

Facility Assessment Report

This report contains a summary of the results from the facility assessment completed on the date noted in the document footer below. This report will roll-up each assessed item with identical rank and total the quantity into a single line, regardless of item location (for location data, see the detailed report) . 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	1927	2	61,518	\$3,349,410
Modular 1	0	1	4,900	\$164,650
Modular 2	0	1	4,900	\$151,356
SITE				\$173,157
Campus Total			71,318	\$3,838,572

Building: Main

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Entrance					
	Entrance Control - Audio and Video	2	EA	7	\$0
	Exterior Doors - Exterior Steel Door	20	EA	6	\$9,611
	Exterior Doors - Overhead Rolling/ Garage Door	1	EA	6	\$1,433
	Exterior Doors - Transom Lite	15	EA	6	\$4,700
	Exterior Stairs - Concrete	388	LF	6	\$31,726
	Exterior Stairs - Concrete	84	LF	7	\$0
	Exterior Stairs - Steel or Aluminum	32	LF	6	\$123
	Exterior Stairs - Stone	40	LF	6	\$4,519
	Exterior Stairs - Stone	8	LF	7	\$0
	Power Door Operator and Controls	1	EA	7	\$0
	Ramps - Concrete	110	LF	7	\$0
	Stair Handrail - Steel_Stair Handrail	190	LF	6	\$1,647
Fire Escape					
	Fire Escape	48	LF	6	\$30,324
Foundation					
	Foundation - Concrete	1,306	LF	7	\$0

Building: Main

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Foundation					
	Superstructure - Concrete	61,356	SF	7	\$0
Lighting					
	Exterior Lighting - Parapet or Roof Mounted	14	EA	7	\$0
	Exterior Lighting - Wall Mounted	6	EA	6	\$1,732
	Exterior Lighting - Wall Mounted	5	EA	7	\$0
Roof System					
	Chimney - Brick Chimney- Concrete/ Mortar Liner	45	LF	6	\$42,961
	Chimney - Metal Flue	10	LF	6	\$1,581
	Coping - Terra Cotta	271	LF	6	\$8,704
	Downspouts - Interior Downspouts	236	LF	6	\$7,843
	Parapet - 16" - 30" Height	101	LF	6	\$4,035
	Parapet - Parapet > 30"	170	LF	6	\$10,867
	Roof - Modified Bitumen	3,297	SF	6	\$31,023
	Roof Structure - Concrete	3,297	SF	7	\$0
Walls					
	Cornice - Terra Cotta	1,306	LF	7	\$0
	Exterior Walls - Brick	100	SF	5	\$2,381
	Exterior Walls - Brick	1,956	SF	6	\$17,761
	Exterior Walls - Brick	30,884	SF	7	\$0
	Exterior Walls - Stone-Cast	380	SF	7	\$0
	Exterior Walls - Terra Cotta	6,456	SF	6	\$43,391
Windows					
	Guard - Guards perforated	3,401	SF	7	\$0
	Lintels - Steel	22	LF	7	\$0
	Lintels - Terra Cotta	799	LF	7	\$0
	Skylite - Glass Double-Pane	40	SF	6	\$956
	Windows - Sash Aluminum	176	SF	7	\$0
	Windows - Sash Aluminum Double-pane	3,553	SF	5	\$191,393
	Windows - Sash Aluminum Double-pane	3,553	SF	7	\$0
	Windows - Wood- Single-pane	160	SF	5	\$5,745
Building Exterior Subtotal:					\$454,457

Building: Main

Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Automatic Transfer Switch	1	EA	4	\$8,200
	Emergency A/C Power - Auditorium and Aisle Lighting	3,043	SF	6	\$1,610
	Emergency A/C Power - Corridors and Stairs	13,134	SF	6	\$3,944
	Emergency A/C Power - Gym	4,229	SF	6	\$1,572
	Emergency Battery Packs - Corridors and Stairs	6	EA	4	\$3,473
	Exit Signs - Auditorium	4	EA	2	\$2,182
	Exit Signs - Corridors and Stairs	23	EA	2	\$12,546
	Exit Signs - Gym	2	EA	2	\$1,157
	Exit Signs - Lunchroom	2	EA	2	\$1,091
	Security System - CCTV	70,616	SF	7	\$0
	Security System - Intrusion Detection	70,616	SF	7	\$0
Main Service					
	Main Electrical Service - 1200 A 120/208/3PH	1	EA	4	\$39,073
	PA System	70,616	SF	6	\$23,226
Power Distribution					
	Lighting and Power Panels - 100 A	12	EA	6	\$3,589
	Lighting and Power Panels - 100 A	2	EA	7	\$0
	Main Distribution Panels - 400 - 600 amp	2	EA	4	\$27,388
Electrical System Subtotal:					\$129,052

Building: Main

Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Fire Alarm					
	Fire Alarm Panel	1	EA	4	\$49,477
	Fire Alarm Strobe Lights	61,356	SF	4	\$83,352
	Fire Alarm_System	70,616	SF	4	\$140,363
Safty System Subtotal:					\$273,192

Building: Main

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Air Handling Systems					
	Air Handling Unit- Built Up- Single Zone- Steam Coils - 4000 - 8000 cfm	1	EA	5	\$24,083
	Air Handling Unit- Built Up- Single Zone- Steam Coils - 8001 - 15000 cfm	1	EA	5	\$34,007
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	2	EA	5	\$132,876

Building: Main

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Air Handling Systems					
	Air Intake	4	EA	4	\$70,463
	Auxiliaries - 15001 - 25000 cfm	2	EA	4	\$72,840
	Auxiliaries - 4000 - 8000 cfm	1	EA	4	\$25,511
	Auxiliaries - 8001 - 15000 cfm	1	EA	4	\$29,763
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	400	LF	4	\$0
	Zone Dampers	25	EA	5	\$47,839
Boiler Systems					
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 76 - 100 HP	2	EA	4	\$25,756
	Chemical Feed System	1	EA	6	\$1,078
	Combustion Dampers	2	EA	5	\$5,104
	Condensate Pump	1	EA	6	\$2,021
	Feed Water Pumps and Tank	1	EA	4	\$92,964
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 76 - 100 HP	1	EA	4	\$41,843
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 76 - 100 HP	1	EA	5	\$9,533
	Piping - Condensate Pipe- Steel	500	LF	5	\$6,099
	Piping - Steam Pipe- Steel	500	LF	5	\$7,043
	Steam Traps	1	EA	5	\$1,315
Heating Devices					
	Fin Tube - Steam	101	LF	6	\$953
	Radiators - Steam	1	EA	4	\$3,657
	Radiators - Steam	16	EA	6	\$4,445
	Unit Heater - Electric	2	EA	4	\$4,002
	Unit Heater - Electric	2	EA	6	\$556
	Unit Heater - Gas	1	EA	5	\$1,527
	Unit Heater - Steam	3	EA	2	\$5,266
	Wall Heater - Electric	15	EA	5	\$8,049
Temperature Control					
	Pneumatic System	61,518	SF	5	\$212,009
	Thermostats - Pneumatic	2	EA	6	\$0
	Thermostats - Pneumatic	27	EA	7	\$0
Ventilation					
	Exhaust Fans- Indoor - 500 - 1500 CFM	1	EA	4	\$4,245
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	2	EA	6	\$1,185

Building: Main

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Mechanical System Subtotal:					\$876,030

Building: Main

Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Hot Water					
	Gas Heater - 150000 - 300000 BTU/HR	1	EA	6	\$310
	Hot Water Storage Tank_Gas - 201 - 500 Gallons	2	EA	4	\$26,540
Piping					
	Domestic Piping-Cold Water from Risers to Fixtures	61,518	SF	4	\$43,985
	Domestic Piping-Cold Water Horizontal Lines	61,518	SF	4	\$88,850
	Domestic Piping-Cold Water Risers	61,518	SF	4	\$49,264
	Domestic Piping-Hot Water from Risers to Fixtures	61,518	SF	4	\$33,429
	Domestic Piping-Hot Water Horizontal Lines	61,518	SF	4	\$79,174
	Domestic Piping-Hot Water Return Lines	61,518	SF	4	\$52,782
	Domestic Piping-Hot Water Return Risers	61,518	SF	4	\$29,910
	Sanitary Piping	61,518	SF	6	\$56,301
	Storm Piping	61,518	SF	6	\$53,662
	Vent Piping	61,518	SF	6	\$41,346
Pumps					
	Pumps - Sump-Duplex	1	EA	6	\$1,387
Plumbing System Subtotal:					\$556,941

Building: Main

Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Art Room (1 room)					
	Casework	20	LF	6	\$505
	Ceiling - Plaster/Drywall	552	SF	6	\$1,910
	Doors - Transom Window	9	SF	7	\$0
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Wood	552	SF	6	\$3,892
	Lighting - Pendent/Surface	10	EA	6	\$1,239
	Marker Board	8	LF	7	\$0
	Storage/ Closet	9	SF	6	\$65

Building: Main

Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Art Room (1 room)					
	Walls - Plaster/Drywall	1,174	SF	6	\$3,240
	Work Sink	1	EA	6	\$379
Computer Lab (1 room)					
	AC Units	2	EA	7	\$0
	Casework	9	LF	6	\$227
	Ceiling - Plaster/Drywall	718	SF	6	\$2,485
	Chalk Board	18	LF	4	\$1,653
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Wood	718	SF	6	\$5,062
	Lighting - Pendent/Surface	17	EA	6	\$2,106
	Marker Board	19	LF	7	\$0
	Walls - Plaster/Drywall	1,110	SF	6	\$3,063
	Wireless System	1	EA	7	\$0
Kindergarten (2 rooms)					
	Casework	23	LF	6	\$581
	Ceiling - Plaster/Drywall	1,708	SF	6	\$5,911
	Doors - Transom Window	18	SF	7	\$0
	Doors - Wood Doors inclu hw	2	EA	6	\$602
	Floor - Wood	1,708	SF	6	\$12,041
	Lighting - Pendent/Surface	29	EA	6	\$3,593
	Marker Board	16	LF	7	\$0
	Walls - Plaster/Drywall	2,834	SF	6	\$7,822
Regular Classroom (15 rooms)					
	AC Units	1	EA	7	\$0
	Casework	167	LF	6	\$4,217
	Ceiling - Plaster/Drywall	10,688	SF	6	\$36,987
	Chalk Board	2	LF	4	\$184
	Chalk Board	18	LF	5	\$942
	Doors - Transom Window	45	SF	6	\$762
	Doors - Transom Window	45	SF	7	\$0
	Doors - Wood Doors inclu hw	15	EA	6	\$4,515
	Floor - Wood	10,688	SF	6	\$75,349
	Lighting - Pendent/Surface	236	EA	6	\$29,239
	Lighting - Pendent/Surface	17	EA	7	\$0
	Marker Board	310	LF	7	\$0
	Walls - Plaster/Drywall	19,345	SF	6	\$53,390

Building: Main

Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Regular Classroom (15 rooms)					
Science Classroom (1 room)					
	Casework	9	LF	6	\$227
	Ceiling - Plaster/Drywall	718	SF	6	\$2,485
	Doors - Transom Window	9	SF	6	\$152
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Wood	718	SF	6	\$5,062
	Lighting - Pendent/Surface	17	EA	6	\$2,106
	Marker Board	26	LF	7	\$0
	Walls - Plaster/Drywall	1,334	SF	6	\$3,682

Classrooms Subtotal:

\$276,578

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Administrative Suites/Offices					
	AC Unit	2	EA	7	\$0
	Ceiling - Plaster/Drywall	802	SF	6	\$2,775
	Ceiling - Plaster/Drywall	700	SF	7	\$0
	Doors - Wood Doors inclu hw	7	EA	6	\$2,107
	Doors - Wood Doors inclu hw	1	EA	7	\$0
	Floor - Concrete	55	SF	6	\$29
	Floor - Terrazzo	213	SF	6	\$466
	Floor - Tile	137	SF	6	\$300
	Floor - Tile Ceramic/ Porcelain	310	SF	5	\$4,952
	Floor - Tile/Sheet	80	SF	6	\$80
	Floor - Wood	684	SF	6	\$4,822
	Floor - Wood	123	SF	7	\$0
	Lighting - Pendent/Surface	11	EA	6	\$1,363
	Lighting - Pendent/Surface	11	EA	7	\$0
	Power Distribution	22	EA	6	\$46,747
	Power Distribution	4	EA	7	\$0
	Storage/ Closet	156	SF	6	\$1,131
	Walls - Masonry	211	SF	5	\$8,720
	Walls - Plaster/Drywall	271	SF	5	\$2,054
	Walls - Plaster/Drywall	3,168	SF	6	\$8,743

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Administrative Suites/Offices					
	Walls - Plaster/Drywall	284	SF	7	\$0
Auditorium & Theater					
	Balcony Seating	106	EA	6	\$18,435
	Ceiling - Plaster/Drywall	2,534	SF	6	\$21,126
	Doors - Wood Doors inclu hw	7	EA	6	\$2,107
	Floor - Concrete Epoxy/ Painted	1,243	SF	6	\$658
	Floor - Tile/Sheet	2,108	SF	6	\$2,110
	Lighting - Pendent/Surface	14	EA	6	\$1,735
	Main Floor Seating	270	EA	6	\$46,957
	Stage	600	SF	6	\$3,466
	Stage Curtain	3	EA	6	\$0
	Stage-Stairs - Terrazzo	44	LF	6	\$337
	Storage/ Closet	99	SF	6	\$718
	Walls - Plaster/Drywall	5,291	SF	6	\$25,195
Gymnasia					
	Ceiling - Plaster/Drywall	2,800	SF	6	\$15,455
	Doors - Wood Doors inclu hw	4	EA	6	\$1,204
	Floor - Wood	2,800	SF	6	\$19,740
	Lighting - Pendent/Surface	8	EA	7	\$0
	Walls - Plaster/Drywall	3,527	SF	6	\$9,734
	Walls - Structural Glazed Tile	1,763	SF	6	\$5,546
Kitchen					
	AC Unit	1	EA	6	\$496
	Ceiling - Plaster/Drywall	531	SF	6	\$1,838
	Doors - Wood Doors inclu hw	2	EA	7	\$0
	Floor - Tile	531	SF	6	\$1,162
	Lighting - Pendent/Surface	2	EA	6	\$248
	Walls - Plaster/Drywall	1,106	SF	6	\$3,052
Library					
	Casework	78	LF	6	\$1,970
	Ceiling - Plaster/Drywall	711	SF	6	\$2,460
	Doors - Transom Window	9	SF	7	\$0
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Wood	711	SF	6	\$5,012
	Lighting - Pendent/Surface	12	EA	6	\$1,487

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Library					
	Walls - Plaster/Drywall	1,110	SF	6	\$3,063
Lunch & Multipurpose Room					
	Ceiling - Plaster/Drywall	470	SF	6	\$1,626
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Tile	470	SF	6	\$1,028
	Lighting - Pendent/Surface	10	EA	6	\$1,239
	Walls - Plaster/Drywall	867	SF	6	\$2,393
Mechanical/ Service Rooms					
	Boiler Room	2,879	SF	6	\$20,626
	Janitor's Closet	30	SF	6	\$215
Restroom					
	Accessories	2,451	SF	6	\$22,607
	Ceiling - Plaster/Drywall	2,385	SF	6	\$8,254
	Ceiling - Plaster/Drywall	28	SF	7	\$0
	Doors - Steel Doors incl hw	1	EA	7	\$0
	Doors - Wood Doors inclu hw	18	EA	6	\$5,418
	Doors - Wood Doors inclu hw	2	EA	7	\$0
	Floor - Concrete	16	SF	6	\$8
	Floor - Tile Ceramic/ Porcelain	140	SF	4	\$4,492
	Floor - Tile Ceramic/ Porcelain	267	SF	5	\$4,265
	Floor - Tile Ceramic/ Porcelain	2,005	SF	6	\$4,243
	Floor - Tile/Sheet	23	SF	6	\$23
	Floor Drain	8	EA	6	\$8,473
	Hand Dryer	2	EA	4	\$2,157
	Hand Dryer	2	EA	6	\$460
	Hand Dryer	4	EA	7	\$0
	Lavatory	17	EA	6	\$5,433
	Lavatory	4	EA	7	\$0
	Lighting - Pendent/Surface	37	EA	7	\$0
	Lighting - Wall Mounted	1	EA	6	\$124
	Partitions	19	EA	6	\$5,642
	Partitions	18	EA	7	\$0
	Urinals	16	EA	6	\$5,376
	Walls - Masonry	1,926	SF	5	\$79,596
	Walls - Masonry	858	SF	6	\$2,699
	Walls - Plaster/Drywall	3,455	SF	6	\$9,535

Building: Main

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Restroom					
	Walls - Plaster/Drywall	224	SF	7	\$0
	Walls - Tile	372	SF	7	\$0
	Water Closet	36	EA	6	\$12,095
	Water Closet	2	EA	7	\$0

Rooms (Other Than Classrooms) Subtotal:

\$488,231

Building: Main

Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Corridor					
	Ceiling - Plaster/Drywall	5,481	SF	6	\$33,938
	Ceiling - Plaster/Drywall	5,542	SF	7	\$0
	Doors - Wood Doors include hw	8	EA	6	\$2,408
	Drinking Fountains - Triple Fountain	2	EA	6	\$887
	Floor - Terrazzo	1,248	SF	5	\$46,972
	Floor - Terrazzo	554	SF	6	\$4,650
	Floor - Tile/Sheet	4,231	SF	5	\$18,998
	Floor - Tile/Sheet	4,988	SF	6	\$2,710
	Lighting - Pendent/Surface	48	EA	6	\$5,947
	Lighting - Pendent/Surface	44	EA	7	\$0
	Student Lockers - One Tier	481	EA	6	\$44,654
	Walls - Masonry	672	SF	5	\$27,772
	Walls - Plaster/Drywall	15,045	SF	6	\$66,694
Safety					
	Camera Viewing Station	6	EA	7	\$0
	Security Cameras	1	EA	7	\$0
Stairs					
	Ceiling - Plaster/Drywall	130	SF	5	\$1,911
	Ceiling - Plaster/Drywall	1,285	SF	6	\$9,408
	Floor - Terrazzo	586	SF	6	\$4,919
	Handrails	304	LF	6	\$2,634
	Lighting - Pendent/Surface	3	EA	5	\$548
	Lighting - Pendent/Surface	11	EA	7	\$0
	Stairs - Terrazzo	748	LF	6	\$6,942
	Walls - Plaster/Drywall	1,020	SF	5	\$4,810

Building: Main

Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Stairs					
	Walls - Plaster/Drywall	2,944	SF	6	\$8,125

Building Interior Subtotal: \$294,929

Total Building Cost \$3,349,410

Building: Modular 1

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Entrance					
	Exterior Doors - Exterior Steel Door	4	EA	6	\$1,922
	Exterior Stairs - Concrete	20	LF	7	\$0
	Stair Handrail - Steel_Stair Handrail	10	LF	6	\$87
Foundation					
	Foundation - Concrete	281	LF	7	\$0
	Superstructure - Slab on Grade	5,180	SF	7	\$0
Lighting					
	Exterior Lighting - Wall Mounted	8	EA	6	\$2,310
Roof System					
	Downspouts - Exterior Downspouts	48	LF	6	\$1,595
	Roof - Modified Bitumen	5,180	SF	6	\$48,741
	Roof Structure - Steel / Metal Deck/ Concrete Topping	5,180	SF	7	\$0
Walls					
	Exterior Walls - Concrete Block	562	SF	6	\$3,777
	Exterior Walls - Hardie Board	2,810	SF	6	\$0
Windows					
	Guard - Guards perforated	336	SF	6	\$4,291
	Windows - Sash Aluminum	336	SF	6	\$2,508

Building Exterior Subtotal: \$65,231

Building: Modular 1

Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Emergency Battery Packs - Corridors and Stairs	4	EA	6	\$810
	Emergency Battery Packs - Students Toilets	2	EA	6	\$405
	Exit Signs - Corridors and Stairs	2	EA	6	\$299
Main Service					
	Main Electrical Service - 800 A and 120/208/3PH	1	EA	6	\$3,570
Power Distribution					
	Main Distribution Panels - Less than 400 amp	2	EA	6	\$1,006
Electrical System Subtotal:					\$6,091

Building: Modular 1

Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Sprinkler System					
	Sprinkler Heads	5,180	SF	7	\$0
	Sprinkler Piping	5,180	SF	6	\$963
	Wet Sprinkler System	5,180	SF	6	\$1,333
Safty System Subtotal:					\$2,296

Building: Modular 1

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Temperature Control					
	Electric Controls	4,080	SF	6	\$0
	Electric Thermostat	2	EA	6	\$0
Unit Ventilation					
	Unit Ventilators - Vertical Package Electric Heat & Self Contained Cooling	2	EA	5	\$0
Ventilation					
	Exhaust Fans- Roof Mounted - Less than 500 CFM	5	EA	6	\$1,481
Mechanical System Subtotal:					\$1,481

Building: Modular 1

Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
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Building: Modular 1

Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Hot Water					
	Electric Heater - Less than 20 KW	1	EA	7	\$0
Piping					
	Domestic Piping-Cold Water Horizontal Lines	5,180	SF	6	\$1,259
	Domestic Piping-Hot Water Horizontal Lines	5,180	SF	6	\$963
	Domestic Piping-Hot Water Return Lines	5,180	SF	6	\$741
	Sanitary Piping	5,180	SF	6	\$4,741
	Storm Piping	5,180	SF	6	\$4,519
	Vent Piping	5,180	SF	6	\$3,481
Plumbing System Subtotal:					\$15,704

Building: Modular 1

Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Pre School (1 room)					
	Ceiling - Lay-in	813	SF	7	\$0
	Doors - Wood Doors inclu hw	1	EA	7	\$0
	Floor - Tile/Sheet	813	SF	4	\$7,859
	Lighting - Lay-in	16	EA	7	\$0
	Marker Board	10	LF	7	\$0
	Storage/ Closet	42	SF	7	\$0
	Walls - Vinyl Coated Gypsum Panel	806	SF	7	\$0
Regular Classroom (3 rooms)					
	Ceiling - Lay-in	2,437	SF	6	\$7,318
	Doors - Wood Doors inclu hw	3	EA	6	\$903
	Floor - Tile/Sheet	2,437	SF	4	\$23,558
	Lighting - Lay-in	48	EA	6	\$5,711
	Marker Board	32	LF	6	\$685
	Storage/ Closet	126	SF	6	\$914
	Walls - Vinyl Coated Gypsum Panel	2,415	SF	6	\$6,665
Classrooms Subtotal:					\$53,613

Building: Modular 1

Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Restroom					
	Accessories	156	SF	6	\$1,439
	Ceiling - Plaster/Drywall	334	SF	6	\$1,156
	Doors - Wood Doors inclu hw	2	EA	6	\$602
	Floor - Tile/Sheet	334	SF	7	\$0
	Floor Drain	2	EA	7	\$0
	Hand Dryer	2	EA	6	\$460
	Lavatory	4	EA	6	\$1,278
	Lighting - Pendent/Surface	4	EA	6	\$496
	Partitions	6	EA	6	\$1,782
	Urinals	2	EA	6	\$672
	Walls - Vinyl Coated Gypsum Panel	1,239	SF	6	\$3,420
	Water Closet	6	EA	6	\$2,016

Rooms (Other Than Classrooms) Subtotal: \$13,320

Building: Modular 1

Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Corridor					
	Ceiling - Lay-in	430	SF	6	\$1,291
	Floor - Tile/Sheet	430	SF	5	\$1,931
	Lighting - Lay-in	7	EA	6	\$833
	Walls - Vinyl Coated Gypsum Panel	1,036	SF	6	\$2,859

Building Interior Subtotal: \$6,914

Total Building Cost \$164,650

Building: Modular 2

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Entrance					
	Exterior Doors - Exterior Steel Door	4	EA	6	\$1,922
	Exterior Stairs - Concrete	28	LF	7	\$0
	Stair Handrail - Steel_Stair Handrail	10	LF	6	\$87
Foundation					
	Foundation - Concrete	254	LF	7	\$0
	Superstructure - Slab on Grade	4,080	SF	7	\$0

Building: Modular 2

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Foundation					
Lighting					
	Exterior Lighting - Wall Mounted	8	EA	6	\$2,310
Roof System					
	Downspouts - Exterior Downspouts	48	LF	6	\$1,595
	Roof - Modified Bitumen	4,080	SF	6	\$38,390
	Roof Structure - Steel / Metal Deck/ Concrete Topping	4,080	SF	7	\$0
Walls					
	Exterior Walls - Concrete Block	508	SF	6	\$3,414
	Exterior Walls - Hardie Board	200	SF	5	\$0
	Exterior Walls - Hardie Board	2,340	SF	6	\$0
Windows					
	Guard - Guards perforated	336	SF	6	\$4,291
	Windows - Sash Aluminum	336	SF	6	\$2,508
Building Exterior Subtotal:					\$54,517

Building: Modular 2

Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Emergency Battery Packs - Corridors and Stairs	4	EA	6	\$810
	Emergency Battery Packs - Students Toilets	2	EA	6	\$405
	Exit Signs - Corridors and Stairs	2	EA	6	\$299
Main Service					
	Main Electrical Service - 800 A and 120/208/3PH	1	EA	6	\$3,570
Power Distribution					
	Lighting and Power Panels - Above 100 A	2	EA	6	\$994
Electrical System Subtotal:					\$6,079

Building: Modular 2

Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
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Building: Modular 2

Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Sprinkler System					
	Sprinkler Heads	4,080	SF	7	\$0
	Sprinkler Piping	4,080	SF	6	\$758
	Wet Sprinkler System	4,080	SF	6	\$1,050
Safty System Subtotal:					\$1,809

Building: Modular 2

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Temperature Control					
	Electric Controls	4,080	SF	6	\$0
	Electric Thermostat	2	EA	6	\$0
Unit Ventilation					
	Unit Ventilators - Vertical Package Electric Heat & Self Contained Cooling	2	EA	5	\$0
Ventilation					
	Exhaust Fans- Roof Mounted - Less than 500 CFM	6	EA	6	\$1,777
Mechanical System Subtotal:					\$1,777

Building: Modular 2

Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Hot Water					
	Electric Heater - Less than 20 KW	1	EA	7	\$0
Piping					
	Domestic Piping-Cold Water Horizontal Lines	4,080	SF	6	\$992
	Domestic Piping-Hot Water Horizontal Lines	4,080	SF	6	\$758
	Domestic Piping-Hot Water Return Lines	4,080	SF	6	\$583
	Sanitary Piping	4,080	SF	6	\$3,734
	Storm Piping	4,080	SF	6	\$3,559
	Vent Piping	4,080	SF	6	\$2,742
Plumbing System Subtotal:					\$12,369

Building: Modular 2
Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Regular Classroom (4 rooms)					
	Ceiling - Lay-in	2,581	SF	6	\$7,751
	Doors - Wood Doors inclu hw	4	EA	6	\$1,204
	Doors - Wood Doors inclu hw	1	EA	7	\$0
	Floor - Tile/Sheet	2,581	SF	4	\$24,950
	Lighting - Lay-in	36	EA	6	\$4,283
	Lighting - Lay-in	12	EA	7	\$0
	Marker Board	46	LF	6	\$985
	Marker Board	12	LF	7	\$0
	Storage/ Closet	164	SF	6	\$1,189
	Walls - Vinyl Coated Gypsum Panel	2,848	SF	6	\$7,860

Classrooms Subtotal:
\$48,222
Building: Modular 2
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Restroom					
	Accessories	316	SF	6	\$2,915
	Ceiling - Plaster/Drywall	316	SF	6	\$1,094
	Doors - Wood Doors inclu hw	2	EA	6	\$602
	Floor - Tile/Sheet	316	SF	7	\$0
	Floor Drain	2	EA	6	\$2,118
	Hand Dryer	1	EA	6	\$230
	Lavatory	4	EA	6	\$1,278
	Lighting - Pendent/Surface	4	EA	6	\$496
	Partitions	8	EA	6	\$2,375
	Urinals	2	EA	6	\$672
	Walls - Vinyl Coated Gypsum Panel	1,203	SF	6	\$3,320
	Water Closet	6	EA	6	\$2,016

Rooms (Other Than Classrooms) Subtotal:
\$17,116
Building: Modular 2
Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
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Building: Modular 2

Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Corridor					
	Ceiling - Lay-in	557	SF	6	\$1,673
	Doors - Steel Doors incl hw	4	EA	6	\$1,204
	Floor - Tile/Sheet	557	SF	5	\$2,501
	Lighting - Lay-in	7	EA	6	\$833
	Walls - Vinyl Coated Gypsum Panel	1,180	SF	6	\$3,257
Building Interior Subtotal:					\$9,467

Total Building Cost

\$151,356

SITE

Category: Site

Group	Item - Type	Quantity	Unit	Rank	Cost
Athletic					
	Surface - Natural	13,965	SF	6	\$11,583
Civil/Drainage					
	Civil/ Drainage - Catch Basin	8	EA	7	\$0
	Civil/ Drainage - Site Manhole	12	EA	7	\$0
Fencing					
	Fencing - Chain Link	14	LF	4	\$1,285
	Fencing - Chain Link	190	LF	6	\$3,567
	Fencing - Chain Link	192	LF	7	\$0
	Fencing - New Standard Ornamental	8	LF	4	\$1,796
	Fencing - New Standard Ornamental	250	LF	5	\$35,600
	Fencing - New Standard Ornamental	1,025	LF	6	\$32,701
Landscape					
	Benches	23	EA	7	\$0
	Irrigation	39,270	SF	7	\$0
	Landscape - Grass	47,470	SF	7	\$0
	Landscape - Hardscape- Concrete	910	SF	6	\$5,531
	Landscape - Hardscape- Concrete	4,430	SF	7	\$0
	Parkway trees	38	EA	7	\$0
	Planting Beds/ Area	6,615	SF	7	\$0
	Play Area - Asphalt/ Hardscape	6,770	SF	6	\$18,878
	Play Area - Asphalt/ Hardscape	18,040	SF	7	\$0

SITE

Category: Site

Group	Item - Type	Quantity	Unit	Rank	Cost
Landscape					
	Retaining Wall - Concrete	435	SF	7	\$0
	Trash Receptacles	3	EA	7	\$0
	Walking Path - Crushed Stone	7,300	SF	6	\$15,450
Parking Lot					
	Concrete Curbs	3	LF	5	\$108
	Concrete Curbs	150	LF	6	\$2,265
	Concrete Curbs	145	LF	7	\$0
	Interior Plantings	4	LF	7	\$0
	Surface - Asphalt	300	SF	3	\$3,179
	Surface - Asphalt	4,125	SF	5	\$21,530
	Surface - Asphalt	5,320	SF	6	\$12,857
	Surface - Concrete	180	SF	5	\$2,296
	Surface - Concrete	2,755	SF	7	\$0
	Trash Enclosure - Chain Links	656	SF	7	\$0
	Vehicular Screening	260	LF	7	\$0
Playground					
	Equipment - School Age 5-12	1	EA	6	\$3,546
	Surface - Poured Surface	2,020	SF	7	\$0
Sidewalks					
	Sidewalks - Internal Walks	30	LF	6	\$360
	Sidewalks - Perimeter Sidewalks	240	SF	6	\$625
	Sidewalks - Perimeter Sidewalks	15,075	SF	7	\$0
Signage					
	Flag Pole - Building Mounted Flag Pole	1	EA	7	\$0
	Marquee - Free Standing Back Lighted	1	EA	7	\$0
Site Subtotal:					\$173,157
Total Site Cost					\$173,157
Campus Total ^{2 3}					\$3,838,572

¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it immediately to CPS, and CPS addresses it immediately. Thus, no features will be ranked “1” in this report; by the time the report is compiled, they have been resolved.

² As stated above, Total Assessed Campus Need does not include the addition of features not already in a particular facility, such as programmatic improvements, school-wide ADA compliance, air conditioning, space reconfiguration or construction to alleviate overcrowding; these items are treated as separate capital needs. The Total Assessed Campus Need includes current deficiencies and is based on current unit cost estimates; it does not reflect a complete project cost.

³ The overall condition of different items can change after an assessment date due to many variables, including newly occurring deficiencies, renovation or repairs and cost changes. These dollar figures in this report are estimates only and are based solely on the data that was collected as of the assessment date in the footer below.

Definitions

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

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Voice Outlets	Data Outlets	Elect. Outlets	Glazed Window Area	Operable Window Area	Noise Level	Window Stop	Power Strip	Smart-Board
Main														
Art Room	Regular Classroom	2nd Floor	215	213	561	0	0	3	49	24	40	N	Y	N
Computer Lab	Regular Classroom	2nd Floor	201	201	718	0	12	42	185	43	40	N	Y	Y
Kindergarten	Kindergarten	1st Floor	105	105	990	0	0	12	185	93	40	N	Y	Y
Kindergarten	Kindergarten	2nd Floor	107	107	718	0	0	12	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	1st Floor	106	106	718	0	0	1	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	108	108	718	0	1	3	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	109	109	718	0	0	4	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		110	110	718	0	0	6	185	85	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	112	112	718	0	7	14	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	203	203	718	0	0	3	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	204	204	718	0	0	2	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	205	205	718	0	0	16	170	85	50	N	Y	Y
Regular Classroom	Regular Classroom		206	206	718	0	0	3	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		207	207	718	0	0	2	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		208	208	718	1	1	5	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		209	209	718	0	1	6	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		210	210	718	0	1	6	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom		212	212	718	0	0	8	185	93	40	N	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	213	213	636	0	0	11	185	92	40	N	Y	N
Science Classroom	Regular Classroom		211	211	718	0	3	14	185	93	40	N	Y	Y

Modular 1														
Pre School	Regular Classroom		120	n/a	855	1	0	4	60	30	40	N	Y	N
Regular Classroom	Regular Classroom		114	n/a	855	1	1	6	60	30	40	N	Y	Y
Regular Classroom	Regular Classroom		116	n/a	855	1	1	8	60	30	40	N	Y	Y
Regular Classroom	Regular Classroom		118	n/a	853	1	1	8	60	30	40	N	Y	Y

Modular 2														
Regular Classroom	Regular Classroom		115	n/a	694	1	1	7	60	30	40	N	Y	Y
Regular Classroom	Regular Classroom		117	n/a	675	1	1	4	60	30	40	N	Y	Y
Regular Classroom	Regular Classroom		119	n/a	687	1	1	8	60	30	40	N	Y	Y
Regular Classroom	Regular Classroom		121		685	1	0	8	60	30	40	N	Y	Y