

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	1901	3	31,180
Addition	1929	3	35,990
Campus Total			67,170

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Entrance Control - Audio and Video	#1 Main W	1	EA	7	10+ years	
	Exterior Doors - Exterior AMP Door	#1 Main W	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	#1 Main W	2	EA	6	10+ years	
	Exterior Stairs - Concrete	#1 Main W	40	LF	7	10+ years	
	Power Door Operator and Controls	#1 Main W	1	EA	7	10+ years	
	Stair Handrail - Steel_Stair Handrail	#1 Main W	14	LF	7	6-10 years	
	Exterior Doors - Exterior Steel Door	#6- Boiler Room- E	1	EA	5	6-10 years	
	Exterior Stairs - Concrete	#6- Boiler Room- E	3	LF	4	0-1 year	Broken/cracked.
	Entrance Control - Audio	#7 SE	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	#7 SE	1	EA	6	10+ years	
	Exterior Stairs - Concrete	#7 SE	18	LF	7	10+ years	
	Stair Handrail - Steel_Stair Handrail	#7 SE	14	LF	6	6-10 years	
	Exterior Doors - Exterior AMP Door	#8- S	3	EA	6	10+ years	
	Exterior Doors - Transom Lite	#8- S	3	EA	6	10+ years	
	Exterior Stairs - Concrete	#8- S	55	LF	5	0-1 year	Cracking.
Foundation							
	Foundation - Masonry	Entire Building	325	LF	6	10+ years	
	Foundation - Masonry	Entire Building	40	LF	5	2-5 years	
	Superstructure - Heavy Timber	Entire Building	30,998	SF	7	10+ years	
Lighting							

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exterior Lighting - Wall Mounted	Entire Building	10	EA	6	6-10 years	
Roof System							
	Coping - Stone	Entrance 8 roof - S	25	LF	7	10+ years	
	Downspouts - Exterior Downspouts	Entrance 8 roof - S	12	LF	6	10+ years	
	Parapet - Parapet > 30"	Entrance 8 roof - S	25	LF	7	10+ years	
	Roof - Modified Bitumen	Entrance 8 roof - S	75	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	Entrance 8 roof - S	75	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Low E roof	57	LF	6	10+ years	
	Chimney - Metal Flue	Low E roof	15	LF	6	10+ years	
	Coping - Clay Tile	Low E roof	45	LF	7	10+ years	
	Coping - Stone	Low E roof	57	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Low E roof	10	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	Low E roof	104	LF	7	10+ years	
	Roof - Modified Bitumen	Low E roof	3,135	SF	7	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	Low E roof	3,135	SF	7	10+ years	
	Access Ladder - Metal	Main Roof	1	EA	7	10+ years	
	Access Ladder - Wood	Main Roof	1	EA	5	2-5 years	
	Coping - Clay Tile	Main Roof	120	LF	7	10+ years	
	Coping - Stone	Main Roof	249	LF	7	10+ years	
	Downspouts - Exterior Downspouts	Main Roof	30	LF	6	6-10 years	
	Downspouts - Exterior Downspouts	Main Roof	80	LF	6	6-10 years	
	Parapet - 16" - 30" Height	Main Roof	10	LF	6	10+ years	
	Parapet - 16" - 30" Height	Main Roof	80	LF	5	10+ years	
	Parapet - Parapet > 30"	Main Roof	18	LF	7	10+ years	
	Parapet - Parapet > 30"	Main Roof	161	LF	7	10+ years	
	Roof - Modified Bitumen	Main Roof	6,947	SF	5	6-10 years	
	Roof Hatch - Metal	Main Roof	1	EA	7	10+ years	
	Roof Structure - Heavy Timber	Main Roof	6,947	SF	7	10+ years	
Walls							
	Cheek-Wall - Concrete	Entire Building	3	SF	6	6-10 years	
	Cheek-Wall - Concrete	Entire Building	15	SF	6	6-10 years	
	Cornice - Cast Stone	Entire Building	228	LF	6	6-10 years	
	Cornice - Metal Projecting	Entire Building	227	LF	7	10+ years	
	Exterior Walls - Brick	Entire Building	10,650	SF	7	6-10 years	
	Exterior Walls - Stone-Cast	Entire Building	2,946	SF	7	10+ years	
	Exterior Walls - Stone-Cut	Entire Building	130	SF	7	10+ years	
	Exterior Walls - Stone-Cut	Entire Building	5	SF	7	10+ years	
Windows							
	Curtain wall - Louver	Entire Building	80	SF	6	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Guard - Guards perforated	Entire Building	800	SF	7	10+ years	
	Lintels - Brick	Entire Building	62	LF	6	6-10 years	
	Lintels - Steel	Entire Building	300	LF	6	6-10 years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,621	SF	7	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Automatic Transfer Switch	Electrical Room	2	EA	6	6-10 years	Serve AC generator
	Emergency A/C Power - Corridors and Stairs	Entire Building	6,094	SF	6	6-10 years	
	Emergency A/C Power - Lunchrooms	Entire Building	650	SF	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	11	EA	4	0-1 year	Building has an AC generator. Lighting dimmed and hard to read.
	Exit Signs - Lunchroom	Entire Building	3	EA	4	0-1 year	Building has an AC generator. Hard to read.
	Security System - Intrusion Detection	Entire Building	31,180	SF	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	3	EA	6	6-10 years	Previously not assessed
	Emergency Generator- Outdoor- Diesel - 60 - 100 KW	North Courtyard	1	EA	6	6-10 years	Serves main and addition building

Main Service

	Independent Electrical Service for emergency power	Electrical Room	1	EA	6	10+ years	
	Main Electrical Service - 1600 A 120/208/3PH	Electrical Room	1	EA	6	10+ years	Serves main and addition building
	PA System	Entire Building	31,180	SF	6	6-10 years	Serves main and addition buildings

Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	3	0-1 year	Live, deteriorated
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	3	EA	7	10+ years	Found 3
	Main Distribution Panels - Greater than 600 amp	Entire Building	1	EA	4	0-1 year	Deteriorated, rusting, old.
	Transformers - 120/240 - 120/208	Entire Building	1	EA	6	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Fire Alarm

	Fire Alarm Panel	Electrical Room	1	EA	6	6-10 years	Serves main and addition buildings
	Fire Alarm Strobe Lights	Electrical Room	31,180	SF	6	6-10 years	
	Fire Alarm_System	Electrical Room	31,180	SF	6	6-10 years	
	Fire Pump Controller	Electrical Room	1	EA	6	6-10 years	In pump room

Pump Room Assembly

	Fire Pump - Less than 25hp	Fire Pump Room	1	EA	6	6-10 years	In pump room, serves main building
	Jockey Pump	Fire Pump Room	1	EA	6	6-10 years	For a combination wet and dry system. Building also has an air compressor in pump room

Sprinkler System

	Combination Wet and Dry Sprinkler System	Entire Building	31,180	SF	6	6-10 years	Jockey pump and air compressor
	Sprinkler Heads	Entire Building	31,180	SF	7	10+ years	Passed fire marshal inspection
	Sprinkler Piping	Entire Building	31,180	SF	6	6-10 years	Original to building

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Air Handling Systems

	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	Boiler Room	1	EA	4	1-2 years	Frequent maintenance required, deteriorated, serves main building
	Air Intake	Boiler Room	1	EA	5	6-10 years	Not painted
	Auxiliaries - 15001 - 25000 cfm	Boiler Room	1	EA	4	1-2 years	Frequent maintenance required
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Boiler Room	100	LF	5	6-10 years	Painted
	Zone Dampers	Boiler Room	14	EA	5	6-10 years	Mostly manually controlled, BAS issue

Boiler Systems

	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	6-10 years	
	Chemical Feed System	Boiler Room	1	EA	5	6-10 years	
	Combustion Dampers	Boiler Room	2	EA	7	10+ years	Recently installed
	Condensate Pump	Boiler Room	1	EA	6	6-10 years	1 for both boilers, serves main and addition building air handlers
	Feed Water Pumps and Tank	Boiler Room	1	EA	6	6-10 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	6-10 years	B1, B2, Serves main and addition buildings
	Piping - Condensate Pipe- Steel	Boiler Room	400	LF	5	6-10 years	There are a few pipe clamps, connected to addition
	Piping - Steam Pipe- Steel	Boiler Room	400	LF	5	6-10 years	Also connect to addition building, there are a few pipe clamps
	Steam Traps	Boiler Room	24	EA	5	6-10 years	

Heating Devices

	Unit Heater - Gas	Boiler Room	1	EA	6	10+ years	Previously not installed
	Unit Heater - Steam	Boiler Room	2	EA	4	1-2 years	Old, deteriorated, found 2
	Wall Heater - Electric	Entire Building	7	EA	5	6-10 years	
	Fin Tube - Steam	Entire Building	12	LF	5	6-10 years	Paint required.

Temperature Control

	Electric Thermostat	Entire Building	2	EA	5	6-10 years	Serve unit heaters
	Pneumatic System	Entire Building	31,180	SF	4	1-2 years	Leaks, manually operated
	Thermostats - Pneumatic	Entire Building	14	EA	4	1-2 years	Leak, many need repair, not calibrated

Ventilation

	Exhaust Fans- Indoor - Less than 500 CFM	Basement, Lower Roof and Warming Kitchen	2	EA	5	6-10 years	Recently serviced, found 2
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Basement, Lower Roof and Warming Kitchen	1	EA	6	6-10 years	

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Hot Water							
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	5	6-10 years	2012 installation, serves main and addition buildings
	Hot Water Storage Tank_Gas - 201 - 500 Gallons	Boiler Room	1	EA	5	6-10 years	Ceiling mounted

Piping

	Domestic Piping-Hot Water Return Lines	Entire Building	31,180	SF	4	1-2 years	There are a few pipe clamps
	Domestic Piping-Hot Water Return Risers	Entire Building	31,180	SF	4	1-2 years	Leaks are occasionally repaired
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	31,180	SF	4	1-2 years	Hot water pressure is sometimes low on top floor
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	31,180	SF	4	1-2 years	1901 installation
	Domestic Piping-Hot/Cold Water Supply	Entire Building	31,180	SF	4	1-2 years	There are a few pipe clamps

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	(Risers)						
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	31,180	SF	4	1-2 years	More than 120 years old
	Sanitary Piping	Entire Building	31,180	SF	5	6-10 years	
	Storm Piping	Entire Building	31,180	SF	5	6-10 years	
	Vent Piping	Entire Building	31,180	SF	5	6-10 years	

Pumps

	Pumps - Domestic Booster Pump-Simplex	Boiler Room	1	EA	5	6-10 years	Serves main and addition building
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Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Administrative Suites/Offices							
	AC Unit	Floor 1.5 Principal's Office over west	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Floor 1.5 Principal's Office over west	229	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Floor 1.5 Principal's Office over west	1	EA	7	10+ years	
	Floor - Carpet	Floor 1.5 Principal's Office over west	229	SF	6	6-10 years	
	Lighting - Pendent/Surface	Floor 1.5 Principal's Office over west	10	EA	7	6-10 years	
	Power Distribution	Floor 1.5 Principal's Office over west	6	EA	7	10+ years	
	Storage/ Closet	Floor 1.5 Principal's Office over west	30	SF	7	10+ years	
	Walls - Plaster/Drywall	Floor 1.5 Principal's Office over west	238	SF	7	10+ years	
	Walls - Plaster/Drywall	Floor 1.5 Principal's Office over west	60	SF	4	0-1 year	Damaged wall
	Ceiling - Plaster/Drywall	Janitor's Room - Basement	97	SF	6	10+ years	
	Floor - Concrete	Janitor's Room - Basement	97	SF	7	10+ years	
	Lighting - Pendent/Surface	Janitor's Room - Basement	2	EA	7	6-10 years	
	Power Distribution	Janitor's Room - Basement	4	EA	7	10+ years	
	Walls - Masonry	Janitor's Room - Basement	211	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Kitchen Manager's Office	124	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Kitchen Manager's Office	1	EA	7	10+ years	
	Floor - Tile	Kitchen Manager's Office	114	SF	6	10+ years	
	Floor - Tile	Kitchen Manager's Office	10	SF	4	0-1 year	Damaged tiles
	Lighting - Pendent/Surface	Kitchen Manager's Office	2	EA	7	6-10 years	
	Power Distribution	Kitchen Manager's Office	4	EA	7	10+ years	
	Walls - Masonry	Kitchen Manager's Office	121	SF	7	10+ years	
	Walls - Plaster/Drywall	Kitchen Manager's Office	40	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Room 303, Office	95	SF	7	10+ years	
	Doors - Transom Window	Room 303, Office	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Room 303, Office	1	EA	7	10+ years	
	Floor - Carpet	Room 303, Office	95	SF	6	6-10 years	
	Lighting - Pendent/Surface	Room 303, Office	1	EA	7	6-10 years	
	Power Distribution	Room 303, Office	2	EA	7	6-10 years	
	Walls - Plaster/Drywall	Room 303, Office	123	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Room 305, Office 3rd floor	95	SF	7	10+ years	Room 305 was not accessible during

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	Room 305, Office 3rd floor	1	EA	6	10+ years	the site visit as the Building Engineer did not have a key to open the room. Room 305 was not accessible during the site visit as the Building Engineer did not have a key to open the room.
	Floor - Carpet	Room 305, Office 3rd floor	95	SF	7	6-10 years	
	Lighting - Pendent/Surface	Room 305, Office 3rd floor	1	EA	7	6-10 years	
	Power Distribution	Room 305, Office 3rd floor	2	EA	7	10+ years	
	Walls - Plaster/Drywall	Room 305, Office 3rd floor	123	SF	7	10+ years	
Kitchen							
	Ceiling - Exposed	Basement	382	SF	7	6-10 years	
	Doors - Wood Doors inclu hw	Basement	1	EA	6	10+ years	
	Floor - Terrazzo	Basement	382	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	5	EA	7	6-10 years	
	Serving Line	Basement	8	LF	7	10+ years	
	Storage/ Closet	Basement	125	SF	7	10+ years	
	Walls - Masonry	Basement	249	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	249	SF	7	10+ years	
Library							
	AC Unit	3rd flr south end of corridor	1	EA	7	6-10 years	
	Casework	3rd flr south end of corridor	67	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd flr south end of corridor	872	SF	7	10+ years	
	Doors - Transom Window	3rd flr south end of corridor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd flr south end of corridor	2	EA	7	10+ years	
	Floor - Wood	3rd flr south end of corridor	872	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd flr south end of corridor	14	EA	7	6-10 years	
	Storage/ Closet	3rd flr south end of corridor	212	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd flr south end of corridor	1,452	SF	7	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Plaster/Drywall	Basement south end	650	SF	7	10+ years	
	Floor - Terrazzo	Basement south end	650	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement south end	10	EA	7	6-10 years	
	Serving Line	Basement south end	8	LF	7	10+ years	
	Walls - Masonry	Basement south end	1,063	SF	7	10+ years	
MDF_IDE							
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Finishes	1st Floor	75	SF	7	10+ years	
	Other Cooling Unit	1st Floor	1	EA	5	0-1 year	Cover missing/damaged.

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Mechanical/ Service Rooms</u>							
	Janitor's Closet	1st Floor	43	SF	5	10+ years	Portion of wall missing where piping is.
	Janitor's Closet	2nd Floor	43	SF	5	10+ years	Cracking and portion of wall missing.
	Air Intake Plenums	Basement	1,000	SF	5	10+ years	
	Mechanical/ Service Rooms	Basement	275	SF	7	10+ years	
	Storage Room	Basement	150	SF	7	10+ years	
	Vaults	Basement	250	SF	7	10+ years	
<u>Restroom</u>							
	Accessories	1st Floor	120	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	120	SF	7	6-10 years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	120	SF	7	10+ years	
	Floor Drain	1st Floor	1	EA	7	10+ years	
	Lavatory	1st Floor	1	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	3	EA	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	120	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	1st Floor	320	SF	7	10+ years	
	Water Closet	1st Floor	1	EA	7	10+ years	
	Accessories	1st Floor All Gender	86	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor All Gender	76	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor All Gender	10	SF	5	0-1 year	Water damage
	Doors - Wood Doors inclu hw	1st Floor All Gender	2	EA	7	10+ years	
	Floor - Wood	1st Floor All Gender	86	SF	7	10+ years	
	Lavatory	1st Floor All Gender	1	EA	4	0-1 year	Sink not working
	Lighting - Pendent/Surface	1st Floor All Gender	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor All Gender	83	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor All Gender	25	SF	5	0-1 year	Water damage
	Water Closet	1st Floor All Gender	1	EA	7	10+ years	
	Accessories	In Kitchen Manager Office	150	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In Kitchen Manager Office	150	SF	7	10+ years	
	Doors - Wood Doors inclu hw	In Kitchen Manager Office	1	EA	7	10+ years	
	Floor - Tile	In Kitchen Manager Office	145	SF	7	10+ years	
	Floor - Tile	In Kitchen Manager Office	5	SF	4	0-1 year	Damaged tiles
	Lavatory	In Kitchen Manager Office	2	EA	7	10+ years	
	Lighting - Pendent/Surface	In Kitchen Manager Office	1	EA	7	6-10 years	
	Partitions	In Kitchen Manager Office	1	EA	7	10+ years	
	Student Lockers - One Tier	In Kitchen Manager Office	1	EA	7	10+ years	
	Walls - Masonry	In Kitchen Manager Office	150	SF	7	10+ years	
	Walls - Plaster/Drywall	In Kitchen Manager Office	140	SF	7	6-10 years	
	Water Closet	In Kitchen Manager Office	1	EA	7	6-10 years	
	Accessories	In Pre-School Room 101	65	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In Pre-School Room 101	65	SF	7	10+ years	
	Doors - Wood Doors inclu hw	In Pre-School Room 101	1	EA	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Terrazzo	In Pre-School Room 101	65	SF	7	10+ years	
	Lavatory	In Pre-School Room 101	1	EA	7	10+ years	
	Lighting - Pendent/Surface	In Pre-School Room 101	1	EA	7	6-10 years	
	Partitions	In Pre-School Room 101	1	EA	7	10+ years	
	Walls - Plaster/Drywall	In Pre-School Room 101	320	SF	7	10+ years	
	Water Closet	In Pre-School Room 101	1	EA	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #100 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	894	SF	5	0-1 year	Damaged, cracked
	Doors - Transom Window	1st Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Wood	1st Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	15	EA	7	6-10 years	
	Storage/ Closet	1st Floor	142	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,248	SF	7	10+ years	
Classroom #101 (Pre School)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	60	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	894	SF	7	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Carpet	1st Floor	894	SF	7	6-10 years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Storage/ Closet	1st Floor	178	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,120	SF	7	10+ years	
Classroom #102 (Office)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	AC Units	1st Floor	1	EA	5	2-5 years	
	Ceiling - Plaster/Drywall	1st Floor	894	SF	7	10+ years	
	Chalk Board	1st Floor	48	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Wood	1st Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	13	EA	7	6-10 years	
	Storage/ Closet	1st Floor	230	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,368	SF	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #200 (Art Room)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Splined	2nd Floor	894	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	894	SF	7	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	18	EA	7	6-10 years	
	Marker Board	2nd Floor	8	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	142	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,358	SF	7	10+ years	
	Work Sink	2nd Floor	2	EA	7	10+ years	
Classroom #201 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	894	SF	7	10+ years	
	Chalk Board	2nd Floor	18	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	42	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	178	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,120	SF	7	10+ years	
Classroom #202 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	894	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	36	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	191	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,478	SF	7	10+ years	
Classroom #204 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	48	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	130	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	130	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	1	EA	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	169	SF	6	10+ years	
Classroom #301 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	894	SF	7	10+ years	
	Chalk Board	3rd Floor	12	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Tile	3rd Floor	894	SF	7	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	42	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	178	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,120	SF	7	10+ years	
Classroom #302 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	894	SF	7	10+ years	
	Chalk Board	3rd Floor	40	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	26	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	191	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,367	SF	7	10+ years	
Classroom #304 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	7	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	680	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	680	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	10	EA	7	6-10 years	
	Marker Board	3rd Floor	21	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,171	SF	7	10+ years	
Classroom #G1 (Computer Lab)							
	AC Units	Basement	2	EA	7	6-10 years	
	Casework	Basement	12	LF	7	10+ years	
	Ceiling - Plaster/Drywall	Basement	1,290	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	2	EA	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Tile	Basement	1,290	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	15	EA	7	6-10 years	
	Walls - Masonry	Basement	1,348	SF	7	10+ years	
	Wireless System	Basement	1	EA	7	6-10 years	
	Work Sink	Basement	1	EA	7	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	1,029	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	4	EA	7	10+ years	
	Floor - Asphalt Floor	1st Floor	1,029	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	10	EA	7	6-10 years	
	Stairs - Terrazzo	1st Floor	8	LF	7	10+ years	
	Walls - Concrete Block	1st Floor	30	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	2,086	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,029	SF	7	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	4	EA	7	10+ years	
	Floor - Asphalt Floor	2nd Floor	1,029	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	10	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	2,086	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,029	SF	7	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	4	EA	7	10+ years	
	Floor - Asphalt Floor	3rd Floor	1,029	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	10	EA	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	2,086	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Basement	1,754	SF	7	10+ years	
	Doors - Wood Doors include hw	Basement	6	EA	7	10+ years	
	Floor - Asphalt Floor	Basement	1,754	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	16	EA	7	6-10 years	
	Stairs - Concrete Stairs	Basement	6	LF	7	10+ years	
	Walls - Masonry	Basement	2,528	SF	7	10+ years	

Stairs

	Ceiling - Plaster/Drywall	North East	621	SF	6	10+ years	
	Floor - Asphalt	North East	502	SF	7	10+ years	
	Floor - Terrazzo	North East	151	SF	7	10+ years	
	Handrails	North East	192	LF	7	10+ years	
	Lighting - Lay-in	North East	2	EA	7	6-10 years	
	Lighting - Pendent/Surface	North East	4	EA	7	6-10 years	
	Lighting - Wall Mounted	North East	2	EA	7	6-10 years	
	Stairs - Asphalt	North East	90	LF	6	10+ years	
	Walls - Plaster/Drywall	North East	3,300	SF	7	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Plaster/Drywall	South	413	SF	6	10+ years	
	Floor - Asphalt	South	240	SF	7	10+ years	
	Floor - Terrazzo	South	600	SF	7	10+ years	
	Handrails	South	192	LF	7	10+ years	
	Lighting - Lay-in	South	2	EA	7	6-10 years	
	Lighting - Pendent/Surface	South	8	EA	7	6-10 years	
	Lighting - Wall Mounted	South	2	EA	6	6-10 years	
	Stairs - Terrazzo	South	90	LF	7	10+ years	
	Walls - Plaster/Drywall	South	3,325	SF	7	10+ years	

Category : Exterior
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Entrance Control - Audio and Video	#2, NW	1	EA	7	10+ years	
	Exterior Doors - Exterior AMP Door	#2, NW	3	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#2, NW	3	EA	7	10+ years	
	Exterior Stairs - Concrete	#2, NW	50	LF	6	6-10 years	
	Ramp Handrail - Steel_Ramp Handrail	#2, NW	36	LF	7	10+ years	
	Ramps - Concrete	#2, NW	112	LF	7	10+ years	
	Stair Handrail - Steel_Stair Handrail	#2, NW	18	LF	7	10+ years	
	Exterior Doors - Exterior Stainless Steel Door	#3 N	1	EA	5	2-5 years	Steel plate/panel on Chain Link fence - not a door.
	Exterior Doors - Exterior Steel Door	#4, NE	1	EA	6	2-5 years	
	Exterior Stairs - Concrete	#4, NE	3	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	#5, E	1	EA	4	0-1 year	Rusted and corroded.
	Exterior Doors - Side lite	#5, E	1	EA	4	0-1 year	Significant damage.
	Exterior Stairs - Concrete	#5, E	15	LF	4	0-1 year	Significant damage.
Fire Escape							
	Fire Escape	North Façade	52	LF	6	6-10 years	
Foundation							
	Foundation - Masonry	Entire Building	271	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	37,739	SF	7	10+ years	
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	7	EA	6	6-10 years	
Roof System							
	Coping - Stone	Entrance #2 roof - NW	25	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Entrance #2 roof - NW	12	LF	6	6-10 years	
	Parapet - Parapet > 30"	Entrance #2 roof - NW	25	LF	5	10+ years	
	Roof - Modified Bitumen	Entrance #2 roof - NW	75	SF	5	0-1 year	Cracking/open seams
	Roof Structure - Steel with Clay Tile Arch	Entrance #2 roof - NW	75	SF	7	10+ years	
	Chimney - Metal Flue	Low E roof	46	LF	7	10+ years	
	Coping - Clay Tile	Low E roof	50	LF	6	10+ years	
	Coping - Metal	Low E roof	60	LF	6	10+ years	
	Coping - Stone	Low E roof	42	LF	6	6-10 years	
	Downspouts - Exterior Downspouts	Low E roof	12	LF	6	6-10 years	
	Parapet - 16" - 30" Height	Low E roof	10	LF	5	6-10 years	
	Parapet - Parapet < 16" Height	Low E roof	55	LF	5	6-10 years	
	Roof - Metal	Low E roof	120	SF	7	10+ years	
	Roof - Modified Bitumen	Low E roof	1,914	SF	5	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	Low E roof	2,034	SF	7	10+ years	

Category : Exterior
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Access Ladder - Wood	Main Roof	1	EA	4	0-1 year	Detached/shaky/aged
	Coping - Clay Tile	Main Roof	45	LF	5	2-5 years	
	Coping - Stone	Main Roof	252	LF	6	6-10 years	
	Downspouts - Interior Downspouts	Main Roof	165	LF	6	6-10 years	
	Parapet - 16" - 30" Height	Main Roof	40	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	Main Roof	40	LF	6	10+ years	
	Parapet - Parapet > 30"	Main Roof	25	LF	7	10+ years	
	Parapet - Parapet > 30"	Main Roof	192	LF	7	10+ years	
	Roof - Modified Bitumen	Main Roof	6,611	SF	5	0-1 year	Open seams/Cracking with some detachment from substrate
	Roof Hatch - Metal	Main Roof	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Main Roof	6,611	SF	7	10+ years	
	Chimney - Metal Flue	Mid NE roof	62	LF	7	10+ years	
	Coping - Stone	Mid NE roof	164	LF	6	6-10 years	
	Downspouts - Interior Downspouts	Mid NE roof	50	LF	6	6-10 years	
	Parapet - 16" - 30" Height	Mid NE roof	109	LF	7	10+ years	
	Parapet - Parapet < 16" Height	Mid NE roof	15	LF	7	10+ years	
	Parapet - Parapet > 30"	Mid NE roof	40	LF	7	10+ years	
	Roof - Modified Bitumen	Mid NE roof	3,695	SF	5	0-1 year	Soft Spots/Cracking/Detachment from substrate
	Roof Structure - Steel with Clay Tile Arch	Mid NE roof	3,695	SF	7	10+ years	

Walls

	Cheek-Wall - Concrete	Entire Building	3	SF	6	6-10 years	
	Cornice - Masonry Projecting Limestone	Entire Building	114	LF	5	10+ years	
	Cornice - Metal Projecting	Entire Building	114	LF	5	6-10 years	Open joints/rust
	Exterior Walls - Brick	Entire Building	15,846	SF	7	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	1,599	SF	4	0-1 year	Minor chipping/broken pieces

Windows

	Guard - Guards perforated	Entire Building	1,320	SF	7	10+ years	
	Lintels - Steel	Entire Building	463	LF	6	6-10 years	
	Lintels - Stone	Entire Building	72	LF	7	10+ years	
	Skylite - Glass Single-Pane	Entire Building	50	SF	4	0-1 year	Cracked.
	Windows - Sash Aluminum Double-pane	Entire Building	4,160	SF	7	10+ years	

Category : Electrical
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency A/C Power - Auditorium and Aisle Lighting	Entire Building	3,407	SF	6	6-10 years	
	Emergency A/C Power - Corridors and	Entire Building	7,234	SF	6	6-10 years	

Category : Electrical
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Stairs						
	Emergency A/C Power - Gym	Entire Building	2,878	SF	6	6-10 years	
	Emergency A/C Power - Students Toilets	Entire Building	2,063	SF	6	6-10 years	
	Exit Signs - Auditorium	Entire Building	8	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	10	EA	6	6-10 years	
	Exit Signs - Gym	Entire Building	3	EA	4	0-1 year	Broken, hard to read.
	Security System - Intrusion Detection	Entire Building	35,990	SF	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	3	EA	6	6-10 years	Previously not assessed

Main Service

	PA System	Entire Building	35,990	SF	5	6-10 years	Connected to main building
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Power Distribution

	Lighting and Power Panels - Above 100 A	Entire Building	6	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	4	0-1 year	Served from main building. Old corroded/rusted.

Category : Fire Protection
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Fire Alarm						
	Fire Alarm Strobe Lights	Entire Building	35,990	SF	6	6-10 years	
	Fire Alarm_System	Entire Building	35,990	SF	6	6-10 years	

Category : Mechanical
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Air Handling Systems						
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	Basement	1	EA	4	1-2 years	Corroded, noisy, serves addition building
	Air Intake	Basement	1	EA	5	6-10 years	Not painted
	Auxiliaries - 15001 - 25000 cfm	Basement	1	EA	4	1-2 years	Corroded, noisy motor, old
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Basement	100	LF	5	6-10 years	
	Zone Dampers	Basement	14	EA	5	6-10 years	

Boiler Systems

	Piping - Condensate Pipe- Steel	Entire Building	200	LF	5	6-10 years	Connects to main building, previously not assessed, there are a few pipe clamps
	Piping - Steam Pipe- Steel	Entire Building	200	LF	5	6-10 years	Previously not assessed, there are a few pipe clamps, connected to main

Category : Mechanical
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Steam Traps	Entire Building	15	EA	5	6-10 years	building Previously not assessed
<u>Heating Devices</u>							
	Radiators - Steam	2nd Floor	8	EA	5	6-10 years	In gym
	Wall Heater - Electric	Entire Building	8	EA	6	6-10 years	
	Fin Tube - Steam	Entire Building	44	LF	5	6-10 years	In restrooms
<u>Temperature Control</u>							
	Pneumatic System	Entire Building	35,990	SF	4	1-2 years	Mostly manually controlled, connected to the main building, leaks
	Thermostats - Pneumatic	Entire Building	14	EA	4	1-2 years	Leak, not calibrated.
<u>Ventilation</u>							
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Roof and Lower Roof	1	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Roof and Lower Roof	2	EA	6	6-10 years	Recently serviced

Category : Plumbing
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	35,990	SF	6	6-10 years	Minor leaks are occasionally repaired
	Domestic Piping-Hot Water Return Risers	Entire Building	35,990	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	35,990	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	35,990	SF	6	6-10 years	1929 installation
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	35,990	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	35,990	SF	6	6-10 years	There are a few pipe clamps
	Sanitary Piping	Entire Building	35,990	SF	5	6-10 years	
	Storm Piping	Entire Building	35,990	SF	5	6-10 years	
	Vent Piping	Entire Building	35,990	SF	5	6-10 years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	Ceiling - Plaster/Drywall	Engineer's office in basement	208	SF	6	10+ years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	Engineer's office in basement	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Engineer's office in basement	208	SF	7	10+ years	
	Lighting - Pendent/Surface	Engineer's office in basement	2	EA	7	6-10 years	
	Power Distribution	Engineer's office in basement	6	EA	7	10+ years	
	Walls - Plaster/Drywall	Engineer's office in basement	135	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	Engineer's office in basement	135	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Gym Office 2nd floor	67	SF	6	10+ years	
	Doors - Transom Window	Gym Office 2nd floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Gym Office 2nd floor	1	EA	7	10+ years	
	Floor - Wood	Gym Office 2nd floor	67	SF	6	10+ years	
	Lighting - Pendent/Surface	Gym Office 2nd floor	1	EA	7	6-10 years	
	Power Distribution	Gym Office 2nd floor	2	EA	7	10+ years	
	Walls - Plaster/Drywall	Gym Office 2nd floor	145	SF	6	10+ years	
	AC Unit	Room 205, Office 2nd floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Room 205, Office 2nd floor	95	SF	7	10+ years	
	Doors - Transom Window	Room 205, Office 2nd floor	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Room 205, Office 2nd floor	1	EA	7	10+ years	
	Floor - Carpet	Room 205, Office 2nd floor	95	SF	6	6-10 years	
	Lighting - Pendent/Surface	Room 205, Office 2nd floor	1	EA	7	6-10 years	
	Power Distribution	Room 205, Office 2nd floor	2	EA	7	10+ years	
	Walls - Plaster/Drywall	Room 205, Office 2nd floor	123	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Teacher lounge 1st floor next to 107	140	SF	7	10+ years	
	Doors - Transom Window	Teacher lounge 1st floor next to 107	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Teacher lounge 1st floor next to 107	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Teacher lounge 1st floor next to 107	140	SF	7	10+ years	
	Lighting - Pendent/Surface	Teacher lounge 1st floor next to 107	2	EA	7	6-10 years	
	Power Distribution	Teacher lounge 1st floor next to 107	10	EA	7	10+ years	
	Walls - Plaster/Drywall	Teacher lounge 1st floor next to 107	480	SF	7	10+ years	
Auditorium & Theater							
	Balcony Seating	1st Floor	137	EA	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	3,407	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	6	EA	7	10+ years	
	Floor - Tile	1st Floor	3,377	SF	7	10+ years	
	Floor - Tile	1st Floor	30	SF	4	0-1 year	Damaged tiles
	Lighting - Metal Halide/Sodium Vapor	1st Floor	11	EA	7	6-10 years	
	Main Floor Seating	1st Floor	336	EA	7	10+ years	
	Sound System	1st Floor	1	EA	7	6-10 years	
	Stage	1st Floor	457	SF	6	10+ years	
	Stage Curtain	1st Floor	6	EA	7	10+ years	
	Stage Lighting System	1st Floor	1	EA	7	6-10 years	
	Stage-Stairs - Wood	1st Floor	8	LF	6	10+ years	
	Storage/ Closet	1st Floor	63	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	4,599	SF	7	10+ years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Gymnasia</u>							
	Ceiling - Plaster/Drywall	2nd Floor	2,878	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	2,878	SF	7	10+ years	
	Lighting - Metal Halide/Sodium Vapor	2nd Floor	9	EA	7	6-10 years	
	Scoreboards	2nd Floor	1	EA	7	10+ years	
	Storage/ Closet	2nd Floor	125	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,870	SF	7	10+ years	
	Walls - Structural Glazed Tile	2nd Floor	1,870	SF	7	10+ years	
<u>Mechanical/ Service Rooms</u>							
	Janitor's Closet	1st Floor	43	SF	7	10+ years	
	Janitor's Closet	2nd Floor	43	SF	7	10+ years	
	Janitor's Closet	3rd Floor	43	SF	7	10+ years	
	Storage Room	3rd Floor	125	SF	5	0-1 year	Unfinished interior
	Air Intake Plenums	Basement	460	SF	7	10+ years	
	Boiler Room	Basement	973	SF	7	10+ years	
	Coal Room	Basement	100	SF	5	10+ years	
	Mechanical/ Service Rooms	Basement	369	SF	7	10+ years	
	Storage Room	Basement	425	SF	7	10+ years	
	Storage Room	Basement	427	SF	7	10+ years	
	Storage Room	Formerly Women's Staff Restroom, 2nd Floor	96	SF	5	10+ years	The formerly women staff restroom was not accessible during the site visit as the Building Engineer could not find keys for this room.
<u>Restroom</u>							
	Accessories	1st Floor	276	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	276	SF	7	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	276	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 - Pendent/Surface	1st Floor	4	EA	7	6-10 years	
	Partitions	1st Floor	6	EA	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	480	SF	7	10+ years	
	Water Closet	1st Floor	6	EA	7	10+ years	
	Accessories	1st Floor	231	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	231	SF	7	10+ years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	231	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 - Pendent/Surface	1st Floor	4	EA	7	6-10 years	
	Partitions	1st Floor	2	EA	7	10+ years	
	Urinals	1st Floor	4	EA	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	300	SF	7	10+ years	
	Water Closet	1st Floor	2	EA	7	10+ years	
	Accessories	2nd Floor	337	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	337	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	337	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	2	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	4	EA	7	6-10 years	
	Partitions	2nd Floor	6	EA	7	10+ years	
	Walls - Structural Glazed Tile	2nd Floor	438	SF	7	10+ years	
	Water Closet	2nd Floor	6	EA	7	10+ years	
	Accessories	2nd Floor	231	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	231	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	231	SF	6	6-10 years	
	Floor Drain	2nd Floor	1	EA	7	10+ years	
	Hand Dryer	2nd Floor	1	EA	7	6-10 years	
	Lavatory	2nd Floor	2	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	4	EA	7	6-10 years	
	Partitions	2nd Floor	2	EA	7	10+ years	
	Urinals	2nd Floor	4	EA	7	10+ years	
	Walls - Structural Glazed Tile	2nd Floor	300	SF	7	10+ years	
	Water Closet	2nd Floor	2	EA	7	10+ years	
	Accessories	3rd Floor	337	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	337	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd Floor	337	SF	7	10+ years	
	Floor Drain	3rd Floor	1	EA	7	10+ years	
	Hand Dryer	3rd Floor	1	EA	7	6-10 years	
	Lavatory	3rd Floor	2	EA	7	10+ years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	3rd Floor	4	EA	7	6-10 years	
	Partitions	3rd Floor	6	EA	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor	438	SF	7	10+ years	
	Water Closet	3rd Floor	6	EA	7	6-10 years	
	Accessories	3rd Floor	231	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	231	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd Floor	231	SF	6	10+ years	
	Floor Drain	3rd Floor	1	EA	7	10+ years	
	Hand Dryer	3rd Floor	1	EA	7	6-10 years	
	Lavatory	3rd Floor	2	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	4	EA	7	6-10 years	
	Partitions	3rd Floor	2	EA	7	10+ years	
	Urinals	3rd Floor	4	EA	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor	300	SF	7	10+ years	
	Water Closet	3rd Floor	2	EA	7	10+ years	
	Accessories	Basement	179	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	179	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Basement	179	SF	7	10+ years	
	Floor Drain	Basement	1	EA	7	10+ years	
	Hand Dryer	Basement	1	EA	7	6-10 years	
	Lavatory	Basement	2	EA	7	10+ years	
	Lighting - Pendent/Surface	Basement	4	EA	7	6-10 years	
	Partitions	Basement	2	EA	7	10+ years	
	Urinals	Basement	4	EA	7	10+ years	
	Walls - Structural Glazed Tile	Basement	232	SF	7	10+ years	
	Water Closet	Basement	2	EA	7	10+ years	
	Accessories	Basement	175	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	175	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Basement	170	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Basement	5	SF	4	0-1 year	Missing.
	Floor Drain	Basement	1	EA	7	10+ years	
	Hand Dryer	Basement	1	EA	7	6-10 years	
	Lavatory	Basement	2	EA	7	10+ years	
	Lighting - Pendent/Surface	Basement	2	EA	7	6-10 years	
	Partitions	Basement	6	EA	7	6-10 years	
	Walls - Structural Glazed Tile	Basement	232	SF	7	10+ years	
	Water Closet	Basement	6	EA	7	10+ years	
	Accessories	Basement	81	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	81	SF	5	2-5 years	
	Doors - Wood Doors inclu hw	Basement	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Basement	81	SF	6	10+ years	
	Lavatory	Basement	2	EA	6	10+ years	

Category : Room
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	Basement	1	EA	7	6-10 years	
	Showers	Basement	1	EA	7	6-10 years	
	Walls - Tile Ceramic/ Porcelain	Basement	360	SF	7	10+ years	
	Water Closet	Basement	1	EA	7	10+ years	
	Accessories	Engineer's office in basement	45	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Engineer's office in basement	45	SF	5	0-1 year	Water damage.
	Doors - Wood Doors inclu hw	Engineer's office in basement	1	EA	7	10+ years	
	Floor - Concrete	Engineer's office in basement	45	SF	7	10+ years	
	Lavatory	Engineer's office in basement	1	EA	7	10+ years	
	Lighting - Pendent/Surface	Engineer's office in basement	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	Engineer's office in basement	140	SF	5	0-1 year	Water damage.
	Walls - Vinyl Coated Gypsum Panel	Engineer's office in basement	140	SF	5	0-1 year	Water damage and rust stains.
	Water Closet	Engineer's office in basement	1	EA	7	10+ years	
	Accessories	Women's Room 2nd Floor	98	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Women's Room 2nd Floor	98	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Women's Room 2nd Floor	1	EA	7	10+ years	
	Floor - Terrazzo	Women's Room 2nd Floor	98	SF	7	10+ years	
	Lavatory	Women's Room 2nd Floor	1	EA	7	10+ years	
	Lighting - Pendent/Surface	Women's Room 2nd Floor	1	EA	7	6-10 years	
	Partitions	Women's Room 2nd Floor	2	EA	7	10+ years	
	Walls - Plaster/Drywall	Women's Room 2nd Floor	127	SF	7	10+ years	
	Water Closet	Women's Room 2nd Floor	2	EA	7	10+ years	

Category : Classroom
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #106 (Kindergarten)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	845	SF	7	10+ years	
	Doors - Transom Window	1st Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Wood	1st Floor	845	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	40	LF	7	6-10 years	
	Storage/ Closet	1st Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,383	SF	7	10+ years	
Classroom #107 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	6	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	894	SF	7	10+ years	
	Doors - Transom Window	1st Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	

Category : Classroom
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Wood	1st Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	36	LF	7	6-10 years	
	Storage/ Closet	1st Floor	6	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,120	SF	7	10+ years	
Classroom #108 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	845	SF	7	10+ years	
	Doors - Transom Window	1st Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Wood	1st Floor	845	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	40	LF	7	6-10 years	
	Storage/ Closet	1st Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,383	SF	7	10+ years	
Classroom #206 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	845	SF	7	10+ years	
	Chalk Board	2nd Floor	40	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	845	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Storage/ Closet	2nd Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,383	SF	7	10+ years	
Classroom #207 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	24	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	894	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	894	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	18	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,120	SF	7	10+ years	
Classroom #208 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	

Category : Classroom
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Casework	2nd Floor	7	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	845	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	845	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	36	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,383	SF	7	10+ years	
Classroom #306 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	845	SF	7	10+ years	
	Chalk Board	3rd Floor	21	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Wood	3rd Floor	845	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	21	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,383	SF	7	10+ years	
Classroom #307 (Science Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	24	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,128	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Wood	3rd Floor	1,128	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	20	EA	7	6-10 years	
	Marker Board	3rd Floor	18	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,416	SF	7	10+ years	
	Work Sink	3rd Floor	1	EA	7	6-10 years	
Classroom #308 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	7	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	845	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Wood	3rd Floor	845	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	

Category : Classroom
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	3rd Floor	42	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	51	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,383	SF	7	10+ years	

Classroom #G2 (Store Room)

	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	908	SF	7	10+ years	
	Chalk Board	Basement	50	LF	4	2-5 years	
	Doors - Transom Window	Basement	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	2	EA	7	10+ years	
	Floor - Tile	Basement	908	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	14	EA	7	6-10 years	
	Walls - Concrete Block	Basement	125	SF	7	10+ years	
	Walls - Masonry	Basement	1,257	SF	7	10+ years	

Classroom #G3 (Store Room)

	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	924	SF	7	10+ years	
	Chalk Board	Basement	24	LF	4	2-5 years	
	Doors - Transom Window	Basement	16	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	2	EA	7	10+ years	
	Floor - Tile	Basement	924	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	14	EA	7	6-10 years	
	Walls - Concrete Block	Basement	125	SF	7	10+ years	
	Walls - Masonry	Basement	1,170	SF	7	10+ years	

Category : Interior
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	1,725	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	4	EA	7	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	2	EA	7	6-10 years	
	Floor - Terrazzo	1st Floor	264	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	1,340	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	121	SF	4	0-1 year	Damaged tiles
	Lighting - Pendent/Surface	1st Floor	13	EA	7	6-10 years	
	Walls - Concrete Block	1st Floor	30	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	3,072	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,845	SF	7	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	4	EA	7	10+ years	
	Drinking Fountains - Double Fountain	2nd Floor	1	EA	7	6-10 years	
	Drinking Fountains - Single Fountain	2nd Floor	1	EA	7	6-10 years	

Category : Interior
Building : Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Terrazzo	2nd Floor	264	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,581	SF	7	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	3,072	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,845	SF	6	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	4	EA	7	10+ years	
	Drinking Fountains - Single Fountain	3rd Floor	2	EA	7	6-10 years	
	Floor - Terrazzo	3rd Floor	264	SF	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	1,581	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	3,072	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Basement	1,605	SF	7	10+ years	
	Doors - Steel Doors incl hw	Basement	2	EA	7	10+ years	
	Drinking Fountains - Single Fountain	Basement	2	EA	7	6-10 years	
	Floor - Terrazzo	Basement	1,605	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	12	EA	7	10+ years	
	Stairs - Terrazzo	Basement	4	LF	7	10+ years	
	Student Lockers - One Tier	Basement	5	EA	7	10+ years	
	Walls - Plaster/Drywall	Basement	2,322	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	Basement	52	SF	7	10+ years	
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Stairs							
	Ceiling - Plaster/Drywall	North West	986	SF	6	10+ years	
	Floor - Terrazzo	North West	886	SF	7	10+ years	
	Handrails	North West	192	LF	7	10+ years	
	Lighting - Pendent/Surface	North West	4	EA	7	6-10 years	
	Lighting - Pendent/Surface	North West	2	EA	7	6-10 years	
	Lighting - Wall Mounted	North West	4	EA	7	6-10 years	
	Stairs - Terrazzo	North West	90	LF	7	10+ years	
	Walls - Plaster/Drywall	North West	4,254	SF	6	10+ years	

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Athletic							
	Surface - Concrete	North	4,100	SF	7	10+ years	
Civil/Drainage							
	Civil/ Drainage - Catch Basin	Entire Site	4	EA	7	10+ years	
	Civil/ Drainage - Catch Basin	Entire Site	1	EA	7	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	7	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	4	EA	7	10+ years	
Fencing							
	Fencing - Chain Link	Entire Site	94	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	216	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	692	LF	6	10+ years	
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	86	LF	6	10+ years	
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	40	LF	4	0-1 year	Missing boards and gaps.
Landscape							
	Landscape - Grass	Entire Site	5,773	SF	6	10+ years	
	Landscape - Hardscape- Asphalt	Entire Site	150	SF	5	2-5 years	
	Landscape - Hardscape- Concrete	Entire Site	2,348	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	1,971	SF	6	10+ years	
	Landscape - Hardscape- Pavers	Entire Site	700	SF	7	10+ years	
	Lighting - Pole Mounted	Entire Site	5	EA	7	10+ years	
	Parkway trees	Entire Site	24	EA	6	10+ years	
	Planting Beds/ Area	Entire Site	890	SF	6	6-10 years	
	Play Area - Synthetic Turf	Entire Site	4,000	SF	7	10+ years	
	Retaining Wall - Concrete	Entire Site	562	SF	6	10+ years	
	Trash Receptacles	Entire Site	3	EA	6	10+ years	
	Walking Path - Hardscape- Asphalt	Entire Site	3,500	SF	7	10+ years	
Parking Lot							
	Concrete Curbs	Parking Lot- North	505	LF	7	10+ years	
	Interior Plantings	Parking Lot- North	150	LF	7	10+ years	
	Surface - Asphalt	Parking Lot- North	10,619	SF	6	6-10 years	
	Trash Enclosure - Chain Links	Parking Lot- North	1,000	SF	5	2-5 years	Minor damage/Rust - paint
	Vehicular Screening	Parking Lot- North	118	LF	7	10+ years	
Playground							
	Equipment - Combo 3-12	North	1	EA	7	10+ years	
	Equipment - Swingset	North	1	EA	7	10+ years	
	Surface - Poured Surface	North	4,400	SF	7	10+ years	

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Sidewalks</u>							
	Sidewalks - Internal Walks	Entire Site	123	LF	6	6-10 years	
	Sidewalks - Perimeter Sidewalks	Entire Site	9,005	SF	6	6-10 years	
	Sidewalks - Perimeter Sidewalks	Entire Site	100	SF	4	0-1 year	Cracking.
<u>Signage</u>							
	Flag Pole - Flag Pole	Southwest site	1	EA	7	10+ years	
	Marquee - Free Standing Back Lighted	Southwest site	1	EA	7	10+ years	
	Monument - Building Mounted Cut Letter Sign	Southwest site	1	EA	6	10+ years	Dirty/Clean

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									
Art Room	Regular Classroom	2nd Floor	200	200	894	123	72	N	Y
Computer Lab	Kindergarten	Basement	G1	G1	1,290	140	50	N	N
Office	Regular Classroom	1st Floor	102	102	894	111	39	N	N
Pre School	Kindergarten	1st Floor	101	101	894	134	72	N	Y
Regular Classroom	Kindergarten	1st Floor	100	100	894	78	48	N	N
Regular Classroom	Regular Classroom	2nd Floor	201	201	894	80	48	N	Y
Regular Classroom	Regular Classroom	2nd Floor	202	202	894	78	48	N	Y
Regular Classroom	Regular Classroom	2nd Floor	204	204	130	60	60	N	N
Regular Classroom	Regular Classroom	3rd Floor	301	301	894	80	48	N	Y
Regular Classroom	Regular Classroom	3rd Floor	302	302	894	111	39	N	N
Regular Classroom	Regular Classroom	3rd Floor	304	NA	680	116	35	N	N

Building : Addition									
Kindergarten	Kindergarten	1st Floor	106	106	845	132	66	N	Y
Regular Classroom	Regular Classroom	1st Floor	107	107	894	132	66	N	Y
Regular Classroom	Regular Classroom	1st Floor	108	108	845	132	66	N	Y
Regular Classroom	Regular Classroom	2nd Floor	206	206	845	132	66	N	Y
Regular Classroom	Regular Classroom	2nd Floor	207	207	894	132	66	N	Y
Regular Classroom	Regular Classroom	2nd Floor	208	208	845	132	66	N	Y
Regular Classroom	Regular Classroom	3rd Floor	306	306	845	132	66	N	Y
Regular Classroom	Regular Classroom	3rd Floor	308	308	845	132	66	N	Y
Science Classroom	Regular Classroom	3rd Floor	307	307	1,128	154	77	N	N
Store Room	Regular Classroom	Basement	G2	G2	908	111	54	N	N
Store Room	Regular Classroom	Basement	G3	G3	924	198	60	N	N