

**ILLINOIS DEPARTMENT OF PUBLIC HEALTH  
AHERA THREE YEAR REINSPECTION  
ASBESTOS PROGRAM  
SCHOOL INFORMATION FORM**

## **THREE-YEAR REINSPECTION**

Unit:  
Building ID:

IDPH ID Number:

### **REPORT DATE:**

Prepared for:  
**Chicago Public Schools**  
**42 W. Madison Street**  
**Chicago, IL 60602**

Prepared by:  
**Specialty Consulting, Inc.**

2942 W. Van Buren Street

Chicago, IL, 60612

Phone (312) 319-7575

Fax (312) 319-7580

**DO NOT REMOVE FROM SCHOOL  
REQUIRED BY FEDERAL LAW**

Mr. Eric Culbertson  
Asbestos Program  
Illinois Department of Public Health  
525 West Jefferson Street  
Springfield, Illinois 62761

Re: Chicago Public Schools - Three-Year Reinspections

Dear Mr. Culbertson:

Specialty Consulting, Inc., Managing Environmental Consultant (MEC), conducted the Three-Year Reinspections and performed management plan updates for the Chicago Public Schools (CPS) facilities in Region 1, 2 Elementary Schools. Please update your records with the following information.

School District: 299      Unit:      Region: 02      IDPH ID:

School:      Building ID:

Address:

Building Contact: Harrington, John      Contact Phone: 7737106464

Current Building Owners: Chicago Public Schools

Reinspection Date:

Review Date:

Inspector:      Inspector IDPH License:

Management Planner:      Management Planner IDPH License:

If you have any questions or comments, please contact us at (312) 319-7575

Sincerely,  
Specialty Consulting, Inc.

*J Harrington, CPHS*

## **Environmental Notification to Occupants**

To: Faculty, Staff and Parents  
From: Chicago Public Schools  
Date:

RE: , Unit

Dear Faculty, Staff and Parents,

This letter is to notify you that the asbestos three year re-inspection has been completed at , following the Federal Asbestos Hazard Emergency Response Act (AHERA), 40 CFR Part 763, Subpart E and is available for your review at the main office of the school.

Although asbestos-containing building materials have been identified at , there is no reason to believe that any threat to the health of students or staff exists at this time. CPS will continue to carefully monitor the condition of asbestos-containing building materials and if conditions warrant, all appropriate steps will be taken to maintain the health and safety of all building occupants.

If you have any questions regarding this matter or require additional information, please feel free to contact , the designated Local Education Authority's Designated Person at .

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## SCHOOL AND INSPECTION INFORMATION

## 1. School Information

School: Unit: Region: 02  
Address:  
IDPH ID: Building ID:  
Contact: Harrington, John Phone: 7737106464

## 2. Description of Facility

Original Construction: 1893 Additional Construction:  
Total Square Footage: 47500 No of Floors: 4  
Current Occupancy:

### 3. LEA Designated Person

Contact: **Address:** 42 West Madison Street  
Phone: Chicago, IL 60602

#### 4. Managing Environmental Consultant

MEC: Specialty Consulting, Inc.  
Contact: Jigar Shah  
Address 2942 W. Van Buren Street  
Chicago, IL, 60612  
Phone: (312) 319-7575 Fax: (312) 319-7580

## 5. Inspector

Inspector Name:

Signature:  
Date:

Inspector IDPH license #  
Reinspection Date:

## 6. Management Planner

Management Planner Name:

Tregaron. Chal.

Management Planner IDPH license #

Signature:  
Date:

**7. Review Date:**

#### 8. LEA Designated Person's Acknowledgement

The reinspection report and recommendations have been received by me and appropriate action will be taken by the School District.

Signature: Richard J. Schleyer

Eng. News-Rec.

Date: \_\_\_\_\_

1100

Building a

## **II. EXECUTIVE SUMMARY**

was retained by the Chicago Public Schools (CPS) to perform a three-year asbestos reinspection of the . This inspection was conducted in accordance with the United States Environmental Protection Agency (USEPA) Asbestos Hazard Emergency Response Act (AHERA) part 763.85 (b), and the ongoing Operations and Maintenance Program (O&M) originally designed in the School's Asbestos Management Plan. The purpose of this three-year reinspection is to record any condition changes in the asbestos-containing building material (ACBM) in the school since the previous three-year reinspection and the six-month periodic surveillance, to identify, assess, and include any Homogeneous Areas (HA) not identified in the Management Plan, and to recommend an appropriate response action to manage asbestos.

The inspector conducted a three-year reinspection of this facility under Illinois Department of Public Health (IDPH) school reinspection requirements and AHERA, sections 763.85 and 763.88. The main building and each addition to the main building, if constructed at different dates, were inspected separately. Laboratory accreditations are included in Appendix C, laboratory results are included in Appendix D, and chain of custody forms are included in Appendix E.

Note: During previous inspections, some of the HA(s) were identified together as 9" x 9" floor tile (FT), mastics assoc. with 9" x 9" FT, 12" x 12" FT, mastics assoc. with 12" x 12" FT, pipe insulation, etc. Some of these HA(s) have been re-identified by areas that are uniform in color, texture, construction date, application date, and general appearance.

The inspector has determined the following:

A. The following HAs have changed assessment categories for Building :

B. The following new homogenous areas have been identified for Building :

C. This reinspection covered only physically accessible and visible areas and materials that were identified in the LEA's management plan. The following materials were concealed and/or contained in areas that were inaccessible for sampling and have been classified as Assumed:

The following areas were deemed to be inaccessible:

Materials were also listed as "assumed" if they were in good condition and sampling was not conducted to avoid damage.

This reinspection was conducted by , IDPH License # . The Management Plan was updated by , IDPH License # . Inspector and Management Planner Licenses are included in Appendix B.

### **III. METHODOLOGY**

Tasks performed on-site included the following:

1. Review current management plan, identify HA(s) and extract appropriate information.
2. Examine and verify abatement records.
3. Touch and visually and physically reinspect and reassess the condition of all friable known or assumed ACBM.
4. Touch and visually and physically reinspect all non-friable known or assumed ACBM to determine whether these materials have become friable since the last inspection or periodic surveillance.
5. Identify any condition changes that may affect Hazard ranking of known ACBM or Assumed ACBM, as well as any HA(s) that have become friable since the last reinspection.
6. Collect bulk samples from each newly discovered friable HA or previously assumed and submit for laboratory analysis.
7. Tabulate reinspection findings and submit for management planner review and recommendations with appropriate response actions based on the AHERA Damage Category of the ACBM.
8. Submit reinspection findings and management planner recommendations to the LEA within thirty (30) days for inclusion into the management plan.

### **IV. ABATEMENT HISTORY**

The information collected from the existing management plan and inspection report(s) and from interviews with the school official revealed that the following asbestos abatement was conducted at the school since the previous Three year Reinspection.

Abatement Dates:

### **V. REASSESSMENTS AND RECOMMENDATIONS**

The reassessments and recommendations are summarized in Tables I and II on the following pages. Detailed Hazard Assessment Sheets and Drawings and Photos (if applicable) are included in Appendix A.

### **VI. CONCLUSIONS**

The Building Three-Year reinspection has been completed and response actions have been recommended for both friable and non-friable ACBM. A timely execution of the response actions recommended will enable the LEA and the Designated Person(s) to effectively manage the existing ACBM.

This three-year reinspection report should be inserted in the current Management plan at the CPS Central Office, and one (1) copy should be kept at the school for use when planning any renovation and/or demolition activities in areas where ACBM has been identified. Also, periodic surveillance documentation and any summary reports from any response actions that are executed at the school should be used to update the Management Plan.

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The reassessments and recommendations are summarized in Tables I and II on the following pages. Detailed Hazard Assessment Sheets and Drawings and Photos (if applicable) are included in Appendix A.

### **VI. CONCLUSIONS**

The Building Three-Year reinspection has been completed and response actions have been recommended for both friable and non-friable ACBM. A timely execution of the response actions recommended will enable the LEA and the Designated Person(s) to effectively manage the existing ACBM.

This three-year reinspection report should be inserted in the current Management plan at the CPS Central Office, and one (1) copy should be kept at the school for use when planning any renovation and/or demolition activities in areas where ACBM has been identified. Also, periodic surveillance documentation and any summary reports from any response actions that are executed at the school should be used to update the Management Plan.

### **III. METHODOLOGY**

Tasks performed on-site included the following:

1. Review current management plan, identify HA(s) and extract appropriate information.
2. Examine and verify abatement records.
3. Touch and visually and physically reinspect and reassess the condition of all friable known or assumed ACBM.
4. Touch and visually and physically reinspect all non-friable known or assumed ACBM to determine whether these materials have become friable since the last inspection or periodic surveillance.
5. Identify any condition changes that may affect Hazard ranking of known ACBM or Assumed ACBM, as well as any HA(s) that have become friable since the last reinspection.
6. Collect bulk samples from each newly discovered friable HA or previously assumed and submit for laboratory analysis.
7. Tabulate reinspection findings and submit for management planner review and recommendations with appropriate response actions based on the AHERA Damage Category of the ACBM.
8. Submit reinspection findings and management planner recommendations to the LEA within thirty (30) days for inclusion into the management plan.

### **IV. ABATEMENT HISTORY**

The information collected from the existing management plan and inspection report(s) and from interviews with the school official revealed that the following asbestos abatement was conducted at the school since the previous Three year Reinspection.

Abatement Dates:

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**Table I**  
**Inspector's Reinspection Findings**

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# Chicago Public Schools

**School** Drummond School **Unit** 23021 **Building ID** 3120  
**Address** 1845 W. Cortland Street **Region** 02

## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

### Inspector's Reinspection Findings Table 1

**Managing Environmental Consultant (MEC)** Specialty Consulting, Inc.

2942 W. Van Buren Street Chicago, IL, 60612

Phone: (312) 319-7575 Fax: (312) 319-7580

*Inspector's Comments are Summarized at the End of the Report*

HA No	Material Description	Material Quantity	Material Units	Material Location	Asbestos Type	Material Category	Friable	Damage Type	Damage Quantity	Damage Units	Change in Assessment Category	Damage Category	Damage Reason	Disturbance Potential
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# Chicago Public Schools

**School** Drummond School **Unit** 23021 **Building ID** 3120  
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## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

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Reinspection Date **4/29/2025**

Inspector Name **Esteban Nunez**

**100-112555/15/2026**

Inspector's IDPH License Number / Expiration Date

#### Inspector's Comments

<b>HA Number:</b>	<b>Inspector Comments:</b>
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**Table II**  
**Management Planner's Review**

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# Chicago Public Schools

**School** Drummond School

**Unit** 23021

**Building ID** 3120

**Address** 1845 W. Cortland Street

Chicago, IL, 60622

**Region** 02

## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

### Management Planner's Review Table II

**Managing Environmental Consultant (MEC)** Specialty Consulting, Inc.

2942 W. Van Buren Street  
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Phone: (312) 319-7575      Fax: (312) 319-7580

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HA Num	Material Description	Material Quantity	Material Units	Material Location	Asbestos Type	Material Category	Friable	Damage Quantity	Damage Units	Damage Category	Response
	9" x 9" Grey VFT - Not Observed (12" x 12" Brown VFT Observed in Cafeteria Store)	400	SF	Cafeteria Store Room (1st Floor) - 1891 Bldg. Not Observed	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	9" x 9" Grey VFT Mastic - Not Observed (12"x12" Beige VFT Observed in Cafeteria Store)	400	SF	Cafeteria Store Room (1st Floor) - 1891 Bldg. Not Observed	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" White VFT	2,000	SF	Room 100 and Wardrobe, Room 103 and Wardrobe, 106 Lunchroom, 2nd Floor Hall, Room 207 - 1891.	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" White VFT Mastic	2,000	SF	Room 100 and Wardrobe, Room 103 and Wardrobe, 106 Lunchroom, 2nd Floor Hall, - 1891 Bldg	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Blue Linoleum	600	SF	Room 001 ("Home Mech Room") - 1891 Bldg.	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Blue Linoleum Mastic	600	SF	Room 001 ("Home Mech Room") - 1891 Bldg.	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown Narrow Grain VFT Under HA-12 & HA-13 (2016)	650	SF	Room 107 and Wardrobe Closet, Ward. between 201 and 203 - 1891 Bldg Under HA-12 & HA-13 (2016)	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown Narrow Grain VFT Mastic Under HA-12 & HA-13 (2016)	650	SF	Room 107 and Wardrobe Closet, Ward. between 201 and 203 and Hall between 201 and 202 Under HA-12 & HA-13 (2016)	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Green VFT	4,600	SF	2nd Fl Hall, 2nd Fl Teachers Lounge, Rms 200, 201, 204, 205, 206, and 303 - 1891 Bldg. RM 205, 2nd floor hallway, and teacher's lounge	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Green VFT Mastic	4,600	SF	2nd Fl Hall, 2nd Fl Teachers Lounge, Rms 200, 201, 204, 205, 206, and 303 - 1891 Bldg.	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Beige VFT	36	SF	Room 104 and wardrobe - 1891 Bldg	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Beige VFT Mastic	36	SF	Room 104 and wardrobe - 1891 Bldg	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Black VFT - Abated			1st Floor Principals office - 1891 Bldg - Abated	Abated	MISC		0			
	12" x 12" Black VFT Mastic - Abated			1st Floor Principals office - 1891 Bldg - Abated	Abated	MISC		0			
	12" x 12" Brown Wide Grain VFT - Abated			1st Fl Hallway, Main Office Common	Abated	MISC		0			

# Chicago Public Schools

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				Area - 1891 Bldg. - Abated							
	12" x 12" Brown Wide Grain VFT Mastic - Abated			1st Fl Hallway, Main Office Common Area - 1891 Bldg. - Abated	Abated	MISC		0			
	12" x 12" Red/Brown VFT - Abated			Engineers, Room 107, and 103 Closet - 1891 Bldg. - Abated	Abated	MISC		0			
	12" x 12" Red/Brown VFT Mastic - Abated			Engineers, Room 107, and 103 Closet - 1891 Bldg. - Abated	Abated	MISC		0			
	9" x 9" Blue VFT - ABATED			Room 001 ("Home Mech Room") - 1891 Bldg. Material Location: Mechanical Room	Abated	MISC	No				
	9" x 9" Blue VFT Mastic			Room 001 ("Home Mech Room") - 1891 Bldg. Material Location: Mechanical Room	Abated	MISC	No				
	12" x 12" Grey/Blue/Red VFT	900	SF	Basement: Speech room, Parents room, Rm 007 & Ward - 1891 Bldg	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Grey/Blue/Red VFT Mastic	900	SF	Basement: Speech room, Parents room, Rm 007 & Ward - 1891 Bldg	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Hard Coat Plaster	78,000	SF	Throughout - 1891 Bldg	Assumed	SURFACE	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Ceiling Tile	3,600	SF	Third Floor Gym - 1891 Bldg	Assumed	MISC	Yes	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown and White VFT	6,000	SF	Room 101 and ward, Rooms 200, 206, 207, 300, 301, 305, 306, 307, 3rd Fl Corridor - 1891 Bldg. RMs 200, 207, 305, 307	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown and White VFT Mastic	6,000	SF	Room 101 and ward, Rooms 200, 206, 207, 300, 301, 305, 306, 307, 3rd Fl Corridor - 1891 Bldg (Not observed) RM 305, 307, 207, 200	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Cream VFT	1,540	SF	Room 306, Wardrobes on 3rd Floor Between: 300 and Gym, 301 and 303, 306 and Gym, 104 - 1891. Rm 306, Rm 200 Wardrobe	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Cream VFT Mastic	1,540	SF	Room 306, Wardrobes on 3rd Floor Between: 300 and Gym, RM 200 Wardrobe, 301 and 303, 306 and Gym, 104 - 1891 RM 306 (Not Observed)	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan

# Chicago Public Schools

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	12" x 12" Off Grey and White VFT	600	SF	Room 305 - 1891 Bldg	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Off Grey and White VFT Mastic	600	SF	Room 305 - 1891 Bldg	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown VFT	600	SF	(Not observed) Room 305 and 307 - 1891 Bldg	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Brown VFT Mastic	600	SF	(Not observed) Rooms 305 and 307 - 1891 Bldg	Chrysotile	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	White Troweled Plaster	500	SF	Basement Girl's Bathroom - 1891 Bldg	Assumed	SURFACE	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	2' x 4' White Ceiling Tile	900	SF	Room 204 - 1891 Bldg	Assumed	MISC	Yes	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Green Floor Tile	2,600	SF	1st Floor Hallway, RM 100, 101	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Green Floor Tile Mastic	2,600	SF	1st Floor Hallway RM 100, 101	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Gray with Black Specks Floor Tile	3,600	SF	Lunch Room & Store Room; 1st Floor Corridor; Rms 100, 101 & 102	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Gray with Black Specks Floor Tile Mastic	3,600	SF	Lunch Room & Store Room; 1st Floor Corridor; Rms 100, 101 & 102 (not observed)	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Off-white with Brown Specs Floor Tile	1,200	SF	2nd Floor Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" x 12" Off-white with Brown Specs Floor Tile Mastic	1,200	SF	2nd Floor Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Yellow VFT	50	SF	1st Floor Main Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Yellow VFT Mastic	50	SF	1st Floor Main Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Red VFT	25	SF	1st Floor Main Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Red VFT Mastic	25	SF	1st Floor Main Hallway	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Gray w/ Dark Gray Streaks VFT	1,400	SF	Room 101 Closet & #106 Lunchroom; #107 Main Office	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Gray w/ Dark Gray Streaks VFT Mastic	1,400	SF	Room 101 Closet & #106 Lunchroom; #107 Main Office	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" White w/ Blue Streaks VFT	1,150	SF	Room 106 Lunchroom and Room 103 Classroom	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" White w/ Blue Streaks VFT Mastic	1,150	SF	Room 106 Lunchroom and Room 103 Classroom	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Fire Brick - Kiln Oven	15	SF	Engineers Storage Closet Next to Engineer's Office	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Duct Vent Insulation (Abated)	0			Abated	TSI	Yes				
	Fire Rated Metal Clad Door	1	EA	Basement Play Room (#107 Formerly)	Assumed	MISC	No	0	EA	6 ACBM with the potential for damage	Follow O&M Plan

# Chicago Public Schools

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## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

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				- Exit Door							
	Boiler Rope Insulation	64	LF	Boiler #1 & #2 in Boiler room	Assumed	MISC	No	0	LF	6 ACBM with the potential for damage	Follow O&M Plan
	Carpet Mastic	1,400	SF	Library (Room 203)	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Yellow w/ Blue Specks VFT	1,000	SF	Room 207	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12" X 12" Yellow w/ Blue Specks VFT Mastic	1,000	SF	Room 207	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Brown Speckled VFT	850	SF	Room 102, Basement Storage Room, Basement Office	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Brown Speckled VFT Mastic	850	SF	Room 102, Basement Storage Room, Basement Office	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Speckled VFT	1,750	SF	Main Office, Room 107 & Wardrobe	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Speckled VFT & Mastic	1,750	SF	Main Office, Room 107 & Wardrobe	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" White w/ Blue Specs Replacement VFT	34	SF	Rooms 301, 204 and 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" White w/ Blue Specs VFT Mastic	34	SF	Rooms 301, 204 and 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Yellow Replacement VFT	84	SF	Rooms 301 and 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Yellow Replacement VFT Mastic	84	SF	Rooms 301 and 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Gray w/ Black Dots Replacement VFT	22	SF	3rd Floor Corridor, Room 204	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Gray w/ Black Dots Replacement VFT Mastic	22	SF	3rd Floor Corridor, Room 204	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Orange Replacement VFT	14	SF	3rd Floor Corridor and Room 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Orange Replacement VFT Mastic	14	SF	3rd Floor Corridor and Room 201	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Yellow w/ Blue Specs Replacement VFT	6	SF	Room 200	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Yellow w/ Blue Specs Replacement VFT Mastic	6	SF	Room 200		MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Replacement VFT	33	SF	Rooms 301, 204 and 200	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Replacement VFT Mastic	33	SF	Rooms 301, 204 and 200	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Gray w/ Specs Replacement VFT	40	SF	Rooms 204, 201, and 200	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Gray w/ Specs Replacement VFT Mastic	40	SF	Rooms 204, 201, and 200	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Replacement VFT	90	SF	Room 102	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Green Replacement VFT Mastic	90	SF	Room 102	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Red Replacement VFT	20	SF	Rooms 200, 201, and 102	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Red Replacement VFT Mastic	20	SF	Rooms 201, 200 and 102	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Beige & Tan Specks Replacement VFT	45	SF	2nd Floor Corridor, Rooms 102 and 104	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Beige & Tan Specks Replacement VFT	45	SF	2nd Floor Corridor, Rooms 102 and 104	Assumed	MISC	Yes	0	SF	6 ACBM with the potential for damage	Follow O&M Plan

# Chicago Public Schools

**School** Drummond School

**Unit** 23021

**Building ID** 3120

**Address** 1845 W. Cortland Street

Chicago, IL, 60622

**Region** 02

## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

### Management Planner's Review Table II

**Managing Environmental Consultant (MEC)** Specialty Consulting, Inc.

2942 W. Van Buren Street  
Chicago, IL, 60612

Phone: (312) 319-7575      Fax: (312) 319-7580

### Management Planner's Comments Summarized at the End of the Report

HA Num	Material Description	Material Quantity	Material Units	Material Location	Asbestos Type	Material Category	Friable	Damage Quantity	Damage Units	Damage Category	Response
	Mastic			104							
	12"x12" Blue Replacement VFT	280	SF	3rd Floor Corridor, Rooms 201, 102, 001, and 1st Floor Corridor	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	12"x12" Blue Replacement VFT Mastic	280	SF	3rd Floor Corridor, Rooms 201, 102, 001, and 1st Floor Corridor	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Light Gray Wood-like Vinyl Flooring	1,055	SF	Rooms 305, 307 and 205	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Light Gray wood-like Vinyl Flooring Mastic	1,055	SF	Rooms 305, 307 and 205	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Gray wood-like Vinyl Flooring	150	SF	Rooms 305, 305 Ward, 307, and 307 Ward	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Gray wood-like Vinyl Flooring Mastic	150	SF	Rooms 305, 305 Ward, 307, and 307 Ward	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Blue Wood-like Vinyl Flooring	275	SF	Rooms 305 and 307	Assumed	MISC	No	0	SF	5 ACBM with potential for significant damage	Follow O&M Plan
	Blue Wood-like Vinyl Flooring Mastic	275	SF	Rooms 305 and 307	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	Carpet Mastic	250	SF	Teacher's Lounge	Assumed	MISC	No	0	SF	6 ACBM with the potential for damage	Follow O&M Plan
	1' x 1' White Replacement Ceiling Tile	6	SF	Gym	Assumed	MISC	Yes	0	SF	6 ACBM with the potential for damage	Follow O&M Plan

# Chicago Public Schools

**School** Drummond School

**Unit** 23021

**Building ID** 3120

**Address** 1845 W. Cortland Street

Chicago, IL, 60622

**Region** 02

## ASBESTOS REINSPECTION FINDINGS AND RECOMMENDATIONS

### Management Planner's Review Table II

**Managing Environmental Consultant (MEC)** Specialty Consulting, Inc.

2942 W. Van Buren Street  
Chicago, IL, 60612

Phone: (312) 319-7575      Fax: (312) 319-7580

***Management Planner's Comments Summarized at the End of the Report***

Review Date	05/20/2025
Manager Planner Name	Jigar Shah
100-07342	5/15/2026
Manager IDPH License No/Expiration	

HA Number	Management Comments
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## APPENDIX A

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### Assessment Sheets, Drawings and Photos

# Chicago Public Schools

Specialty Consulting, Inc.  
2025 AHERA REINSPECTION

## Inspector Assessment Form (REASSESSMENT)

LEA NAME: **Chicago Public Schools** UNIT NUMBER:  BUIDLING ID:   
CITY/STATE: **Chicago, Illinois** AHERA INSPECTOR:   
SCHOOL NAME:  INSPECTION DATE:   
ADDRESS:  IDPH LICENSE NO:

---

## INFORMATION FROM PREVIOUS INSPECTION

HOMOGENEOUS AREA:

MATERIAL DESCRIPTION:

HISTORICAL AHERA DAMAGE CATEGORY **ACBM with the potential for damage**

HISTORICAL DAMAGE REASON:

HISTORICAL RESPONSE ACTION: **Follow O&M Plan**

ASBESTOS TYPE:  FRIABLE:

---

## RESULTS OF REINSPECTION AND REASSESSMENT

This homogeneous area was reinspected and reassessed in accordance with Section 763.85 and 763.88 of AHERA and it's condition HAS NOT CHANGED when compared to the conditions of the last AHERA reinspection.

The current AHERA DAMAGE CATEGORY is determined to be . **ACBM with the potential for damage**

DAMAGE REASON:

DISTURBANCE POTENTIAL:

MATERIAL LOCATION:

MATERIAL QUANTITY:  MATERIAL UNITS:

DAMAGE QUANTITY:  DAMAGE UNITS:

COMMENTS:

Inspector's Signature:



Date: **04/29/2025**

# Chicago Public Schools

Specialty Consulting, Inc.  
**2025 AHERA REINSPECTION**

## Management Planner Review Form

LEA NAME: **Chicago Public Schools** UNIT NUMBER:  BUIDLING ID:

CITY/STATE: **Chicago, Illinois** MANAGEMENT PLANNER:

SCHOOL NAME:  REVIEW DATE:

ADDRESS:  IDPH LICENSE NO:

---

HOMOGENEOUS AREA:

MATERIAL DESCRIPTION:

MATERIAL LOCATION:

MATERIAL QUANTITY:  MATERIAL UNITS:

DAMAGE QUANTITY:  DAMAGE UNITS:

---

In accordance with Sections 763.88 and 763.90 of the Asbestos Hazard Emergency Response Act (AHERA) the LEA must select a management planner to review the results of the inspection and assessment and recommend appropriate response actions. The original inspection of the above identified homogeneous area has been reviewed in accordance with Sections 763.88 and 763.90 with the following recommendations.

The RESPONSE ACTION recommendation is:

### **Follow O&M Plan**

Comments:

Management Planner's Signature: *Troyanov, Shah.*

Date: **05/20/2025**

# Chicago Public Schools

Specialty Consulting, Inc.  
2025 AHERA REINSPECTION

## Inspector Assessment Form (New Homogeneous Area)

LEA NAME: **Chicago Public Schools** UNIT NUMBER:  BUIDLING ID:   
CITY/STATE: **Chicago, Illinois** AHERA INSPECTOR:   
SCHOOL NAME:  INSPECTION DATE:   
ADDRESS:  IDPH LICENSE NO:

---

## INFORMATION FROM CURRENT INSPECTION

HOMOGENEOUS AREA:

MATERIAL DESCRIPTION:

MATERIAL LOCATION:

MATERIAL QUANTITY:

MATERIAL UNITS:

MATERIAL CATEGORY:

FRIABLE:

ASBESTOS TYPE:

CONDITION:

**No Damage**

AHERA DAMAGE CATEGORY: **ACBM with the potential for damage**

ACCESSIBILITY:

**Within Reach**

DAMAGE REASON:

DAMAGE REASON:

DAMAGE REASON:

DAMAGE UNITS:

DAMAGE QUANTITY:

COMMENTS:

Inspector's Signature:



Date: **04/29/2025**

# Chicago Public Schools

Specialty Consulting, Inc.  
2025 AHERA REINSPECTION

## Management Planner Review Form

LEA NAME: **Chicago Public Schools** UNIT NUMBER:  BUIDLING ID:

CITY/STATE: **Chicago, Illinois** MANAGEMENT PLANNER:

SCHOOL NAME:  REVIEW DATE:

ADDRESS:  IDPH LICENSE NO:

HOMOGENEOUS AREA:

MATERIAL DESCRIPTION:

MATERIAL LOCATION:

MATERIAL QUANTITY:  MATERIAL UNITS:

DAMAGE QUANTITY:  DAMAGE UNITS:

---

In accordance with Sections 763.88 and 763.90 of the Asbestos Hazard Emergency Response Act (AHERA) the LEA must select a management planner to review the results of the inspection and assessment and recommend appropriate response actions. The original inspection of the above identified homogeneous area has been reviewed in accordance with Sections 763.88 and 763.90 with the following recommendations.

The RESPONSE ACTION recommendation is:

**Follow O&M Plan**

COMMENTS:

Management Planner's Signature: *Troyanov, Chal.*

Date: **05/20/2025**

## APPENDIX B

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### Inspector and Management Planner Licenses



































































































































































































































































































































































## APPENDIX C

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### **Laboratory Accreditations**

## APPENDIX D

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### Laboratory Results

## APPENDIX E

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### Chain of Custody Forms

## Three-Year Reinspection Key to Terms

	CODE	KEY
<b>MATERIAL</b>	ACBM	Asbestos Containing Building Materials
<b>MATERIAL CATEGORY</b>	MISC	Miscellaneous
	SURF	Surfacing
	TSI	Thermal System Insulation
<b>MATERIAL UNITS</b>	LF	Linear Feet
	SF	Square Feet
	CF	Cubic Feet
<b>DAMAGE TYPE</b>	Loc	Localized
	Dist	Distributed