

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 condition¹. 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	1891	2	16,300
Addition 1	1937	2	17,400
Addition 2	2019	2	20,000
Campus Total			53,700

Category : Exterior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	A3 - Northeast	1	EA	7	10+ years	
	Exterior Doors - Side lite	A3 - Northeast	1	EA	7	10+ years	
	Exterior Doors - Transom Lite	A3 - Northeast	1	EA	5	10+ years	
	Exterior Stairs - Concrete	A3 - Northeast	12	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	A4 - Southeast	1	EA	7	10+ years	
	Exterior Doors - Side lite	A4 - Southeast	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	A4 - Southeast	1	EA	7	10+ years	
	Exterior Stairs - Concrete	A4 - Southeast	12	LF	5	0-1 year	Cracked
	Exterior Doors - Exterior Steel Door	A5 - South	1	EA	7	10+ years	Repaired.
	Exterior Doors - Side lite	A5 - South	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	Fire Escape	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	Fire Escape	1	EA	6	10+ years	
	Exterior Stairs - Concrete	Fire Escape	3	LF	6	10+ years	
Fire Escape							
	Fire Escape	South Façade	120	LF	6	6-10 years	
Foundation							
	Foundation - Masonry	Entire Building	472	LF	7	10+ years	
	Superstructure - Heavy Timber	Entire Building	14,789	SF	7	10+ years	

Category : Exterior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Lighting</u>							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	4	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	4	EA	6	6-10 years	
<u>Roof System</u>							
	Chimney - Brick Chimney- Concrete/ Mortar Liner	A - Main	50	LF	6	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	A - Main	11	LF	5	2-5 years	
	Downspouts - Exterior Downspouts	A - Main	153	LF	6	6-10 years	
	Roof - Asphalt Shingle	A - Main	4,752	SF	2	0-1 year	Water Damage in turret reported by Site Engineer as repaired roof, waiting to have ceilings/walls repaired.
	Roof Structure - Heavy Timber	A - Main	4,752	SF	7	10+ years	
	Downspouts - Exterior Downspouts	B - Lower Roofs	41	LF	6	6-10 years	
	Roof - Asphalt Shingle	B - Lower Roofs	2,190	SF	4	0-1 year	Structural failure as Roof is dipping/wavering/bowing at Structural support
	Roof - Modified Bitumen	B - Lower Roofs	110	SF	4	0-1 year	Old, bubbling, cracking, and worn.
	Roof Structure - Heavy Timber	B - Lower Roofs	2,300	SF	6	10+ years	
<u>Walls</u>							
	Cheek-Wall - Concrete	Entire Building	144	SF	7	10+ years	Cheeks are actually located at Addition 1!
	Cornice - Masonry Projecting Limestone	Entire Building	644	LF	7	10+ years	
	Cornice - Metal Projecting	Entire Building	100	LF	6	10+ years	
	Exterior Walls - Brick	Entire Building	11,425	SF	6	10+ years	Open mortar Joints
	Exterior Walls - Brick	Entire Building	20	SF	5	2-5 years	Open mortar joints
	Exterior Walls - Terra Cotta	Entire Building	490	SF	7	10+ years	
<u>Windows</u>							
	Curtain wall - Louver	Entire Building	70	SF	6	6-10 years	
	Guard - Guards perforated	Entire Building	729	SF	7	10+ years	
	Lintels - Brick	Entire Building	70	LF	7	10+ years	
	Lintels - Steel	Entire Building	33	LF	7	10+ years	
	Lintels - Terra Cotta	Entire Building	272	LF	7	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,524	SF	6	6-10 years	

Category : Electrical

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							

Category : Electrical

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exit Signs - Corridors and Stairs	Entire Building	4	EA	4	0-1 year	Older signs, lighting dimmed on some, some hard to read.
	Exit Signs - Multipurpose Room	Entire Building	1	EA	6	6-10 years	With battery. Lighting dimmed.
	Emergency Battery Packs - Corridors and Stairs	Entire Building	4	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	16,300	SF	6	6-10 years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	1,792	SF	6	10+ years	Building has EM panel
	Emergency A/C Power - Multipurpose Room	Entire Building	1,401	SF	6	10+ years	

Main Service

	PA System	Entire Building	16,300	SF	5	6-10 years	Connected to other buildings on campus
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Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	2	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	7	10+ years	

Category : Fire Protection

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Fire Alarm Panel	Entire Building	1	EA	7	10+ years	Serves main, addition 1, addition 2, installed during 2019 addition 2 construction
	Fire Alarm Strobe Lights	Entire Building	16,300	SF	6	10+ years	
	Fire Alarm_System	Entire Building	16,300	SF	7	10+ years	Connected to addition 2

Sprinkler System

	Sprinkler Heads	Entire Building	16,300	SF	7	10+ years	Inspected by fire marshal, functional, approved. A few sprinkler heads were replaced
	Sprinkler Piping	Entire Building	16,300	SF	6	10+ years	
	Wet Sprinkler System	Entire Building	16,300	SF	6	10+ years	Connected to addition 2, pump in addition 2

Category : Mechanical

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Boiler Auxiliary- Scotch Marine- Steam Low	Basement	2	EA	6	6-10 years	

Boiler Systems

Category : Mechanical

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Pressure Boiler - Less than 50 HP						
	Chemical Feed System	Basement	1	EA	6	6-10 years	
	Combustion Dampers	Basement	2	EA	6	10+ years	
	Feed Water Pumps and Tank	Basement	1	EA	5	6-10 years	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - Less than 50 HP	Basement	2	EA	6	6-10 years	Serves main and addition 1 buildings
	Piping - Condensate Pipe- Steel	Basement	400	LF	5	6-10 years	
	Piping - Steam Pipe- Steel	Basement	400	LF	5	6-10 years	
	Steam Traps	Basement	44	EA	5	6-10 years	

Heating Devices

	Wall Heater - Electric	Basement	5	EA	5	2-5 years	Older, functional
	Unit Heater - Gas	Basement	1	EA	5	6-10 years	
	Unit Heater - Steam	Basement	3	EA	5	2-5 years	Older, functional, recently serviced
	Radiators - Steam	Entire Building	9	EA	5	6-10 years	Paint required.
	Radiators - Steam	Entire Building	2	EA	4	2-5 years	Not painted, signs of corrosion, difficult to control temperature

Temperature Control

	DDC System	Entire Building	16,300	SF	7	10+ years	Serves all buildings, installed during 2019 addition 2 construction, networked
	Electric Thermostat	Entire Building	4	EA	5	6-10 years	Serve unit heaters
	Thermostats - DDC	Entire Building	8	EA	7	10+ years	2019 installation

Unit Ventilation

	Unit Ventilators- Floor Mounted- Steam Heating Coils Only	Entire Building	8	EA	7	10+ years	Serve main, installed during 2019 addition construction
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Ventilation

	Exhaust Fans- Roof Mounted - Less than 500 CFM	Roof	1	EA	5	6-10 years	
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Category : Plumbing

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Hot Water</u>							
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	6	6-10 years	Serves main and addition 1 buildings
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation

Category : Plumbing

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Domestic Piping-Hot Water Return Risers	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation. Leaks occasionally repaired
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	16,300	SF	4	2-5 years	Older pipes, mostly 1891 installation. There are a few pipe clamps
	Sanitary Piping	Entire Building	16,300	SF	6	6-10 years	
	Storm Piping	Entire Building	16,300	SF	6	6-10 years	
	Vent Piping	Entire Building	16,300	SF	6	6-10 years	

Category : Room

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	1.5 Business Manager	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1.5 Business Manager	213	SF	6	10+ years	
	Doors - Side-lite	1.5 Business Manager	45	SF	6	10+ years	
	Doors - Transom Window	1.5 Business Manager	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1.5 Business Manager	1	EA	6	10+ years	
	Floor - Tile	1.5 Business Manager	213	SF	6	10+ years	
	Lighting - Pendent/Surface	1.5 Business Manager	2	EA	6	6-10 years	
	Power Distribution	1.5 Business Manager	4	EA	6	10+ years	
	Walls - Plaster/Drywall	1.5 Business Manager	613	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Bsmt Engineers Office	739	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Bsmt Engineers Office	2	EA	6	10+ years	
	Floor - Tile	Bsmt Engineers Office	734	SF	7	10+ years	
	Floor - Tile	Bsmt Engineers Office	5	SF	4	0-1 year	Broken tiles
	Lighting - Pendent/Surface	Bsmt Engineers Office	9	EA	6	6-10 years	
	Power Distribution	Bsmt Engineers Office	22	EA	7	6-10 years	
	Storage/ Closet	Bsmt Engineers Office	80	SF	7	10+ years	
	Walls - Masonry	Bsmt Engineers Office	1,100	SF	6	10+ years	
	Walls - Masonry	Bsmt Engineers Office	39	SF	5	0-1 year	Cracking and chipping on lower portion of wall.
	Work Slnk	Bsmt Engineers Office	1	EA	7	10+ years	
	Ceiling - Plaster/Drywall	Staff Lounge in Basement	691	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Staff Lounge in Basement	10	SF	4	0-1 year	Plaster is falling and damaged from water leak
	Doors - Wood Doors inclu hw	Staff Lounge in Basement	1	EA	7	10+ years	
	Floor - Tile	Staff Lounge in Basement	701	SF	6	10+ years	
	Lighting - Pendent/Surface	Staff Lounge in Basement	10	EA	6	6-10 years	
	Power Distribution	Staff Lounge in Basement	6	EA	7	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	Staff Lounge in Basement	940	SF	6	10+ years	
	Walls - Plaster/Drywall	Staff Lounge in Basement	10	SF	4	0-1 year	Hole in wall from water damage.
	Work Slnk	Staff Lounge in Basement	1	EA	7	10+ years	

Locker/Shower Room

	Accessories	Basement staff locker room	250	SF	5	6-10 years	
	Ceiling - Plaster/Drywall	Basement staff locker room	250	SF	6	10+ years	
	Doors - Steel Doors incl hw	Basement staff locker room	1	EA	6	10+ years	
	Floor - Tile/Sheet	Basement staff locker room	243	SF	7	10+ years	
	Floor - Tile/Sheet	Basement staff locker room	7	SF	4	0-1 year	Damaged tile.
	Lavatory	Basement staff locker room	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Basement staff locker room	3	EA	7	6-10 years	
	Student Lockers - One Tier	Basement staff locker room	5	EA	7	10+ years	
	Walls - Plaster/Drywall	Basement staff locker room	630	SF	5	0-1 year	Water damage and paint needed.
	Water Closet	Basement staff locker room	1	EA	7	10+ years	

Mechanical/ Service Rooms

	Air Tunnel	Basement	500	SF	7	10+ years	
	Boiler Room	Basement	1,058	SF	7	10+ years	
	Coal Room	Basement	246	SF	7	10+ years	
	Crawl Space - Unfinished	Basement	1,000	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	500	SF	7	10+ years	
	Storage Room	Basement	15	SF	7	10+ years	
	Storage Room	Basement	15	SF	7	10+ years	
	Storage Room	Basement	719	SF	7	10+ years	
	Storage Room	Basement	81	SF	5	0-1 year	Plaster falling to the floor
	Storage Room	Basement	256	SF	5	0-1 year	Plaster deteriorating
	Vaults	Basement	200	SF	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #105 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	24	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	750	SF	6	10+ years	
	Doors - Transom Window	1st Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	740	SF	6	10+ years	
	Floor - Tile	1st Floor	10	SF	4	0-1 year	Broken tiles
	Lighting - Pendent/Surface	1st Floor	12	EA	6	6-10 years	
	Marker Board	1st Floor	32	LF	6	6-10 years	
	Storage/ Closet	1st Floor	156	SF	7	10+ years	

Category : Classroom

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	1st Floor	238	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	711	SF	6	10+ years	
Classroom #106 (Office)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	24	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	750	SF	6	10+ years	
	Chalk Board	1st Floor	16	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	32	LF	6	6-10 years	
	Storage/ Closet	1st Floor	156	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	949	SF	7	10+ years	
Classroom #107 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	72	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	750	SF	6	10+ years	
	Doors - Transom Window	1st Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	21	EA	6	6-10 years	
	Marker Board	1st Floor	16	LF	6	6-10 years	
	Storage/ Closet	1st Floor	143	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	711	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	237	SF	7	10+ years	
Classroom #108 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	38	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	750	SF	6	10+ years	
	Doors - Transom Window	1st Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	745	SF	6	10+ years	
	Floor - Tile	1st Floor	5	SF	4	0-1 year	Broken tiles
	Lighting - Pendent/Surface	1st Floor	12	EA	6	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Storage/ Closet	1st Floor	148	SF	5	10+ years	Water damage to ceiling.
	Walls - Plaster/Drywall	1st Floor	711	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	238	SF	7	10+ years	

Category : Classroom

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #205 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	30	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	750	SF	6	10+ years	
	Chalk Board	2nd Floor	16	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	750	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	949	SF	6	10+ years	
<u>Classroom #206 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	30	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	750	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	156	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	238	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	711	SF	6	10+ years	
<u>Classroom #207 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	22	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	750	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	143	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	175	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	774	SF	6	10+ years	
<u>Classroom #208 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	750	SF	6	10+ years	
	Chalk Board	2nd Floor	16	LF	4	2-5 years	

Category : Classroom

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	18	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	143	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	238	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	711	SF	6	10+ years	

Classroom #8 (Other Instructional Use)

	Ceiling - Plaster/Drywall	Basement	718	SF	6	10+ years	
	Chalk Board	Basement	30	LF	4	2-5 years	
	Doors - Wood Doors inclu hw	Basement	1	EA	7	10+ years	
	Floor - Tile	Basement	698	SF	7	10+ years	
	Floor - Tile	Basement	20	SF	4	0-1 year	Missing tiles
	Lighting - Pendent/Surface	Basement	10	EA	7	6-10 years	
	Walls - Plaster/Drywall	Basement	620	SF	7	10+ years	

Category : Interior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Corridor</u>							
	Ceiling - Plaster/Drywall	1st Floor	434	SF	7	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	429	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	5	SF	4	0-1 year	Broken tiles
	Lighting - Pendent/Surface	1st Floor	4	EA	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	848	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	594	SF	6	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	594	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	3	EA	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	986	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Basement	434	SF	7	10+ years	
	Floor - Asphalt Floor	Basement	434	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	4	EA	6	6-10 years	
	Walls - Masonry	Basement	836	SF	6	10+ years	
	Walls - Masonry	Basement	50	SF	4	0-1 year	Broken and missing plaster

Stairs

	Ceiling - Plaster/Drywall	East	248	SF	6	10+ years	
	Floor - Terrazzo	East	248	SF	6	10+ years	
	Handrails	East	126	LF	7	10+ years	

Category : Interior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	East	4	EA	6	6-10 years	
	Stairs - Terrazzo	East	165	LF	6	10+ years	
	Walls - Plaster/Drywall	East	724	SF	6	10+ years	
	Ceiling - Plaster/Drywall	West	242	SF	6	10+ years	
	Floor - Terrazzo	West	122	SF	6	10+ years	
	Floor - Tile	West	97	SF	6	10+ years	
	Floor - Tile	West	25	SF	4	0-1 year	Damaged tile at level one
	Handrails	West	128	LF	7	10+ years	
	Lighting - Pendent/Surface	West	4	EA	6	6-10 years	
	Stairs - Terrazzo	West	165	LF	6	10+ years	
	Walls - Plaster/Drywall	West	748	SF	6	10+ years	

Category : Exterior

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Entrance Control - Audio and Video	A1 - Main North	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	A1 - Main North	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	A1 - Main North	1	EA	6	6-10 years	
	Exterior Stairs - Concrete	A1 - Main North	72	LF	6	10+ years	
	Stair Handrail - Steel_Stair Handrail	A1 - Main North	42	LF	6	6-10 years	
	Exterior Doors - Exterior Steel Door	A2 - North	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	A2 - North	1	EA	6	6-10 years	
	Exterior Stairs - Concrete	A2 - North	240	LF	6	10+ years	
	Entrance Control - Audio and Video	A6 - South	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	A6 - South	1	EA	5	0-1 year	Discolored/Weathered - paint/Refinish. Rust/Corrosion at Frame
	Exterior Doors - Side lite	A6 - South	2	EA	5	0-1 year	Rust/Corrosion at Side light Frames - Wood frame/Brick Mould needs paint/weather protected
	Exterior Doors - Transom Lite	A6 - South	1	EA	6	6-10 years	
Foundation							
	Foundation - Concrete	Entire Building	426	LF	7	10+ years	
	Superstructure - Concrete	Entire Building	14,789	SF	7	10+ years	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	6	EA	6	6-10 years	
Roof System							
	Access Ladder - Metal	C - North	2	EA	7	10+ years	
	Access Ladder - Wood	C - North	1	EA	5	1-2 years	
	Coping - Stone	C - North	171	LF	6	10+ years	
	Downspouts - Interior Downspouts	C - North	17	LF	7	10+ years	
	Parapet - Parapet < 16" Height	C - North	171	LF	6	10+ years	
	Roof - Modified Bitumen	C - North	2,821	SF	7	10+ years	
	Roof Hatch - Metal	C - North	1	EA	3	1-2 years	Functions/unused - Site Engineer calls unit access "unsafe/unused"
	Roof Structure - Steel with Clay Tile Arch	C - North	2,821	SF	7	10+ years	
	Access Ladder - Metal	D - East lower	1	EA	3	1-2 years	Ladder functions/unused - has handrails
	Coping - Stone	D - East lower	232	LF	6	10+ years	
	Downspouts - Interior Downspouts	D - East lower	68	LF	7	10+ years	
	Parapet - Parapet < 16" Height	D - East lower	172	LF	6	10+ years	
	Parapet - Parapet > 30"	D - East lower	60	LF	6	10+ years	
	Roof - Metal	D - East lower	191	SF	6	10+ years	

Category : Exterior

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Roof - Modified Bitumen	D - East lower	6,127	SF	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	D - East lower	6,318	SF	7	10+ years	
Walls							
	Cheek-Wall - Stone	Entire Building	144	SF	7	10+ years	Cheek walls located on Addition 1 Two photos provided for gymnasium wall - the damage for this has been included in the gymnasium already.
	Exterior Walls - Brick	Entire Building	13,208	SF	6	10+ years	
	Exterior Walls - Stone-Cut	Entire Building	1,213	SF	7	10+ years	
Windows							
	Curtain wall - Louver	Entire Building	3	SF	6	6-10 years	
	Guard - Guards perforated	Entire Building	1,160	SF	6	6-10 years	
	Lintels - Steel	Entire Building	193	LF	7	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,155	SF	6	6-10 years	

Category : Electrical

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Automatic Transfer Switch	Electrical Room	1	EA	4	2-5 years	Older, corroded, not reliable
	Exit Signs - Corridors and Stairs	Entire Building	9	EA	6	6-10 years	Recently upgraded
	Exit Signs - Corridors and Stairs	Entire Building	1	EA	4	0-1 year	Lettering worn, hard to read.
	Exit Signs - Gym	Entire Building	2	EA	6	6-10 years	Recently upgraded
	Emergency Battery Packs - Corridors and Stairs	Entire Building	10	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	3	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	17,400	SF	5	6-10 years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	3,597	SF	6	6-10 years	
	Emergency A/C Power - Gym	Entire Building	2,407	SF	6	6-10 years	
Main Service							
	PA System	Basement	17,400	SF	6	6-10 years	Connected to other campus buildings
	Main Electrical Service - 800 A and 120/208/3PH	Basement	1	EA	6	6-10 years	Serves addition 1 and main buildings
	Independent Electrical Service for emergency power	Entire Building	1	EA	6	6-10 years	Serves addition 1 and main buildings, deteriorated but functional ATS
Power Distribution							
	Lighting and Power Panels - 100 A	Entire Building	2	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	4	0-1 year	Corroded.

Category : Electrical

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting and Power Panels - 100 A	Entire Building	1	EA	4	0-1 year	Deteriorated, corroded, EM panel
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	7	10+ years	

Category : Fire Protection

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Panel	Basement	1	EA	7	10+ years	2019 installations,
	Fire Alarm Strobe Lights	Basement	17,400	SF	7	10+ years	
	Fire Alarm_System	Basement	17,400	SF	7	10+ years	Upgraded in 2019, with construction of addition 2

Category : Mechanical

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Handling Systems</u>							
	Indoor Return Fans- Centrifugal Inline - 5000 - 10000 CFM	Attic	1	EA	6	6-10 years	Serves large AHU 1 air handler
	Air Handling Unit- Built Up- Single Zone w/ Air Tunnel- Steam Coils - 8001 - 15000 cfm	Basement	1	EA	4	2-5 years	Older, corroded, AHU 1
	Air Intake	Basement	1	EA	6	10+ years	
	Auxiliaries - 8001 - 15000 cfm	Basement	1	EA	4	2-5 years	Older, corroded
	Reheat Boxes - Reheat Boxes with Steam Coil	Basement	3	EA	6	10+ years	In tunnel
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Basement	100	LF	6	10+ years	
	Zone Dampers	Basement	8	EA	6	10+ years	In tunnel
	Air Handling Unit- Package Single Zone- Indoor- Steam Coils - Less than 4000 cfm	Mezzanine	2	EA	6	10+ years	Serves gym, located in mezzanine, in gym area, 2019 installation
	Air Intake	Mezzanine	2	EA	6	10+ years	Serve gym area

Boiler Systems

	Condensate Pump	Entire Building	1	EA	7	10+ years	Recently replaced
	Piping - Condensate Pipe- Steel	Entire Building	300	LF	5	6-10 years	
	Piping - Steam Pipe- Steel	Entire Building	300	LF	5	6-10 years	
	Steam Traps	Entire Building	45	EA	6	6-10 years	

Heating Devices

	Fin Tube - Steam	1st Floor	8	LF	5	6-10 years	
	Cabinet Heaters - With Steam Coil	1st Floor	3	EA	6	10+ years	
	Radiators - Steam	Entire Building	12	EA	5	6-10 years	Paint required.
	Radiators - Steam	Entire Building	3	EA	4	2-5 years	Deteriorated, difficult to control

Category : Mechanical

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Wall Heater - Electric	Entire Building	6	EA	6	10+ years	temperature
	Wall Heater - Electric	Entire Building	4	EA	5	6-10 years	
<u>Temperature Control</u>							
	DDC System	Entire Building	17,400	SF	7	10+ years	Installed during addition 2 construction, 2019, serves main, addition 1, addition 2, networked Serve 8 zone dampers and 2 single zones AHUs
	Thermostats - DDC	Entire Building	10	EA	7	10+ years	
<u>Ventilation</u>							
	Exhaust Fans- Indoor - 500 - 1500 CFM	Roof	1	EA	6	10+ years	Previously not assessed, centrifugal style
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Roof	2	EA	5	10+ years	

Category : Plumbing

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	17,400	SF	4	2-5 years	Leaks occasionally repaired. Pipes have pipe clamps
	Domestic Piping-Hot Water Return Risers	Entire Building	17,400	SF	4	2-5 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	17,400	SF	4	2-5 years	Older, with pipe clamps
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	17,400	SF	4	2-5 years	1937 installation, leaks occasionally repaired. Pipes have pipe clamps
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	17,400	SF	4	2-5 years	Older, with pipe clamps
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	17,400	SF	4	2-5 years	Leaks occasionally repaired. Pipes have pipe clamps
	Sanitary Piping	Entire Building	17,400	SF	5	6-10 years	
	Storm Piping	Entire Building	17,400	SF	5	6-10 years	
	Vent Piping	Entire Building	17,400	SF	5	6-10 years	
<u>Pumps</u>							
	Pumps - Sump-Duplex	Mechanical Room	1	EA	5	6-10 years	

Category : Room

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	Main Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Main Office	369	SF	7	10+ years	
	Doors - Transom Window	Main Office	7	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Main Office	1	EA	6	10+ years	
	Floor - Carpet	Main Office	369	SF	6	6-10 years	
	Lighting - Pendent/Surface	Main Office	6	EA	6	6-10 years	
	Power Distribution	Main Office	6	EA	7	10+ years	
	Storage/ Closet	Main Office	48	SF	7	10+ years	
	Walls - Plaster/Drywall	Main Office	924	SF	7	10+ years	
	Work Slnk	Main Office	1	EA	7	10+ years	
	AC Unit	Principals Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Principals Office	86	SF	7	10+ years	
	Doors - Transom Window	Principals Office	7	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Principals Office	1	EA	6	10+ years	
	Floor - Carpet	Principals Office	86	SF	6	6-10 years	
	Lighting - Pendent/Surface	Principals Office	2	EA	6	6-10 years	
	Power Distribution	Principals Office	10	EA	7	6-10 years	
	Walls - Plaster/Drywall	Principals Office	348	SF	7	10+ years	
<u>Gymnasias</u>							
	Ceiling - Plaster/Drywall	1st Floor	2,407	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	4	EA	6	10+ years	
	Floor - Wood	1st Floor	2,407	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	6	EA	6	6-10 years	
	Lighting - Metal Halide/Sodium Vapor	1st Floor	15	EA	6	6-10 years	
	Storage/ Closet	1st Floor	125	SF	7	10+ years	
	Walls - Masonry	1st Floor	3,800	SF	6	10+ years	
	Walls - Masonry	1st Floor	200	SF	5	0-1 year	Cracking.
<u>MDF_IDF</u>							
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Finishes	1st Floor	125	SF	5	6-10 years	
	Other Cooling Unit	1st Floor	1	EA	7	6-10 years	
<u>Mechanical/ Service Rooms</u>							
	Janitor's Closet	1st Floor	9	SF	5	10+ years	Damage to wall.
	Janitor's Closet	2nd Floor	10	SF	5	10+ years	Water damage on walls.
<u>Restroom</u>							
	Accessories	1st Floor	243	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	243	SF	6	10+ years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	1st Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	4	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	195	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	48	SF	4	0-1 year	Broken tiles
	Floor Drain	1st Floor	1	EA	7	10+ years	
	Lavatory	1st Floor	2	EA	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	3	EA	6	6-10 years	
	Partitions	1st Floor	2	EA	7	10+ years	
	Urinals	1st Floor	6	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	78	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	694	SF	6	10+ years	
	Water Closet	1st Floor	2	EA	7	10+ years	
	Accessories	1st Floor	280	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	280	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	4	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	280	SF	6	10+ years	
	Floor Drain	1st Floor	1	EA	7	10+ years	
	Lavatory	1st Floor	2	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	4	EA	6	6-10 years	
	Partitions	1st Floor	7	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	86	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	708	SF	6	10+ years	
	Water Closet	1st Floor	7	EA	7	10+ years	
	Accessories	2nd Floor Girl's Restroom	266	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor Girl's Restroom	166	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor Girl's Restroom	100	SF	5	0-1 year	Water damage.
	Doors - Wood Doors inclu hw	2nd Floor Girl's Restroom	4	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Girl's Restroom	266	SF	6	10+ years	
	Floor Drain	2nd Floor Girl's Restroom	1	EA	7	10+ years	
	Lavatory	2nd Floor Girl's Restroom	2	EA	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor Girl's Restroom	4	EA	6	6-10 years	
	Partitions	2nd Floor Girl's Restroom	7	EA	5	10+ years	
	Walls - Plaster/Drywall	2nd Floor Girl's Restroom	313	SF	6	10+ years	
	Walls - Tile Ceramic/ Porcelain	2nd Floor Girl's Restroom	313	SF	6	10+ years	
	Water Closet	2nd Floor Girl's Restroom	7	EA	6	10+ years	
	Accessories	Gym Vestibule - Men's	60	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Gym Vestibule - Men's	60	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Gym Vestibule - Men's	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	Gym Vestibule - Men's	60	SF	6	10+ years	
	Lavatory	Gym Vestibule - Men's	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Gym Vestibule - Men's	1	EA	6	6-10 years	
	Partitions	Gym Vestibule - Men's	1	EA	5	0-1 year	Broken door
	Urinals	Gym Vestibule - Men's	1	EA	6	10+ years	

Category : Room

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	Gym Vestibule - Men's	264	SF	6	10+ years	
	Water Closet	Gym Vestibule - Men's	1	EA	7	10+ years	
	Accessories	Gym Vestibule - Women's	60	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Gym Vestibule - Women's	60	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Gym Vestibule - Women's	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	Gym Vestibule - Women's	60	SF	6	10+ years	
	Lavatory	Gym Vestibule - Women's	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Gym Vestibule - Women's	1	EA	6	6-10 years	
	Partitions	Gym Vestibule - Women's	1	EA	5	0-1 year	Missing door
	Walls - Plaster/Drywall	Gym Vestibule - Women's	264	SF	5	0-1 year	Paint peeling and water damage around water closet.
	Water Closet	Gym Vestibule - Women's	1	EA	7	10+ years	
	Accessories	In 104	20	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In 104	20	SF	6	10+ years	
	Doors - Wood Doors inclu hw	In 104	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	In 104	20	SF	6	10+ years	
	Lighting - Pendent/Surface	In 104	2	EA	6	6-10 years	
	Walls - Plaster/Drywall	In 104	80	SF	6	10+ years	
	Water Closet	In 104	1	EA	7	10+ years	
	Accessories	Main Office	48	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Main Office	48	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Main Office	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	Main Office	48	SF	7	10+ years	
	Lavatory	Main Office	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Main Office	1	EA	6	6-10 years	
	Lighting - Wall Mounted	Main Office	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	Main Office	308	SF	7	10+ years	
	Water Closet	Main Office	1	EA	7	10+ years	

Category : Classroom

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #102 (Regular Classroom)</u>							
	AC Units	1st Floor	2	EA	7	6-10 years	
	Casework	1st Floor	15	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	690	SF	6	10+ years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	690	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	16	EA	6	6-10 years	
	Marker Board	1st Floor	10	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,199	SF	6	10+ years	

Classroom #104 (Regular Classroom)

Category : Classroom
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	AC Units	1st Floor	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	845	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Carpet	1st Floor	422	SF	4	0-1 year	Carpet is torn
	Floor - Tile	1st Floor	423	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	16	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Storage/ Closet	1st Floor	68	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,424	SF	7	10+ years	
	Work Sink	1st Floor	1	EA	7	10+ years	

Classroom #201 (Regular Classroom)

	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	690	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	897	SF	6	10+ years	

Classroom #202 (Regular Classroom)

	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	10	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	10+ years	
	Chalk Board	2nd Floor	16	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	690	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	897	SF	6	10+ years	

Classroom #203 (Regular Classroom)

	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	10	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	10+ years	
	Chalk Board	2nd Floor	16	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	690	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	

Category : Classroom

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	895	SF	6	10+ years	

Classroom #204 (Regular Classroom)

	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	690	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	690	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	897	SF	6	10+ years	

Category : Interior

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Corridor</u>							
	Ceiling - Plaster/Drywall	1st Floor	1,827	SF	6	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	1,777	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	50	SF	4	0-1 year	Cracked tiles
	Lighting - Pendent/Surface	1st Floor	18	EA	6	6-10 years	
	Stairs - Concrete Stairs	1st Floor	28	LF	7	10+ years	
	Student Lockers - One Tier	1st Floor	63	EA	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,622	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	1,622	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,548	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	24	SF	6	10+ years	
	Doors - Wood Doors include hw	2nd Floor	2	EA	6	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,548	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	6	6-10 years	
	Student Lockers - One Tier	2nd Floor	65	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,420	SF	6	10+ years	
	Walls - Structural Glazed Tile	2nd Floor	1,420	SF	6	10+ years	

Safety

	Camera Viewing Station	1st Floor	1	EA	7	6-10 years	
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Stairs

	Ceiling - Plaster/Drywall	North	248	SF	6	10+ years	
	Floor - Terrazzo	North	112	SF	6	10+ years	

Category : Interior

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Handrails	North	54	LF	7	10+ years	
	Lighting - Pendent/Surface	North	4	EA	6	6-10 years	
	Stairs - Terrazzo	North	125	LF	6	10+ years	
	Walls - Plaster/Drywall	North	252	SF	6	10+ years	
	Walls - Plaster/Drywall	North	152	SF	6	10+ years	
	Walls - Structural Glazed Tile	North	168	SF	6	10+ years	
	Walls - Structural Glazed Tile	North	100	SF	6	10+ years	
	Ceiling - Plaster/Drywall	South	111	SF	6	10+ years	
	Floor - Terrazzo	South	111	SF	7	10+ years	
	Handrails	South	54	LF	7	10+ years	
	Lighting - Pendent/Surface	South	4	EA	6	6-10 years	
	Stairs - Terrazzo	South	128	LF	7	10+ years	
	Walls - Plaster/Drywall	South	158	SF	6	10+ years	
	Walls - Plaster/Drywall	South	252	SF	6	10+ years	
	Walls - Structural Glazed Tile	South	168	SF	6	10+ years	
	Walls - Structural Glazed Tile	South	102	SF	6	10+ years	

Category : Exterior

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Entrance</u>							
	Entrance Control - Audio and Video	B1 - East	1	EA	7	10+ years	
	Exterior Doors - Side lite	B1 - East	2	EA	7	10+ years	
	Exterior Doors - Store Front	B1 - East	2	EA	7	10+ years	
	Exterior Doors - Transom Lite	B1 - East	2	EA	7	10+ years	
	Power Door Operator and Controls	B1 - East	1	EA	7	10+ years	
	Exterior Doors - Store Front	B2 - East	1	EA	7	10+ years	
	Exterior Doors - Transom Lite	B2 - East	1	EA	7	10+ years	
	Entrance Control - Audio and Video	B3 - West	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	B3 - West	2	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	B4 - West	2	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	B5 - West	1	EA	7	10+ years	
<u>Foundation</u>							
	Foundation - Concrete	Entire Building	497	LF	7	10+ years	
	Superstructure - Slab on Grade	Entire Building	10,588	SF	7	10+ years	
<u>Lighting</u>							
	Exterior Lighting - Wall Mounted	Entire Building	11	EA	7	10+ years	
<u>Roof System</u>							
	Access Ladder - Metal	E - Main East	1	EA	7	10+ years	
	Coping - Metal	E - Main East	412	LF	7	10+ years	
	Downspouts - Interior Downspouts	E - Main East	5	LF	7	10+ years	
	Parapet - Parapet < 16" Height	E - Main East	412	LF	7	10+ years	
	Roof - Modified Bitumen	E - Main East	8,574	SF	7	10+ years	
	Roof Hatch - Metal	E - Main East	1	EA	7	10+ years	
	Roof Structure - Steel / Metal Deck/ Concrete Topping	E - Main East	8,574	SF	7	10+ years	
	Chimney - Metal Flue	F - Lower West	38	LF	7	10+ years	
	Coping - Metal	F - Lower West	104	LF	7	10+ years	
	Downspouts - Interior Downspouts	F - Lower West	1	LF	7	10+ years	
	Parapet - Parapet < 16" Height	F - Lower West	104	LF	7	10+ years	
	Roof - Modified Bitumen	F - Lower West	1,189	SF	7	10+ years	
	Roof Structure - Steel / Metal Deck/ Concrete Topping	F - Lower West	1,189	SF	7	10+ years	
<u>Walls</u>							
	Canopy - Metal	Entire Building	151	SF	7	10+ years	
	Exterior Walls - Brick	Entire Building	10,117	SF	7	10+ years	

Category : Exterior

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Windows</u>							
	Guard - Guards perforated	Entire Building	468	SF	7	10+ years	
	Lintels - Steel	Entire Building	220	LF	7	10+ years	
	Storefront Windows	Entire Building	1,371	SF	7	10+ years	
	Windows - Casement Aluminum Double-pane	Entire Building	924	SF	7	10+ years	

Category : Electrical

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Exit Signs - Corridors and Stairs	Entire Building	5	EA	7	6-10 years	2019 installation
	Exit Signs - Lunchroom	Entire Building	3	EA	7	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	4	EA	7	6-10 years	2019 installation
	Emergency Battery Packs - Lunchrooms	Entire Building	1	EA	7	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	7	6-10 years	
	Security System - CCTV	Entire Building	20,000	SF	7	6-10 years	2019 installation
	Security System - Intrusion Detection	Entire Building	20,000	SF	7	6-10 years	
<u>Main Service</u>							
	Main Electrical Service - 1200 A 120/208/3PH	Electrical Room	1	EA	7	10+ years	Serves addition 2
	PA System	Entire Building	20,000	SF	7	6-10 years	Connected to other buildings on campus, 2019 installation

Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	10	EA	7	10+ years	

Category : Fire Protection

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Strobe Lights	Entire Building	20,000	SF	7	10+ years	
	Fire Alarm_System	Entire Building	20,000	SF	7	10+ years	Connected to main building
	Fire Pump Controller	Entire Building	1	EA	7	10+ years	

Pump Room Assembly

	Fire Pump - 25-50 hp	Mechanical Room	1	EA	7	10+ years	Serves main and addition 2 buildings
	Jockey Pump	Mechanical Room	1	EA	7	10+ years	

Category : Fire Protection

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Sprinkler System</u>							
	Sprinkler Heads	Entire Building	20,000	SF	7	10+ years	
	Sprinkler Piping	Entire Building	20,000	SF	7	10+ years	
	Wet Sprinkler System	Entire Building	20,000	SF	7	10+ years	2019 installation

Category : Mechanical

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Handling Systems</u>							
	VAV Box	Entire Building	14	EA	7	10+ years	Located above ceilings, served by RTU 1
	VAV Box	Entire Building	5	EA	7	10+ years	Located above ceilings, served by RTU 2
	Roof Top Unit-Single Zone-Roof Mounted-Gas Heating and DX Cooling Coil - 21 - 30 tons	Roof	1	EA	7	10+ years	RTU 2, serves first floor
	Roof Top Unit-Single Zone-Roof Mounted-Gas Heating and DX Cooling Coil - 31 - 45 tons	Roof	1	EA	7	10+ years	RTU 1, serves 2'nd floor and north portion of first floor
<u>Boiler Systems</u>							
	Boiler Auxiliary- Condensing Hot Water - 500 - 1000 HP	Boiler Room	1	EA	7	10+ years	
	Chemical Pot Feeder	Boiler Room	1	EA	7	10+ years	
	Condensing- Hot Water Boiler - 500 - 1000 MBH	Boiler Room	1	EA	7	10+ years	Serves addition 2
	Water Fill System	Boiler Room	1	EA	7	10+ years	
<u>Heating Devices</u>							
	Cabinet Heaters - With Hot Water Coil	1st Floor	3	EA	7	10+ years	
	Unit Heater - Electric	Entire Building	2	EA	7	10+ years	
	Unit Heater - Hot Water	Entire Building	1	EA	7	10+ years	
	Fin Tube - Hot Water	Entire Building	17	LF	7	10+ years	
	Radiator Panels - Hot Water	Restrooms	3	EA	7	10+ years	In restrooms
<u>Mechanical Plumbing</u>							
	Hot Water Pump - Less than 10	Boiler Room	2	EA	7	10+ years	Serve hot water boiler, ceiling mounted
	Hydronic Supply and Return - Steel	Entire Building	600	LF	7	10+ years	
<u>Temperature Control</u>							
	DDC System	Entire Building	20,000	SF	7	10+ years	Serves all buildings on campus,

Category : Mechanical

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Electric Thermostat	Entire Building	4	EA	7	10+ years	networked
	Thermostats - DDC	Entire Building	19	EA	7	10+ years	Serve unit heaters and MDF room fan coil unit Serve 19 VAV boxes

Ventilation

Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	2	EA	7	10+ years
Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building	3	EA	7	10+ years
Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	3	EA	7	10+ years
Type II Exhaust Hood- Warming Kitchen	Entire Building	1	EA	7	10+ years

Category : Plumbing

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Hot Water</u>							
	Gas Heater - Less than 150000 BTU/HR	Mechanical Room	2	EA	7	6-10 years	Serves addition 2, 2019 installation

Piping

Domestic Piping-Hot Water Return Lines	Entire Building	20,000	SF	7	10+ years	
Domestic Piping-Hot Water Return Risers	Entire Building	20,000	SF	7	10+ years	
Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	20,000	SF	7	10+ years	
Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	20,000	SF	7	10+ years	2019 installation
Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	20,000	SF	7	10+ years	
Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	20,000	SF	7	10+ years	
Sanitary Piping	Entire Building	20,000	SF	7	10+ years	
Storm Piping	Entire Building	20,000	SF	7	10+ years	
Vent Piping	Entire Building	20,000	SF	7	10+ years	

Pumps

Pumps - Domestic Booster Pump-Duplex	Entire Building	1	EA	7	10+ years	Serves addition 2
Pumps - Sump-Simplex	Entire Building	1	EA	7	10+ years	Serves addition 2

Category : Room

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							

Category : Room

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Lay-in	119	144	SF	7	10+ years	
	Doors - Side-lite	119	63	SF	7	10+ years	
	Doors - Wood Doors inclu hw	119	1	EA	7	10+ years	
	Floor - Tile	119	144	SF	7	10+ years	
	Lighting - Lay-in	119	3	EA	7	6-10 years	
	Power Distribution	119	10	EA	7	10+ years	
	Walls - Plaster/Drywall	119	344	SF	7	10+ years	
	Ceiling - Lay-in	132 Kitchen Office	93	SF	7	10+ years	
	Doors - Steel Doors incl hw	132 Kitchen Office	1	EA	7	10+ years	
	Floor - Tile	132 Kitchen Office	93	SF	7	10+ years	
	Lighting - Lay-in	132 Kitchen Office	2	EA	7	6-10 years	
	Power Distribution	132 Kitchen Office	8	EA	7	10+ years	
	Walls - Plaster/Drywall	132 Kitchen Office	256	SF	7	10+ years	
	Ceiling - Lay-in	Building Engineer Office	305	SF	7	10+ years	
	Doors - Steel Doors incl hw	Building Engineer Office	1	EA	7	10+ years	
	Floor - Concrete Epoxy/ Painted	Building Engineer Office	305	SF	7	10+ years	
	Lighting - Lay-in	Building Engineer Office	4	EA	7	6-10 years	
	Power Distribution	Building Engineer Office	6	EA	7	10+ years	
	Walls - Plaster/Drywall	Building Engineer Office	313	SF	7	10+ years	

Kitchen

	Ceiling - Lay-in	1st Floor	1,355	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	2	EA	7	10+ years	
	Floor - Tile Quarry	1st Floor	1,355	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	22	EA	7	6-10 years	
	Storage/ Closet	1st Floor	138	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	1st Floor	2,176	SF	7	10+ years	

Library

	Casework	219 Library	32	LF	7	10+ years	
	Ceiling - Exposed	219 Library	869	SF	7	10+ years	
	Ceiling - Lay-in	219 Library	400	SF	7	10+ years	
	Ceiling - Plaster/Drywall	219 Library	349	SF	7	10+ years	
	Doors - Wood Doors inclu hw	219 Library	2	EA	7	10+ years	
	Floor - Carpet	219 Library	1,618	SF	7	6-10 years	
	Lighting - Pendent/Surface	219 Library	20	EA	7	6-10 years	
	Walls - Plaster/Drywall	219 Library	1,120	SF	7	10+ years	

Lunch & Multipurpose Room

	Ceiling - Lay-in	1st Floor	2,192	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	4	EA	7	10+ years	
	Doors - Transom Window	1st Floor	3	SF	7	10+ years	
	Floor - Tile	1st Floor	2,192	SF	7	10+ years	

Category : Room

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	1st Floor	24	EA	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	2,560	SF	7	10+ years	
	Ceiling - Lay-in	Servery	461	SF	7	10+ years	
	Doors - Steel Doors incl hw	Servery	6	EA	7	10+ years	
	Floor - Tile Quarry	Servery	461	SF	7	10+ years	
	Lighting - Lay-in	Servery	12	EA	7	6-10 years	
	Serving Line	Servery	21	LF	7	10+ years	
	Student Lockers - One Tier	Servery	5	EA	7	10+ years	
	Walls - Plaster/Drywall	Servery	896	SF	7	10+ years	
<hr/>							
<u>MDF_IDF</u>							
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Finishes	2nd Floor	237	SF	7	10+ years	
	Other Cooling Unit	2nd Floor	1	EA	7	6-10 years	Ductless split system
<hr/>							
<u>Mechanical/ Service Rooms</u>							
	Janitor's Closet	1st Floor	71	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	268	SF	7	10+ years	
	Storage Room	2nd Floor	288	SF	7	10+ years	
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<u>Restroom</u>							
	Accessories	1st Floor	186	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	186	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	186	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	2	EA	7	10+ years	
	Lighting - Lay-in	1st Floor	6	EA	7	6-10 years	
	Partitions	1st Floor	2	EA	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	1st Floor	560	SF	7	10+ years	
	Water Closet	1st Floor	2	EA	7	10+ years	
	Accessories	1st Floor	186	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	186	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	186	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	2	EA	7	10+ years	
	Lighting - Lay-in	1st Floor	4	EA	7	6-10 years	
	Partitions	1st Floor	1	EA	7	10+ years	
	Urinals	1st Floor	1	EA	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	1st Floor	560	SF	7	10+ years	
	Water Closet	1st Floor	1	EA	7	10+ years	
	Accessories	1st Floor	79	SF	7	6-10 years	

Category : Room

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Lay-in	1st Floor	79	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	79	SF	7	10+ years	
	Floor Drain	1st Floor	1	EA	7	10+ years	
	Hand Dryer	1st Floor	1	EA	7	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	148	SF	7	10+ years	
	Water Closet	1st Floor	1	EA	7	10+ years	
	Accessories	2nd Floor	186	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	186	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	186	SF	7	10+ years	
	Floor Drain	2nd Floor	1	EA	7	10+ years	
	Hand Dryer	2nd Floor	1	EA	7	6-10 years	
	Lavatory	2nd Floor	3	EA	7	10+ years	
	Lighting - Lay-in	2nd Floor	6	EA	7	6-10 years	
	Partitions	2nd Floor	2	EA	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	2nd Floor	560	SF	7	10+ years	
	Water Closet	2nd Floor	2	EA	7	10+ years	
	Accessories	2nd Floor	186	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	186	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	186	SF	7	10+ years	
	Floor Drain	2nd Floor	1	EA	7	10+ years	
	Hand Dryer	2nd Floor	1	EA	7	6-10 years	
	Lavatory	2nd Floor	3	EA	7	10+ years	
	Lighting - Lay-in	2nd Floor	4	EA	7	6-10 years	
	Partitions	2nd Floor	1	EA	5	0-1 year	Partition support dislocated from wall
	Urinals	2nd Floor	1	EA	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	2nd Floor	560	SF	7	10+ years	
	Water Closet	2nd Floor	1	EA	7	10+ years	

Category : Classroom

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #126 (Regular Classroom)</u>							
	Ceiling - Lay-in	2nd Floor	901	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	901	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	13	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,310	SF	7	10+ years	
<u>Classroom #212 (Art Room)</u>							
	Ceiling - Lay-in	2nd Floor	759	SF	7	10+ years	

Category : Classroom

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	2nd Floor	3	EA	7	10+ years	
	Floor - Tile	2nd Floor	759	SF	7	10+ years	
	Kiln	2nd Floor	1	EA	7	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	65	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	945	SF	7	10+ years	
	Work Sink	2nd Floor	1	EA	7	10+ years	

Classroom #218 (Science Lab Level 1)

	Casework	2nd Floor	22	LF	7	10+ years	
	Ceiling - Lay-in	2nd Floor	950	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Eye Wash Station	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	950	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	11	EA	7	6-10 years	
	Marker Board	2nd Floor	8	LF	7	6-10 years	
	Science Lab Elements	2nd Floor	950	SF	7	10+ years	
	Storage/ Closet	2nd Floor	96	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,020	SF	7	10+ years	
	Work Sink	2nd Floor	2	EA	7	10+ years	

Classroom #220 (Regular Classroom)

	Ceiling - Lay-in	2nd Floor	720	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	720	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	8	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,060	SF	7	10+ years	

Category : Interior

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Corridor</u>							
	Ceiling - Lay-in	1st Floor	605	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	200	SF	7	10+ years	
	Drinking Fountains - Triple Fountain	1st Floor	3	EA	7	6-10 years	
	Floor - Tile/Sheet	1st Floor	805	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	10	EA	7	6-10 years	
	Student Lockers - One Tier	1st Floor	34	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	955	SF	7	10+ years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	200	SF	7	10+ years	
	Ceiling - Lay-in	2nd Floor	1,705	SF	7	10+ years	

Category : Interior

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Drinking Fountains - Triple Fountain	2nd Floor	3	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,705	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	11	EA	7	6-10 years	
	Student Lockers - One Tier	2nd Floor	105	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,200	SF	7	10+ years	
<hr/>							
Safety							
	Camera Viewing Station	Entire Addition 2 Building	1	EA	7	6-10 years	
	Security Cameras	Entire Addition 2 Building	8	EA	7	6-10 years	
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Stairs							
	Ceiling - Plaster/Drywall	2nd Floor stair 2-2	350	SF	7	10+ years	
	Floor - Tile	2nd Floor stair 2-2	350	SF	7	10+ years	
	Handrails	2nd Floor stair 2-2	79	LF	7	10+ years	
	Lighting - Lay-in	2nd Floor stair 2-2	18	EA	7	6-10 years	
	Stairs - Rubber	2nd Floor stair 2-2	165	LF	7	10+ years	
	Walls - Concrete Block	2nd Floor stair 2-2	625	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor stair 2-2	625	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Stair 2-1	828	SF	7	10+ years	
	Floor - Tile	Stair 2-1	593	SF	7	10+ years	
	Handrails	Stair 2-1	70	LF	7	10+ years	
	Lighting - Pendent/Surface	Stair 2-1	19	EA	7	6-10 years	
	Stairs - Rubber	Stair 2-1	21	LF	7	10+ years	
	Walls - Masonry	Stair 2-1	828	SF	7	10+ years	
	Walls - Plaster/Drywall	Stair 2-1	483	SF	7	10+ years	
<hr/>							
Vertical Conveyance							
	Elevator - Hydraulic Elevator	1st Floor	1	EA	7	10+ years	

Category : Site

Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Civil/Drainage</u>							
	Civil/ Drainage - Catch Basin	Entire Site	21	EA	7	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	9	EA	7	10+ years	
<u>Fencing</u>							
	Fencing - Chain Link	Entire Site	38	LF	6	6-10 years	
	Fencing - New Standard Ornamental	Entire Site	363	LF	7	10+ years	
	Fencing - New Standard Ornamental	Entire Site	1,367	LF	6	6-10 years	
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	150	LF	7	10+ years	
<u>Landscape</u>							
	Landscape - Grass	Entire Site	16,972	SF	7	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	6,903	SF	7	10+ years	
	Parkway trees	Entire Site	23	EA	7	10+ years	
	Planting Beds/ Area	Entire Site	150	SF	6	10+ years	
	Play Area - Hardscape- Asphalt	Entire Site	6,165	SF	4	0-1 year	Cracking and holes throughout.
	Play Area - Synthetic Turf	Entire Site	29,064	SF	7	10+ years	
	Trash Receptacles	Entire Site	1	EA	6	6-10 years	
<u>Parking Lot</u>							
	Concrete Curbs	Entire Site	951	LF	7	10+ years	
	Interior Plantings	Entire Site	478	LF	7	10+ years	
	Surface - Asphalt	Entire Site	7,266	SF	6	10+ years	
	Surface - Asphalt	Entire Site	6,618	SF	6	10+ years	
	Surface - Concrete	Entire Site	9,074	SF	6	10+ years	
	Trash Compactor	Entire Site	2	EA	7	10+ years	
	Trash Enclosure - Masonry	Entire Site	954	SF	7	10+ years	
	Vehicular Screening	Entire Site	124	LF	7	10+ years	
<u>Playground</u>							
	Equipment - Combo 3-12	South	1	EA	7	10+ years	
	Surface - Poured Surface	South	3,753	SF	7	10+ years	
<u>Sidewalks</u>							
	Sidewalks - Internal Walks	Entire Site	556	LF	7	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	14,330	SF	7	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	40	SF	4	0-1 year	Cracking/missing pieces.
<u>Signage</u>							
	Flag Pole - Flag Pole	North	1	EA	7	10+ years	
	Marquee - Free Standing Back Lighted	North	1	EA	7	10+ years	

Category : Site

Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Monument - Building Mounted Cut Letter Sign	North	2	EA	7	10+ years	Added Item

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").

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									
Office	Regular Classroom	1st Floor	106	106	750	195	98	Y	N
Other Instructional Use	Other Instructional Use	Basement	8		718	48	48	N	N
Regular Classroom	Regular Classroom	1st Floor	105	105	750	195	98	Y	Y
Regular Classroom	Regular Classroom	1st Floor	107	107	750	195	98	N	Y
Regular Classroom	Regular Classroom	1st Floor	108	108	750	187	93	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	205	205	750	195	98	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	206	206	750	195	98	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	207	207	750	195	98	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	208	208	750	240	120	Y	N

Building : Addition 2									
Art Room	Art Room	2nd Floor	212	212	759	171	24	Y	N
Regular Classroom	Computer Lab	2nd Floor	126	126	901	48	2	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	220	220	720	144	6	Y	Y
Science Lab Level 1	Science Classroom	2nd Floor	218	218	950	32	32	Y	N

Building : Addition 1									
Regular Classroom	Office	1st Floor	102	102	690	96	48	N	N
Regular Classroom	Office	1st Floor	104	104	845	48	24	N	Y
Regular Classroom	Regular Classroom	2nd Floor	201	201	690	126	63	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	202	202	690	126	63	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	203	203	690	126	63	Y	N
Regular Classroom	Regular Classroom	2nd Floor	204	204	690	126	63	Y	Y