

Facility Assessment Report

This report contains the detailed findings of the facility condition assessment completed on the date noted in the document footer. 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: a rank 7 means the item is new or in like-new condition and no work is required while rank 1 means the item has failed and has led to an immediate life safety condition. The remaining ranks generally mean that the item requires regular maintenance (rank 5 or 6) or full replacement (rank 2, 3 or 4). To enhance reporting and capital planning analysis, each assessed item must also be assigned a recommended replacement range (used to specify the time span, in years, before replacement is recommended). Definitions for Quantity and Unit of Measure (UOM) can be found at the end of this report.

For additional detail and definition on rank values as they relate to each assessed item or the recommended replacement range, 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/facilityassessment.

Campus Summary			
BuildingName	Year Constructed	Number of Floors	Building Area (Sq Ft)
Main	1881	3	68,750
Linked Addition	2018	1	8,956
Campus Total			77,706

Category: Exterior **Building: Main** Recommend Group Item - Type Location Quantity **UOM** Rank Replacement Comments Entrance Entrance Control - Audio 1 Main N 1 EΑ 7 10+ years Exterior Doors - Exterior Steel Door 1 Main N 3 EΑ 5 0-1 vear Door frames are rusting at the base. Exterior Doors - Transom Lite 1 Main N 1 EΑ 6 10+ years 2 Exterior Doors - Exterior Steel Door 2 NE EΑ 6 10+ years Exterior Doors - Transom Lite 2 NE 2 EΑ 6 10+ years Exterior Doors - Exterior Steel Door 3 S 3 EΑ 6 10+ years Exterior Doors - Transom Lite 3 S 2 EΑ 6 10+ years 4 F Exterior Doors - Exterior Steel Door FΑ 6 10+ years 1 5 E Exterior Doors - Exterior Steel Door FΑ 6 10+ years 1 Exterior Stairs - Concrete 5 E 5 LF 5 2-5 years Minor cracking and chipping. 2 EΑ 5 Exterior Doors - Exterior Steel Door 6 S 0-1 year Rusting. Exterior Doors - Exterior Steel Door at Fire escapes 2 EΑ 6 10+ years Exterior Doors - Transom Lite 2 at Fire escapes EΑ 6 10+ years Fire Escape 224 LF 6 Fire Escape **Entire Building** 10+ years Foundation Foundation - Masonry **Entire Building** 780 LF 7 10+ years LF Foundation - Masonry 5 1-2 years Tuck-pointing needed. **Entire Building** 70 Superstructure - Heavy Timber **Entire Building** 68.750 SF 7 10+ years



Catego	ry : Exterior		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	6	EA	6	6-10 years	
_Roof Sys	etem.						
	Access Ladder - Metal	#1	1	EA	7	10+ years	
	Coping - Clay Tile	#1	30	LF	6	10+ years	
	Coping - Stone	#1	144	LF	6	10+ years	
	Coping - Terra Cotta	#1	445	LF	6	10+ years	
	Downspouts - Exterior Downspouts	#1	300	LF	6	10+ years	
	Parapet - 16" - 30" Height	#1	80	LF	6	10+ years	
	Parapet - 76 - 30 Height	#1 #1	539	LF	6	10+ years	
	Roof - Modified Bitumen	#1		SF	6	,	
	Roof Hatch - Metal	#1 #1	16,400	Sr EA	7	10+ years	
		#1 #1	16 400	SF	7 7	10+ years	
	Roof Structure - Heavy Timber		16,400	SF LF	-	10+ years	
	Downspouts - Exterior Downspouts	#2	30		6	10+ years	
	Roof - Modified Bitumen	#2	40	SF	6	10+ years	
	Roof Structure - Heavy Timber	#2	40	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	#3	70	LF	6	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar	#3	10	LF	5	0-1 year	Open joints/cracking.
	Liner						
	Coping - Stone	#3	219	LF	6	10+ years	
	Downspouts - Exterior Downspouts	#3	30	LF	6	10+ years	
	Downspouts - Interior Downspouts	#3	40	LF	6	10+ years	
	Parapet - 16" - 30" Height	#3	149	LF	6	10+ years	
	Parapet - Parapet < 16" Height	#3	70	LF	6	10+ years	
	Roof - Asphalt Gravel Ballast	#3	2,991	SF	6	10+ years	Sealant at flashing Is deteriorating
	Roof Structure - Heavy Timber	#3	2,991	SF	7	10+ years	
	Coping - Stone	#4	50	LF	6	10+ years	
	Downspouts - Exterior Downspouts	#4	15	LF	6	10+ years	
	Parapet - 16" - 30" Height	#4	35	LF	6	10+ years	
	Parapet - 16" - 30" Height	#4	15	LF	6	10+ years	
	Roof - Modified Bitumen	#4	270	SF	6	10+ years	
	Roof Structure - Heavy Timber	#4	270	SF	7	10+ years	
Walls							
vvalis	Cornice - Metal Projecting	Entire Building	2,016	LF	6	10+ years	
	Exterior Walls - Brick	Entire Building	150	SF	4	1-2 years	Wall near roof three needs tuck-
	Exterior Walls - Brick	Entiro Building	26 664	SF	4	0.1 year	pointing.
		Entire Building	26,661	SF SF	4	0-1 year	Open joints throughout.
	Exterior Walls - Brick	Entire Building	20	5 F	3	1-2 years	Cracked/displaced brick near entrance two.
	Exterior Walls - Stone-Cast	Entire Building	3,942	SF	6	10+ years	
		9 _ 449	3,0 12	σ.	·	,	



Catego	ry : Exterior		В	uilding	: Main		
			0			Recommend	•
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Windows							
	Guard - Guards perforated	Entire Building	1,274	SF	6	10+ years	
	Guard - Guards wire guard	Entire Building	96	SF	6	10+ years	
	Lintels - Brick	Entire Building	32	LF	6	10+ years	
	Lintels - Steel	Entire Building	325	LF	6	10+ years	
	Lintels - Stone	Entire Building	407	LF	6	10+ years	
	Windows - Louver	Entire Building	96	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	5,934	SF	7	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	216	SF	4	0-1 year	Windows are inoperable.
Catego	ry : Electrical		P	uilding	· Main		
Julego	. Licotrical		_	dildilig	. Mairi	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Emerger	ncy System					0.5	5
	Automatic Transfer Switch	Electrical Room	1	EA	6	2-5 years	Per engineer, older but functional, serves main building
	Exit Signs - Corridors and Stairs	Entire Building	16	EA	4	1-2 years	Lettering is difficult to read
	Exit Signs - Lunchroom	Entire Building	2	EA	4	1-2 years	Lettering is difficult to read
	Exit Signs - Multipurpose Room	Entire Building	2	EA	4	1-2 years	Lettering is difficult to read
	Emergency Battery Packs - Corridors and Stairs	Entire Building	16	EA	6	6-10 years	
	Emergency Battery Packs - Lunchrooms	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Multipurpose Room	Entire Building	2	EA	6	6-10 years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	1,450	SF	6	10+ years	
	Emergency A/C Power - Multipurpose Room	Entire Building	2,150	SF	6	10+ years	
	Security System - CCTV	Entire Building	68,750	SF	5	6-10 years	
	Security System - Intrusion Detection	Entire Building	68,750	SF	5	6-10 years	
Main Se	rvice						
	PA System	1st Floor	68,750	SF	6	6-10 years	Serves main and addition buildings
	Main Electrical Service - 1200 A 120/208/3PH	Electrical Room	1	EA	4	2-5 years	Serves main building, surface corrosion present
	Independent Electrical Service for	Electrical Room	1	EA	6	6-10 years	Per engineer, older ATS, but
	emergency power	Liounda Noom	·	_, .	Ü	o io youro	functional, serves main building
Power D	istribution						
	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	

Campus Name: Sheridan Page : 3 of 31 Assessment Date: 09/10/2020



Catego	ry : Electrical		В	uilding	: Main		
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
-	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	7	10+ years	
atego	ry : Fire Protection		В	uilding	: Main		
	_					Recommend	
€roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ire Alaı							
	Fire Alarm Panel	Entire Building	1	EA	6	10+ years	Serves both buildings
	Fire Alarm Strobe Lights	Entire Building	68,750	SF	6	10+ years	
	Fire Alarm_System	Entire Building	68,750	SF	5	10+ years	
	Fire Pump Controller	Entire Building	1	EA	4	1-2 years	More than 40 years old, not reliab
ump R	oom Assembly						
	Fire Pump - 25-50 hp	1st Floor	1	EA	5	2-5 years	Serves Main
Sprinkle	r System						
	Dry Sprinkler System	Entire Building	68,750	SF	6	10+ years	New air compressor
	Sprinkler Heads	Entire Building	68,750	SF	7	10+ years	New all complessor
	Sprinkler Piping	Entire Building	68,750	SF	6	10+ years	
	Spirikler i iping	Little ballaing	00,730	31	O	10+ years	
atego	ry : Mechanical		В	uilding	: Main	D	
roup	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
ir Cond	litioning						
	Condensing Unit- Roof Mounted - Less than 5 tons	Basement	1	EA	5	2-5 years	Not accessible, serves office
	Condensing Unit- Roof Mounted - Less than 5 tons	Basement	1	EA	5	2-5 years	Serves lunchroom, split system
	lling Systems						
ir Hand						2.5.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
ir Hand		Entire Building	1	EA	5	z-5 vears	
ir Hand	Fan Coil Unit- Celing Mounted - Electric	Entire Building Entire Building	1	EA EA	5 5	2-5 years 2-5 years	
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric	Entire Building Entire Building Mechanical Room		EA EA EA	5 5 5	2-5 years	
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric Air Handling Unit- Built Up-Multi Zone-	Entire Building	1	EA	5		
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric	Entire Building	1	EA	5 5	2-5 years 6-10 years	
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm	Entire Building Mechanical Room	1	EA EA	5	2-5 years	Dampers are corroded, fan motol
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm Air Intake Auxiliaries - 25001 - 35000 cfm Return Duct Work - Indoor- Vertical Shaft	Entire Building Mechanical Room Mechanical Room	1 1	EA EA	5 5 5	2-5 years 6-10 years 6-10 years	Dampers are corroded, fan motor aged.
ir Hano	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm Air Intake Auxiliaries - 25001 - 35000 cfm Return Duct Work - Indoor- Vertical Shaft and Ducts	Entire Building Mechanical Room Mechanical Room Mechanical Room Mechanical Room	1 1 1 100	EA EA EA LF	5 5 5 4 7	2-5 years 6-10 years 6-10 years 1-2 years 10+ years	aged.
ir Hand	Fan Coil Unit- Celing Mounted - Electric Fan Coil Unit- Celing Mounted - Electric Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm Air Intake Auxiliaries - 25001 - 35000 cfm Return Duct Work - Indoor- Vertical Shaft	Entire Building Mechanical Room Mechanical Room Mechanical Room	1 1 1	EA EA EA	5 5 5 4	2-5 years 6-10 years 6-10 years 1-2 years	•



Catego	ry : Mechanical		В	uilding	: Main		555 W 27th 5TREET, 5Hlouge, 12 555 To
			_			Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Air Intake	Mechanical Room	1	EA	5	6-10 years	
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EA	5	6-10 years	
	Return Duct Work - Masonry and Ducts-	Mechanical Room	100	LF	7	10+ years	
	Missing or Existing Shaft	M 1 : 15	0.5	_ ^		0.4	
	Zone Dampers	Mechanical Room	25	EA	4	0-1 year	Many actuators do not work, manually operated, rusted
Boiler Sy	estems						
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 101 - 150 HP	Basement	2	EA	6	10+ years	
	Chemical Feed System	Basement	1	EA	6	10+ years	
	Combustion Dampers	Basement	2	EA	5	1-2 years	Corroding and aged
	Condensate Pump	Basement	1	EA	6	10+ years	Pit style pump
	Condensate Pump	Basement	1	EA	6	10+ years	Pit style pump
	Feed Water Pumps and Tank	Basement	1	EA	6	10+ years	, , ,
	Non Condensing- Fire Tube- Scotch Marine-	Basement	2	EA	6	10+ years	Serves main building
	Steam- Low Pressure Boiler - 101 - 150 HP	Decement	400		_	40	
	Piping - Condensate Pipe- Steel	Basement	400	LF	5	10+ years	
	Piping - Steam Pipe- Steel	Basement	400 15	LF EA	5 5	10+ years	
	Steam Traps	Basement	15	EA	5	6-10 years	
Heating							
	Cabinet Heaters - With Steam Coil	1st Floor	2	EA	5	10+ years	
	Radiators - Steam	1st Floor	1	EA	5	6-10 years	
	Unit Heater - Electric	Basement	2	EA	5	2-5 years	
	Wall Heater - Electric	Entire Building	3	EA	5	2-5 years	
Tempera	ture Control						
•	Electric Thermostat	Entire Building	2	EA	6	6-10 years	Serve office and cafeteria, mini split systems
	Pneumatic System	Entire Building	68,750	SF	4	1-2 years	More than 30 years old, has slow leak, many zones manually controlled
	Thermostats - Pneumatic	Entire Building	50	EA	5	6-10 years	leak, many zones mandally controlled
_Ventilatio	on						
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	1	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	3	EA	6	6-10 years	
	Type I Exhaust Hood- Kitchen	Entire Building	1	EA	2	0-1 year	No fire suppression



Catego	ry : Plumbing		В	uilding	: Main		
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wate	er						
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	6	6-10 years	Serves main building
	Hot Water Storage Tank_Gas - Less than 200 Gallons	Boiler Room	1	EA	4	2-5 years	More than 40 years old, located above DHW heater, corroded
Piping							
	Domestic Piping-Cold Water Horizontal Lines	Entire Building	68,750	SF	6	10+ years	Per engineer, there are a few pipe clamps
	Domestic Piping-Cold Water Risers	Entire Building	68,750	SF	6	10+ years	
	Domestic Piping-Cold Water from Risers to Fixtures	Entire Building	68,750	SF	6	10+ years	
	Domestic Piping-Hot Water Horizontal Lines	Entire Building	68,750	SF	6	10+ years	Per engineer, there are a few pipe clamps
	Domestic Piping-Hot Water Return Lines	Entire Building	68,750	SF	6	10+ years	
	Domestic Piping-Hot Water Return Risers	Entire Building	68,750	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	68,750	SF	6	10+ years	
	Sanitary Piping	Entire Building	68,750	SF	6	10+ years	
	Storm Piping	Entire Building	68,750	SF	6	10+ years	
	Vent Piping	Entire Building	68,750	SF	6	10+ years	
Pumps							
·	Pumps - Domestic Booster Pump-Simplex	Basement	1	EA	5	2-5 years	Serves main, very old but functional
	Pumps - Sump-Duplex	Basement	1	EA	6	10+ years	Under elevator

Category : Room **Building: Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Adminis	trative Suites/Offices						
	AC Unit	1st Floor-110 Assistant Principal's Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-110 Assistant Principal's Office	430	SF	6	10+ years	
	Doors - Side-lite	1st Floor-110 Assistant Principal's Office	26	SF	6	10+ years	
	Doors - Transom Window	1st Floor-110 Assistant Principal's Office	34	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-110 Assistant Principal's Office	2	EA	6	10+ years	
	Floor - Carpet	1st Floor-110 Assistant Principal's Office	430	SF	5	6-10 years	
	Lighting - Pendent/Surface	1st Floor-110 Assistant Principal's Office	7	EA	6	6-10 years	

Campus Name: Sheridan Page : 6 of 31 Assessment Date: 09/10/2020



Catego	ry : Room		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Power Distribution	1st Floor-110 Assistant Principal's Office	8	EA	6	10+ years	
	Storage/ Closet	1st Floor-110 Assistant Principal's Office	42	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor-110 Assistant Principal's Office	1,495	SF	6	10+ years	
	AC Unit	1st Floor-Main Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-Main Office	536	SF	6	10+ years	Paint chipping and peeling throughout.
	Doors - Side-lite	1st Floor-Main Office	26	SF	6	10+ years	g
	Doors - Transom Window	1st Floor-Main Office	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-Main Office	1	ĒΑ	6	10+ years	
	Floor - Carpet	1st Floor-Main Office	536	SF	5	6-10 years	
	Lighting - Pendent/Surface	1st Floor-Main Office	10	ĒΑ	6	6-10 years	
	Power Distribution	1st Floor-Main Office	14	EA	6	10+ years	
	Storage/ Closet	1st Floor-Main Office	25	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor-Main Office	1,470	SF	6	10+ years	
	AC Unit	1st Floor-Principal's Office	1	EΑ	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-Principal's Office	429	SF	6	10+ years	Paint chipping and peeling.
	Doors - Wood Doors inclu hw	1st Floor-Principal's Office	2	EA	6	10+ years	r and omposing and pooming.
	Floor - Carpet	1st Floor-Principal's Office	429	SF	5	6-10 years	
	Lighting - Pendent/Surface	1st Floor-Principal's Office	5	EA	6	6-10 years	
	Power Distribution	1st Floor-Principal's Office	12	EA	6	10+ years	
	Walls - Plaster/Drywall	1st Floor-Principal's Office	1,148	SF	6	10+ years	
	AC Unit	210	1,110	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	210	221	SF	6	10+ years	
	Doors - Transom Window	210	105	SF	6	10+ years	
	Doors - Wood Doors inclu hw	210	1	EA	6	10+ years	
	Floor - Carpet	210	221	SF	6	6-10 years	
	Lighting - Pendent/Surface	210	7	EA	6	6-10 years	
	Power Distribution	210	6	EA	6	10+ years	
	Walls - Metal Panel	210	366	SF	6	10+ years	
	Walls - Plaster/Drywall	210	507	SF	6	10+ years	
	Ceiling - Plaster/Drywall	310 Admin. Storage	393	SF	6	,	
	Ceiling - Plaster/Drywall	310 Admin. Storage	10	SF		10+ years	Water demand
	Doors - Transom Window	310 Admin. Storage	9	SF	4 6	0-1 year	Water damage
				Sr EA	6	10+ years	
	Doors - Wood Doors inclu hw	310 Admin. Storage	1			10+ years	
	Floor - Wood	310 Admin. Storage	403	SF	6	10+ years	
	Lighting - Pendent/Surface	310 Admin. Storage	7	EΑ	6	6-10 years	
	Power Distribution	310 Admin. Storage	7	EA	6	10+ years	
	Storage/ Closet	310 Admin. Storage	24	SF	5	10+ years	
	Walls - Metal Panel	310 Admin. Storage	247	SF	6	10+ years	
	Walls - Plaster/Drywall	310 Admin. Storage	987	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd floor Gym Office	219	SF	6	10+ years	



goi	ry : Room		В	uilding	: Main		
						Recommend	
ıp	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Doors - Wood Doors inclu hw	3rd floor Gym Office	2	EA	6	10+ years	
	Floor - Wood	3rd floor Gym Office	219	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd floor Gym Office	4	EA	6	6-10 years	
	Power Distribution	3rd floor Gym Office	6	EΑ	7	10+ years	
	Walls - Plaster/Drywall	3rd floor Gym Office	608	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd floor Gym Office	100	SF	5	0-1 year	Water damage near ceiling.
	Ceiling - Plaster/Drywall	Basement-Engineer's Office	350	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement-Engineer's Office	1	EA	6	10+ years	
	Floor - Tile	Basement-Engineer's Office	350	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement-Engineer's Office	4	EA	6	6-10 years	
	Power Distribution	Basement-Engineer's Office	8	EΑ	6	10+ years	
	Walls - Plaster/Drywall	Basement-Engineer's Office	780	SF	6	10+ years	
	Ceiling - Exposed	Basement-Faculty Lounge	562	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement-Faculty Lounge	1	ĒΑ	6	10+ years	
	Floor - Tile	Basement-Faculty Lounge	562	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement-Faculty Lounge	5	EA	6	6-10 years	
	Power Distribution	Basement-Faculty Lounge	12	EA	6	10+ years	
	Storage/ Closet	Basement-Faculty Lounge	285	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement-Faculty Lounge	1,180	SF	6	10+ years	
	Work Sink	Basement-Faculty Lounge	1,100	EA	7	10+ years	
	Ceiling - Exposed	Basement-Janitor's Room	162	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement-Janitor's Room	2	EA	6	10+ years	
				SF			
	Floor - Concrete Epoxy/ Painted	Basement-Janitor's Room	162	SF EA	5	10+ years	
	Lighting - Pendent/Surface	Basement-Janitor's Room	2		6	6-10 years	
	Power Distribution	Basement-Janitor's Room	4	EA	6	10+ years	
	Storage/ Closet	Basement-Janitor's Room	4	SF	7	10+ years	
	Walls - Masonry	Basement-Janitor's Room	688	SF	6	10+ years	
nasi							B :
	Ceiling - Plaster/Drywall	3rd Floor	3,208	SF	6	10+ years	Paint cracking and peeling.
	Doors - Transom Window	3rd Floor	24	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	4	EA	6	10+ years	
	Floor - Tile	3rd Floor	524	SF	6	10+ years	
	Floor - Tile	3rd Floor	6	SF	4	0-1 year	Missing tiles/damaged
	Floor - Wood	3rd Floor	2,668	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	12	EΑ	6	6-10 years	
	Stage	3rd Floor	800	SF	6	10+ years	
	Stage Curtain	3rd Floor	5	EA	5	6-10 years	
	Stage-Stairs - Wood	3rd Floor	1	LF	6	10+ years	
	Storage/ Closet	3rd Floor	210	SF	5	10+ years	
	Walls - Plaster/Drywall	3rd Floor	3,112	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd Floor	125	SF	5	0-1 year	Water damage

Campus Name: Sheridan Page : 8 of 31 Assessment Date: 09/10/2020



Category : Room		В	uilding	: Main			
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Ceiling - Exposed	Basement-Kitchen, with Lunchroom	485	SF	6	10+ years	
	Floor - Tile	Basement-Kitchen, with Lunchroom	485	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement-Kitchen, with Lunchroom	6	EA	6	6-10 years	
	Walls - Plaster/Drywall	Basement-Kitchen, with Lunchroom	652	SF	6	10+ years	
rary							
	AC Unit	1st Floor-109 Library	1	EA	7	6-10 years	
	Casework	1st Floor-109 Library	90	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor-109 Library	968	SF	6	10+ years	Paint cracking and peeling.
	Doors - Side-lite	1st Floor-109 Library	30	SF	6	10+ years	
	Doors - Transom Window	1st Floor-109 Library	10	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-109 Library	1	EA	6	10+ years	
	Floor - Carpet	1st Floor-109 Library	968	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor-109 Library	14	EA	6	6-10 years	
	Storage/ Closet	1st Floor-109 Library	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor-109 Library	1,675	SF	6	10+ years	Paint cracking and peeling.
	Walls - Plaster/Drywall	1st Floor-109 Library	132	SF	5	0-1 year	Cracking and water damage.
	•	·				·	
ch &	Multipurpose Room						
	Ceiling - Plaster/Drywall	Basement-Lunchroom 2, former	886	SF	6	10+ years	
		Playroom					
	Floor - Tile	Basement-Lunchroom 2, former	878	SF	6	10+ years	
		Playroom					
	Floor - Tile	Basement-Lunchroom 2, former	8	SF	4	0-1 year	Cracked Tiles
		Playroom					
	Lighting - Pendent/Surface	Basement-Lunchroom 2, former Playroom	14	EA	6	6-10 years	
	Walls - Plaster/Drywall	Basement-Lunchroom 2, former	1,240	SF	6	10+ years	
	Ť	Playroom	•			•	
	Ceiling - Exposed	Basement-Lunchroom, with Kitchen	720	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement-Lunchroom, with Kitchen	2	ĒΑ	6	10+ years	
	Floor - Tile	Basement-Lunchroom, with Kitchen	720	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement-Lunchroom, with Kitchen	12	ĒΑ	6	6-10 years	
	Serving Line	Basement-Lunchroom, with Kitchen	20	LF	6	10+ years	
	Storage/ Closet	Basement-Lunchroom, with Kitchen	25	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement-Lunchroom, with Kitchen	820	SF	6	10+ years	
F IDI	F						
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Finishes	3rd Floor	220	SF	5	10+ years	Tiles missing and moved.
	Window AC Unit	3rd Floor	1	EA	7	6-10 years	٠





Catego	ry : Room		В	uilding	: Main		<u> </u>
				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Janitor's Closet	1st Floor	10	SF	5	10+ years	
	Janitor's Closet	2nd Floor	40	SF	7	10+ years	
	Janitor's Closet	2nd Floor	10	SF	7	10+ years	
	Janitor's Closet	3rd Floor	24	SF	5	10+ years	
	Air Tunnel	Basement	532	SF	7	10+ years	
	Boiler Room	Basement	1,020	SF	7	10+ years	
	Coal Room	Basement	982	SF	7	10+ years	
	Janitor's Closet	Basement	25	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	282	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	750	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	68	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	378	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	765	SF	7	10+ years	
	Storage Room	Basement	138	SF	7	10+ years	
	Storage Room	Basement	350	SF	7	10+ years	
	Storage Room	Basement	28	SF	7	10+ years	
	Storage Room	Basement	495	SF	5	10+ years	
Restroor	n						
	Accessories	1st Floor-105 Kindergarten	70	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Restroom 1st Floor-105 Kindergarten Restroom	70	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-105 Kindergarten Restroom	3	EA	6	10+ years	
	Floor - Wood	1st Floor-105 Kindergarten Restroom	70	SF	6	10+ years	
	Lavatory	1st Floor-105 Kindergarten Restroom	1	EA	6	10+ years	
	Lighting - Pendent/Surface	1st Floor-105 Kindergarten Restroom	1	EA	6	6-10 years	
	Walls - Metal Panel	1st Floor-105 Kindergarten Restroom	110	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor-105 Kindergarten Restroom	408	SF	6	10+ years	
	Water Closet	1st Floor-105 Kindergarten Restroom	1	EA	6	10+ years	
	Accessories	1st Floor-107 Kindergarten Restroom	30	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-107 Kindergarten Restroom	30	SF	6	10+ years	
	Doors - Steel Doors incl hw	1st Floor-107 Kindergarten Restroom	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor-107 Kindergarten	30	SF	6	10+ years	





Catego	ory : Room		В	uilding	: Main		
				Ĭ		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	<u> </u>	Restroom					
	Lavatory	1st Floor-107 Kindergarten	1	EA	6	10+ years	
		Restroom					
	Lighting - Lay-in	1st Floor-107 Kindergarten	1	EA	6	6-10 years	
		Restroom					
	Walls - Plaster/Drywall	1st Floor-107 Kindergarten	110	SF	6	10+ years	
		Restroom					
	Walls - Tile Ceramic/ Porcelain	1st Floor-107 Kindergarten	250	SF	7	10+ years	
		Restroom			_		
	Water Closet	1st Floor-107 Kindergarten	1	EA	6	10+ years	
		Restroom	4.4	05	-	0.40	
	Accessories	1st Floor-Main Office Restroom	44	SF	7	6-10 years	
	Ceiling - Lay-in	1st Floor-Main Office Restroom	44	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-Main Office Restroom	1	EA SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor-Main Office Restroom 1st Floor-Main Office Restroom	44 1	SF EA	6 6	10+ years	
	Lavatory		1			10+ years	
	Lighting - Lay-in	1st Floor-Main Office Restroom	· ·	EA SF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor-Main Office Restroom	250		6	10+ years	\Matax damaga
	Walls - Plaster/Drywall Water Closet	1st Floor-Main Office Restroom	4	SF EA	4	0-1 year	Water damage
		1st Floor-Main Office Restroom	1	SF	6	10+ years	
	Accessories	1st Floor-Teacher's Restroom	70 70		7	6-10 years	
	Ceiling - Lay-in	1st Floor-Teacher's Restroom	70	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor-Teacher's Restroom	1	EA SF	6	10+ years	
	Floor - Tile	1st Floor-Teacher's Restroom	70		6	10+ years	
	Lavatory	1st Floor-Teacher's Restroom	1	EΑ	6	10+ years	
	Lighting - Lay-in	1st Floor-Teacher's Restroom	2	EA	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor-Teacher's Restroom	300	SF	6	10+ years	
	Water Closet	1st Floor-Teacher's Restroom	1	EA SF	6	10+ years	
	Accessories	2nd Floor Boys	212		7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor Boys	212	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Boys	212	SF	6	10+ years	
	Floor Drain	2nd Floor Boys	1	EA	7	10+ years	
	Lavatory	2nd Floor Boys	2	EA	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor Boys	5	EΑ	6	6-10 years	
	Partitions	2nd Floor Boys	3	EΑ	7	10+ years	
	Urinals	2nd Floor Boys	5	EA	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor Boys	54	SF	6	10+ years	
	Walls - Tile Ceramic/ Porcelain	2nd Floor Boys	185	SF	6	10+ years	
	Water Closet	2nd Floor Boys	3	EA	6	10+ years	
	Accessories	2nd Floor Girls	416	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor Girls	416	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Girls	411	SF	6	10+ years	T'1 84' '
	Floor - Tile Ceramic/ Porcelain	2nd Floor Girls	5	SF	4	0-1 year	Tiles Missing
	Floor Drain	2nd Floor Girls	1	EA	7	10+ years	





Catego	ry : Room		Building : Main							
_				_		Recommend				
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
	Hand Dryer	2nd Floor Girls	1	EA	7	6-10 years				
	Lavatory	2nd Floor Girls	2	EA	6	10+ years				
	Lighting - Pendent/Surface	2nd Floor Girls	7	EA	6	6-10 years				
	Partitions	2nd Floor Girls	7	EA	7	10+ years				
	Walls - Plaster/Drywall	2nd Floor Girls	710	SF	6	10+ years				
	Walls - Tile Ceramic/ Porcelain	2nd Floor Girls	114	SF	6	10+ years				
	Walls - Tile Ceramic/ Porcelain	2nd Floor Girls	665	SF	6	10+ years				
	Water Closet	2nd Floor Girls	7	EA	6	10+ years				
	Accessories	2nd Floor Mens	93	SF	7	6-10 years				
	Ceiling - Lay-in	2nd Floor Mens	93	SF	6	10+ years				
	Floor - Tile Ceramic/ Porcelain	2nd Floor Mens	93	SF	6	10+ years				
	Floor Drain	2nd Floor Mens	1	EA	7	10+ years				
	Lavatory	2nd Floor Mens	1	EA	6	10+ years				
	Lighting - Pendent/Surface	2nd Floor Mens	3	EA	6	6-10 years				
	Partitions	2nd Floor Mens	1	EA	7	10+ years				
	Urinals	2nd Floor Mens	1	EA	6	10+ years				
	Walls - Plaster/Drywall	2nd Floor Mens	84	SF	6	10+ years				
	Walls - Tile Ceramic/ Porcelain	2nd Floor Mens	315	SF	6	10+ years				
	Water Closet	2nd Floor Mens	1	EA	6	10+ years				
	Accessories	2nd Floor Womens	67	SF	7	6-10 years				
	Ceiling - Plaster/Drywall	2nd Floor Womens	67	SF	6	10+ years				
	Doors - Wood Doors inclu hw	2nd Floor Womens	1	EA	6	10+ years				
	Floor - Tile Ceramic/ Porcelain	2nd Floor Womens	67	SF	6	10+ years				
	Lavatory	2nd Floor Womens	1	EΑ	6	10+ years				
	Lighting - Pendent/Surface	2nd Floor Womens	1	EΑ	6	6-10 years				
	Partitions	2nd Floor Womens	2	EA	7	10+ years				
	Walls - Plaster/Drywall	2nd Floor Womens	313	SF	6	10+ years				
	Water Closet	2nd Floor Womens	2	EA	6	10+ years				
	Accessories	Basement-Boiler Room Restroom	30	SF	7	6-10 years				
	Ceiling - Exposed	Basement-Boiler Room Restroom	30	SF	6	10+ years				
	Doors - Wood Doors inclu hw	Basement-Boiler Room Restroom	1	EA	6	10+ years	Cracked Tiles Throughout			
	Floor - Tile	Basement-Boiler Room Restroom	30	SF	4	0-1 year	Cracked Tiles Throughout			
	Lighting - Pendent/Surface	Basement-Boiler Room Restroom	1	EA	6	6-10 years				
	Walls - Masonry	Basement-Boiler Room Restroom	134 78	SF SF	6	10+ years				
	Walls - Plaster/Drywall	Basement-Boiler Room Restroom			6	10+ years				
	Water Closet	Basement-Boiler Room Restroom	1	EA SF	6 7	10+ years				
	Accessories	Basement-Boy's Restroom	289 289	SF	<i>7</i> 6	6-10 years				
	Ceiling - Plaster/Drywall Floor - Tile Ceramic/ Porcelain	Basement-Boy's Restroom Basement-Boy's Restroom	289	SF SF	6	10+ years				
	Floor Drain			EA		10+ years				
		Basement-Boy's Restroom	1 1	EA EA	7 7	10+ years				
	Hand Dryer	Basement-Boy's Restroom		EA		6-10 years				
	Lavatory Lighting - Pendent/Surface	Basement-Boy's Restroom Basement-Boy's Restroom	2 5	EA	6	10+ years				
	Partitions	Basement-Boy's Restroom	3	EA EA	6 7	6-10 years				
	i aiuuOii3	pasement-poy s Mestidom	3	LA	,	10+ years				



Catego	ry : Room		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Urinals	Basement-Boy's Restroom	4	EA	6	10+ years	
	Walls - Masonry	Basement-Boy's Restroom	212	SF	6	10+ years	
	Walls - Plaster/Drywall	Basement-Boy's Restroom	234	SF	6	10+ years	
	Walls - Structural Glazed Tile	Basement-Boy's Restroom	440	SF	6	10+ years	
	Water Closet	Basement-Boy's Restroom	3	EA	6	10+ years	
	Accessories	Basement-Engineer Office	80	SF	7	6-10 years	
		Bathroom					
	Ceiling - Lay-in	Basement-Engineer Office	80	SF	6	10+ years	
		Bathroom					
	Doors - Wood Doors inclu hw	Basement-Engineer Office	1	EA	6	10+ years	
		Bathroom					
	Floor - Tile Ceramic/ Porcelain	Basement-Engineer Office	80	SF	6	10+ years	
		Bathroom					
	Lavatory	Basement-Engineer Office	1	EA	6	10+ years	
		Bathroom					
	Lighting - Lay-in	Basement-Engineer Office	1	EA	6	6-10 years	
		Bathroom					
	Walls - Plaster/Drywall	Basement-Engineer Office	250	SF	6	10+ years	
		Bathroom				•	
	Walls - Tile Ceramic/ Porcelain	Basement-Engineer Office	38	SF	6	10+ years	
		Bathroom				-	
	Water Closet	Basement-Engineer Office	1	EA	6	10+ years	
		Bathroom				•	

Category : Classroom

Building: Main

						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Classro	om #007 (Other Instructional Use)						
	Casework	Basement	6	LF	6	10+ years	
	Ceiling - Exposed	Basement	905	SF	4	0-1 year	Peeling paint throughout.
	Floor - Carpet	Basement	905	SF	6	6-10 years	
	Lighting - Pendent/Surface	Basement	14	EA	6	6-10 years	
	Marker Board	Basement	12	LF	6	6-10 years	
	Walls - Plaster/Drywall	Basement	1,140	SF	6	10+ years	
	Work Sink	Basement	1	EA	7	10+ years	
Classro	om #008 (Computer Lab)						
Oldssid	AC Units	Basement	2	EA	7	6-10 years	
	Ceiling - Lay-in	Basement	834	SF	6	10+ years	
	Doors - Steel Doors incl hw	Basement	1	EA	6	10+ years	
	Floor - Tile	Basement	834	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	14	EΑ	6	6-10 years	
	Marker Board	Basement	20	LF	7	6-10 years	
	Marker Doard	Bassinon					

Campus Name: Sheridan Page: 13 of 31 Assessment Date: 09/10/2020



Category : Classroom		В	uilding	: Main			
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Walls - Plaster/Drywall	Basement	1,000	SF	6	10+ years	
	Wireless System	Basement	1	EA	7	6-10 years	
	Work Sink	Basement	1	EA	7	10+ years	
Nanana	#000 (Ctara Bases)						
Jassroo	m #009 (Store Room)					0.40	
	AC Units	Basement	2	EA	7	6-10 years	D
	Ceiling - Exposed	Basement	942	SF	4	0-1 year	Paint peeling throughout.
	Doors - Steel Doors incl hw	Basement	1	EA	6	10+ years	
	Floor - Carpet	Basement	917	SF	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Basement	25	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	7	EA	6	6-10 years	
	Marker Board	Basement	28	LF	7	6-10 years	
	Storage/ Closet	Basement	40	SF	7	6-10 years	
	Walls - Plaster/Drywall	Basement	1,225	SF	6	10+ years	
	Wireless System	Basement	1	EA	7	6-10 years	
lassroo	m #102 (Science)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	55	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	900	SF	6	10+ years	
	Chalk Board	1st Floor	24	LF	4	2-5 years	
	Floor - Wood	1st Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	ĒΑ	6	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,398	SF	6	10+ years	
	Work Sink	1st Floor	2	EA	7	10+ years	
`laceroo	m #103 (Regular Classroom)						
лазэгоо	AC Units	1st Floor	1	EA	7	6-10 years	
		1st Floor	7	LF		•	
	Casework Ceiling - Plaster/Drywall	1st Floor		SF	6	10+ years	
			900	SF LF	6	10+ years	
	Chalk Board Doors - Transom Window	1st Floor	16	LF SF	4	2-5 years	
		1st Floor	36		6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	32	LF	7	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,398	SF	6	10+ years	
Classroo	m #104 (Regular Classroom)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	7	LF	6	10+ years	



ategory : Classroom		B	uilding				
_						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Ceiling - Plaster/Drywall	1st Floor	850	SF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	50	SF	4	0-1 year	Large crack.
	Chalk Board	1st Floor	33	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EΑ	6	10+ years	
	Floor - Wood	1st Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	33	LF	7	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,358	SF	6	10+ years	
assroo	om #105 (Kindergarten)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	6	10+ years	
				SF		•	
	Ceiling - Lay-in	1st Floor	904		6	10+ years	NA / / 1
	Ceiling - Lay-in	1st Floor	64	SF	4	0-1 year	Water damage
	Doors - Transom Window	1st Floor	48	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Wood	1st Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	16	EΑ	7	6-10 years	
	Marker Board	1st Floor	32	LF	7	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,489	SF	6	10+ years	
assroo	om #106 (Regular Classroom)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	968	SF	6	10+ years	
	Doors - Transom Window	1st Floor	32	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EΑ	6	10+ years	
	Floor - Tile	1st Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	16	EA	6	6-10 years	
	Marker Board	1st Floor	24	LF	7	6-10 years	
	Storage/ Closet	1st Floor		SF		,	
	Siorage/ Cioser		126	SF SF	5 6	10+ years 10+ years	
			1 / 100			IUT VEAIS	
	Walls - Plaster/Drywall	1st Floor	1,489	SF	J	,	
assroo	Walls - Plaster/Drywall						
assroo	Walls - Plaster/Drywall om #107 (Kindergarten) AC Units	1st Floor	1	EA	7	6-10 years	
assroo	Walls - Plaster/Drywall om #107 (Kindergarten) AC Units Casework	1st Floor 1st Floor	1 8	EA LF	7 6	6-10 years 10+ years	
assroo	Walls - Plaster/Drywall om #107 (Kindergarten) AC Units	1st Floor	1	EA	7	6-10 years	Minor cracking and paint peeling throughout.
assroo	Walls - Plaster/Drywall om #107 (Kindergarten) AC Units Casework	1st Floor 1st Floor	1 8	EA LF	7 6	6-10 years 10+ years	Minor cracking and paint peeling throughout.

Campus Name: Sheridan Page : 15 of 31 Assessment Date: 09/10/2020



Category : Classroom		В	uilding				
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Doors - Wood Doors inclu hw	1st Floor	2	EΑ	6	10+ years	
	Floor - Wood	1st Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	36	LF	6	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,468	SF	6	10+ years	
Classroo	m #108 (Regular Classroom)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	968	SF	6	10+ years	
	Chalk Board	1st Floor	24	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	968	SF	4	1-2 years	Cracking and chipping throughout.
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	Grading and dripping in dagnous.
	Marker Board	1st Floor	32	LF	7	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,468	SF	6	10+ years	
Classroo	m #201 (Regular Classroom)						
01000100	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	882	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	10	SF	4	0-1 year	Water damage.
	Chalk Board	2nd Floor	12	LF	4	2-5 years	water damage.
	Doors - Transom Window	2nd Floor 2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor 2nd Floor	1	EA	6		
			· · · · · · · · · · · · · · · · · · ·	SF		10+ years	
	Floor - Wood	2nd Floor	892		6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	33	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,449	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	40	SF	4	0-1 year	Water damage.
Classroo	m #202 (Science)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	35	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	890	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	10	SF	4	0-1 year	Cracking
	Doors - Transom Window	2nd Floor	18	SF	6	10+ years	-
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	ĒΑ	6	6-10 years	



Catego	ry : Classroom		В	uilding	: Main		
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Marker Board	2nd Floor	12	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,398	SF	6	10+ years	
	Work Sink	2nd Floor	3	EA	7	10+ years	
Classroo	om #203 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	880	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	20	SF	4	0-1 year	Cracked Ceiling
	Doors - Transom Window	2nd Floor	18	SF	6	10+ years	Ğ
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	ĒΑ	6	6-10 years	
	Marker Board	2nd Floor	66	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,398	SF	6	10+ years	
Classroo	om #204 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	900	SF	6	10+ years	
	Chalk Board	2nd Floor	33	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	ĒΑ	6	10+ years	
	Floor - Wood	2nd Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,358	SF	6	10+ years	
Classroo	om #206 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	89	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	968	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	32	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	33	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,489	SF	6	10+ years	
	vvalis i laster/Drywali	2110 1 1001	1,409	Oi	U	10+ years	



Catego	ry : Classroom		В	uilding	: Main		333 W 27th OTREET, Officago, IE 00010
				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Classroo	om #207 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	89	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	968	SF	6	10+ years	
	Chalk Board	2nd Floor	12	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	33	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,468	SF	6	10+ years	
Classroo	om #208 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	89	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	968	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	ĒΑ	6	10+ years	
	Floor - Wood	2nd Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	60	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,468	SF	6	10+ years	
Classroo	om #209 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	14	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	936	SF	6	10+ years	
	Chalk Board	2nd Floor	25	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	32	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	ĒΑ	6	10+ years	
	Floor - Wood	2nd Floor	936	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	33	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	126	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,403	SF	6	10+ years	
_Classroo	om #301 (Regular Classroom)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	892	SF	6	10+ years	
	Chalk Board	1st Floor	12	LF	4	2-5 years	



Catego	Category : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Wood	1st Floor	892	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	16	EA	6	6-10 years	
	Marker Board	1st Floor	33	LF	7	6-10 years	
	Storage/ Closet	1st Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,489	SF	6	10+ years	
Classroc	om #304 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	900	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	900	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	33	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,358	SF	6	•	
	walls - Flaster/Drywall	310 1 1001	1,330	Oi	U	10+ years	
Classroc	om #305 (Regular Classroom)	0		ΕΛ		0.40	
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	75	LF	6	10+ years	Miner and the second resistance the se
	Ceiling - Plaster/Drywall	3rd Floor	968	SF	5	1-2 years	Minor cracking and paint peeling throughout.
	Chalk Board	3rd Floor	16	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	6	6-10 years	
	Marker Board	3rd Floor	52	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	126	SF	5	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,489	SF	6	10+ years	
Classroc	om #306 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	75	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	968	SF	6	10+ years	
	Chalk Board	3rd Floor	24	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	56	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood Books including	3rd Floor	968	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	6	•	
	Lighting - Fendent/Sunace	314 F1001	10	EA	U	6-10 years	

Campus Name: Sheridan Page: 19 of 31 Assessment Date: 09/10/2020



Catego	ry : Classroom		В	uilding	: Main			
						Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
•	Marker Board	3rd Floor	52	LF	7	6-10 years		
	Storage/ Closet	3rd Floor	126	SF	5	10+ years		
	Walls - Plaster/Drywall	3rd Floor	1,489	SF	6	10+ years		
	, ,		,			, , , , , ,		
Classroc	m #307 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years		
	Casework	3rd Floor	75	LF	6	10+ years		
	Ceiling - Plaster/Drywall	3rd Floor	968	SF	5	1-2 years	Minor water damage throughout.	
	Chalk Board	3rd Floor	33	LF	4	2-5 years		
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years		
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years		
	Floor - Wood	3rd Floor	968	SF	6	10+ years		
	Lighting - Pendent/Surface	3rd Floor	16	EA	6	6-10 years		
	Marker Board	3rd Floor	33	LF	7	6-10 years		
	Walls - Plaster/Drywall	3rd Floor	1,468	SF	6	10+ years		
Classros	m #209 (Pagular Classroom)							
Jiassioc	om #308 (Regular Classroom)	0-151			7	0.40		
	AC Units	3rd Floor	1	EA	7	6-10 years		
	Casework	3rd Floor	75	LF	6	10+ years		
	Ceiling - Plaster/Drywall	3rd Floor	960	SF	6	10+ years	***	
	Ceiling - Plaster/Drywall	3rd Floor	8	SF	4	0-1 year	Water damage	
	Chalk Board	3rd Floor	33	LF	4	2-5 years		
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years		
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years		
	Floor - Wood	3rd Floor	968	SF	6	10+ years		
	Lighting - Pendent/Surface	3rd Floor	16	EA	6	6-10 years		
	Marker Board	3rd Floor	33	LF	7	6-10 years		
	Storage/ Closet	3rd Floor	126	SF	5	10+ years		
	Walls - Plaster/Drywall	3rd Floor	1,468	SF	6	10+ years		
Classroo	om #309 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years		
	Casework	3rd Floor	75	LF	6	10+ years		
	Ceiling - Plaster/Drywall	3rd Floor	1,152	SF	4	0-1 year	Water damage throughout.	
	Chalk Board	3rd Floor	18	LF	4	2-5 years	Trate: damage amoughout.	
	Doors - Transom Window	3rd Floor	24	SF	6	10+ years		
	Doors - Wood Doors inclu hw	3rd Floor	24	EA	6	10+ years		
	Floor - Wood Doors Inclu TW	3rd Floor	1,152	SF	6	10+ years		
				SF EA	-			
	Lighting - Pendent/Surface	3rd Floor	16		6	6-10 years		
	Marker Board	3rd Floor	33	LF	7	6-10 years		
	Walls - Plaster/Drywall	3rd Floor	1,598	SF	6	10+ years		



rior Type - Plaster/Drywall - Plaster/Drywall g Fountains - Single Fountain	Location	Quantity	uilding		Recommend	
- Plaster/Drywall - Plaster/Drywall	Location	Quantity	HOM			
- Plaster/Drywall			OCIVI	Rank	Replacement	Comments
- Plaster/Drywall						
- Plaster/Drywall	1st Floor	2,749	SF	6	10+ years	Paint chipping and peeling.
	1st Floor	100	SF	5	0-1 year	Water damage
a i varitanio - viriule i vultani	1st Floor	2	EΑ	7	10+ years	Trailer damage
Wood	1st Floor	2,849	SF	6	10+ years	
- Pendent/Surface	1st Floor	30	ĒΑ	6	6-10 years	
Plaster/Drywall	1st Floor	4,050	SF	6	10+ years	
- Plaster/Drywall	2nd Floor	2,749	SF	6	10+ years	
g Fountains - Single Fountain	2nd Floor	2	ĒA	7	10+ years	
Wood	2nd Floor	2,849	SF	6	10+ years	
- Pendent/Surface	2nd Floor	19	ĒA	6	6-10 years	
Plaster/Drywall	2nd Floor	4,012	SF	6	10+ years	
- Plaster/Drywall	3rd Floor	718	SF	6	10+ years	
- Plaster/Drywall	3rd Floor	100	SF	5	0-1 year	Water damage
- Splined	3rd Floor	358	SF	6	10+ years	ŭ
g Fountains - Single Fountain	3rd Floor	2	EA	7	10+ years	
Tile/Sheet	3rd Floor	1,100	SF	7	10+ years	
Tile/Sheet	3rd Floor	76	SF	4	0-1 year	Cracked tiles
ration - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
Plaster/Drywall	3rd Floor	2,449	SF	6	10+ years	
- Plaster/Drywall	Basement	2,879	SF	6	10+ years	
Side-lite	Basement	44	SF	7	10+ years	
Transom Window	Basement	226	SF	7	10+ years	
Wood Doors include hw	Basement	14	EΑ	6	10+ years	
Asphalt Floor	Basement	2,879	SF	7	10+ years	
- Pendent/Surface	Basement	35	EΑ	6	6-10 years	
Masonry	Basement	936	SF	6	10+ years	
Plaster/Drywall	Basement	3,358	SF	6	10+ years	
Structural Glazed Tile	Basement	178	SF	6	10+ years	
a Viewing Station	Entire Building	1	EA	7	6-10 years	
/ Cameras	Entire Building	5	EA	7	6-10 years	
- Plaster/Drywall	#1 N Stair	685	SF	6	10+ years	
Asphalt	#1 N Stair	465	SF	7	10+ years	
ils	#1 N Stair	178	LF	5	10+ years	
ration - Pendent/Surface	#1 N Stair	6	EA	6	6-10 years	
Asphalt	#1 N Stair	80	LF	7	10+ years	
Plaster/Drywall	#1 N Stair	3,376	SF	6	10+ years	
- Plaster/Drywall	#2 E Stair	355	SF	6	10+ years	
- Splined	#2 E Stair	335	SF	6	10+ years	
Asphils J - P Asp Plas - Pla	endent/Surface ohalt ter/Drywall aster/Drywall	malt #1 N Stair #1 N Stair endent/Surface #1 N Stair shalt #1 N Stair ter/Drywall #1 N Stair aster/Drywall #1 N Stair #2 E Stair	halt #1 N Stair 465 #1 N Stair 178 endent/Surface #1 N Stair 6 shalt #1 N Stair 80 ter/Drywall #1 N Stair 3,376 aster/Drywall #2 E Stair 355	halt #1 N Stair 465 SF #1 N Stair 178 LF endent/Surface #1 N Stair 6 EA shalt #1 N Stair 80 LF ter/Drywall #1 N Stair 3,376 SF aster/Drywall #2 E Stair 355 SF	halt #1 N Stair 465 SF 7 #1 N Stair 178 LF 5 eendent/Surface #1 N Stair 6 EA 6 shalt #1 N Stair 80 LF 7 ter/Drywall #1 N Stair 3,376 SF 6 aster/Drywall #2 E Stair 355 SF 6	#1 N Stair



Catego	ry : Interior		Building : Main						
_				_		Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
	Ceiling - Splined	#2 E Stair	30	SF	4	0-1 year	Water damage		
	Floor - Asphalt	#2 E Stair	518	SF	7	10+ years			
	Handrails	#2 E Stair	178	LF	5	10+ years			
	Lighting - Pendent/Surface	#2 E Stair	7	EΑ	7	6-10 years			
	Stairs - Asphalt	#2 E Stair	80	LF	7	10+ years			
	Walls - Plaster/Drywall	#2 E Stair	3,112	SF	6	10+ years			
	Ceiling - Exposed	#3 S Stair	240	SF	6	10+ years			
	Ceiling - Plaster/Drywall	#3 S Stair	325	SF	6	10+ years			
	Floor - Asphalt	#3 S Stair	440	SF	7	10+ years			
	Handrails	#3 S Stair	198	LF	5	10+ years			
	Lighting - Pendent/Surface	#3 S Stair	6	EA	6	6-10 years			
	Stairs - Asphalt	#3 S Stair	88	LF	7	10+ years			
	Walls - Plaster/Drywall	#3 S Stair	3,352	SF	6	10+ years			



Category : Exterior Building : Linked Addition

	y . Exterior					Recommend	
oup	Item - Type	Location	Quantity	UOM	Rank		Comments
rance							
	Entrance Control - Audio and Video	5	1	EA	7	10+ years	
	Exterior Doors - Store Front	5	3	EA	7	10+ years	
	Power Door Operator and Controls	5	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	6	2	EA	7	10+ years	
			2				
	Entrance Control - Audio and Video	7	1	EΑ	7	10+ years	
	Exterior Doors - Store Front	7	3	EA	7	10+ years	
	Power Door Operator and Controls	7	1	EA	7	10+ years	
oundati	on						
	Foundation - Concrete	Entire Building	424	LF	7	10+ years	
	Superstructure - Slab on Grade	Entire Building	9,417	SF	7	10+ years	
	Caporon actar of Class on Class	g	0,	.	•	.o. you.o	
ghting							
	Exterior Lighting - Wall Mounted	Entire Building	19	EA	7	10+ years	
oof Sys	tom						
JUI SYS	Access Ladder - Metal	5	1	EA	7	10+ years	
	Coping - Metal	5	370	LF	7	10+ years	
	Downspouts - Exterior Downspouts	5	46	LF	7	10+ years	
	Downspouts - Interior Downspouts	5	69	LF	6	10+ years	
	Parapet - 16" - 30" Height	5	275	LF	7	10+ years	
	Parapet - Parapet > 30"	5	95	LF	7	10+ years	
	Roof - Modified Bitumen	5	3,888	SF	7	10+ years	
	Roof Hatch - Metal	5	1	EA	7	10+ years	
	Roof Structure - Steel / Metal Deck/	5	3,888	SF	7	10+ years	
	Concrete Topping		-,			,	
	Access Ladder - Metal	6	1	EA	7	10+ years	
	Coping - Metal	6	330	LF	7	10+ years	
	Downspouts - Interior Downspouts	6	40	LF	6	10+ years	
	Parapet - 16" - 30" Height	6	330	LF	7	10+ years	
	Roof - Modified Bitumen	6		SF	7		
		-	5,508			10+ years	
	Roof Structure - Steel / Metal Deck/	6	5,508	SF	7	10+ years	
	Concrete Topping						
/alls							
	Exterior Walls - Brick	Entire Building	17,798	SF	7	10+ years	
	Exterior Walls - Prefabricated Metal Panel	Entire Building	1,280	SF	7	10+ years	
	Wall	<u> </u>	,			•	
/indows							
				· ·			



Mark Sheridan Math & Science Academy

XIII S	Schools						533 W 27th STREET, Chicago, IL 60616
Catego	ry : Exterior		В	uilding	: Linked	d Addition	
_						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Clerestory - Glass Double-Pane	Entire Building	192	SF	7	10+ years	
	Lintels - Steel	Entire Building	106	LF	7	10+ years	
	Windows - Decorative	Entire Building	360	SF	7	10+ years	
Catego	ry : Electrical		В	uilding	: Linked	d Addition	
Proup	Itam Tuna	Location	Quantity	UOM	Donk	Recommend	Comments
Froup	Item - Type	Location	Quantity	UOW	Rank	Replacement	Comments
merger	ncy System Exit Signs - Corridors and Stairs	1st Floor	3	EA	7	10+ years	With internal batteries, LED
	Exit Signs - Comdors and Stairs Exit Signs - Gym	1st Floor	2	EA	7		2018 installation, LED, with internal
	,					10+ years	battery
	Emergency Battery Packs - Corridors and Stairs	1st Floor	5	EA	7	6-10 years	
	Emergency Battery Packs - Gym	1st Floor	2	EA	7	6-10 years	2018 installation
	Emergency A/C Power - Corridors and Stairs	1st Floor	1,087	SF	7	10+ years	
	Emergency A/C Power - Gym	1st Floor	3,671	SF	7	10+ years	2018 installation
	Security System - CCTV	Entire Building	8,956	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	8,956	SF	6	6-10 years	
Main Sei	rvice						
	PA System	1st Floor	8,956	SF	6	6-10 years	Connected to main
	Main Electrical Service - 2000 A 120/208/3PH	1st Floor	1	EA	7	10+ years	2018 installed, serves addition
atego	ry : Fire Protection		В	uilding	: Linked	d Addition	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ire Alar							
	Fire Alarm Strobe Lights	1st Floor	8,956	SF	7	10+ years	
	Fire Alarm_System	1st Floor	8,956	SF	7	10+ years	Serves addition
	Fire Pump Controller	1st Floor	1	EA	7	10+ years	
ump Ro	oom Assembly						
	Fire Pump - 25-50 hp	1st Floor	1	EA	7	10+ years	2018 installation, serves addition
	Jockey Pump	1st Floor	1	EA	7	10+ years	
prinkler	r System						
-	Sprinkler Heads	Entire Building	8,956	SF	7	10+ years	
	Sprinkler Piping	Entire Building	8,956	SF	7	10+ years	
	Wet Sprinkler System	Entire Building	8,956	SF	7	10+ years	2018 installation
	•	ŭ	,			,	



gory : Mechanical			Building : Linked Addition				
Location	Quantity	UOM	Rank	Recommend Replacement	Comments		
Roof	1	EA	7	10+ years	RTU 1, Serves gym in addition, 201 installation		
Roof	1	EA	7	10+ years	RTU 2, Serves area 120 hallway, serves addition		
1st Floor	1	EA	7	10+ years	Ceiling mounted		
1st Floor	3	EA	7	10+ years	2018 installation		
1st Floor	8,956	SF	7	10+ years	2018 installation, for unit heater and single zone RTUs		
1st Floor	3	EA	7	10+ years	G		
Entire Building	1	EA	7	10+ years	Elevator room		
Entire Building	2	EA	7	10+ years	2018 installation		
	Roof Roof 1st Floor 1st Floor 1st Floor 1st Floor Entire Building	Location Quantity Roof 1 Roof 1 1st Floor 1 1st Floor 3 1st Floor 8,956 1st Floor 3 Entire Building 1	Roof 1 EA Roof 1 EA Roof 1 EA 1st Floor 1 EA 1st Floor 3 EA 1st Floor 3 EA 1st Floor 3 EA	Location Quantity UOM Rank Roof 1 EA 7 Roof 1 EA 7 1st Floor 1 EA 7 1st Floor 3 EA 7 1st Floor 8,956 SF 7 1st Floor 3 EA 7 Entire Building 1 EA 7	Location Quantity UOM Rank Recommend Replacement Roof 1 EA 7 10+ years Roof 1 EA 7 10+ years 1st Floor 3 EA 7 10+ years 1st Floor 8,956 SF 7 10+ years 1st Floor 3 EA 7 10+ years Entire Building 1 EA 7 10+ years		

Category : Plumbing **Building: Linked Addition**

0	Name Tame	Landin	0	LIOM	D I-	Recommend	0
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wate	er e e e e e e e e e e e e e e e e e e						
	Gas Heater - Less than 150000 BTU/HR	1st Floor	2	EA	7	10+ years	2018 installation
Piping							
. 0	Domestic Piping-Cold Water Horizontal	1st Floor	8,956	SF	7	10+ years	
	Lines					•	
	Domestic Piping-Cold Water from Risers to	1st Floor	8,956	SF	7	10+ years	
	Fixtures						
	Domestic Piping-Hot Water Horizontal Lines	1st Floor	8,956	SF	7	10+ years	
	Domestic Piping-Hot Water Return Lines	1st Floor	8,956	SF	7	10+ years	
	Domestic Piping-Hot Water from Risers to	1st Floor	8,956	SF	7	10+ years	
	Fixtures						
	Sanitary Piping	1st Floor	8,956	SF	7	10+ years	
	Storm Piping	1st Floor	8,956	SF	7	10+ years	
	Vent Piping	1st Floor	8,956	SF	7	10+ years	
						*	
_Pumps							



Category : Plumbing Building : Linked Addition							
_						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Pumps - Sump-Simplex	1st Floor	1	EA	7	10+ years	Under elevator, 2018 installation
	Pumps - Domestic Booster Pump-Duplex	1st Floor	1	EA	7	10+ years	2018 installation, serves both
							buildings
•	_		_				
Catego	ry : Room		В	uilding	: Linked	d Addition	
Craun	Itam Tuna	Location	Quantitu	LIOM	Donk	Recommend	Comments
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Administ	rative Suites/Offices	1000	110	05			
	Ceiling - Lay-in	122D	118	SF	7	10+ years	
	Doors - Steel Doors incl hw	122D	1	EA	7	10+ years	
	Floor - Tile	122D	118	SF	7	10+ years	
	Lighting - Lay-in	122D	2	EA	7	6-10 years	
	Power Distribution	122D	10	EA	7	10+ years	
	Walls - Plaster/Drywall	122D	405	SF	7	10+ years	
_Gvmnas	a						
	Ceiling - Exposed	1st Floor	3,514	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	8	ĒΑ	7	10+ years	
	Floor - Sport Flooring	1st Floor	3,514	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	26	ĒΑ	7	6-10 years	
	Scoreboards	1st Floor	1	EA	7	6-10 years	
	Stage	1st Floor	328	SF	7	10+ years	
	Storage/ Closet	1st Floor	157	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	7,381	SF	7	10+ years	
Maahani	cal/ Service Rooms						
<u>iviectiani</u>	Mechanical/ Service Rooms	1st Floor	C4		7	40	
			64	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	147	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	207	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	203	SF	7	10+ years	
	Storage Room	1st Floor	100	SF	7	10+ years	
_Restroor	n						
	Accessories	1st Floor	72	SF	7	6-10 years	
	Ceiling - Lay-in	1st Floor	72	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	72	SF	7	10+ years	
	Floor Drain	1st Floor	1	EA	7	10+ years	
	Hand Dryer	1st Floor	1	EA	7	6-10 years	
	Lavatory	1st Floor	1	EA	7	10+ years	
	Lighting - Lay-in	1st Floor	2	EA	7	6-10 years	
	Walls - Tile Ceramic/ Porcelain	1st Floor	336	SF	7	10+ years	
	Water Closet	1st Floor	1	EA	7	10+ years	
			·			- ,	

Campus Name: Sheridan Page : 26 of 31 Assessment Date: 09/10/2020



Catego	ry : Room		В	uilding	: Linked	l Addition			
						Recommend			
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
	Accessories	1st Floor	175	SF	7	6-10 years			
	Ceiling - Plaster/Drywall	1st Floor	175	SF	7	10+ years			
	Floor - Tile Ceramic/ Porcelain	1st Floor	175	SF	7	10+ years			
	Floor Drain	1st Floor	1	EA	7	10+ years			
	Hand Dryer	1st Floor	2	EA	7	6-10 years			
	Lavatory	1st Floor	2	EA	7	10+ years			
	Lighting - Lay-in	1st Floor	5	EA	7	6-10 years			
	Partitions	1st Floor	1	EA	7	10+ years			
	Urinals	1st Floor	2	EA	7	10+ years			
	Walls - Tile Ceramic/ Porcelain	1st Floor	640	SF	7	10+ years			
	Water Closet	1st Floor	1	EA	7	10+ years			
	Accessories	1st Floor	217	SF	7	6-10 years			
	Ceiling - Plaster/Drywall	1st Floor	217	SF	7	10+ years			
	Floor - Tile Ceramic/ Porcelain	1st Floor	217	SF	7	10+ years			
	Floor Drain	1st Floor			7	10+ years			
	Hand Dryer	1st Floor				6-10 years			
	Lavatory	1st Floor				10+ years			
	Lighting - Lay-in	1st Floor				6-10 years			
	Partitions	1st Floor				10+ years			
	Walls - Tile Ceramic/ Porcelain	1st Floor				10+ years			
	Water Closet	1st Floor	4	EA		10+ years			
:ateno	ry : Classroom		R						
aicgo	i y . Olassi oom			unung	. LIIIKCC	Recommend			
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
_	om #120 (Regular Classroom)		•			•			
	Casework	1st Floor	5	ΙF	7	10+ years			
	Ceiling - Lay-in	1st Floor				10+ years			
		1st Floor				10+ years			
	Doors - Steel Doors InclinW		2 EA 7 6-10 2 EA 7 10+ 7 EA 7 6-10 4 EA 7 10+ 714 SF 7 10+ 4 EA 7 10+ Building: Linked Additi Recor Quantity UOM Rank Repla 5 LF 7 10+ 917 SF 7 10+ 1 EA 7 10+ 917 SF 7 10+ 12 EA 7 6-10 20 LF 7 6-10 152 SF 7 10+ 1,040 SF 7 10+ 1 EA 7 10+ 1 EA 7 10+ 1 EA 7 10+ 1 EA 7 10+	ioi youio					
	Doors - Steel Doors incl hw					10+ years			
	Floor - Tile	1st Floor	917	SF	7	10+ years			
	Floor - Tile Lighting - Lay-in	1st Floor 1st Floor	917 12	SF EA	7 7	6-10 years			
	Floor - Tile Lighting - Lay-in Marker Board	1st Floor 1st Floor 1st Floor	917 12 20	SF EA LF	7 7 7	6-10 years 6-10 years			
	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet	1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152	SF EA LF SF	7 7 7 7	6-10 years 6-10 years 10+ years			
	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152 1,040	SF EA LF SF SF	7 7 7 7 7	6-10 years 6-10 years 10+ years 10+ years			
	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet	1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152 1,040	SF EA LF SF SF	7 7 7 7 7	6-10 years 6-10 years 10+ years			
Satego	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152 1,040	SF EA LF SF SF EA	7 7 7 7 7	6-10 years 6-10 years 10+ years 10+ years 10+ years			
_	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall Work Sink ery: Interior	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152 1,040 1	SF EA LF SF SF EA	7 7 7 7 7 7	6-10 years 6-10 years 10+ years 10+ years 10+ years 10+ gears	Commonts		
roup	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall Work Sink ory: Interior Item - Type	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	917 12 20 152 1,040	SF EA LF SF SF EA	7 7 7 7 7	6-10 years 6-10 years 10+ years 10+ years 10+ years	Comments		
iroup	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall Work Sink ory: Interior Item - Type	1st Floor	917 12 20 152 1,040 1 B	SF EA LF SF EA uilding	7 7 7 7 7 7 : Linked	6-10 years 6-10 years 10+ years 10+ years 10+ years 10+ gears	Comments		
Catego Group Corridor	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall Work Sink ry: Interior Item - Type Ceiling - Lay-in	1st Floor	917 12 20 152 1,040 1 B Quantity	SF EA LF SF EA uilding UOM	7 7 7 7 7 7 : Linked Rank	6-10 years 6-10 years 10+ years 10+ years 10+ years 10+ years 1 Addition Recommend Replacement 10+ years	Comments		
roup	Floor - Tile Lighting - Lay-in Marker Board Storage/ Closet Walls - Plaster/Drywall Work Sink ory: Interior Item - Type	1st Floor	917 12 20 152 1,040 1 B	SF EA LF SF EA uilding	7 7 7 7 7 7 : Linked	6-10 years 6-10 years 10+ years 10+ years 10+ years 10+ gears	Comments		



Catego	ry : Interior		Building : Linked Addition					
Calego	ry . Interior							
Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments	
•	Floor - Tile/Sheet	1st Floor	1,087	SF	7	10+ years		
	Lighting - Lay-in	1st Floor	13	EA	7	6-10 years		
	Walls - Plaster/Drywall	1st Floor	1,927	SF	7	10+ years		
Safety								
•	Camera Viewing Station	1st Floor	1	EA	7	6-10 years		
	Security Cameras	1st Floor	1	EA	7	6-10 years		
	Security Cameras	1st Floor	7	EA	7	6-10 years		
Vertical	Conveyance							
	Elevator - Hydraulic Elevator	West	1	EA	7	10+ years		



Category : Site Building : Site

Galogo	Ty . Oile		Dulluling . One				
			0			Recommend	0
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Civil/Dra	inage						
	Civil/ Drainage - Catch Basin	Entire Site	10	EA	6	10+ years	
	Civil/ Drainage - Site Drain	Entire Site	1	EΑ	7	10+ years	
	Civil/ Drainage - Site Drain	Entire Site	1	EA	7	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	8	EA	7	10+ years	
	g		_		•	, , , , , , , , , , , , , , , , , , , ,	
Fencing							
ending	Fencing - Chain Link	Entire Site	739	LF	6	10 L VOORO	
		Entire Site	712	LF		10+ years	
	Fencing - New Standard Ornamental			LF LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	712		6	10+ years	
	Fencing - Old Standard Ornamental	Entire Site	1,575	LF	6	10+ years	
	Fencing - Old Standard Ornamental	Entire Site	25	LF	4	1-2 years	Concrete post has lots of cracking.
	Fencing - Old Standard Ornamental	Entire Site	25	LF	4	1-2 years	Concrete post has lots of cracking.
_Landsca	pe						
	Benches	Entire Site	6	EΑ	7	10+ years	
	Landscape - Grass	Entire Site	25,574	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	5,863	SF	6	10+ years	
	Parkway trees	Entire Site	21	EΑ	6	10+ years	
	Planting Beds/ Area	Entire Site	2,618	SF	6	10+ years	
	Trash Receptacles	Entire Site	4	ĒΑ	7	10+ years	
						, , , , , ,	
Parking	Lot						
Ū	Concrete Curbs	Entire Site	250	LF	7	10+ years	
	Interior Plantings	Entire Site	250	LF	7	10+ years	
	Surface - Asphalt	Entire Site	17,992	SF	7	10+ years	
	Surface - Concrete	Entire Site	1,800	SF	7	10+ years	
	Surface - Concrete	Entire Site	1,800	SF	7	10+ years	
	Trash Enclosure - Chain Links	Entire Site	900	SF	7	10+ years	
	Hash Enclosure - Chain Elliks	Little Site	900	SI	,	10+ years	
Playgrou	ind						
	Equipment - Pre K 3-5	South	1	EA	7	10+ years	
	Equipment - Pre K 3-5	South	1	EA	7	10+ years	
	Equipment - School Age 5-12	South	1	EA	7	10+ years	
	Surface - Poured Surface	South	3,250	SF	7	10+ years	
	Sunace - Foured Sullace	South	3,230	SF	,	IUT years	
_Sidewalk	(8						
Sidowalli	Sidewalks - Internal Walks	Entire Site	464	LF	7	10+ years	
	Sidewalks - Internal Walks	Entire Site	464	LF	7	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	9,349	SF	6	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	9,349 465	SF	4	0-1 year	Sidewalk is buckling because of tree
	Sidewalks - I chilletel Sidewalks	Little Oile	403	OI.	7	o-i yeai	Cidewalk is buckling because of field

Campus Name: Sheridan Page : 29 of 31 Assessment Date: 09/10/2020



Mark Sheridan Math & Science Academy

533 W 27th STREET, Chicago, IL 60616

Catego	ry : Site		Building : Site				
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Sidewalks - Perimeter Sidewalks	Entire Site	465	SF	4	0-1 year	roots Sidewalk is buckling because of tree roots
Signage							
0 0	Flag Pole - Flag Pole	Entire Site	1	EA	6	10+ years	
	Monument - Building Mounted Cut Letter Sign	Entire Site	2	EA	7	10+ years	Carved lime stone

¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it to CPS right away, and CPS facilities will address it immediately. As a result, no features should be ranked "1" in this report; by the time the report is compiled, they will have been resolved.

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").

Campus Name: Sheridan Page : 30 of 31 Assessment Date: 09/10/2020



Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Glazed Window Area	Operable Window Area	Window Stop	Smart- Board
Building : Main		,			\-\-				
Computer Lab	Computer Lab	Basement	008	800	834	50	22	N	N
Kindergarten	Regular Classroom	1st Floor	105	105	968	90	36	N	N
Kindergarten	Regular Classroom	1st Floor	107	107	968	100	42	N	N
Other Instructional Use	Multi Purpose Room	Basement	007	007	905	0	0	N	N
Regular Classroom	Regular Classroom	1st Floor	103	103	900	96	36	N	N
Regular Classroom	Regular Classroom	1st Floor	104	104	900	116	42	N	N
Regular Classroom	Regular Classroom	1st Floor	106	106	968	90	27	N	N
Regular Classroom	Regular Classroom	1st Floor	108	108	968	112	54	N	N
Regular Classroom	Regular Classroom	1st Floor	301	301	892	96	48	N	N
Regular Classroom	Regular Classroom	2nd Floor	201	201	892	96	48	N	N
Regular Classroom	Regular Classroom	2nd Floor	203	203	900	96	36	N	N
Regular Classroom	Regular Classroom	2nd Floor	204	201	900	116	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	206	206	968	90	27	N	N
Regular Classroom	Regular Classroom	2nd Floor	207	207	968	100	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	208	208	968	112	54	N	N
Regular Classroom	Regular Classroom	2nd Floor	209	209	936	116	57	N	N
Regular Classroom	Regular Classroom	3rd Floor	304	304	900	116	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	305	305	968	90	27	N	N
Regular Classroom	Regular Classroom	3rd Floor	306	306	968	90	27	N	N
Regular Classroom	Regular Classroom	3rd Floor	307	307	968	100	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	308	308	968	112	54	N	N
Regular Classroom	Regular Classroom	3rd Floor	309	309	1,152	116	57	N	N
Science	Regular Classroom	1st Floor	102	102	900	96	36	N	N
Science	Regular Classroom	2nd Floor	202	202	900	96	36	N	Υ
Store Room	Computer Lab	Basement	009	009	942	36	15	N	N

Building : Linked Addition								
Regular Classroom	Regular Classroom	1st Floor	120	120	1,069	228	30	