building	738	SF	7	\$0	
	Exterior Walls - Stone-Cut	Entire Building	490	SF	6	\$3,293	
Windows							
	Windows - Sash Aluminum Double-pane	Entire Building	1,318	SF	7	\$0	
Building Exterior Subtotal:						\$225,024	

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	2,662	SF	6	\$799	
	Emergency A/C Power - Students Toilets	Entire Building	486	SF	6	\$181	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	5	EA	6	\$1,013	
	Exit Signs - Corridors and Stairs	Entire Building	1	EA	2	\$545	no battery pack or emergency power source
	Exit Signs - Corridors and Stairs	Entire Building	5	EA	6	\$749	

Building: Main

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
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Emergency System

Main Service

	PA System	1st Floor	14,318	SF	6	\$4,709	Serves the Charter East and West Buildings
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Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	\$0	MDF room
	Lighting and Power Panels - 100 A	Entire Building / Mechanical Room	1	EA	6	\$299	Emergency AC power
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	6	\$994	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	\$0	AC-1N
	Lighting and Power Panels - Above 100 A	Entire Building / Mechanical Room	1	EA	6	\$497	Lighting
	Main Distribution Panels - 400 - 600 amp	Entire Building / Mechanical Room	1	EA	6	\$528	power sourced from West building

Electrical System Subtotal:

\$10,314

Building: Main

Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
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Fire Alarm

	Fire Alarm Panel	Entire Building / Mechanical Room	1	EA	3	\$49,477	has more than 20 years of service and can not be upgraded
	Fire Alarm_System	Entire Building / Mechanical Room	14,318	SF	5	\$15,970	Serves the East building only

Safty System Subtotal:

\$65,447

Building: Main

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
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Air Conditioning

	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling- Remote Mounted Compressor - Less than 3 tons	Site West / 1st Floor	1	EA	7	\$0	Split system serves MDF room
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Boiler Systems

	Steam Traps	Mechanical Room	2	EA	5	\$2,630	1 steam trap for 1 heat exchanger, other for boiler
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Heat Exchangers

	Heat Exchanger - Steam to Hot Water Shell Type	Mechanical Room	1	EA	6	\$0	
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Heating Devices

	Fin Tube - Hot Water	Entire Building	120	LF	6	\$1,133	
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Building: Main

Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Heating Devices							
	Radiators - Hot Water	Entire Building	6	EA	6	\$1,667	
Mechanical Plumbing							
	Condensate-Steel or Galvanized	Mechanical Room	40	LF	6	\$3,071	
	Condensate-Steel or Galvanized	Mechanical Room	40	LF	6	\$3,071	
	Hot Water Pump - Less than 10	Mechanical Room	1	EA	6	\$1,111	heating water circulation
	Hydronic Supply and Return - Steel	Mechanical Room / Entire Building	318	LF	6	\$24,415	
Ventilation							
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	1	EA	4	\$1,278	Teachers Lounge above electric oven
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building / Roof	1	EA	6	\$592	
Mechanical System Subtotal:						\$38,968	

Building: Main

Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hot Water							
	Electric Heater - Less than 20 KW	Mechanical Room	1	EA	6	\$682	
Piping							
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	14,318	SF	6	\$3,481	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	14,318	SF	6	\$2,662	
	Domestic Piping-Hot Water Return Lines	Entire Building	14,318	SF	6	\$2,047	
	Sanitary Piping	Entire Building	14,318	SF	6	\$13,104	
	Storm Piping	Entire Building	14,318	SF	6	\$12,490	
	Vent Piping	Entire Building	14,318	SF	6	\$9,623	
Plumbing System Subtotal:						\$44,089	

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #101 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #101 (Regular Classroom)							
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	10	LF	6	\$214	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	390	SF	6	\$1,227	
Classroom #102 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile/Sheet	1st Floor	900	SF	6	\$901	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	10	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	290	SF	6	\$912	
Classroom #103 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	16	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	405	SF	6	\$1,118	

Building: Main
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #103 (Regular Classroom)							
	Walls - Structural Glazed Tile	1st Floor	690	SF	6	\$2,171	
Classroom #104 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	18	LF	4	\$1,653	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	10	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	690	SF	6	\$2,171	
Classroom #105 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	29	SF	6	\$485	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	10	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	690	SF	6	\$2,171	
Classroom #106 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	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 #106 (Regular Classroom)							
	Floor - Tile/Sheet	1st Floor	900	SF	6	\$901	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	10	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	690	SF	6	\$2,171	
Classroom #107 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	16	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	270	SF	6	\$745	
	Walls - Structural Glazed Tile	1st Floor	690	SF	6	\$2,171	
Classroom #108 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Casework	1st Floor	30	LF	6	\$758	
	Ceiling - Lay-in	1st Floor	900	SF	6	\$2,703	
	Chalk Board	1st Floor	8	LF	4	\$734	
	Doors - Side-lite	1st Floor	20	SF	6	\$334	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	900	SF	6	\$1,969	
	Lighting - Pendent/Surface	1st Floor	18	EA	6	\$2,230	
	Marker Board	1st Floor	38	LF	7	\$0	
	Storage/ Closet	1st Floor	15	SF	6	\$109	
	Walls - Metal Panel	1st Floor	140	SF	6	\$1,045	Translucent glass
	Walls - Plaster/Drywall	1st Floor	960	SF	6	\$2,650	

Building: Main

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classrooms Subtotal:						\$105,807	

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	AC Unit	1st Floor-100A	1	EA	5	\$1,826	Bad supports
	Ceiling - Lay-in	1st Floor-100A	267	SF	6	\$802	
	Doors - Wood Doors inclu hw	1st Floor-100A	1	EA	6	\$301	
	Floor - Carpet	1st Floor-100A	267	SF	6	\$569	
	Lighting - Pendent/Surface	1st Floor-100A	4	EA	6	\$496	
	Power Distribution	1st Floor-100A	6	EA	6	\$12,749	
	Walls - Plaster/Drywall	1st Floor-100A	400	SF	6	\$1,104	
	AC Unit	1st Floor-100B	1	EA	5	\$1,826	Bad supports
	Ceiling - Lay-in	1st Floor-100B	110	SF	6	\$330	
	Doors - Wood Doors inclu hw	1st Floor-100B	1	EA	6	\$301	
	Floor - Carpet	1st Floor-100B	110	SF	6	\$234	
	Lighting - Pendent/Surface	1st Floor-100B	4	EA	6	\$496	
	Power Distribution	1st Floor-100B	6	EA	6	\$12,749	
	Walls - Plaster/Drywall	1st Floor-100B	360	SF	6	\$994	
	AC Unit	1st floor-100C	1	EA	4	\$6,086	Bad supports and not on own circuit
	Ceiling - Plaster/Drywall	1st floor-100C	183	SF	6	\$633	
	Doors - Wood Doors inclu hw	1st floor-100C	1	EA	6	\$301	
	Floor - Tile	1st floor-100C	183	SF	6	\$400	
	Lighting - Pendent/Surface	1st floor-100C	5	EA	6	\$619	
	Power Distribution	1st floor-100C	6	EA	6	\$12,749	
	Storage/ Closet	1st floor-100C	8	SF	6	\$58	
	Walls - Plaster/Drywall	1st floor-100C	520	SF	6	\$1,435	
	Work Slnk	1st floor-100C	1	EA	6	\$508	
	AC Unit	1st Floor-100D	1	EA	5	\$1,826	Bad supports
	Ceiling - Lay-in	1st Floor-100D	110	SF	6	\$330	
	Doors - Wood Doors inclu hw	1st Floor-100D	1	EA	6	\$301	
	Floor - Carpet	1st Floor-100D	110	SF	6	\$234	
	Lighting - Pendent/Surface	1st Floor-100D	2	EA	6	\$248	
	Power Distribution	1st Floor-100D	6	EA	7	\$0	
	Walls - Plaster/Drywall	1st Floor-100D	360	SF	6	\$994	
	AC Unit	1st Floor-100E	1	EA	5	\$1,826	Bad supports

Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	Ceiling - Lay-in	1st Floor-100E	110	SF	6	\$330	
	Doors - Wood Doors inclu hw	1st Floor-100E	1	EA	6	\$301	
	Floor - Tile	1st Floor-100E	110	SF	6	\$241	
	Lighting - Pendent/Surface	1st Floor-100E	2	EA	6	\$248	
	Power Distribution	1st Floor-100E	6	EA	6	\$12,749	
	Walls - Plaster/Drywall	1st Floor-100E	360	SF	6	\$994	
	Ceiling - Plaster/Drywall	1st Floor-100F	207	SF	6	\$716	
	Doors - Wood Doors inclu hw	1st Floor-100F	1	EA	6	\$301	
	Floor - Tile/Sheet	1st Floor-100F	207	SF	6	\$207	
	Lighting - Pendent/Surface	1st Floor-100F	2	EA	6	\$248	
	Power Distribution	1st Floor-100F	6	EA	6	\$12,749	
	Walls - Concrete Block	1st Floor-100F	380	SF	6	\$1,114	
Library							
	AC Unit	1st Floor-110	1	EA	6	\$496	
	Ceiling - Lay-in	1st Floor-110	970	SF	6	\$2,913	
	Doors - Wood Doors inclu hw	1st Floor-110	3	EA	6	\$903	
	Floor - Tile	1st Floor-110	970	SF	6	\$2,122	
	Lighting - Pendent/Surface	1st Floor-110	19	EA	6	\$2,354	
	Storage/ Closet	1st Floor-110	8	SF	6	\$58	
	Walls - Plaster/Drywall	1st Floor-110	275	SF	6	\$759	
	Walls - Structural Glazed Tile	1st Floor-110	800	SF	6	\$2,517	
MDF_IDF							
	AC Unit	1st Floor	1	EA	6	\$496	
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	\$301	
	Finishes	1st Floor	48	SF	6	\$343	
Mechanical/ Service Rooms							
	Janitor's Closet	1st Floor	40	SF	6	\$287	
Restroom							
	Accessories	1st Floor- Boy's Room	243	SF	6	\$2,241	
	Ceiling - Plaster/Drywall	1st Floor- Boy's Room	243	SF	6	\$841	
	Doors - Wood Doors inclu hw	1st Floor- Boy's Room	1	EA	6	\$301	
	Floor - Tile	1st Floor- Boy's Room	243	SF	6	\$532	
	Hand Dryer	1st Floor- Boy's Room	2	EA	6	\$460	
	Lavatory	1st Floor- Boy's Room	2	EA	6	\$639	
	Lighting - Pendent/Surface	1st Floor- Boy's Room	3	EA	6	\$372	

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom							
	Partitions	1st Floor- Boy's Room	3	EA	6	\$891	
	Urinals	1st Floor- Boy's Room	4	EA	6	\$1,344	
	Walls - Structural Glazed Tile	1st Floor- Boy's Room	585	SF	6	\$1,840	
	Water Closet	1st Floor- Boy's Room	3	EA	6	\$1,008	
	Accessories	1st floor-100C restroom	19	SF	6	\$175	
	Ceiling - Plaster/Drywall	1st floor-100C restroom	19	SF	6	\$66	
	Doors - Wood Doors inclu hw	1st floor-100C restroom	1	EA	6	\$301	
	Floor - Terrazzo	1st floor-100C restroom	19	SF	6	\$42	
	Lavatory	1st floor-100C restroom	1	EA	6	\$320	
	Lighting - Wall Mounted	1st floor-100C restroom	1	EA	6	\$124	
	Walls - Structural Glazed Tile	1st floor-100C restroom	140	SF	6	\$440	
	Water Closet	1st floor-100C restroom	1	EA	6	\$336	
	Accessories	1st floor-Girl's room	243	SF	6	\$2,241	
	Ceiling - Plaster/Drywall	1st floor-Girl's room	243	SF	6	\$841	
	Doors - Wood Doors inclu hw	1st floor-Girl's room	1	EA	6	\$301	
	Floor Drain	1st floor-Girl's room	1	EA	6	\$1,059	
	Floor - Tile	1st floor-Girl's room	243	SF	6	\$532	
	Hand Dryer	1st floor-Girl's room	2	EA	6	\$460	
	Lavatory	1st floor-Girl's room	2	EA	6	\$639	
	Lighting - Pendent/Surface	1st floor-Girl's room	3	EA	6	\$372	
	Partitions	1st floor-Girl's room	7	EA	6	\$2,078	
	Walls - Structural Glazed Tile	1st floor-Girl's room	585	SF	6	\$1,840	
	Water Closet	1st floor-Girl's room	7	EA	6	\$2,352	

Rooms (Other Than Classrooms) Subtotal:

\$132,059

Building: Main

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Ceiling - Lay-in	1st Floor	2,625	SF	6	\$7,883	
	Doors - Steel Doors incl hw	1st Floor	8	EA	6	\$2,408	
	Drinking Fountains - Single Water Cooler	1st Floor	1	EA	6	\$317	
	Floor - Tile/Sheet	1st Floor	2,625	SF	6	\$1,426	
	Lighting - Pendent/Surface	1st Floor	22	EA	6	\$2,726	
	Student Lockers - One Tier	1st Floor	96	EA	6	\$8,912	
	Walls - Masonry	1st Floor	85	SF	6	\$267	

Building: Main

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Walls - Structural Glazed Tile	1st Floor	4,170	SF	6	\$13,119	

Building Interior Subtotal: \$37,058

Total Building Cost \$658,766

Building: Annex

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Entrance Control - Audio and Video	#5-N	1	EA	6	\$702	
	Exterior Doors - Exterior FRP Door	#10-S	4	EA	6	\$2,526	
	Exterior Doors - Exterior FRP Door	#11-W	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#8-E	2	EA	6	\$1,263	
	Exterior Doors - Exterior FRP Door	#9.1-SE	1	EA	6	\$631	
	Exterior Doors - Exterior Steel Door	#12-NW	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#5.1-NE	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#5.2-E	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#6-E	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#7-E	1	EA	6	\$481	
	Exterior Doors - Exterior Steel Door	#9-E	1	EA	6	\$481	
	Exterior Doors - Side lite	#8-E	2	EA	6	\$627	
	Exterior Doors - Store Front	#5-N	2	EA	6	\$1,092	
	Exterior Doors - Transom Lite	#12-NW	1	EA	6	\$313	
	Exterior Doors - Transom Lite	#5-N	1	EA	6	\$313	
	Exterior Doors - Transom Lite	#8-E	1	EA	6	\$313	
	Exterior Stairs - Concrete	#10-S	105	LF	6	\$8,586	
	Exterior Stairs - Concrete	#11-W	35	LF	6	\$2,862	
	Exterior Stairs - Concrete	#5-N	6	LF	6	\$491	
	Exterior Stairs - Concrete	#6-E	24	LF	6	\$1,962	
	Exterior Stairs - Concrete	#8-E	28	LF	6	\$2,289	
	Exterior Stairs - Concrete	#9-E	24	LF	6	\$1,962	
	Exterior Stairs - Steel or Aluminum	#7-E	32	LF	6	\$123	
	Stair Handrail - Steel_Stair Handrail	#10-S	20	LF	6	\$173	
	Stair Handrail - Steel_Stair Handrail	#11-W	20	LF	6	\$173	
	Stair Handrail - Steel_Stair Handrail	#6-E	20	LF	6	\$173	

Building: Annex
Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Entrance							
	Stair Handrail - Steel_Stair Handrail	#7-E	15	LF	6	\$130	
	Stair Handrail - Steel_Stair Handrail	#8-E	15	LF	6	\$130	
	Stair Handrail - Steel_Stair Handrail	#9-E	20	LF	6	\$173	
Fire Escape							
	Fire Escape	E and W Elevation	52	LF	6	\$32,852	
Foundation							
	Foundation - Concrete	Entire Building / Boiler Room	30	LF	7	\$0	
	Foundation - Masonry	Entire Building	466	LF	7	\$0	
	Superstructure - Heavy Timber	Entire Building	22,580	SF	7	\$0	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building / Roof	2	EA	6	\$1,073	
	Exterior Lighting - Wall Mounted	Entire Building	4	EA	6	\$1,155	
Roof System							
	Chimney - Brick Chimney- Concrete/ Mortar Liner	3	5	LF	5	\$14,258	open joints & brick movement
	Chimney - Brick Chimney- Concrete/ Mortar Liner	3	30	LF	6	\$28,640	
	Chimney - Metal Flue	2 / West Façade	35	LF	6	\$5,535	
	Chimney - Metal Flue	2 / West Façade	15	LF	6	\$2,372	
	Coping - Stone	1	32	LF	6	\$1,028	
	Coping - Stone	2	300	LF	6	\$9,635	
	Coping - Stone	3	185	LF	6	\$5,942	
	Coping - Stone	4	72	LF	6	\$2,312	
	Coping - Stone	5	50	LF	6	\$1,606	
	Coping - Terra Cotta	3	55	LF	5	\$9,232	
	Downspouts - Exterior Downspouts	1	13	LF	6	\$432	
	Downspouts - Exterior Downspouts	2	75	LF	6	\$2,492	
	Downspouts - Exterior Downspouts	3	50	LF	6	\$1,662	
	Downspouts - Exterior Downspouts	4	20	LF	6	\$665	
	Parapet - 16" - 30" Height	1	5	LF	6	\$200	
	Parapet - 16" - 30" Height	2	275	LF	6	\$10,987	
	Parapet - 16" - 30" Height	3	50	LF	6	\$1,998	
	Parapet - Parapet < 16" Height	1	27	LF	6	\$575	
	Parapet - Parapet < 16" Height	2	20	LF	6	\$426	
	Parapet - Parapet < 16" Height	4	72	LF	6	\$1,534	
	Parapet - Parapet < 16" Height	5	50	LF	6	\$1,065	
	Parapet - Parapet > 30"	3	190	LF	6	\$12,145	

Building: Annex

Category: Building Exterior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Roof System							
	Roof Structure - Heavy Timber	1	125	SF	7	\$0	
	Roof Structure - Heavy Timber	2	5,210	SF	7	\$0	
	Roof Structure - Heavy Timber	3	3,590	SF	7	\$0	
	Roof Structure - Heavy Timber	4	300	SF	7	\$0	
	Roof Structure - Heavy Timber	5	116	SF	7	\$0	
	Roof - Modified Bitumen	1	125	SF	6	\$1,176	
	Roof - Modified Bitumen	2	5,210	SF	6	\$49,023	
	Roof - Modified Bitumen	3	3,590	SF	6	\$33,780	lacks proper ladder & makes roof access hazardous
	Roof - Modified Bitumen	4	300	SF	6	\$2,823	
	Roof - Modified Bitumen	5	116	SF	6	\$1,091	

Walls

	Cheek-Wall - Stone	Entire Building	175	SF	6	\$1,794	
	Exterior Walls - Brick	Entire Building	15	SF	3	\$2,470	
	Exterior Walls - Brick	Entire Building	8,940	SF	6	\$60,086	

Windows

	Lintels - Steel	Entire Building	300	LF	6	\$8,709	
	Windows - Decorative	Entire Building	12	SF	4	\$3,921	
	Windows - Sash Aluminum Double-pane	Entire Building	1,940	SF	7	\$0	
	Windows - Sash Aluminum Double-pane	Entire Building / South Façade	33	SF	5	\$1,778	
	Windows - Sash Aluminum	Entire Building	396	SF	7	\$0	

Building Exterior Subtotal:

\$347,627

Building: Annex

Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Automatic Transfer Switch	Electrical Room / Boiler Room	1	EA	4	\$8,200	ATS has more than 20 years of service and shows signs of deterioration.
	Emergency A/C Power - Corridors and Stairs	Entire Building	2,776	SF	6	\$834	
	Emergency A/C Power - Lunchrooms	Entire Building / 1st Floor	2,321	SF	6	\$863	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	10	EA	6	\$2,025	
	Emergency Battery Packs - Gym	Entire Building / 1st Floor	6	EA	6	\$1,215	
	Emergency Battery Packs - Lunchrooms	Entire Building / 1st Floor	3	EA	6	\$608	
	Exit Signs - Corridors and Stairs	Entire Building	10	EA	6	\$1,497	

Building: Annex
Category: Electrical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Emergency System							
	Exit Signs - Lunchroom	Entire Building / 1st Floor	9	EA	6	\$1,348	
Main Service							
	PA System	Entire Building	22,580	SF	6	\$7,427	served by Main bulding
Power Distribution							
	Lighting and Power Panels - 100 A	Entire Building / 1st Floor	1	EA	6	\$299	located in abandoned kitchen
	Lighting and Power Panels - 100 A	Entire Building / Boiler Room	1	EA	7	\$0	AC-1S
	Lighting and Power Panels - 100 A	Entire Building / Boiler Room	1	EA	6	\$299	Exit sign AC
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	\$497	1KNL-1
	Lighting and Power Panels - Above 100 A	Entire Building / 1st Floor	2	EA	7	\$0	2nd floor gym panel
	Lighting and Power Panels - Above 100 A	Entire Building / Boiler Room	1	EA	7	\$0	Boiler room panel
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	6	\$528	located in Lunchroom storage closet
	Main Distribution Panels - 400 - 600 amp	Entire Building / Boiler Room	1	EA	7	\$0	

Electrical System Subtotal:
\$25,639
Building: Annex
Category: Safty System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Fire Alarm							
	Fire Alarm Panel	Entire Building / Mechanical Room	1	EA	3	\$49,477	Panel has more than 20 years of service and cannot be upgrade.
	Fire Alarm_System	Entire Building / Boiler Room	22,580	SF	5	\$25,186	serves annex building only
Sprinkler System							
	Dry Sprinkler System	Entire Building	22,580	SF	6	\$5,812	Serves only the West building.
	Sprinkler Heads	Entire Building	22,580	SF	7	\$0	
	Sprinkler Piping	Entire Building	22,580	SF	6	\$4,198	

Safty System Subtotal:
\$84,672
Building: Annex
Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Boiler Systems							
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 50 - 75 HP	Boiler Room	1	EA	6	\$2,046	

Building: Annex
Category: Mechanical System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Boiler Systems							
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - Less than 50 HP	Boiler Room	1	EA	6	\$2,046	
	Boiler Auxiliary- Steam Boiler - Less than 50 HP	Boiler Room	1	EA	5	\$9,688	
	Chemical Feed System	Boiler Room	1	EA	5	\$3,075	
	Combustion Dampers	Boiler Room	1	EA	6	\$409	
	Condensate Pump	Boiler Room / Basement	1	EA	6	\$2,021	
	Feed Water Pumps and Tank	Boiler Room / Basement	1	EA	6	\$2,545	
	Feed Water Pumps and Tank	Boiler Room	1	EA	6	\$2,545	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 50 - 75 HP	Boiler Room	1	EA	6	\$2,046	serves Annex building only
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - Less than 50 HP	Boiler Room	1	EA	5	\$9,688	boiler is not Scotch Marine, boiler utilizes Forced Draft, serves steam to East building only.
	Non Condensing- Water Tube- Flexible Tube- Force Draft- Steam Boiler - Less than 50 HP	Boiler Room	1	EA	6	\$2,046	boiler is not Scotch Marine, boiler utilizes Forced Draft, serves steam to East building only.
	Steam Traps	Boiler Room	1	EA	6	\$264	
	Steam Traps	Boiler Room	1	EA	5	\$1,315	Boiler serves one heat exchanger only
	Steam Traps	Boiler Room / Entire Building	32	EA	5	\$42,077	
	Vacuum Pump	Boiler Room / Basement	1	EA	6	\$2,471	
Heating Devices							
	Radiators - Steam	Entire Building	31	EA	6	\$8,612	
	Unit Heater - Electric	Kitchen	1	EA	6	\$278	
	Unit Heater - Steam	1st Floor	2	EA	5	\$1,819	located in gym
	Unit Heater - Steam	Boiler Room	1	EA	5	\$909	
Mechanical Plumbing							
	Condensate-Steel or Galvanized	Entire Building / Boiler Room	40	LF	6	\$3,071	for Kewanee boiler
	Condensate-Steel or Galvanized	Entire Building / Boiler Room	40	LF	6	\$3,071	for Kewanee boiler
	Condensate-Steel or Galvanized	Entire Building	400	LF	6	\$30,711	for Hurst boiler
	Condensate-Steel or Galvanized	Entire Building	400	LF	6	\$30,711	for Hurst boiler
Ventilation							
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building / Basement	1	EA	6	\$296	located in lunchroom
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building / Basement	2	EA	6	\$592	located in basement toilets
Mechanical System Subtotal:						\$164,353	

Building: Annex
Category: Plumbing System

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Hot Water							
	Gas Heater - Less than 150000 BTU/HR	Off Boiler Room	1	EA	6	\$310	
Piping							
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	22,580	SF	6	\$4,521	
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	22,580	SF	6	\$5,489	
	Domestic Piping-Cold Water Risers	Entire Building	22,580	SF	6	\$4,198	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	22,580	SF	6	\$3,552	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	22,580	SF	6	\$4,198	
	Domestic Piping-Hot Water Return Lines	Entire Building	22,580	SF	6	\$3,229	
	Domestic Piping-Hot Water Return Risers	Entire Building	22,580	SF	6	\$3,229	
	Sanitary Piping	Entire Building	22,580	SF	6	\$20,665	
	Vent Piping	Entire Building	22,580	SF	6	\$15,176	
Pumps							
	Pumps - Ejector-Simplex	Basement	1	EA	6	\$745	
	Pumps - Sump-Simplex	Basement / Boiler Room	1	EA	6	\$745	
Plumbing System Subtotal:						\$66,056	

Building: Annex

Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #201 (Pre School)							
	AC Units	1st Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	690	SF	6	\$1,510	
	Lighting - Pendent/Surface	1st Floor	12	EA	6	\$1,487	
	Marker Board	1st Floor	18	LF	7	\$0	
	Storage/ Closet	1st Floor	92	SF	6	\$667	shared storage with Classroom 203
	Walls - Plaster/Drywall	1st Floor	1,265	SF	6	\$3,491	
Classroom #203 (Pre School)							
	AC Units	1st Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	\$602	
	Floor - Tile	1st Floor	690	SF	6	\$1,510	
	Lighting - Pendent/Surface	1st Floor	12	EA	6	\$1,487	
	Marker Board	1st Floor	18	LF	7	\$0	
	Storage/ Closet	1st Floor	92	SF	6	\$667	shared storage with Classroom 201
	Walls - Plaster/Drywall	1st Floor	1,265	SF	6	\$3,491	

Building: Annex
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #203 (Pre School)							
Classroom #204 (Regular Classroom)							
	AC Units	1st Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	1st Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	\$602	
	Floor - Carpet	1st Floor	690	SF	6	\$1,470	
	Lighting - Pendent/Surface	1st Floor	12	EA	6	\$1,487	
	Marker Board	1st Floor	18	LF	6	\$386	
	Walls - Plaster/Drywall	1st Floor	1,265	SF	6	\$3,491	
Classroom #205 (Regular Classroom)							
	Ceiling - Plaster/Drywall	1st Floor	110	SF	6	\$381	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	\$301	
	Floor - Tile	1st Floor	110	SF	6	\$241	
	Lighting - Pendent/Surface	1st Floor	1	EA	6	\$124	
	Walls - Masonry	1st Floor	266	SF	6	\$837	
	Walls - Plaster/Drywall	1st Floor	266	SF	6	\$734	
Classroom #301 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Tile	2nd Floor	690	SF	6	\$1,510	
	Lighting - Pendent/Surface	2nd Floor	4	EA	6	\$496	
	Marker Board	2nd Floor	20	LF	7	\$0	
	Walls - Plaster/Drywall	2nd Floor	1,265	SF	6	\$3,491	
Classroom #302 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Tile	2nd Floor	690	SF	6	\$1,510	
	Lighting - Pendent/Surface	2nd Floor	4	EA	6	\$496	
	Marker Board	2nd Floor	20	LF	7	\$0	
	Storage/ Closet	2nd Floor	92	SF	6	\$667	shares storage with Classroom 304
	Walls - Plaster/Drywall	2nd Floor	1,265	SF	6	\$3,491	
Classroom #303A (Regular Classroom)							
	AC Units	2nd Floor	1	EA	5	\$1,826	improper support
	AC Units	2nd Floor	1	EA	6	\$496	

Building: Annex
Category: Classrooms

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Classroom #303A (Regular Classroom)							
	Ceiling - Plaster/Drywall	2nd Floor	325	SF	6	\$1,125	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	\$301	
	Floor - Tile	2nd Floor	325	SF	6	\$711	
	Lighting - Pendent/Surface	2nd Floor	2	EA	6	\$248	
	Marker Board	2nd Floor	10	LF	7	\$0	
	Storage/ Closet	2nd Floor	92	SF	6	\$667	
	Walls - Plaster/Drywall	2nd Floor	850	SF	6	\$2,346	
Classroom #303B (Regular Classroom)							
	AC Units	2nd Floor	2	EA	6	\$991	
	Ceiling - Plaster/Drywall	2nd Floor	560	SF	6	\$1,938	
	Ceiling - Plaster/Drywall	2nd Floor	5	SF	5	\$62	water discoloration
	Doors - Wood Doors inclu hw	2nd Floor	3	EA	6	\$903	
	Floor - Tile/Sheet	2nd Floor	565	SF	6	\$566	
	Lighting - Pendent/Surface	2nd Floor	3	EA	6	\$372	
	Marker Board	2nd Floor	16	LF	7	\$0	
	Walls - Masonry	2nd Floor	95	SF	6	\$299	
	Walls - Plaster/Drywall	2nd Floor	930	SF	6	\$2,567	
Classroom #304 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	\$2,388	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	\$602	
	Floor - Tile/Sheet	2nd Floor	690	SF	6	\$691	
	Lighting - Pendent/Surface	2nd Floor	4	EA	6	\$496	
	Marker Board	2nd Floor	10	LF	7	\$0	
	Storage/ Closet	2nd Floor	92	SF	6	\$667	shares storage with Classroom 302
	Walls - Plaster/Drywall	2nd Floor	1,265	SF	6	\$3,491	

Classrooms Subtotal:
\$76,190
Building: Annex
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	AC Unit	1st Floor-Gym Office	1	EA	5	\$1,826	improper support
	Ceiling - Plaster/Drywall	1st Floor-Gym Office	202	SF	6	\$699	
	Doors - Wood Doors inclu hw	1st Floor-Gym Office	1	EA	6	\$301	

Building: Annex
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Administrative Suites/Offices							
	Floor - Tile/Sheet	1st Floor-Gym Office	202	SF	6	\$202	
	Lighting - Pendent/Surface	1st Floor-Gym Office	1	EA	6	\$124	
	Power Distribution	1st Floor-Gym Office	4	EA	6	\$8,500	
	Walls - Masonry	1st Floor-Gym Office	15	SF	5	\$858	step cracking
	Walls - Masonry	1st Floor-Gym Office	420	SF	6	\$1,321	
	Walls - Plaster/Drywall	1st Floor-Gym Office	435	SF	6	\$1,201	
	AC Unit	2nd Floor-Speech Office	1	EA	6	\$496	
	Ceiling - Plaster/Drywall	2nd Floor-Speech Office	62	SF	6	\$215	
	Doors - Wood Doors inclu hw	2nd Floor-Speech Office	1	EA	6	\$301	
	Floor - Tile	2nd Floor-Speech Office	62	SF	6	\$136	
	Lighting - Pendent/Surface	2nd Floor-Speech Office	1	EA	6	\$124	
	Power Distribution	2nd Floor-Speech Office	4	EA	6	\$8,500	
	Walls - Masonry	2nd Floor-Speech Office	68	SF	6	\$214	
	Walls - Plaster/Drywall	2nd Floor-Speech Office	250	SF	6	\$690	
	Ceiling - Plaster/Drywall	Basement-Kitchen Manager Office	65	SF	6	\$225	
	Doors - Steel Doors incl hw	Basement-Kitchen Manager Office	1	EA	6	\$301	
	Floor - Tile	Basement-Kitchen Manager Office	65	SF	6	\$142	
	Lighting - Pendent/Surface	Basement-Kitchen Manager Office	1	EA	6	\$124	
	Power Distribution	Basement-Kitchen Manager Office	4	EA	6	\$8,500	
	Walls - Plaster/Drywall	Basement-Kitchen Manager Office	265	SF	6	\$731	
Gymnasia							
	AC Unit	1st Floor	6	EA	5	\$10,955	improper support
	Ceiling - Lay-in	1st Floor	3,780	SF	6	\$11,351	
	Floor - Tile	1st Floor	350	SF	6	\$766	balcony
	Floor - Wood	1st Floor	3,576	SF	6	\$25,210	
	Lighting - Metal Halide/Sodium Vapor	1st Floor	6	EA	6	\$802	
	Lighting - Pendent/Surface	1st Floor	3	EA	6	\$372	
	Scoreboards	1st Floor	1	EA	6	\$2,244	
	Stage	1st Floor	1,150	SF	6	\$6,644	
	Stage Curtain	1st Floor	2	EA	6	\$0	
	Stage Lighting System	1st Floor	1	EA	6	\$12,369	
	Stage-Stairs - Wood	1st Floor	12	LF	6	\$141	
	Storage/ Closet	1st Floor	158	SF	6	\$1,146	
	Walls - Masonry	1st Floor	3,210	SF	6	\$10,099	
	Walls - Plaster/Drywall	1st Floor	1,045	SF	6	\$2,884	

Building: Annex
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Kitchen							
	Ceiling - Plaster/Drywall	Basement	235	SF	6	\$813	
	Doors - Steel Doors incl hw	Basement	1	EA	6	\$301	
	Doors - Wood Doors inclu hw	Basement	1	EA	6	\$301	
	Floor - Tile Ceramic/ Porcelain	Basement	235	SF	6	\$497	
	Lighting - Pendent/Surface	Basement	6	EA	6	\$743	
	Storage/ Closet	Basement	40	SF	6	\$290	
	Walls - Plaster/Drywall	Basement	525	SF	6	\$1,449	
Lunch & Multipurpose Room							
	AC Unit	Basement	2	EA	5	\$3,652	improper support
	Ceiling - Plaster/Drywall	Basement	980	SF	6	\$3,391	
	Ceiling - Plaster/Drywall	Basement	50	SF	5	\$625	cracking, peeling, water discoloration
	Floor - Tile/Sheet	Basement	1,030	SF	6	\$1,031	
	Lighting - Pendent/Surface	Basement	20	EA	6	\$2,478	
	Market Board	Basement	10	LF	7	\$0	
	Serving Line	Basement	18	LF	6	\$1,071	
	Storage/ Closet	Basement	80	SF	6	\$580	
	Storage/ Closet	Basement	110	SF	5	\$1,774	efflorescing masonry walls
	Walls - Plaster/Drywall	Basement	2,010	SF	6	\$5,547	
Mechanical/ Service Rooms							
	Boiler Room	Basement	780	SF	5	\$12,582	Cracking throughout
	Mechanical/ Service Rooms	Basement	120	SF	5	\$1,936	cracking, crumbling at ceiling and walls
	Storage Room	Basement	190	SF	5	\$3,065	peeling, cracking throughout
Restroom							
	Accessories	1st Floor-E Ladies Restroom in Gym	20	SF	6	\$184	
	Ceiling - Plaster/Drywall	1st Floor-E Ladies Restroom in Gym	20	SF	6	\$69	
	Doors - Wood Doors inclu hw	1st Floor-E Ladies Restroom in Gym	1	EA	6	\$301	
	Floor - Tile	1st Floor-E Ladies Restroom in Gym	20	SF	6	\$44	
	Lavatory	1st Floor-E Ladies Restroom in Gym	1	EA	6	\$320	
	Lighting - Pendent/Surface	1st Floor-E Ladies Restroom in Gym	1	EA	6	\$124	
	Walls - Masonry	1st Floor-E Ladies Restroom in Gym	30	SF	6	\$94	
	Walls - Plaster/Drywall	1st Floor-E Ladies Restroom in Gym	100	SF	6	\$276	
	Water Closet	1st Floor-E Ladies Restroom in Gym	1	EA	6	\$336	
	Accessories	1st Floor-Men's Gym Restroom	48	SF	6	\$443	
	Ceiling - Plaster/Drywall	1st Floor-Men's Gym Restroom	48	SF	6	\$166	
	Doors - Wood Doors inclu hw	1st Floor-Men's Gym Restroom	1	EA	6	\$301	
	Floor - Tile	1st Floor-Men's Gym Restroom	48	SF	6	\$105	

Building: Annex

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom							
	Lavatory	1st Floor-Men's Gym Restroom	1	EA	6	\$320	
	Lighting - Pendant/Surface	1st Floor-Men's Gym Restroom	1	EA	6	\$124	
	Partitions	1st Floor-Men's Gym Restroom	1	EA	6	\$297	
	Urinals	1st Floor-Men's Gym Restroom	1	EA	6	\$336	
	Walls - Masonry	1st Floor-Men's Gym Restroom	80	SF	6	\$252	
	Walls - Plaster/Drywall	1st Floor-Men's Gym Restroom	150	SF	6	\$414	
	Water Closet	1st Floor-Men's Gym Restroom	1	EA	6	\$336	
	Accessories	1st Floor-W Ladies Restroom in Gym	20	SF	6	\$184	
	Ceiling - Plaster/Drywall	1st Floor-W Ladies Restroom in Gym	20	SF	6	\$69	
	Doors - Wood Doors inclu hw	1st Floor-W Ladies Restroom in Gym	1	EA	5	\$1,174	Hole
	Floor - Tile	1st Floor-W Ladies Restroom in Gym	20	SF	6	\$44	
	Lavatory	1st Floor-W Ladies Restroom in Gym	1	EA	6	\$320	
	Lighting - Pendant/Surface	1st Floor-W Ladies Restroom in Gym	1	EA	6	\$124	
	Walls - Masonry	1st Floor-W Ladies Restroom in Gym	30	SF	6	\$94	
	Walls - Plaster/Drywall	1st Floor-W Ladies Restroom in Gym	100	SF	6	\$276	
	Water Closet	1st Floor-W Ladies Restroom in Gym	1	EA	6	\$336	
	Accessories	2nd Floor-Staff Restroom	64	SF	6	\$590	
	Ceiling - Plaster/Drywall	2nd Floor-Staff Restroom	64	SF	6	\$221	
	Doors - Wood Doors inclu hw	2nd Floor-Staff Restroom	1	EA	6	\$301	
	Floor - Tile	2nd Floor-Staff Restroom	64	SF	6	\$140	
	Lavatory	2nd Floor-Staff Restroom	2	EA	6	\$639	
	Lighting - Wall Mounted	2nd Floor-Staff Restroom	1	EA	6	\$124	
	Walls - Masonry	2nd Floor-Staff Restroom	58	SF	6	\$182	
	Walls - Plaster/Drywall	2nd Floor-Staff Restroom	158	SF	5	\$1,197	cracking, peeling throughout
	Water Closet	2nd Floor-Staff Restroom	1	EA	6	\$336	
	Accessories	Basement-Men's Restroom	202	SF	6	\$1,863	
	Ceiling - Plaster/Drywall	Basement-Men's Restroom	10	SF	5	\$125	water discoloration
	Ceiling - Plaster/Drywall	Basement-Men's Restroom	192	SF	6	\$664	
	Doors - Wood Doors inclu hw	Basement-Men's Restroom	1	EA	6	\$301	
	Floor Drain	Basement-Men's Restroom	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	Basement-Men's Restroom	202	SF	6	\$428	
	Lavatory	Basement-Men's Restroom	5	EA	6	\$1,598	
	Lighting - Pendant/Surface	Basement-Men's Restroom	3	EA	6	\$372	
	Partitions	Basement-Men's Restroom	3	EA	6	\$891	
	Urinals	Basement-Men's Restroom	4	EA	6	\$1,344	
	Walls - Tile Ceramic/ Porcelain	Basement-Men's Restroom	590	SF	6	\$1,333	
	Walls - Tile Ceramic/ Porcelain	Basement-Men's Restroom	6	SF	5	\$126	cracked, broken tiles

Building: Annex

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Restroom							
	Water Closet	Basement-Men's Restroom	3	EA	6	\$1,008	
	Accessories	Basement-Women's Restroom	240	SF	6	\$2,214	
	Ceiling - Plaster/Drywall	Basement-Women's Restroom	238	SF	6	\$824	
	Ceiling - Plaster/Drywall	Basement-Women's Restroom	2	SF	5	\$25	peeling
	Doors - Wood Doors inclu hw	Basement-Women's Restroom	1	EA	6	\$301	
	Floor Drain	Basement-Women's Restroom	1	EA	6	\$1,059	
	Floor - Tile Ceramic/ Porcelain	Basement-Women's Restroom	240	SF	6	\$508	
	Lavatory	Basement-Women's Restroom	4	EA	6	\$1,278	
	Lighting - Pendent/Surface	Basement-Women's Restroom	3	EA	6	\$372	
	Lighting - Wall Mounted	Basement-Women's Restroom	1	EA	6	\$124	
	Partitions	Basement-Women's Restroom	6	EA	6	\$1,782	
	Walls - Plaster/Drywall	Basement-Women's Restroom	632	SF	6	\$1,744	
	Water Closet	Basement-Women's Restroom	6	EA	6	\$2,016	

Rooms (Other Than Classrooms) Subtotal:

\$197,390

Building: Annex

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	570	SF	6	\$3,529	
	Doors - Wood Doors include hw	1st Floor	2	EA	6	\$602	
	Floor - Tile/Sheet	1st Floor	570	SF	6	\$310	
	Lighting - Pendent/Surface	1st Floor	5	EA	6	\$619	
	Walls - Plaster/Drywall	1st Floor	1,650	SF	6	\$7,314	
	Ceiling - Plaster/Drywall	2nd Floor	450	SF	6	\$2,786	
	Floor - Tile/Sheet	2nd Floor	450	SF	6	\$245	
	Lighting - Pendent/Surface	2nd Floor	3	EA	6	\$372	
	Walls - Plaster/Drywall	2nd Floor	1,615	SF	6	\$7,159	
	Ceiling - Plaster/Drywall	Basement Corridor	150	SF	5	\$1,890	
	Doors - Steel Doors incl hw	Basement Corridor	1	EA	6	\$301	
	Drinking Fountains - Single Fountain	Basement Corridor	1	EA	6	\$276	
	Floor - Tile/Sheet	Basement Corridor	145	SF	6	\$79	
	Floor - Tile/Sheet	Basement Corridor	5	SF	5	\$29	
	Lighting - Pendent/Surface	Basement Corridor	2	EA	6	\$248	
	Walls - Plaster/Drywall	Basement Corridor	660	SF	6	\$2,926	
	Walls - Plaster/Drywall	Basement Corridor	10	SF	5	\$100	

Building: Annex

Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Corridor							
	Ceiling - Lay-in	Stage Corridor	62	SF	6	\$186	
	Doors - Steel Doors incl hw	Stage Corridor	2	EA	6	\$602	
	Floor - Tile/Sheet	Stage Corridor	62	SF	6	\$34	
	Lighting - Wall Mounted	Stage Corridor	1	EA	6	\$124	
	Walls - Masonry	Stage Corridor	295	SF	6	\$928	
	Walls - Plaster/Drywall	Stage Corridor	378	SF	6	\$1,676	
Stairs							
	Ceiling - Plaster/Drywall	Central Stairs	135	SF	6	\$988	
	Floor - Tile/Sheet	Central Stairs	50	SF	6	\$27	
	Handrails	Central Stairs	56	LF	6	\$485	
	Lighting - Wall Mounted	Central Stairs	2	EA	6	\$248	
	Stairs - Tile	Central Stairs	26	LF	6	\$241	
	Walls - Plaster/Drywall	Central Stairs	1,335	SF	6	\$3,684	
	Ceiling - Lay-in	E Gym Balcony Stair	75	SF	6	\$225	
	Floor - Wood	E Gym Balcony Stair	15	SF	6	\$106	
	Handrails	E Gym Balcony Stair	28	LF	6	\$243	
	Stairs - Wood	E Gym Balcony Stair	16	LF	6	\$188	
	Walls - Masonry	E Gym Balcony Stair	312	SF	6	\$982	
	Ceiling - Plaster/Drywall	Lunchroom Stairs to Exterior	92	SF	5	\$1,352	
	Floor - Tile	Lunchroom Stairs to Exterior	26	SF	6	\$14	
	Handrails	Lunchroom Stairs to Exterior	16	LF	6	\$139	
	Lighting - Pendent/Surface	Lunchroom Stairs to Exterior	1	EA	6	\$124	
	Lighting - Wall Mounted	Lunchroom Stairs to Exterior	1	EA	6	\$124	
	Stairs - Concrete	Lunchroom Stairs to Exterior	8	LF	6	\$66	
	Walls - Masonry	Lunchroom Stairs to Exterior	565	SF	5	\$23,350	
	Ceiling - Plaster/Drywall	N Stairs	110	SF	6	\$805	
	Floor - Wood	N Stairs	30	SF	6	\$211	
	Handrails	N Stairs	18	LF	6	\$156	
	Lighting - Pendent/Surface	N Stairs	1	EA	6	\$124	
	Stairs - Wood	N Stairs	18	LF	6	\$211	
	Walls - Masonry	N Stairs	318	SF	6	\$1,000	
	Walls - Plaster/Drywall	N Stairs	65	SF	5	\$348	
	Walls - Plaster/Drywall	N Stairs	130	SF	6	\$359	
	Ceiling - Lay-in	W Gym Balcony Stair	75	SF	6	\$225	
	Floor - Wood	W Gym Balcony Stair	15	SF	6	\$106	
	Handrails	W Gym Balcony Stair	28	LF	6	\$243	
	Stairs - Wood	W Gym Balcony Stair	16	LF	6	\$188	

Building: Annex
Category: Building Interior

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Stairs							
	Walls - Masonry	W Gym Balcony Stair	312	SF	6	\$982	

Building Interior Subtotal:
\$69,879
Total Building Cost
\$1,031,806
SITE
Category: Site

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Civil/Drainage							
	Civil/ Drainage - Catch Basin	Entire Site	3	EA	7	\$0	
	Civil/ Drainage - Catch Basin	Entire Site	1	EA	5	\$2,570	1 at center of parking lot sinking
	Civil/ Drainage - Site Drain	Entire Site	3	EA	7	\$0	
	Civil/ Drainage - Site Manhole	Entire Site	3	EA	7	\$0	

Fencing

	Fencing - New Standard Ornamental	Entire Site / North East	300	LF	7	\$0	
	Fencing - Old Standard Ornamental	Entire Site / South East	230	LF	6	\$11,906	rust/paint

Landscape

	Landscape - Grass	Entire Site / North East	21,400	SF	6	\$17,749	bare soil
	Parkway trees	Entire Site	21	EA	7	\$0	
	Planting Beds/ Area	Entire Site / Site - East	810	SF	7	\$0	
	Play Area - Asphalt/ Hardscape	Entire Site / South	14,020	SF	5	\$63,955	cracks and potholes
	Retaining Wall - Concrete	Entire Site	260	SF	7	\$0	Location: Main Basement Stairwell and E Annex Elevation

Parking Lot

	Lighting - Pole Mounted	N Parking Lot	6	EA	6	\$8,715	
	Lighting - Pole Mounted	N Parking Lot / Site North	1	EA	5	\$2,797	leaning pole
	Surface - Asphalt	N Parking Lot	50,434	SF	6	\$121,884	

Playground

	Equipment - Pre K 3-5	NE Playground	1	EA	7	\$0	
	Equipment - School Age 5-12	NE Playground	1	EA	7	\$0	
	Surface - Poured Surface	NE Playground	115	SF	7	\$0	

Sidewalks

	Sidewalks - Internal Walks	Entire Site / Site North	117	LF	6	\$1,623	
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SITE

Category: Site

Group	Item - Type	Location	Quantity	Unit	Rank	Cost	Comments
Sidewalks							
	Sidewalks - Internal Walks	Entire Site / Site West	187	LF	6	\$2,246	cracks, pitting
	Sidewalks - Perimeter Sidewalks	Entire Site	7,574	SF	6	\$15,055	clean, cracks, pitting
Signage							
	Flag Pole - Building Mounted Flag Pole	Entire Site / West Façade	1	EA	6	\$828	
	Marquee - Building Mounted Back Lighted	Entire Site	1	EA	6	\$0	Location: SE Facade
	Marquee - Building Mounted Back Lighted	Entire Site	1	EA	6	\$0	Location: NW Facade
Site Subtotal:						\$249,329	
Total Site Cost						\$249,329	
Campus Total ^{2 3}						\$1,939,901	

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.

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														
Regular Classroom	Regular Classroom	1st Floor	101	101	900	0	0	8	108	36	50	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	102	102	900	0	0	8	108	36	50	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	103	103	900	0	0	8	108	36	50	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	104	104	900	0	0	8	108	36	50	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	105	105	900	0	0	8	108	36	50	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	106	106	900	0	0	8	108	36	50	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	107	107	900	1	40	110	108	36	50	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	108	108	900	0	0	8	108	36	50	Y	Y	N

Annex														
Pre School	Regular Classroom	1st Floor	201	203	690	0	2	8	120	40	40	Y	Y	N
Pre School	Regular Classroom	1st Floor	203	201	690	0	2	8	150	75	40	Y	Y	Y
Regular Classroom	Regular Classroom	1st Floor	204	204	690	0	1	8	150	75	40	Y	Y	Y
Regular Classroom	Store Room	1st Floor	205	N/A	110	0	0	0	36	12	40	Y	N	N
Regular Classroom	Regular Classroom	2nd Floor	301	301	690	0	1	8	120	60	40	N	Y	N
Regular Classroom	Regular Classroom	2nd Floor	302	302	690	0	1	8	120	60	40	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	303A	303A	325	0	1	4	90	45	40	N	Y	N
Regular Classroom	Regular Classroom	2nd Floor	303B	303B	565	0	4	8	90	45	40	Y	Y	N
Regular Classroom	Regular Classroom	2nd Floor	304	304	690	0	2	8	150	75	40	Y	Y	Y