

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	1893	4	46,576
Addition 1	1913	1	25,793
Addition 2	1937	2	19,638
Addition 3	1954	1	12,483
Campus Total			104,490

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Entrance Control - Audio and Video	#1 S	1	EA	6	6-10 years	
	Exterior Doors - Exterior Wood Door	#1 S	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#1 S	2	EA	6	6-10 years	
	Exterior Doors - Exterior Wood Door	#8 N	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#8 N	2	EA	6	6-10 years	
	Exterior Stairs - Concrete	#8 N	9	LF	6	6-10 years	
	Entrance Control - Audio and Video	#9 E	1	EA	7	10+ years	
	Exterior Doors - Exterior Wood Door	#9 E	3	EA	6	6-10 years	
	Exterior Stairs - Concrete	#9 E	10	LF	6	6-10 years	
Foundation							
	Foundation - Concrete	Entire Building	476	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	46,576	SF	7	10+ years	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	7	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	7	EA	6	6-10 years	
Roof System							
	Access Ladder - Metal	Main Roof	1	EA	7	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Access Ladder - Metal	Main Roof	1	EA	4	0-1 year	unsafe transfer to roof exterior ladder
	Coping - Metal	Main Roof	421	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Main Roof	28	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	180	LF	6	10+ years	
	Parapet - 16" - 30" Height	Main Roof	421	LF	6	10+ years	
	Roof - Modified Bitumen	Main Roof	10,647	SF	4	0-1 year	Bubbling cracking
	Roof Hatch - Metal	Main Roof	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Main Roof	10,647	SF	7	10+ years	

Walls

	Cornice - Metal Projecting	Entire Building	118	LF	6	6-10 years	
	Cornice - Metal Projecting	Entire Building	732	LF	5	6-10 years	
	Exterior Walls - Brick	Entire Building	13,153	SF	6	6-10 years	
	Exterior Walls - Brick	Entire Building	2,792	SF	5	6-10 years	
	Exterior Walls - Stone-Cast	Entire Building	3,102	SF	6	6-10 years	
	Exterior Walls - Stone-Cast	Entire Building	1,418	SF	5	6-10 years	

Windows

	Guard - Guards wire guard	Entire Building	567	SF	6	6-10 years	
	Lintels - Brick	Entire Building	36	LF	6	6-10 years	
	Lintels - Steel	Entire Building	4	LF	6	6-10 years	
	Lintels - Stone	Entire Building	521	LF	6	6-10 years	
	Lintels - Stone	Entire Building	4	LF	6	6-10 years	
	Windows - Sash Aluminum Double-pane	Entire Building	4,834	SF	6	6-10 years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Emergency A/C Power - Gym	Entire Building	4,496	SF	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	21	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	21	EA	6	6-10 years	
	Exit Signs - Gym	Entire Building	2	EA	6	6-10 years	
	Security System - CCTV	Entire Building	46,576	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	46,576	SF	6	6-10 years	

Main Service

	PA System	Entire Building	46,576	SF	6	6-10 years	
	Independent Electrical Service for emergency power	Mechanical Room	1	EA	6	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Power Distribution</u>							
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	6	6-10 years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	6	6-10 years	

Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm_System	Entire Building	46,576	SF	4	2-5 years	
<u>Pump Room Assembly</u>							
	Fire Pump - Less than 25hp	Fire Pump Room	1	EA	4	2-5 years	No controller
<u>Sprinkler System</u>							
	Sprinkler Heads	Entire Building	46,576	SF	4	2-5 years	
	Sprinkler Piping	Entire Building	46,576	SF	5	2-5 years	Signs of leaks
	Wet Sprinkler System	Entire Building	45,657	SF	5	2-5 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Handling Systems</u>							
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm	Mechanical Room	1	EA	5	6-10 years	
	Air Intake	Mechanical Room	1	EA	6	6-10 years	
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EA	6	6-10 years	
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room	200	LF	5	6-10 years	
	Zone Dampers	Mechanical Room	17	EA	6	6-10 years	
	Roof Top Unit-Single Zone-Roof Mounted- Gas Heating and DX Cooling Coil - 11 - 20 tons	Roof	1	EA	6	6-10 years	
	Roof Top Unit-Single Zone-Roof Mounted- Gas Heating and DX Cooling Coil - 11 - 20 tons	Roof	1	EA	6	6-10 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Boiler Systems							
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 151 - 200 HP	Boiler Room	2	EA	5	6-10 years	
	Chemical Feeder	Boiler Room	1	EA	6	6-10 years	
	Combustion Dampers	Boiler Room	2	EA	7	10+ years	New units
	Condensate Pump	Boiler Room	2	EA	6	6-10 years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	6	6-10 years	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 151 - 200 HP	Boiler Room	2	EA	5	6-10 years	
	Piping - Condensate Pipe- Steel	Boiler Room	150	LF	6	6-10 years	
	Piping - Steam Pipe- Steel	Boiler Room	150	LF	6	6-10 years	
	Steam Traps	Boiler Room	20	EA	5	6-10 years	
Gas Booster							
	Gas Booster	Boiler Room	2	EA	6	6-10 years	
Heating Devices							
	Unit Heater - Gas	Boiler Room	1	EA	6	6-10 years	
	Wall Heater - Electric	Entire Building	5	EA	6	6-10 years	
	Fin Tube - Steam	Entire Building	20	LF	5	6-10 years	
Temperature Control							
	Electric Thermostat	Entire Building	2	EA	6	6-10 years	
	Pneumatic System	Entire Building	46,576	SF	6	6-10 years	
	Thermostats - Pneumatic	Entire Building	17	EA	6	6-10 years	
Ventilation							
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Roof	3	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Roof	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	7	10+ years	New unit, installed in 2020
	Hot Water Storage Tank_Gas - Less than 200 Gallons	Boiler Room	1	EA	5	6-10 years	Rusted
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	46,576	SF	6	6-10 years	

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Domestic Piping-Hot Water Return Risers	Entire Building	46,576	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	46,576	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	46,576	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	46,576	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	46,576	SF	6	6-10 years	
	Sanitary Piping	Entire Building	46,576	SF	6	6-10 years	
	Storm Piping	Entire Building	46,576	SF	6	6-10 years	
	Vent Piping	Entire Building	46,576	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	107 Counseling	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	107 Counseling	621	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	107 Counseling	2	EA	6	6-10 years	
	Floor - Tile	107 Counseling	621	SF	6	6-10 years	
	Lighting - Pendent/Surface	107 Counseling	17	EA	6	6-10 years	
	Power Distribution	107 Counseling	8	EA	6	6-10 years	
	Walls - Masonry	107 Counseling	185	SF	7	10+ years	
	Walls - Plaster/Drywall	107 Counseling	655	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Engineers Office	375	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Engineers Office	2	EA	6	6-10 years	
	Floor - Concrete	Engineers Office	375	SF	7	6-10 years	
	Lighting - Pendent/Surface	Engineers Office	4	EA	6	6-10 years	
	Lighting - Wall Mounted	Engineers Office	1	EA	6	6-10 years	
	Power Distribution	Engineers Office	8	EA	6	6-10 years	
	Walls - Masonry	Engineers Office	50	SF	6	6-10 years	
	Walls - Masonry	Engineers Office	450	SF	6	6-10 years	
	Walls - Plaster/Drywall	Engineers Office	290	SF	6	6-10 years	
	Work Slnk	Engineers Office	1	EA	7	6-10 years	
	AC Unit	Main Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Main Office	444	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	Main Office	100	SF	5	2-5 years	Small cracks and falling chips.
	Doors - Side-lite	Main Office	56	SF	6	6-10 years	
	Doors - Transom Window	Main Office	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Main Office	1	EA	6	6-10 years	
	Floor - Carpet	Main Office	544	SF	4	1-2 years	Torn, bubbled, and stained throughout.
	Lighting - Pendent/Surface	Main Office	8	EA	6	6-10 years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Power Distribution	Main Office	10	EA	6	6-10 years	
	Walls - Plaster/Drywall	Main Office	918	SF	6	10+ years	
	AC Unit	Principals Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Principals Office	378	SF	6	6-10 years	
	Doors - Transom Window	Principals Office	6	SF	7	6-10 years	
	Doors - Wood Doors inclu hw	Principals Office	4	EA	7	6-10 years	
	Floor - Carpet	Principals Office	378	SF	4	1-2 years	Stained, ripped, and bubbled throughout.
	Lighting - Pendent/Surface	Principals Office	7	EA	6	6-10 years	
	Power Distribution	Principals Office	8	EA	7	6-10 years	
	Storage/ Closet	Principals Office	45	SF	7	6-10 years	
	Walls - Plaster/Drywall	Principals Office	675	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Room 103- Speech Therapy Office	450	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Room 103- Speech Therapy Office	1	EA	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Room 103- Speech Therapy Office	450	SF	7	6-10 years	
	Lighting - Pendent/Surface	Room 103- Speech Therapy Office	3	EA	6	6-10 years	
	Power Distribution	Room 103- Speech Therapy Office	8	EA	7	6-10 years	
	Walls - Masonry	Room 103- Speech Therapy Office	411	SF	6	10+ years	
	Walls - Plaster/Drywall	Room 103- Speech Therapy Office	411	SF	6	10+ years	
Gymnasium							
	Ceiling - Plaster/Drywall	4th Floor	4,496	SF	7	6-10 years	
	Doors - Transom Window	4th Floor	82	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	4th Floor	8	EA	6	6-10 years	
	Floor - Sport Flooring	4th Floor	4,496	SF	7	6-10 years	
	Lighting - Lay-in	4th Floor	60	EA	6	6-10 years	
	Scoreboards	4th Floor	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	4th Floor	3,963	SF	6	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Plaster/Drywall	Basement - Teacher's Lounge	855	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Basement - Teacher's Lounge	1	EA	6	6-10 years	
	Floor - Tile	Basement - Teacher's Lounge	855	SF	6	6-10 years	
	Lighting - Pendent/Surface	Basement - Teacher's Lounge	11	EA	6	6-10 years	
	Walls - Masonry	Basement - Teacher's Lounge	280	SF	6	10+ years	
	Walls - Plaster/Drywall	Basement - Teacher's Lounge	841	SF	6	10+ years	
Mechanical/ Service Rooms							
	Janitor's Closet	1st Floor	60	SF	7	6-10 years	
	Janitor's Closet	2nd Floor	60	SF	7	6-10 years	
	Air Tunnel	Basement	1,000	SF	7	6-10 years	
	Mechanical/ Service Rooms	Basement	614	SF	7	6-10 years	
	Mechanical/ Service Rooms	Basement	72	SF	7	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Storage Room	Basement	110	SF	7	10+ years	
Restroom							
	Accessories	1st Flr Girls- Next to Principal's Office	274	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Flr Girls- Next to Principal's Office	274	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Flr Girls- Next to Principal's Office	2	EA	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	1st Flr Girls- Next to Principal's Office	274	SF	6	6-10 years	
	Floor Drain	1st Flr Girls- Next to Principal's Office	1	EA	7	6-10 years	
	Lavatory	1st Flr Girls- Next to Principal's Office	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	1st Flr Girls- Next to Principal's Office	4	EA	6	6-10 years	
	Partitions	1st Flr Girls- Next to Principal's Office	5	EA	7	6-10 years	
	Walls - Metal Panel	1st Flr Girls- Next to Principal's Office	658	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Flr Girls- Next to Principal's Office	584	SF	7	10+ years	
	Water Closet	1st Flr Girls- Next to Principal's Office	5	EA	6	6-10 years	
	Accessories	1st flr Boys- Next to 201	274	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st flr Boys- Next to 201	274	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st flr Boys- Next to 201	2	EA	7	6-10 years	
	Floor - Tile Ceramic/ Porcelain	1st flr Boys- Next to 201	274	SF	6	6-10 years	
	Floor Drain	1st flr Boys- Next to 201	1	EA	7	6-10 years	
	Lavatory	1st flr Boys- Next to 201	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	1st flr Boys- Next to 201	4	EA	6	6-10 years	
	Partitions	1st flr Boys- Next to 201	3	EA	7	6-10 years	
	Urinals	1st flr Boys- Next to 201	4	EA	7	6-10 years	
	Walls - Metal Panel	1st flr Boys- Next to 201	658	SF	7	10+ years	
	Walls - Plaster/Drywall	1st flr Boys- Next to 201	584	SF	7	10+ years	
	Water Closet	1st flr Boys- Next to 201	2	EA	6	6-10 years	
	Accessories	2nd Flr Girls- Next to 303	274	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr Girls- Next to 303	274	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Flr Girls- Next to 303	2	EA	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	2nd Flr Girls- Next to 303	274	SF	6	6-10 years	
	Floor Drain	2nd Flr Girls- Next to 303	1	EA	7	6-10 years	
	Lavatory	2nd Flr Girls- Next to 303	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	2nd Flr Girls- Next to 303	4	EA	6	6-10 years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Partitions	2nd Flr Girls- Next to 303	5	EA	7	6-10 years	
	Walls - Metal Panel	2nd Flr Girls- Next to 303	658	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Flr Girls- Next to 303	584	SF	6	10+ years	
	Water Closet	2nd Flr Girls- Next to 303	5	EA	6	6-10 years	
	Accessories	2nd flr Boys- Next to 301	274	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd flr Boys- Next to 301	274	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd flr Boys- Next to 301	2	EA	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	2nd flr Boys- Next to 301	274	SF	6	6-10 years	
	Floor Drain	2nd flr Boys- Next to 301	1	EA	7	10+ years	
	Lavatory	2nd flr Boys- Next to 301	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	2nd flr Boys- Next to 301	4	EA	6	6-10 years	
	Partitions	2nd flr Boys- Next to 301	2	EA	7	10+ years	
	Urinals	2nd flr Boys- Next to 301	4	EA	6	6-10 years	
	Walls - Metal Panel	2nd flr Boys- Next to 301	658	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd flr Boys- Next to 301	584	SF	6	10+ years	
	Water Closet	2nd flr Boys- Next to 301	2	EA	6	6-10 years	
	Accessories	In 202	30	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In 202	30	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	In 202	1	EA	6	6-10 years	
	Floor - Wood	In 202	30	SF	6	6-10 years	
	Lavatory	In 202	1	EA	7	6-10 years	
	Lighting - Pendent/Surface	In 202	1	EA	6	6-10 years	
	Walls - Metal Panel	In 202	112	SF	7	10+ years	
	Walls - Plaster/Drywall	In 202	188	SF	7	10+ years	
	Water Closet	In 202	1	EA	6	6-10 years	
	Accessories	In Main Office	48	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In Main Office	48	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	In Main Office	1	EA	6	6-10 years	
	Floor - Carpet	In Main Office	48	SF	5	2-5 years	
	Floor Drain	In Main Office	1	EA	7	10+ years	
	Lavatory	In Main Office	1	EA	6	6-10 years	
	Lighting - Wall Mounted	In Main Office	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	In Main Office	305	SF	7	10+ years	
	Water Closet	In Main Office	1	EA	6	6-10 years	
	Accessories	in 101	35	SF	7	10+ years	
	Ceiling - Lay-in	in 101	35	SF	7	10+ years	
	Doors - Wood Doors inclu hw	in 101	1	EA	7	10+ years	
	Floor - Tile	in 101	35	SF	6	10+ years	Quantity changed as total has been aggregated/divided.
	Floor Drain	in 101	1	EA	7	10+ years	
	Lavatory	in 101	1	EA	7	10+ years	
	Lighting - Lay-in	in 101	1	EA	7	10+ years	
	Walls - Metal Panel	in 101	152	SF	7	10+ years	
	Walls - Plaster/Drywall	in 101	76	SF	5	10+ years	Small holes, scratches throughout.

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Water Closet	in 101	1	EA	7	10+ years	
	Accessories	in 201	49	SF	7	6-10 years	
	Ceiling - Lay-in	in 201	49	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	in 201	1	EA	6	6-10 years	
	Floor - Concrete	in 201	49	SF	7	6-10 years	
	Floor Drain	in 201	1	EA	7	10+ years	
	Lavatory	in 201	1	EA	6	6-10 years	
	Lighting - Wall Mounted	in 201	1	EA	6	6-10 years	
	Partitions	in 201	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	in 201	270	SF	7	10+ years	
	Water Closet	in 201	1	EA	6	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #101 (Pre School)							
	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	675	SF	5	2-5 years	Cracked and falling paint throughout.
	Chalk Board	Basement	8	LF	4	2-5 years	
	Doors - Transom Window	Basement	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	1	EA	7	10+ years	
	Floor - Tile	Basement	669	SF	7	10+ years	
	Floor - Tile	Basement	6	SF	4	2-5 years	Chipped and broken tiles.
	Lighting - Pendent/Surface	Basement	14	EA	7	10+ years	
	Walls - Plaster/Drywall	Basement	950	SF	7	10+ years	
	Work Sink	Basement	1	EA	7	10+ years	
Classroom #105 (Kindergarten)							
	AC Units	Basement	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement	891	SF	5	1-2 years	Cracked, chipped, falling paint throughout.
	Doors - Wood Doors inclu hw	Basement	1	EA	6	6-10 years	
	Floor - Wood	Basement	891	SF	6	6-10 years	
	Lighting - Pendent/Surface	Basement	14	EA	6	6-10 years	
	Marker Board	Basement	32	LF	6	6-10 years	
	Storage/ Closet	Basement	110	SF	7	6-10 years	
	Walls - Plaster/Drywall	Basement	1,020	SF	6	10+ years	
Classroom #201 (Pre School)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	18	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	935	SF	6	6-10 years	
	Doors - Transom Window	1st Floor	6	SF	6	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	6-10 years	
	Floor - Tile	1st Floor	935	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Storage/ Closet	1st Floor	110	SF	7	6-10 years	
	Walls - Metal Panel	1st Floor	238	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,332	SF	6	10+ years	
	Work Sink	1st Floor	1	EA	7	10+ years	Asset added.
Classroom #202 (Pre School)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	9	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	910	SF	6	6-10 years	
	Doors - Transom Window	1st Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	6-10 years	
	Floor - Wood	1st Floor	908	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Storage/ Closet	1st Floor	110	SF	7	10+ years	
	Walls - Metal Panel	1st Floor	305	SF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,303	SF	7	10+ years	
	Work Sink	1st Floor	1	EA	7	6-10 years	
Classroom #204 (Kindergarten)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	958	SF	6	6-10 years	
	Doors - Transom Window	1st Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	6-10 years	
	Floor - Tile	1st Floor	958	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	17	EA	6	6-10 years	
	Marker Board	1st Floor	6	LF	6	6-10 years	
	Storage/ Closet	1st Floor	164	SF	7	6-10 years	
	Walls - Metal Panel	1st Floor	402	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,374	SF	7	10+ years	
Classroom #205 (Kindergarten)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	4	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	935	SF	6	2-5 years	
	Chalk Board	1st Floor	32	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	6-10 years	
	Floor - Tile	1st Floor	935	SF	4	6-10 years	Heavily worn and chipped and cracked throughout. Quantity changed as total has been

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	aggregated/divided.	
	Storage/ Closet	1st Floor	110	SF	7	6-10 years		
	Walls - Metal Panel	1st Floor	300	SF	7	10+ years		
	Walls - Plaster/Drywall	1st Floor	1,276	SF	7	10+ years		
Classroom #207 (Kindergarten)								
	AC Units	1st Floor	1	EA	7	6-10 years	Cracked plaster and paint.	
	Casework	1st Floor	4	LF	7	10+ years		
	Ceiling - Plaster/Drywall	1st Floor	935	SF	6	6-10 years		
	Doors - Transom Window	1st Floor	6	SF	6	6-10 years		
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	6-10 years		
	Floor - Wood	1st Floor	935	SF	6	6-10 years		
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years		
	Marker Board	1st Floor	19	LF	6	6-10 years		
	Storage/ Closet	1st Floor	110	SF	5	2-5 years		
	Walls - Plaster/Drywall	1st Floor	1,435	SF	7	10+ years		
Classroom #301 (Regular Classroom)								
	AC Units	2nd Floor	1	EA	7	6-10 years		
	Casework	2nd Floor	4	LF	6	6-10 years		
	Ceiling - Plaster/Drywall	2nd Floor	932	SF	6	6-10 years		
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years		
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years		
	Floor - Wood	2nd Floor	932	SF	6	6-10 years		
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years		
	Marker Board	2nd Floor	6	LF	6	6-10 years		
	Storage/ Closet	2nd Floor	110	SF	7	6-10 years		
	Walls - Metal Panel	2nd Floor	300	SF	7	10+ years		
	Walls - Plaster/Drywall	2nd Floor	1,206	SF	7	10+ years		
Classroom #302 (Regular Classroom)								
	AC Units	2nd Floor	1	EA	7	6-10 years		
	Casework	2nd Floor	4	LF	6	6-10 years		
	Ceiling - Plaster/Drywall	2nd Floor	932	SF	6	6-10 years		
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years		
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years		
	Floor - Tile/Sheet	2nd Floor	932	SF	7	6-10 years		
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years		
	Marker Board	2nd Floor	20	LF	6	6-10 years		
	Storage/ Closet	2nd Floor	110	SF	7	6-10 years		
	Walls - Metal Panel	2nd Floor	300	SF	7	10+ years		
	Walls - Plaster/Drywall	2nd Floor	1,236	SF	7	10+ years		

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #303 (Special Education)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	455	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Wood	2nd Floor	455	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	7	EA	6	6-10 years	
	Marker Board	2nd Floor	11	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,260	SF	6	6-10 years	
	Work Sink	2nd Floor	1	EA	7	6-10 years	
Classroom #304 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	6	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	1,055	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Tile	2nd Floor	123	SF	6	6-10 years	
	Floor - Wood	2nd Floor	932	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	17	EA	6	6-10 years	
	Storage/ Closet	2nd Floor	82	SF	7	6-10 years	
	Walls - Metal Panel	2nd Floor	400	SF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,376	SF	6	6-10 years	
	Work Sink	2nd Floor	3	EA	7	10+ years	
Classroom #305 (Science Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	44	LF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	932	SF	6	6-10 years	
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Tile	2nd Floor	932	SF	6	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	110	SF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,336	SF	6	6-10 years	
	Work Sink	2nd Floor	1	EA	7	10+ years	
Classroom #305A (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	725	SF	7	10+ years	
	Doors - Side-lite	2nd Floor	84	SF	6	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Tile	2nd Floor	725	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Lighting - Wall Mounted	2nd Floor	1	EA	6	10+ years	
	Marker Board	2nd Floor	16	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,164	SF	6	6-10 years	
<hr/>							
<u>Classroom #307 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	6	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	932	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Wood	2nd Floor	932	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	8	LF	6	6-10 years	
	Storage/ Closet	2nd Floor	110	SF	7	6-10 years	
	Walls - Metal Panel	2nd Floor	300	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,208	SF	7	10+ years	
<hr/>							
<u>Classroom #401 (Regular Classroom)</u>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	875	SF	6	6-10 years	
	Chalk Board	3rd Floor	27	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	6-10 years	
	Floor - Wood	3rd Floor	875	SF	6	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	6	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	110	SF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,984	SF	6	10+ years	
<hr/>							
<u>Classroom #402 (Physical Education Room)</u>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	875	SF	6	6-10 years	
	Doors - Transom Window	3rd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	6-10 years	
	Floor - Weight/ Fitness Room Floor Matting	3rd Floor	876	SF	6	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	18	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	136	SF	7	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Metal Panel	3rd Floor	239	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,681	SF	6	10+ years	
Classroom #405 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	875	SF	6	6-10 years	
	Doors - Transom Window	3rd Floor	6	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	6-10 years	
	Floor - Wood	3rd Floor	875	SF	6	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	25	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	110	SF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,922	SF	6	6-10 years	
Classroom #407 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	875	SF	6	6-10 years	
	Doors - Transom Window	3rd Floor	6	SF	7	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	6-10 years	
	Floor - Wood	3rd Floor	875	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	25	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	110	SF	7	6-10 years	
	Walls - Metal Panel	3rd Floor	237	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,750	SF	7	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	1,960	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	6-10 years	
	Drinking Fountains - Single Fountain	1st Floor	2	EA	7	6-10 years	
	Floor - Tile/Sheet	1st Floor	1,958	SF	7	6-10 years	
	Floor - Tile/Sheet	1st Floor	30	SF	4	1-2 years	Cracked.
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Lighting - Wall Mounted	1st Floor	3	EA	6	6-10 years	
	Stairs - Concrete Stairs	1st Floor	9	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	3,780	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	1,960	SF	6	6-10 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	6-10 years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	6-10 years	
	Floor - Asphalt Floor	2nd Floor	323	SF	6	6-10 years	
	Floor - Tile/Sheet	2nd Floor	1,600	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	38	SF	7	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Stairs - Concrete Stairs	2nd Floor	9	LF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	3,780	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	600	SF	6	6-10 years	
	Floor - Asphalt Floor	3rd Floor	168	SF	6	6-10 years	
	Floor - Tile/Sheet	3rd Floor	432	SF	7	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	4	EA	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,836	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Basement	2,179	SF	6	6-10 years	
	Doors - Side-lite	Basement	24	SF	6	6-10 years	
	Doors - Steel Doors incl hw	Basement	1	EA	6	6-10 years	
	Doors - Transom Window	Basement	76	SF	6	6-10 years	
	Doors - Wood Doors include hw	Basement	6	EA	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Basement	1,809	SF	7	6-10 years	
	Floor - Tile/Sheet	Basement	291	SF	7	6-10 years	
	Lighting - Pendent/Surface	Basement	30	EA	6	6-10 years	
	Stairs - Concrete Stairs	Basement	3	LF	6	6-10 years	
	Walls - Concrete Block	Basement	270	SF	7	10+ years	
	Walls - Masonry	Basement	710	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	3,380	SF	6	10+ years	

Safety

	Camera Viewing Station	Entire Building	2	EA	7	6-10 years	
	Security Cameras	Entire Building	2	EA	7	6-10 years	

Stairs

	Ceiling - Plaster/Drywall	East - Basement to 1st floor ONLY, by Main Office	96	SF	6	6-10 years	
	Floor - Concrete	East - Basement to 1st floor ONLY, by Main Office	25	SF	7	6-10 years	
	Handrails	East - Basement to 1st floor ONLY, by Main Office	36	LF	7	6-10 years	
	Lighting - Pendent/Surface	East - Basement to 1st floor ONLY, by Main Office	2	EA	6	6-10 years	
	Stairs - Concrete	East - Basement to 1st floor ONLY, by Main Office	18	LF	6	6-10 years	
	Walls - Plaster/Drywall	East - Basement to 1st floor ONLY, by Main Office	998	SF	6	10+ years	
	Ceiling - Plaster/Drywall	North - by Door #1	288	SF	6	6-10 years	
	Floor - Asphalt	North - by Door #1	120	SF	6	6-10 years	

Category : Interior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Handrails	North - by Door #1	92	LF	7	6-10 years	
	Lighting - Pendent/Surface	North - by Door #1	2	EA	6	6-10 years	
	Stairs - Asphalt	North - by Door #1	64	LF	6	6-10 years	
	Walls - Plaster/Drywall	North - by Door #1	3,000	SF	6	10+ years	
	Ceiling - Plaster/Drywall	South - by Door #8	288	SF	6	10+ years	
	Floor - Asphalt	South - by Door #8	198	SF	6	6-10 years	
	Handrails	South - by Door #8	92	LF	7	6-10 years	
	Lighting - Pendent/Surface	South - by Door #8	2	EA	6	6-10 years	
	Stairs - Asphalt	South - by Door #8	64	LF	6	6-10 years	
	Walls - Plaster/Drywall	South - by Door #8	2,956	SF	7	10+ years	

Category : Exterior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	#2 S	1	EA	6	6-10 years	
	Exterior Stairs - Concrete	#2 S	5	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	#2.5 S	2	EA	6	6-10 years	
	Exterior Stairs - Concrete	#2.5 S	4	LF	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#3 S	1	EA	4	0-1 year	Deteriorated frames
	Exterior Doors - Transom Lite	#3 S	1	EA	4	0-1 year	Deteriorated frames
	Exterior Stairs - Concrete	#3 S	5	LF	4	0-1 year	Cracked step
	Exterior Doors - Exterior Wood Door	#6 Exit W	4	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#6 Exit W	4	EA	6	6-10 years	
	Exterior Stairs - Concrete	#6 Exit W	75	LF	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#7 N	4	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#7 N	4	EA	6	6-10 years	
	Ramp Handrail - Steel_Ramp Handrail	#7 N	15	LF	6	6-10 years	
	Ramps - Concrete	#7 N	6	LF	6	6-10 years	
Foundation							
	Foundation - Concrete	Entire Building	632	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	25,793	SF	7	10+ years	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	3	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	10	EA	6	6-10 years	
Roof System							
	Access Ladder - Metal	Low South Roof	1	EA	7	10+ years	
	Coping - Clay Tile	Low South Roof	120	LF	6	10+ years	
	Coping - Stone	Low South Roof	40	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Low South Roof	48	LF	6	10+ years	
	Parapet - 16" - 30" Height	Low South Roof	160	LF	6	10+ years	
	Roof - Modified Bitumen	Low South Roof	4,392	SF	4	0-1 year	Cracking, soft spots
	Roof Hatch - Metal	Low South Roof	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Low South Roof	4,392	SF	7	10+ years	
	Access Ladder - Metal	Main Roof	1	EA	7	10+ years	
	Coping - Clay Tile	Main Roof	312	LF	6	10+ years	
	Coping - Metal	Main Roof	104	LF	6	10+ years	
	Coping - Stone	Main Roof	104	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	135	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Main Roof	520	LF	6	10+ years	
	Roof - Modified Bitumen	Main Roof	11,186	SF	4	0-1 year	Cracking, bubbling, soft spots
	Roof Hatch - Metal	Main Roof	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Main Roof	11,186	SF	7	10+ years	

Category : Exterior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Walls							
	Cheek-Wall - Concrete	Entire Building	40	SF	5	10+ years	
	Cornice - Masonry Projecting Limestone	Entire Building	166	LF	6	10+ years	
	Cornice - Metal Projecting	Entire Building	370	LF	5	10+ years	
	Exterior Walls - Brick	Entire Building	15,445	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	1,057	SF	5	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	393	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	128	SF	5	10+ years	
Windows							
	Guard - Guards wire guard	Entire Building	328	SF	6	6-10 years	
	Lintels - Brick	Entire Building	18	LF	6	6-10 years	
	Lintels - Steel	Entire Building	172	LF	5	6-10 years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,225	SF	6	6-10 years	

Category : Electrical
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency A/C Power - Auditorium and Aisle Lighting	Entire Building	5,420	SF	6	6-10 years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	5,420	SF	6	6-10 years	
	Emergency Battery Packs - Auditorium and Aisle Lighting	Entire Building	8	EA	6	6-10 years	
	Emergency Battery Packs - Auditorium and Aisle Lighting	Entire Building	4	EA	6	6-10 years	
	Exit Signs - Auditorium	Entire Building	8	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	11	EA	6	6-10 years	
	Security System - CCTV	Entire Building	25,793	SF	5	6-10 years	
	Security System - Intrusion Detection	Entire Building	25,793	SF	6	6-10 years	
Power Distribution							
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	6	6-10 years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	6	6-10 years	

Category : Fire Protection
Building : Addition 1

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

<u>Fire Alarm</u>							
Fire Alarm_System	Entire Building	25,793	SF	4	2-5 years	Beyond service life	

Category : Mechanical
Building : Addition 1

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	Mechanical Room	1	EA	6	6-10 years		
Air Intake	Mechanical Room	1	EA	6	6-10 years		
Auxiliaries - 15001 - 25000 cfm	Mechanical Room	1	EA	6	6-10 years		
Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room	150	LF	5	6-10 years		
Zone Dampers	Mechanical Room	9	EA	6	6-10 years		
Air Handling Unit- Built Up- Single Zone- Steam Coils - 8001 - 15000 cfm	Mechanical Room	1	EA	5	6-10 years	Serves the Auditorium	
Air Intake	Mechanical Room	1	EA	2	0-1 year	Ground level near dumpsters in parking lot	
Auxiliaries - 8001 - 15000 cfm	Mechanical Room	1	EA	6	6-10 years		
Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room	50	LF	5	6-10 years		

Boiler Systems

Condensate Pump	Mechanical Room	2	EA	6	6-10 years		
Piping - Condensate Pipe- Steel	Mechanical Room	150	LF	6	6-10 years		
Piping - Steam Pipe- Steel	Mechanical Room	150	LF	6	6-10 years		
Steam Traps	Mechanical Room	12	EA	5	6-10 years		

Heating Devices

Wall Heater - Electric	2nd Floor	1	EA	5	6-10 years		
Fin Tube - Steam	Entire Building	30	LF	5	6-10 years		

Temperature Control

Pneumatic System	Entire Building	25,793	SF	5	6-10 years	Served from the main building	
Thermostats - Pneumatic	Entire Building	10	EA	6	6-10 years		

Ventilation

Exhaust Fans- Indoor - 500 - 1500 CFM	Roof	1	EA	6	6-10 years		
Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Roof	1	EA	6	6-10 years		

Category : Plumbing
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Hot Water</u>							
	Electric Heater - Less than 20 KW	1st Floor	1	EA	6	6-10 years	
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	25,793	SF	6	6-10 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	25,793	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	25,793	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	25,793	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	25,793	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	25,793	SF	6	6-10 years	
	Sanitary Piping	Entire Building	25,793	SF	6	6-10 years	
	Storm Piping	Entire Building	25,793	SF	6	6-10 years	
	Vent Piping	Entire Building	25,793	SF	6	6-10 years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Auditorium & Theater</u>							
	Ceiling - Plaster/Drywall	1st Floor	5,420	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	8	EA	6	6-10 years	
	Floor - Carpet	1st Floor	985	SF	6	6-10 years	
	Floor - Carpet	1st Floor	100	SF	5	2-5 years	Ripped and stained.
	Floor - Concrete	1st Floor	100	SF	7	6-10 years	
	Floor - Wood	1st Floor	4,335	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	25	EA	6	6-10 years	
	Lighting - Wall Mounted	1st Floor	8	EA	6	6-10 years	
	Main Floor Seating	1st Floor	280	EA	7	6-10 years	
	Sound System	1st Floor	1	EA	7	6-10 years	
	Stage	1st Floor	665	SF	7	10+ years	
	Stage Curtain	1st Floor	5	EA	7	6-10 years	
	Stage Lighting System	1st Floor	1	EA	7	6-10 years	
	Stage-Stairs - Wood	1st Floor	10	LF	7	6-10 years	
	Walls - Structural Glazed Tile	1st Floor	2,240	SF	7	10+ years	
<u>Kitchen</u>							
	Ceiling - Plaster/Drywall	113	585	SF	6	6-10 years	
	Doors - Side-lite	113	14	SF	6	6-10 years	
	Doors - Transom Window	113	10	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	113	2	EA	6	6-10 years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Tile Quarry	113	585	SF	7	6-10 years	
	Lighting - Pendent/Surface	113	11	EA	6	6-10 years	
	Serving Line	113	16	LF	7	6-10 years	
	Storage/ Closet	113	148	SF	7	6-10 years	
	Walls - Plaster/Drywall	113	1,060	SF	7	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Plaster/Drywall	109, 111	1,705	SF	6	6-10 years	
	Doors - Side-lite	109, 111	28	SF	6	6-10 years	
	Doors - Transom Window	109, 111	20	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	109, 111	2	EA	6	6-10 years	
	Floor - Tile/Sheet	109, 111	1,705	SF	7	6-10 years	
	Lighting - Pendent/Surface	109, 111	42	EA	6	6-10 years	
	Serving Line	109, 111	17	LF	7	6-10 years	
	Storage/ Closet	109, 111	42	SF	7	6-10 years	
	Walls - Plaster/Drywall	109, 111	2,178	SF	7	10+ years	
	Walls - Plaster/Drywall	109, 111	283	SF	7	10+ years	
Mechanical/ Service Rooms							
	Air Intake Plenums	1st Floor	189	SF	7	6-10 years	
	Boiler Room	1st Floor	2,086	SF	7	6-10 years	
	Coal Room	1st Floor	440	SF	7	6-10 years	
	Janitor's Closet	1st Floor	35	SF	7	6-10 years	
	Mechanical/ Service Rooms	1st Floor	616	SF	7	6-10 years	
	Storage Room	1st Floor	450	SF	7	6-10 years	
	Janitor's Closet	2nd Floor	35	SF	7	6-10 years	
	Janitor's Closet	3rd Floor	35	SF	7	6-10 years	
Restroom							
	Accessories	Boiler Room	30	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Boiler Room	30	SF	5	1-2 years	Peeling
	Doors - Wood Doors inclu hw	Boiler Room	1	EA	7	10+ years	
	Floor - Concrete Epoxy/ Painted	Boiler Room	30	SF	7	10+ years	
	Lavatory	Boiler Room	1	EA	7	10+ years	
	Lighting - Pendent/Surface	Boiler Room	1	EA	7	10+ years	
	Walls - Concrete Block	Boiler Room	9	SF	7	10+ years	
	Walls - Masonry	Boiler Room	129	SF	7	10+ years	
	Walls - Masonry	Boiler Room	12	SF	6	10+ years	
	Walls - Masonry	Boiler Room	30	SF	5	1-2 years	Peeling, spalling
	Water Closet	Boiler Room	1	EA	7	10+ years	
	Accessories	Boys Toilet across from 113	293	SF	7	6-10 years	
	Ceiling - Lay-in	Boys Toilet across from 113	257	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	Boys Toilet across from 113	26	SF	6	6-10 years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	Boys Toilet across from 113	2	SF	6	6-10 years	
	Doors - Transom Window	Boys Toilet across from 113	24	SF	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	Boys Toilet across from 113	293	SF	6	6-10 years	
	Floor Drain	Boys Toilet across from 113	1	EA	7	6-10 years	
	Lavatory	Boys Toilet across from 113	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	Boys Toilet across from 113	5	EA	6	6-10 years	
	Partitions	Boys Toilet across from 113	2	EA	7	6-10 years	
	Urinals	Boys Toilet across from 113	3	EA	6	6-10 years	
	Walls - Plaster/Drywall	Boys Toilet across from 113	356	SF	7	10+ years	
	Walls - Structural Glazed Tile	Boys Toilet across from 113	286	SF	7	10+ years	
	Walls - Structural Glazed Tile	Boys Toilet across from 113	415	SF	7	10+ years	
	Water Closet	Boys Toilet across from 113	2	EA	6	6-10 years	
	Accessories	Boys Toilet across from 211	293	SF	7	6-10 years	
	Ceiling - Lay-in	Boys Toilet across from 211	257	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	Boys Toilet across from 211	36	SF	6	6-10 years	
	Doors - Transom Window	Boys Toilet across from 211	24	SF	6	6-10 years	
	Doors - Transom Window	Boys Toilet across from 211	2	SF	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	Boys Toilet across from 211	293	SF	6	6-10 years	
	Floor Drain	Boys Toilet across from 211	1	EA	7	6-10 years	
	Lavatory	Boys Toilet across from 211	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Boys Toilet across from 211	5	EA	6	6-10 years	
	Partitions	Boys Toilet across from 211	2	EA	7	6-10 years	
	Urinals	Boys Toilet across from 211	3	EA	6	6-10 years	
	Walls - Plaster/Drywall	Boys Toilet across from 211	356	SF	6	10+ years	
	Walls - Structural Glazed Tile	Boys Toilet across from 211	701	SF	6	10+ years	
	Water Closet	Boys Toilet across from 211	2	EA	6	6-10 years	
	Accessories	Boys Toilet across from 313	293	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Boys Toilet across from 313	293	SF	6	6-10 years	
	Doors - Transom Window	Boys Toilet across from 313	2	SF	6	6-10 years	
	Doors - Transom Window	Boys Toilet across from 313	24	SF	6	6-10 years	
	Floor - Tile Ceramic/ Porcelain	Boys Toilet across from 313	293	SF	6	6-10 years	
	Floor Drain	Boys Toilet across from 313	1	EA	7	6-10 years	
	Lavatory	Boys Toilet across from 313	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	Boys Toilet across from 313	5	EA	6	6-10 years	
	Partitions	Boys Toilet across from 313	2	EA	7	6-10 years	
	Urinals	Boys Toilet across from 313	3	EA	6	6-10 years	
	Walls - Plaster/Drywall	Boys Toilet across from 313	356	SF	7	10+ years	
	Walls - Structural Glazed Tile	Boys Toilet across from 313	415	SF	7	10+ years	
	Walls - Structural Glazed Tile	Boys Toilet across from 313	286	SF	7	10+ years	
	Water Closet	Boys Toilet across from 313	2	EA	6	6-10 years	
	Accessories	Teacher's Toilet room across from 309	38	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Teacher's Toilet room across from 309	38	SF	6	6-10 years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	Teacher's Toilet room across from 309	1	EA	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Teacher's Toilet room across from 309	38	SF	7	6-10 years	
	Lavatory	Teacher's Toilet room across from 309	1	EA	6	6-10 years	
	Lighting - Wall Mounted	Teacher's Toilet room across from 309	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	Teacher's Toilet room across from 309	225	SF	7	10+ years	
	Water Closet	Teacher's Toilet room across from 309	1	EA	6	6-10 years	
	Accessories	Teacher's toilet room across from 109	38	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Teacher's toilet room across from 109	38	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Teacher's toilet room across from 109	1	EA	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Teacher's toilet room across from 109	38	SF	7	6-10 years	
	Lavatory	Teacher's toilet room across from 109	1	EA	6	6-10 years	
	Lighting - Wall Mounted	Teacher's toilet room across from 109	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	Teacher's toilet room across from 109	195	SF	6	10+ years	
	Water Closet	Teacher's toilet room across from 109	1	EA	7	6-10 years	
	Accessories	Teacher's toilet room across from 211	38	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Teacher's toilet room across from 211	38	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Teacher's toilet room across from 211	1	EA	6	6-10 years	
	Floor - Concrete Epoxy/ Painted	Teacher's toilet room across from 211	38	SF	7	6-10 years	
	Lavatory	Teacher's toilet room across from 211	1	EA	6	6-10 years	
	Lighting - Wall Mounted	Teacher's toilet room across from 211	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	Teacher's toilet room across from 211	170	SF	7	10+ years	
	Walls - Plaster/Drywall	Teacher's toilet room across from 211	25	SF	5	1-2 years	Peeling paint and plaster.

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Water Closet	Teacher's toilet room across from 211	1	EA	6	6-10 years	

Category : Classroom
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Classroom #211 (Library)

	AC Units	2nd Floor	5	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	2,405	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	3	EA	6	6-10 years	
	Floor - Carpet	2nd Floor	2,405	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	42	EA	6	6-10 years	
	Storage/ Closet	2nd Floor	180	SF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	2,490	SF	7	10+ years	

Classroom #309 (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	790	SF	7	10+ years	
	Chalk Board	3rd Floor	5	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	12	SF	7	6-10 years	
	Doors - Transom Window	3rd Floor	1	SF	6	6-10 years	
	Floor - Wood	3rd Floor	790	SF	7	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	12	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	64	SF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,240	SF	7	10+ years	

Classroom #311 (Regular Classroom)

	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	7	LF	6	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	790	SF	6	6-10 years	
	Doors - Transom Window	3rd Floor	12	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	6-10 years	
	Floor - Wood	3rd Floor	790	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	10+ years	
	Marker Board	3rd Floor	24	LF	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,240	SF	6	6-10 years	

Classroom #313 (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	790	SF	7	10+ years	

Category : Classroom
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	3rd Floor	12	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	6-10 years	
	Floor - Wood	3rd Floor	790	SF	6	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	24	LF	6	6-10 years	
	Storage/ Closet	3rd Floor	64	SF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,240	SF	7	10+ years	

Category : Interior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	1,795	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	6-10 years	
	Doors - Wood Doors include hw	1st Floor	4	EA	6	6-10 years	
	Drinking Fountains - Single Fountain	1st Floor	2	EA	7	6-10 years	
	Floor - Concrete	1st Floor	1,795	SF	7	6-10 years	
	Lighting - Chandelier, Incandescent	1st Floor	1	EA	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	21	EA	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	2,100	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	1,645	SF	6	6-10 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	6	6-10 years	
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	6-10 years	
	Floor - Concrete	2nd Floor	1,645	SF	7	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	2,590	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,645	SF	7	6-10 years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	6-10 years	
	Drinking Fountains - Single Fountain	3rd Floor	2	EA	7	6-10 years	
	Floor - Concrete	3rd Floor	1,645	SF	7	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Student Lockers - One Tier	3rd Floor	45	EA	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	2,590	SF	6	10+ years	

Safety

Security Cameras	Building	6	EA	7	6-10 years
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Stairs

Ceiling - Plaster/Drywall	North Stairs - By Door #7	512	SF	6	6-10 years
Floor - Asphalt	North Stairs - By Door #7	215	SF	6	6-10 years
Handrails	North Stairs - By Door #7	88	LF	7	6-10 years
Lighting - Pendent/Surface	North Stairs - By Door #7	3	EA	7	6-10 years
Stairs - Asphalt	North Stairs - By Door #7	53	LF	6	6-10 years

Category : Interior

Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	North Stairs - By Door #7	2,337	SF	7	10+ years	

Category : Exterior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Wood Door	#4 S	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#4 S	2	EA	6	6-10 years	
	Exterior Stairs - Concrete	#4 S	30	LF	6	6-10 years	
Foundation							
	Foundation - Concrete	Entire Building	367	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	19,638	SF	7	10+ years	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	5	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	2	EA	6	6-10 years	
Roof System							
	Coping - Stone	Low Roof	51	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Low Roof	40	LF	6	10+ years	
	Parapet - 16" - 30" Height	Low Roof	51	LF	6	10+ years	
	Roof - Metal	Low Roof	120	SF	6	10+ years	
	Roof - Modified Bitumen	Low Roof	216	SF	4	0-1 year	Cracking, bubbling, soft spots
	Roof Structure - Steel with Clay Tile Arch	Low Roof	336	SF	7	10+ years	
	Coping - Stone	Main Roof	348	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	135	LF	6	10+ years	
	Parapet - 16" - 30" Height	Main Roof	348	LF	6	10+ years	
	Roof - Modified Bitumen	Main Roof	6,254	SF	5	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	Main Roof	6,254	SF	7	10+ years	
Walls							
	Cheek-Wall - Concrete	Entire Building	30	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	11,417	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	720	SF	5	6-10 years	
	Exterior Walls - Stone-Cast	Entire Building	442	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	350	SF	5	10+ years	
Windows							
	Guard - Guards wire guard	Entire Building	2,351	SF	6	10+ years	
	Lintels - Brick	Entire Building	4	LF	6	10+ years	
	Lintels - Steel	Entire Building	241	LF	6	10+ years	
	Lintels - Stone	Entire Building	104	LF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,252	SF	6	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	6	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	19,638	SF	6	2-5 years	
<u>Power Distribution</u>							
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	6	6-10 years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	6	6-10 years	

Category : Fire Protection
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm_System	Entire Building	19,638	SF	4	2-5 years	Beyond service life

Category : Mechanical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Handling Systems</u>							
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	Mechanical Room	1	EA	6	6-10 years	
	Air Intake	Mechanical Room	1	EA	2	0-1 year	Located at ground level near dumpster in parking lot
	Auxiliaries - 15001 - 25000 cfm	Mechanical Room	1	EA	6	6-10 years	
	Return Duct Work - Indoor- Vertical Shaft and Ducts	Mechanical Room	150	LF	5	6-10 years	
	Zone Dampers	Mechanical Room	12	EA	6	6-10 years	
<u>Boiler Systems</u>							
	Condensate Pump	Mechanical Room	1	EA	6	6-10 years	
	Piping - Condensate Pipe- Steel	Mechanical Room	100	LF	5	6-10 years	
	Piping - Steam Pipe- Steel	Mechanical Room	100	LF	6	6-10 years	
	Steam Traps	Mechanical Room	8	EA	6	6-10 years	
<u>Heating Devices</u>							
	Wall Heater - Electric	Entire Building	1	EA	6	6-10 years	
	Radiators - Steam	Entire Building	2	EA	5	6-10 years	
	Radiators - Steam	Entire Building	3	EA	5	6-10 years	
<u>Temperature Control</u>							
	Pneumatic System	Entire Building	19,638	SF	6	6-10 years	Served from the main building
	Thermostats - Pneumatic	Entire Building	12	EA	6	6-10 years	

Category : Mechanical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Category : Plumbing
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Piping

	Domestic Piping-Hot Water Return Lines	Entire Building	19,638	SF	6	6-10 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	19,638	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	19,638	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	19,638	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	19,638	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	19,638	SF	6	6-10 years	
	Sanitary Piping	Entire Building	19,638	SF	6	6-10 years	
	Storm Piping	Entire Building	19,638	SF	6	6-10 years	
	Vent Piping	Entire Building	19,638	SF	6	6-10 years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Classroom #115 (Regular Classroom)

	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	750	SF	6	2-5 years	Chipping paint throughout.
	Doors - Transom Window	2nd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,295	SF	6	10+ years	

Classroom #117 (Regular Classroom)

	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	750	SF	7	10+ years	
	Doors - Transom Window	1st Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Wood	1st Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years	
	Marker Board	1st Floor	16	LF	7	6-10 years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Storage/ Closet	1st Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,289	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	6	SF	6	10+ years	
Classroom #118 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	746	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	4	SF	6	10+ years	
	Doors - Transom Window	1st Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Wood	1st Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years	
	Marker Board	1st Floor	22	LF	7	6-10 years	
	Storage/ Closet	1st Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,287	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	8	SF	5	1-2 years	Cracking plaster.
Classroom #119 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	750	SF	7	10+ years	
	Doors - Transom Window	1st Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Wood	1st Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years	
	Marker Board	1st Floor	28	LF	7	6-10 years	
	Storage/ Closet	1st Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,295	SF	7	10+ years	
Classroom #215 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	750	SF	7	10+ years	
	Chalk Board	2nd Floor	22	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
	Storage/ Closet	2nd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,295	SF	6	10+ years	
Classroom #217 (Regular Classroom)							

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	750	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
	Marker Board	2nd Floor	22	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,295	SF	6	10+ years	
Classroom #218 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	746	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	4	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,295	SF	6	10+ years	
Classroom #219 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	750	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,293	SF	6	10+ years	
Classroom #315 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	750	SF	6	10+ years	
	Chalk Board	3rd Floor	22	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Wood	3rd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Marker Board	3rd Floor	22	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,295	SF	6	10+ years	
Classroom #317 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	750	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Marker Board	3rd Floor	22	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,295	SF	6	10+ years	
Classroom #318 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	750	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	750	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Marker Board	3rd Floor	22	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,295	SF	6	10+ years	
Classroom #319 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	750	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	12	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	750	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Marker Board	3rd Floor	22	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	53	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,295	SF	6	10+ years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Mechanical/ Service Rooms</u>							
	Air Tunnel	1st Floor	348	SF	5	10+ years	
	Air Tunnel	1st Floor	84	SF	5	10+ years	
	Mechanical/ Service Rooms	1st Floor	160	SF	5	10+ years	
	Storage Room	1st Floor	20	SF	5	10+ years	
	Janitor's Closet	2nd Floor	45	SF	7	10+ years	
	Janitor's Closet	3rd Floor	45	SF	7	10+ years	
<u>Restroom</u>							
	Accessories	1st Floor	230	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	230	SF	6	10+ years	
	Doors - Transom Window	1st Floor	48	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	4	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	230	SF	7	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	7	10+ years	
	Partitions	1st Floor	3	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	385	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	530	SF	7	10+ years	
	Water Closet	1st Floor	3	EA	7	10+ years	
	Accessories	1st Floor - Toilet under stairs	185	SF	7	10+ years	
	Benches	1st Floor - Toilet under stairs	5	LF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor - Toilet under stairs	185	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor - Toilet under stairs	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor - Toilet under stairs	185	SF	7	10+ years	
	Lavatory	1st Floor - Toilet under stairs	2	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor - Toilet under stairs	1	EA	7	10+ years	
	Lighting - Wall Mounted	1st Floor - Toilet under stairs	2	EA	7	10+ years	
	Partitions	1st Floor - Toilet under stairs	2	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor - Toilet under stairs	515	SF	6	10+ years	
	Water Closet	1st Floor - Toilet under stairs	2	EA	7	10+ years	
	Accessories	2nd Floor	230	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	230	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	48	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	4	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	230	SF	7	10+ years	
	Floor Drain	2nd Floor	1	EA	7	10+ years	
	Lavatory	2nd Floor	2	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	4	EA	7	10+ years	
	Partitions	2nd Floor	4	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	385	SF	7	10+ years	
	Walls - Structural Glazed Tile	2nd Floor	530	SF	7	10+ years	
	Water Closet	2nd Floor	4	EA	7	10+ years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Accessories	3rd Floor	230	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	230	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	48	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	4	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd Floor	230	SF	7	10+ years	
	Floor Drain	3rd Floor	1	EA	7	10+ years	
	Lavatory	3rd Floor	2	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	4	EA	7	10+ years	
	Partitions	3rd Floor	4	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	385	SF	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor	530	SF	7	10+ years	
	Water Closet	3rd Floor	4	EA	7	10+ years	

Category : Interior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Corridor</u>							
	Ceiling - Plaster/Drywall	1st Floor	1,698	SF	7	10+ years	
	Doors - Transom Window	1st Floor	16	SF	7	10+ years	
	Doors - Wood Doors include hw	1st Floor	2	EA	7	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	1st Floor	1	EA	7	10+ years	
	Floor - Terrazzo	1st Floor	55	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	1,643	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	13	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	3,416	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	200	SF	5	1-2 years	Bubbled and chipped paint.
	Walls - Structural Glazed Tile	1st Floor	133	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,698	SF	7	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	2nd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,648	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	50	SF	5	1-2 years	Cracked/broken tiles.
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	4,218	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,698	SF	7	10+ years	
	Drinking Fountains - Single Fountain	3rd Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	3rd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	1,686	SF	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	12	SF	5	1-2 years	Cracked tile
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	4,218	SF	7	10+ years	

Safety

Category : Interior

Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Security Cameras	Building	2	EA	7	6-10 years	
Stairs							
	Ceiling - Plaster/Drywall	South - By Door #4	742	SF	7	10+ years	
	Floor - Terrazzo	South - By Door #4	168	SF	7	10+ years	
	Handrails	South - By Door #4	123	LF	7	10+ years	
	Lighting - Pendent/Surface	South - By Door #4	6	EA	7	10+ years	
	Stairs - Terrazzo	South - By Door #4	61	LF	7	10+ years	
	Walls - Plaster/Drywall	South - By Door #4	2,665	SF	7	10+ years	

Category : Exterior
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Entrance Control - Audio and Video	#5 W	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#5 W	2	EA	5	2-5 years	
	Exterior Stairs - Concrete	#5 W	22	LF	6	10+ years	
Foundation							
	Foundation - Concrete	Entire Building	312	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	12,483	SF	7	10+ years	
Lighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	1	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	1	EA	6	6-10 years	
Roof System							
	Coping - Stone	Main Roof	255	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	42	LF	6	10+ years	
	Parapet - 16" - 30" Height	Main Roof	255	LF	6	10+ years	
	Roof - Modified Bitumen	Main Roof	3,979	SF	4	0-1 year	cracking, bubbling, deteriorated throughout
	Roof Structure - Steel with Clay Tile Arch	Main Roof	3,979	SF	7	10+ years	
Walls							
	Cheek-Wall - Concrete	Entire Building	30	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	9,006	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	75	SF	5	6-10 years	stepped cracking
	Exterior Walls - Stone-Cast	Entire Building	234	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	102	SF	5	10+ years	
Windows							
	Guard - Guards wire guard	Entire Building	1,758	SF	6	10+ years	
	Lintels - Steel	Entire Building	193	LF	6	10+ years	
	Windows - Casement Aluminum Double-pane	Entire Building	88	SF	6	10+ years	
	Windows - Decorative	Entire Building	51	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	1,670	SF	6	10+ years	

Category : Electrical
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Automatic Transfer Switch	Electrical Room	1	EA	6	6-10 years	

Category : Electrical
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Emergency A/C Power - Corridors and Stairs	Entire Building	3,315	SF	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	3	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	12,483	SF	6	6-10 years	

Main Service

	Main Electrical Service- Live Front - 1600 A 120/208/3PH	Electrical Room	1	EA	4	2-5 years	
	PA System	Entire Building	12,483	SF	6	6-10 years	Served from the main building

Power Distribution

	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	4	2-5 years	Beyond its useful life

Category : Fire Protection
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Fire Alarm Panel	Mechanical Room	1	EA	3	2-5 years	
	Fire Alarm_System	Mechanical Room	12,483	SF	4	2-5 years	Beyond service life

Category : Mechanical
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Condensate Pump	Mechanical Room	1	EA	6	6-10 years	
	Piping - Condensate Pipe- Steel	Mechanical Room	50	LF	6	6-10 years	
	Piping - Steam Pipe- Steel	Mechanical Room	50	LF	6	6-10 years	
	Steam Traps	Mechanical Room	1	EA	5	6-10 years	

Heat Exchangers

	Heat Exchanger - Steam to Hot Water Shell Type	Mechanical Room	1	EA	6	6-10 years	
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Heating Devices

	Fin Tube - Hot Water	Entire Building	30	LF	5	6-10 years	
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Mechanical Plumbing

	Hydronic Supply and Return - Steel	Entire Building	300	LF	6	6-10 years	
	Hot Water Pump - Less than 10	Mechanical Room	2	EA	6	6-10 years	

Category : Mechanical
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Temperature Control</u>							
	Pneumatic System	Entire Building	12,483	SF	6	6-10 years	
<u>Unit Ventilation</u>							
	Unit Ventilators- Floor Mounted- Hot Water w/ DX Cooling Coil & w/ Self Contained Compressors	Entire Building	6	EA	5	6-10 years	

Category : Plumbing
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	12,483	SF	6	6-10 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	12,483	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	12,483	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	12,483	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	12,483	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	12,483	SF	6	6-10 years	
	Sanitary Piping	Entire Building	12,483	SF	6	6-10 years	
	Storm Piping	Entire Building	12,483	SF	6	6-10 years	
	Vent Piping	Entire Building	12,483	SF	6	6-10 years	

Category : Room
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	Office 112	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Office 112	221	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Office 112	1	EA	7	10+ years	
	Floor - Tile/Sheet	Office 112	221	SF	7	10+ years	
	Lighting - Pendent/Surface	Office 112	3	EA	7	10+ years	
	Power Distribution	Office 112	4	EA	7	10+ years	
	Walls - Plaster/Drywall	Office 112	730	SF	7	10+ years	
	AC Unit	Office 212	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Office 212	149	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Office 212	1	EA	7	10+ years	
	Floor - Tile/Sheet	Office 212	149	SF	7	10+ years	
	Lighting - Pendent/Surface	Office 212	2	EA	7	10+ years	
	Power Distribution	Office 212	2	EA	7	10+ years	

Category : Room
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	Office 212	440	SF	7	10+ years	
MDF_IDF							
	Doors - Wood Doors inclu hw	MDF/Copy room next to room 314	1	EA	7	10+ years	
	Finishes	MDF/Copy room next to room 314	641	SF	7	10+ years	
	Window AC Unit	MDF/Copy room next to room 314	1	EA	7	6-10 years	
Mechanical/ Service Rooms							
	Mechanical/ Service Rooms	1st Floor	204	SF	7	10+ years	
	Storage Room	2nd Floor	145	SF	7	10+ years	
	Storage Room	2nd Floor	8	SF	5	10+ years	
	Storage Room	3rd Floor	155	SF	7	10+ years	
Restroom							
	Accessories	2nd Floor	40	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	40	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Tile	2nd Floor	40	SF	7	10+ years	
	Lavatory	2nd Floor	1	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	1	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	240	SF	6	10+ years	
	Water Closet	2nd Floor	1	EA	7	10+ years	
	Accessories	3rd Flr Faculty washroom next to MDF room	40	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Flr Faculty washroom next to MDF room	40	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Flr Faculty washroom next to MDF room	2	EA	7	10+ years	
	Floor - Tile	3rd Flr Faculty washroom next to MDF room	40	SF	7	10+ years	
	Lavatory	3rd Flr Faculty washroom next to MDF room	1	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd Flr Faculty washroom next to MDF room	1	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Flr Faculty washroom next to MDF room	215	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd Flr Faculty washroom next to MDF room	25	SF	5	1-2 years	Water damage
	Water Closet	3rd Flr Faculty washroom next to MDF room	1	EA	7	10+ years	

Category : Classroom
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend	Comments
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Replacement
Classroom #114 (Regular Classroom)

AC Units	1st Floor	1	EA	7	6-10 years
Casework	1st Floor	8	LF	7	10+ years
Ceiling - Plaster/Drywall	1st Floor	765	SF	7	10+ years
Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years
Floor - Tile/Sheet	1st Floor	765	SF	7	10+ years
Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years
Marker Board	1st Floor	21	LF	7	6-10 years
Walls - Plaster/Drywall	1st Floor	1,246	SF	7	10+ years
Walls - Plaster/Drywall	1st Floor	4	SF	6	10+ years

Classroom #116 (Regular Classroom)

AC Units	1st Floor	1	EA	7	6-10 years	
Casework	1st Floor	8	LF	7	10+ years	
Ceiling - Plaster/Drywall	1st Floor	765	SF	7	10+ years	
Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
Floor - Tile	1st Floor	764	SF	7	10+ years	
Floor - Tile	1st Floor	1	SF	4	0-1 year	Chipped and cracked.
Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years	
Marker Board	1st Floor	21	LF	7	6-10 years	
Walls - Plaster/Drywall	1st Floor	1,250	SF	7	10+ years	

Classroom #214 (Regular Classroom)

AC Units	2nd Floor	1	EA	7	6-10 years	
Casework	2nd Floor	8	LF	7	10+ years	
Ceiling - Plaster/Drywall	2nd Floor	765	SF	7	10+ years	
Chalk Board	2nd Floor	21	LF	4	2-5 years	
Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
Floor - Tile	2nd Floor	762	SF	6	2-5 years	
Floor - Tile	2nd Floor	3	SF	5	1-2 years	Cracked and chipped.
Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years	
Marker Board	2nd Floor	20	LF	7	6-10 years	
Walls - Plaster/Drywall	2nd Floor	1,250	SF	6	10+ years	

Classroom #216 (Counseling Room)

AC Units	2nd Floor	1	EA	7	6-10 years
Casework	2nd Floor	8	LF	7	10+ years
Ceiling - Plaster/Drywall	2nd Floor	765	SF	7	10+ years
Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years
Floor - Wood	2nd Floor	765	SF	7	10+ years
Lighting - Pendent/Surface	2nd Floor	14	EA	7	10+ years
Walls - Plaster/Drywall	2nd Floor	1,248	SF	7	10+ years
Walls - Plaster/Drywall	2nd Floor	2	SF	6	10+ years

Classroom #314 (Regular Classroom)

						Replacement
AC Units	3rd Floor	2	EA	7	6-10 years	
Casework	3rd Floor	8	LF	7	10+ years	
Ceiling - Plaster/Drywall	3rd Floor	761	SF	7	10+ years	
Ceiling - Plaster/Drywall	3rd Floor	4	SF	6	10+ years	
Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
Floor - Tile	3rd Floor	765	SF	7	10+ years	
Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
Marker Board	3rd Floor	40	LF	7	6-10 years	
Walls - Plaster/Drywall	3rd Floor	1,246	SF	7	10+ years	
Walls - Plaster/Drywall	3rd Floor	4	SF	6	10+ years	

Classroom #316 (Regular Classroom)

AC Units	3rd Floor	1	EA	7	6-10 years	
Casework	3rd Floor	8	LF	7	10+ years	
Ceiling - Plaster/Drywall	3rd Floor	765	SF	6	10+ years	
Chalk Board	3rd Floor	21	LF	4	2-5 years	
Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
Floor - Tile/Sheet	3rd Floor	744	SF	7	10+ years	
Floor - Tile/Sheet	3rd Floor	21	SF	4	0-1 year	Missing tile
Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
Marker Board	3rd Floor	20	LF	7	6-10 years	
Walls - Plaster/Drywall	3rd Floor	1,248	SF	7	10+ years	
Walls - Plaster/Drywall	3rd Floor	2	SF	6	10+ years	

Category : Interior
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Plaster/Drywall	1st Floor	1,105	SF	7	10+ years	
	Doors - Wood Doors include hw	1st Floor	2	EA	7	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	1st Floor	1	EA	7	10+ years	
	Floor - Terrazzo	1st Floor	72	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	66	SF	7	10+ years	
	Floor - Tile/Sheet	1st Floor	967	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	12	EA	7	10+ years	
	Lighting - Wall Mounted	1st Floor	2	EA	7	10+ years	
	Student Lockers - One Tier	1st Floor	81	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,575	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	80	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,105	SF	7	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	2nd Floor	1	EA	7	10+ years	
	Floor - Terrazzo	2nd Floor	80	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,025	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	10+ years	

Category : Interior
Building : Addition 3

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Student Lockers - One Tier	2nd Floor	81	EA	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,575	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,093	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	12	SF	4	0-1 year	Pealed drywall/ paint
	Drinking Fountains - Single Fountain	3rd Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	3rd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	1,105	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	12	EA	7	10+ years	
	Student Lockers - One Tier	3rd Floor	81	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,575	SF	7	10+ years	
Stairs							
	Ceiling - Plaster/Drywall	West - By Door #5	420	SF	7	10+ years	
	Ceiling - Plaster/Drywall	West - By Door #5	15	SF	4	0-1 year	Cracked plaster
	Floor - Terrazzo	West - By Door #5	118	SF	7	10+ years	
	Handrails	West - By Door #5	113	LF	7	10+ years	
	Lighting - Pendent/Surface	West - By Door #5	3	EA	7	10+ years	
	Stairs - Terrazzo	West - By Door #5	53	LF	7	10+ years	
	Walls - Plaster/Drywall	West - By Door #5	2,030	SF	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	3	EA	6	10+ years	
	Civil/ Drainage - Site Drain	Entire Site	2	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	13	EA	6	10+ years	
<u>Fencing</u>							
	Fencing - Chain Link	Entire Site	112	LF	6	10+ years	
	Fencing - Iron and Concrete Post	Entire Site	716	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	72	LF	6	10+ years	
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	50	LF	5	2-5 years	
<u>Landscape</u>							
	Benches	Entire Site	6	EA	6	6-10 years	
	Landscape - Grass	Entire Site	11,282	SF	6	6-10 years	
	Landscape - Hardscape- Concrete	Entire Site	3,362	SF	6	6-10 years	
	Landscape - Hardscape- Concrete	Entire Site	1,790	SF	6	6-10 years	
	Landscape - Hardscape- Pavers	Entire Site	282	SF	6	6-10 years	
	Parkway trees	Entire Site	25	EA	6	6-10 years	
	Planting Beds/ Area	Entire Site	1,278	SF	6	6-10 years	
	Play Area - Hardscape- Asphalt	Entire Site	6,456	SF	6	6-10 years	
	Play Area - Hardscape- Asphalt	Entire Site	2,671	SF	6	6-10 years	
	Play Area - Synthetic Turf	Entire Site	2,110	SF	7	10+ years	
	Retaining Wall - Masonry	Entire Site	51	SF	6	6-10 years	
	Trash Receptacles	Entire Site	2	EA	6	6-10 years	
<u>Parking Lot</u>							
	Surface - Asphalt	South	8,580	SF	6	6-10 years	
<u>Playground</u>							
	Equipment - Pre K 3-5	Southeast	1	EA	6	6-10 years	
	Surface - Poured Surface	Southeast	1,601	SF	6	6-10 years	
	Equipment - Combo 3-12	Southwest	2	EA	6	6-10 years	
	Surface - Poured Surface	Southwest	2,230	SF	6	6-10 years	
<u>Sidewalks</u>							
	Sidewalks - Perimeter Sidewalks	Entire Site	12,392	SF	6	6-10 years	
<u>Signage</u>							
	Flag Pole - Building Mounted Flag Pole	Entire Site	1	EA	6	10+ years	
	Marquee - Building Mounted Back Lighted w/ LED	Entire Site	1	EA	6	10+ years	

Category : Site

Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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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									
Kindergarten	Kindergarten	1st Floor	204	204	958	124	45	N	N
Kindergarten	Library	1st Floor	205	205	935	146	54	N	N
Kindergarten	Regular Classroom	1st Floor	207	207	935	128	45	N	N
Kindergarten	Regular Classroom	Basement	105	105	891	102	54	N	N
Physical Education Room	Regular Classroom	3rd Floor	402	402	875	128	45	N	N
Pre School	Kindergarten	1st Floor	201	201	935	153	54	N	N
Pre School	Regular Classroom	1st Floor	202	202	908	128	45	N	N
Pre School	Regular Classroom	Basement	101	101	675	102	54	N	N
Regular Classroom	Regular Classroom	2nd Floor	301	301	932	153	54	N	N
Regular Classroom	Regular Classroom	2nd Floor	302	302	932	153	54	N	Y
Regular Classroom	Regular Classroom	2nd Floor	304	304	1,055	128	45	N	N
Regular Classroom	Regular Classroom	2nd Floor	307	307	932	128	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	401	401	875	128	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	405	405	875	128	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	407	407	875	128	45	N	N
Regular Classroom	Special Program	2nd Floor	305A	303A	725	77	27	N	N
Science Classroom	Regular Classroom	2nd Floor	305	305	932	153	54	N	Y
Special Education	Special Education	2nd Floor	303	303	455	42	18	N	N
Building : Addition 3									
Counseling Room	Regular Classroom	2nd Floor	216	216	765	162	54	N	N
Regular Classroom	Regular Classroom	1st Floor	114	114	765	162	54	N	N
Regular Classroom	Regular Classroom	1st Floor	116	116	765	162	54	N	N
Regular Classroom	Regular Classroom	2nd Floor	214	218	765	162	54	N	N
Regular Classroom	Regular Classroom	3rd Floor	314	314	765	144	54	N	N
Regular Classroom	Regular Classroom	3rd Floor	316	316	765	162	54	N	N
Building : Addition 1									
Library	Regular Classroom	2nd Floor	211	209, 211,213	2,405	489	162	N	N
Regular Classroom	Regular Classroom	3rd Floor	309	309	790	163	54	N	N
Regular Classroom	Regular Classroom	3rd Floor	311	311	790	163	54	N	N
Regular Classroom	Regular Classroom	3rd Floor	313	313	790	163	54	N	N
Building : Addition 2									
Regular Classroom	Regular Classroom	1st Floor	117	117	750	144	42	N	N
Regular Classroom	Regular Classroom	1st Floor	118	118	750	144	42	N	N
Regular Classroom	Regular Classroom	1st Floor	119	119	750	144	42	N	N

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
Regular Classroom	Regular Classroom	2nd Floor	115	115	750	144	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	215	215	750	144	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	217	217	750	144	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	218	218	750	144	42	N	N
Regular Classroom	Regular Classroom	2nd Floor	219	214	750	144	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	315	315	750	144	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	317	317	750	144	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	318	318	750	144	42	N	N
Regular Classroom	Regular Classroom	3rd Floor	319	319	750	144	42	N	N