

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	1879	3	35,677
Addition 1	1893	3	12,280
Addition 2	1907	3	43,957
Campus Total			91,914

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	#13_Exit W (2nd FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#13_Exit W (2nd FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#14_Exit W (3rd FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#14_Exit W (3rd FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#15_Exit W (4th FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#15_Exit W (4th FI Fire Escape)	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#4_Exit W	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	#4_Exit W	4	EA	6	10+ years	
	Ramps - Concrete	#4_Exit W	5	LF	5	0-1 year	Cracked/Cracking
	Exterior Doors - Exterior Steel Door	#5_Exit N	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	#5_Exit N	4	EA	6	10+ years	
	Exterior Stairs - Concrete	#5_Exit N	6	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	#6 N	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#6 N	1	EA	6	10+ years	
	Entrance Control - Audio and Video	#7 N	1	EA	7	10+ years	Unprotected Conduit - paint
	Exterior Doors - Exterior Steel Door	#7 N	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#7 N	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#8 N	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	#8 N	1	EA	6	10+ years	
	Exterior Stairs - Stone	#8 N	6	LF	5	10+ years	

Fire Escape

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Fire Escape	West Façade	74	LF	6	10+ years	
Foundation							
	Foundation - Masonry	Entire Building	10,755	LF	7	10+ years	
	Foundation - Masonry	Entire Building	10	LF	6	10+ years	
	Superstructure - Heavy Timber	Entire Building	35,677	SF	7	10+ years	
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	6-10 years	
Roof System							
	Access Ladder - Wood	Roof #1	2	EA	5	2-5 years	
	Coping - Metal	Roof #1	356	LF	6	10+ years	
	Coping - Stone	Roof #1	13	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #1	280	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #1	300	LF	7	10+ years	
	Parapet - Parapet < 16" Height	Roof #1	56	LF	7	10+ years	
	Roof - Asphalt Gravel Ballast	Roof #1	7,923	SF	7	10+ years	
	Roof - Modified Bitumen	Roof #1	81	SF	6	6-10 years	
	Roof Hatch - Metal	Roof #1	1	EA	3	0-1 year	Hatch is locked and unused - Roof is accessed from Addition - 1
	Roof Structure - Heavy Timber	Roof #1	8,004	SF	7	10+ years	
	Coping - Terra Cotta	Roof #2	207	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #2	30	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #2	200	LF	6	10+ years	Quantity Adjusted
	Parapet - 16" - 30" Height	Roof #2	17	LF	5	0-1 year	Deteriorating and separating Brick with cracking and deteriorated mortar joints
	Parapet - Parapet < 16" Height	Roof #2	40	LF	6	6-10 years	
	Roof - Asphalt Gravel Ballast	Roof #2	2,500	SF	5	0-1 year	Organic/vegetative growth on roof - w/missing ballast in spots.
	Roof Structure - Heavy Timber	Roof #2	2,500	SF	7	10+ years	Classrooms/Boys bathroom - inaccessible roof structure
Walls							
	Cornice - Masonry Projecting Limestone	Entire Building	356	LF	7	10+ years	
	Exterior Walls - Brick	Entire Building	15,081	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	200	SF	5	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	382	SF	5	10+ years	
	Exterior Walls - Stone-Cut	Entire Building	2,416	SF	6	10+ years	Dirty - no graffiti
	Exterior Walls - Stucco	Entire Building	600	SF	7	10+ years	

Windows

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Guard - Guards perforated	Entire Building	1,054	SF	7	10+ years	
	Lintels - Brick	Entire Building	12	LF	6	10+ years	
	Lintels - Stone	Entire Building	320	LF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,332	SF	6	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Security System - CCTV	Entire Building	35,677	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	35,677	SF	5	6-10 years	Older sensors, functional
	Emergency Battery Packs - Corridors and Stairs	Entire Building	7	EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	7	EA	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	3	EA	6	6-10 years	Found 3
	Emergency A/C Power - Corridors and Stairs	Entire Building	3,948	SF	6	10+ years	
	Emergency A/C Power - Students Toilets	Entire Building	1,000	SF	6	10+ years	
	Exit Signs - Corridors and Stairs	Entire Building	13	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	1	EA	2	0-1 year	No battery pack

Main Service

	PA System	Entire Building	35,677	SF	5	6-10 years	Console located in addition 2. Connected to all buildings on campus. Older equipment, functional
--	-----------	-----------------	--------	----	---	------------	--

Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	Previously not assessed
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	7	10+ years	
	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	7	10+ years	Served from addition 1

Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Strobe Lights	Entire Building	23,248	SF	6	10+ years	Only in corridors. Connected to addition 1
	Fire Alarm_System	Entire Building	35,677	SF	6	10+ years	Connected to addition 1

Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Sprinkler System</u>							
	Dry Sprinkler System	Entire Building	35,677	SF	6	10+ years	Using air compressor. Connected to addition 1 building
	Sprinkler Heads	Entire Building	35,677	SF	7	10+ years	
	Sprinkler Piping	Entire Building	35,677	SF	6	10+ years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Conditioning</u>							
	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling- Remote Mounted Compressor - Less than 3 tons	1st Floor	1	EA	5	6-10 years	Located in room 104, served by remote condense in a cage
	Condensing Unit- Roof Mounted - Less than 5 tons	1st Floor	2	EA	5	6-10 years	Serve fan coil units in classrooms, Carrier units, mini split system. Not accessible on lower roof
	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling- Remote Mounted Compressor - Less than 3 tons	1st Floor	2	EA	5	6-10 years	Serve classrooms, mini split system, Carrier units, ceiling mounted
	Condensing Unit- Ground Mounted - Less than 5 tons	1st Floor	1	EA	5	6-10 years	In a cage, serves room 104. No key to cage.
	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling Self Contained Air Cooled Compressor - Less than 3 tons	Mechanical Room	1	EA	5	6-10 years	In elevator machinery room, with exterior entrance # 6. Heat pump, providing both heating and cooling in elevator machinery room. With self contained compressor. Not a mini split system. Located above door 6.
	Condensing Unit- Roof Mounted - Less than 5 tons	Roof	3	EA	6	6-10 years	Two photos Daikin. Three 2 ton units serve three fan coil units, in room 106, 206, 306. Previously incorrectly located in addition 2.
<u>Air Handling Systems</u>							
	Fan Coil Unit- Celing Mounted - Electric	Entire Building	3	EA	5	6-10 years	Served by 3 Daikin heat pump units on main roof, serve classrooms 106, 206, 306
	Air Handling Unit- Built Up-Multi Zone- Double Delivery- Steam Coils - 15000 - 30000 cfm	Mechanical Room	1	EA	5	6-10 years	Serves classrooms in main building and portions of addition 1
	Air Intake	Mechanical Room	1	EA	6	10+ years	
	Auxiliaries - 15000 - 30000 cfm	Mechanical Room	1	EA	5	6-10 years	
	Return Duct Work - Masonry and Ducts-	Mechanical Room	100	LF	6	6-10 years	Also connected to addition 1

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Missing or Existing Shaft Zone Dampers	Mechanical Room	26	EA	5	6-10 years	17 dampers serve main building, 9 dampers serve addition 1 building. A few dampers are manually operated
Boiler Systems							
	Piping - Condensate Pipe- Steel	1st Floor	250	LF	5	10+ years	Served boiler in addition 1. There are a few pipe clamps
	Piping - Steam Pipe- Steel	1st Floor	100	LF	5	10+ years	Serve boiler in addition 1. There are a few pipe clamps
	Steam Traps	1st Floor	10	EA	5	6-10 years	A few steam traps have internal leaks
Heating Devices							
	Fin Tube - Electric	Basement	6	LF	5	6-10 years	Previously not assessed, with an electric on/off switch
	Wall Heater - Electric	Entire Building	4	EA	5	6-10 years	
	Wall Heater - Electric	Entire Building	3	EA	4	1-2 years	Older, deteriorated
Temperature Control							
	Electric Thermostat	Entire Building	6	EA	6	6-10 years	Serve HVAC split systems
	Pneumatic System	Entire Building	36,677	SF	5	6-10 years	Also serves addition 1. Some dampers are manually controlled
	Thermostats - Pneumatic	Entire Building	15	EA	5	6-10 years	9 additional thermostats in addition 1 control 9 dampers in main building
	Thermostats - Pneumatic	Entire Building	2	EA	4	1-2 years	Leak, not calibrated
Ventilation							
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Roof	2	EA	6	10+ years	On lower roofs

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	35,677	SF	6	10+ years	
	Domestic Piping-Hot Water Return Risers	Entire Building	35,677	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	35,677	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	35,677	SF	6	10+ years	There are a few pipe clamps
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	35,677	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply	Entire Building	35,677	SF	6	10+ years	Hot water pressure on top floor is

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	(from Risers to Fixtures)						sometimes low
	Sanitary Piping	Entire Building	35,677	SF	6	10+ years	
	Storm Piping	Entire Building	35,677	SF	6	10+ years	
	Vent Piping	Entire Building	35,677	SF	6	10+ years	

Pumps

Pumps - Sump-Simplex	1st Floor	1	EA	6	10+ years	Under elevator
----------------------	-----------	---	----	---	-----------	----------------

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	406B	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	406B	245	SF	6	10+ years	
	Doors - Side-lite	406B	32	SF	7	10+ years	
	Doors - Transom Window	406B	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	406B	1	EA	6	10+ years	
	Floor - Wood	406B	245	SF	7	10+ years	
	Lighting - Pendent/Surface	406B	4	EA	7	10+ years	
	Power Distribution	406B	4	EA	7	10+ years	
	Walls - Metal Panel	406B	100	SF	6	10+ years	
	Walls - Plaster/Drywall	406B	550	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Custodial break room in boiler Room	360	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Custodial break room in boiler Room	1	EA	7	10+ years	
	Floor - Epoxy/ Painted	Custodial break room in boiler Room	360	SF	7	10+ years	
	Lighting - Pendent/Surface	Custodial break room in boiler Room	3	EA	7	6-10 years	
	Power Distribution	Custodial break room in boiler Room	8	EA	7	10+ years	
	Walls - Masonry	Custodial break room in boiler Room	800	SF	7	10+ years	
	Walls - Masonry	Custodial break room in boiler Room	40	SF	5	0-1 year	Deteriorating masonry

MDF_IDF

Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
Finishes	2nd Floor	30	SF	7	6-10 years	
Other Cooling Unit	2nd Floor	1	EA	7	6-10 years	HVAC Ceiling unit

Mechanical/ Service Rooms

Air Tunnel	1st Floor	312	SF	7	10+ years	
Boiler Room	1st Floor	562	SF	7	10+ years	Rank changed to match current observation

Restroom

Accessories	1st Floor Boys	1,000	SF	7	6-10 years	
Ceiling - Plaster/Drywall	1st Floor Boys	1,000	SF	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Side-lite	1st Floor Boys	14	SF	6	10+ years	
	Doors - Steel Doors incl hw	1st Floor Boys	1	EA	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor Boys	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor Boys	1,000	SF	6	2-5 years	
	Floor Drain	1st Floor Boys	1	EA	7	10+ years	
	Hand Dryer	1st Floor Boys	3	EA	7	6-10 years	
	Lavatory	1st Floor Boys	2	EA	6	10+ years	
	Lighting - Pendent/Surface	1st Floor Boys	10	EA	7	6-10 years	
	Partitions	1st Floor Boys	2	EA	7	10+ years	
	Urinals	1st Floor Boys	16	EA	6	10+ years	
	Walls - Concrete Block	1st Floor Boys	200	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor Boys	1,200	SF	6	10+ years	
	Water Closet	1st Floor Boys	2	EA	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #104 (Other Instructional Use)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Exposed	1st Floor	952	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	952	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	18	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Masonry	1st Floor	1,240	SF	6	10+ years	
<u>Classroom #106 (Play Room)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	515	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Carpet	1st Floor	515	SF	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	10	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	1st Floor	240	SF	6	10+ years	
	Walls - Masonry	1st Floor	560	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	315	SF	6	10+ years	
<u>Classroom #109 (Regular Classroom)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	418	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	408	SF	7	10+ years	
	Floor - Tile	1st Floor	10	SF	4	0-1 year	Missing tiles

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	1st Floor	6	EA	7	6-10 years	
	Marker Board	1st Floor	40	LF	7	6-10 years	
	Walls - Masonry	1st Floor	200	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	636	SF	6	10+ years	
Classroom #110 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	900	SF	7	10+ years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	900	SF	4	0-1 year	Cracked and chipped throughout.
	Lighting - Pendent/Surface	1st Floor	8	EA	7	6-10 years	
	Marker Board	1st Floor	12	LF	7	6-10 years	
	Walls - Masonry	1st Floor	900	SF	7	10+ years	
	Walls - Masonry	1st Floor	50	SF	5	0-1 year	Deteriorating masonry
	Walls - Plaster/Drywall	1st Floor	500	SF	7	10+ years	
Classroom #206 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	930	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	6-10 years	
	Floor - Wood	2nd Floor	930	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	23	EA	7	10+ years	
	Marker Board	2nd Floor	16	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	3	SF	7	10+ years	
	Walls - Metal Panel	2nd Floor	320	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	970	SF	7	10+ years	
Classroom #207 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	950	SF	6	10+ years	
	Chalk Board	2nd Floor	25	LF	4	2-5 years	
	Doors - Transom Window	2nd Floor	9	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Wood	2nd Floor	950	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	23	EA	7	6-10 years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Walls - Metal Panel	2nd Floor	330	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,121	SF	6	10+ years	
Classroom #208 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	5	LF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Plaster/Drywall	2nd Floor	960	SF	6	10+ years	
	Chalk Board	2nd Floor	4	LF	4	2-5 years	
	Doors - Hardware	2nd Floor	1	EA	7	10+ years	
	Doors - Transom Window	2nd Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Wood	2nd Floor	960	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	21	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	6	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,280	SF	6	10+ years	
Classroom #209 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	5	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	929	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Wood	2nd Floor	929	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	18	EA	7	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	2	EA	5	0-1 year	Does not work.
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	112	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,310	SF	6	10+ years	
Classroom #210 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	3	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	950	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Wood	2nd Floor	950	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	23	EA	7	6-10 years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,250	SF	6	10+ years	
Classroom #306 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	6	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	930	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	930	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	3rd Floor	8	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	126	SF	7	10+ years	
	Walls - Metal Panel	3rd Floor	320	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	2,000	SF	7	10+ years	
Classroom #306 B (Office)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	28	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	245	SF	7	10+ years	
	Doors - Side-lite	3rd Floor	40	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	245	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	4	EA	7	10+ years	
	Walls - Metal Panel	3rd Floor	100	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	550	SF	7	10+ years	
Classroom #307 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	6	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	950	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	950	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	10+ years	
	Marker Board	3rd Floor	16	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	160	SF	7	10+ years	
	Walls - Metal Panel	3rd Floor	330	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,120	SF	7	10+ years	
Classroom #308 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	890	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	10	SF	5	0-1 year	Water damage.
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	900	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Metal Panel	3rd Floor	213	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,173	SF	6	10+ years	
Classroom #309 (Regular Classroom)							

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	5	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	908	SF	6	10+ years	
	Chalk Board	3rd Floor	55	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	908	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,250	SF	6	10+ years	
<hr/>							
Classroom #310 (Computer Lab)							
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	3	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	950	SF	6	10+ years	
	Chalk Board	3rd Floor	14	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	950	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Storage/ Closet	3rd Floor	144	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,250	SF	6	10+ years	
<hr/>							
Classroom #406 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	6	LF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	930	SF	6	10+ years	
	Doors - Transom Window	4th Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	2	EA	6	10+ years	
	Floor - Wood	4th Floor	930	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	16	EA	7	10+ years	
	Marker Board	4th Floor	20	LF	7	6-10 years	
	Storage/ Closet	4th Floor	175	SF	7	10+ years	
	Walls - Metal Panel	4th Floor	320	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	2,000	SF	6	10+ years	
<hr/>							
Classroom #407 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	6	LF	6	10+ years	
	Ceiling - Lay-in	4th Floor	950	SF	6	10+ years	
	Chalk Board	4th Floor	30	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Wood	4th Floor	950	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	15	EA	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	1	EA	5	0-1 year	Missing diffuser
	Marker Board	4th Floor	10	LF	7	6-10 years	
	Storage/ Closet	4th Floor	176	SF	7	10+ years	
	Walls - Metal Panel	4th Floor	330	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,120	SF	7	10+ years	
Classroom #408 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	900	SF	6	10+ years	
	Chalk Board	4th Floor	30	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Tile	4th Floor	895	SF	6	10+ years	
	Floor - Tile	4th Floor	5	SF	4	0-1 year	Damaged tiles
	Lighting - Pendent/Surface	4th Floor	14	EA	7	6-10 years	
	Marker Board	4th Floor	16	LF	7	6-10 years	
	Walls - Metal Panel	4th Floor	213	SF	6	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,173	SF	6	10+ years	
Classroom #409 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	3	LF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	950	SF	6	10+ years	
	Chalk Board	4th Floor	8	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	2	EA	6	10+ years	
	Floor - Wood	4th Floor	950	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	16	EA	7	6-10 years	
	Marker Board	4th Floor	35	LF	7	6-10 years	
	Storage/ Closet	4th Floor	110	SF	7	10+ years	
	Walls - Metal Panel	4th Floor	213	SF	6	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,173	SF	6	10+ years	
Classroom #410 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	945	SF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	5	SF	5	0-1 year	Water damage.
	Chalk Board	4th Floor	30	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Wood	4th Floor	950	SF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	4th Floor	16	EA	7	6-10 years	
	Marker Board	4th Floor	16	LF	7	6-10 years	
	Storage/ Closet	4th Floor	176	SF	7	10+ years	
	Walls - Metal Panel	4th Floor	213	SF	6	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,173	SF	6	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Exposed	1st Floor	1,120	SF	7	10+ years	
	Floor - Concrete Epoxy/ Painted	1st Floor	168	SF	7	10+ years	Rank changed to match current observation
	Floor - Tile/Sheet	1st Floor	952	SF	7	10+ years	Rank changed to match current observation
	Lighting - Pendent/Surface	1st Floor	22	EA	7	6-10 years	
	Stairs - Concrete Stairs	1st Floor	2	LF	6	10+ years	
	Walls - Masonry	1st Floor	1,190	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	600	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor	520	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	882	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	882	SF	4	0-1 year	Cracked tiles throughout
	Lighting - Pendent/Surface	2nd Floor	11	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,077	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	882	SF	6	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor	2	EA	7	6-10 years	
	Drinking Fountains - Single Fountain	3rd Floor	1	EA	7	6-10 years	
	Floor - Tile/Sheet	3rd Floor	882	SF	5	10+ years	
	Lighting - Pendent/Surface	3rd Floor	11	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	2,277	SF	7	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	882	SF	7	10+ years	
	Drinking Fountains - Double Fountain	4th Floor	2	EA	7	6-10 years	
	Floor - Tile/Sheet	4th Floor	782	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	11	EA	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	2,277	SF	7	10+ years	

Stairs

	Ceiling - Plaster/Drywall	North	230	SF	6	10+ years	
	Floor - Asphalt	North	86	SF	6	10+ years	
	Floor - Concrete Epoxy/ Painted	North	104	SF	5	10+ years	
	Floor - Tile	North	40	SF	7	10+ years	
	Handrails	North	176	LF	7	10+ years	
	Lighting - Pendent/Surface	North	7	EA	7	10+ years	
	Stairs - Asphalt	North	184	LF	6	10+ years	

Category : Interior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	North	1,972	SF	7	10+ years	
	Ceiling - Plaster/Drywall	West - 1st to 2nd	310	SF	6	10+ years	
	Floor - Tile	West - 1st to 2nd	220	SF	6	10+ years	
	Handrails	West - 1st to 2nd	34	LF	7	10+ years	
	Lighting - Pendent/Surface	West - 1st to 2nd	2	EA	7	10+ years	
	Stairs - Asphalt	West - 1st to 2nd	180	LF	6	10+ years	
	Walls - Plaster/Drywall	West - 1st to 2nd	1,300	SF	6	10+ years	

Vertical Conveyance

	Elevator - Hydraulic Elevator	Entire Building	1	EA	6	10+ years	
--	-------------------------------	-----------------	---	----	---	-----------	--

Category : Exterior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	#10 E	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#10 E	1	EA	6	10+ years	
	Exterior Stairs - Concrete	#10 E	3	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	#12 E	1	EA	6	10+ years	
	Entrance Control - Audio and Video	#3 W	1	EA	7	10+ years	
	Exterior Doors - Exterior Steel Door	#3 W	4	EA	6	10+ years	
	Exterior Doors - Transom Lite	#3 W	4	EA	6	10+ years	
	Exterior Stairs - Concrete	#3 W	14	LF	5	2-5 years	
	Exterior Doors - Overhead Rolling/ Garage Door	#8.1 E	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#9 E	1	EA	6	10+ years	
Foundation							
	Foundation - Masonry	Entire Building	3,070	LF	7	10+ years	
	Foundation - Masonry	Entire Building	5	LF	6	10+ years	Chipping.
	Superstructure - Heavy Timber	Entire Building	12,280	SF	7	10+ years	
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	1	EA	7	10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	1	EA	4	0-1 year	Missing.
Roof System							
	Access Ladder - Metal	Roof #1	1	EA	7	10+ years	
	Access Ladder - Wood	Roof #1	1	EA	5	2-5 years	
	Coping - Terra Cotta	Roof #1	296	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #1	124	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #1	273	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #1	23	LF	6	10+ years	
	Roof - Asphalt Gravel Ballast	Roof #1	3,070	SF	6	6-10 years	
	Roof Hatch - Metal	Roof #1	1	EA	5	2-5 years	
	Roof Structure - Heavy Timber	Roof #1	3,070	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof #2	20	LF	6	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof #2	57	LF	5	0-1 year	Open joints.
	Coping - Terra Cotta	Roof #2	160	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #2	20	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #2	150	LF	7	10+ years	
	Parapet - 16" - 30" Height	Roof #2	10	LF	5	0-1 year	Cracking mortar joints.
	Roof - Asphalt Gravel Ballast	Roof #2	3,200	SF	5	0-1 year	Missing ballast in spots with exposed and blistering tar. Unevenly scattered

Category : Exterior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Roof Structure - Steel with Clay Tile Arch	Roof #2	3,200	SF	7	10+ years	ballast w/vegetative growth.
Walls							
	Cornice - Masonry Projecting Limestone	Entire Building	90	LF	5	10+ years	
	Exterior Walls - Brick	Entire Building	5,225	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	500	SF	5	0-1 year	Spalled with open joints/deteriorating mortar joints.
	Exterior Walls - Stone-Cut	Entire Building	550	SF	5	6-10 years	
Windows							
	Curtain wall - Louver	Entire Building	12	SF	5	2-5 years	Seal/Paint
	Guard - Guards perforated	Entire Building	476	SF	7	10+ years	
	Lintels - Brick	Entire Building	15	LF	5	2-5 years	
	Lintels - Stone	Entire Building	186	LF	6	10+ years	
	Skylite - Glass Single-Pane	Entire Building	370	SF	5	10+ years	Quantity Adjusted: Skylight re-Appropriated to Addition - 1. Broken/damaged glazing.
	Windows - Sash Aluminum	Entire Building	42	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,032	SF	6	10+ years	

Category : Electrical
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency A/C Power - Corridors and Stairs	Entire Building	2,160	SF	6	10+ years	
	Exit Signs - Corridors and Stairs	Entire Building	4	EA	6	6-10 years	
	Security System - CCTV	Entire Building	12,280	SF	6	6-10 years	Connected to main building security system
	Security System - Intrusion Detection	Entire Building	12,280	SF	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	4	EA	6	6-10 years	
	Automatic Transfer Switch	Mechanical Room	2	EA	6	10+ years	Serves addition 1. UPS has been removed from school. Functional. No AC generator
	Automatic Transfer Switch	Mechanical Room	1	EA	6	6-10 years	Serves main building, independent service, tested, functional
Main Service							
	Independent Electrical Service for emergency power	Electrical Room	1	EA	6	6-10 years	Served by older functioning ATS and second meter.
	Main Electrical Service - 2001 to 3000 A	Electrical Room	1	EA	6	10+ years	Serves main, addition 1 and addition

Category : Electrical
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	120/208/3PH PA System	Entire Building	12,280	SF	6	6-10 years	2 buildings Connected to main, addition 1 and addition 2 building
<u>Power Distribution</u>							
	Lighting and Power Panels - 100 A	Entire Building	4	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	3	0-1 year	Missing circuit breakers, live.
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Main Distribution Panels - 400 - 600 amp	Entire Building	2	EA	7	10+ years	
	Main Distribution Panels - Greater than 600 amp	Entire Building	2	EA	7	10+ years	Also feeds other buildings

Category : Fire Protection
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Panel	Mechanical Room	1	EA	6	6-10 years	Serves main, addition 1 and Addition 2 buildings
	Fire Alarm Strobe Lights	Mechanical Room	7,681	SF	6	6-10 years	
	Fire Alarm_System	Mechanical Room	12,280	SF	6	10+ years	Connects to main and addition 2 buildings
	Fire Pump Controller	Mechanical Room	1	EA	4	1-2 years	Per label, installed in 1961, no replacement parts, in pump room
<u>Pump Room Assembly</u>							
	Fire Pump - 25-50 hp	Pump Room	1	EA	5	6-10 years	Serves main, addition 1 and addition 2 building
<u>Sprinkler System</u>							
	Dry Sprinkler System	Basement	12,280	SF	6	6-10 years	Per label, dry system. Sprinklers also in not conditioned attic. Using an air compressor
	Sprinkler Heads	Basement	12,280	SF	7	10+ years	
	Sprinkler Piping	Basement	12,280	SF	6	10+ years	

Category : Mechanical
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Boiler Systems</u>							
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	6-10 years	Serves main, addition 1 and addition 2 building
	Chemical Feed System	Boiler Room	1	EA	6	6-10 years	

Category : Mechanical
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Combustion Dampers	Boiler Room	2	EA	6	10+ years	
	Condensate Pump	Boiler Room	1	EA	5	10+ years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	5	6-10 years	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	6-10 years	Serves main, addition 1 and addition 2 buildings
	Piping - Condensate Pipe- Steel	Boiler Room	200	LF	6	10+ years	There are a few pipe clamps
	Piping - Steam Pipe- Steel	Boiler Room	200	LF	6	10+ years	There are a few pipe clamps. Connected to main and addition building
	Steam Traps	Boiler Room	12	EA	5	6-10 years	Some steam traps have internal leaks
	Vacuum Pump	Boiler Room	1	EA	6	10+ years	Dual pump (duplex) system, pump 1, pump 2. 1 system

Gas Booster

	Gas Booster	Boiler Room	2	EA	6	10+ years	Serve boilers
--	-------------	-------------	---	----	---	-----------	---------------

Heating Devices

	Unit Heater - Steam	Boiler Room	1	EA	5	6-10 years	Ceiling mounted
	Wall Heater - Electric	Entire Building	4	EA	5	6-10 years	

Temperature Control

	Electric Thermostat	Entire Building	1	EA	5	2-5 years	Serves steam unit heater in boiler room, missing cover, functional without cover.
	Pneumatic System	Entire Building	12,280	SF	5	6-10 years	Air compressor located in addition 1, Connected to other buildings, partially manually controlled pneumatic system. Air compressor also serves pneumatic thermostats in main and addition 2 buildings.
	Thermostats - Pneumatic	Entire Building	9	EA	5	6-10 years	Dampers and air handler are in main building, not in addition 1

Ventilation

	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Roof	1	EA	5	6-10 years	1 exhaust fan on middle portion, addition 1 roof
--	---	------	---	----	---	------------	--

Category : Plumbing
Building : Addition 1

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	Serves main, addition 1 and addition 2 buildings, 2013 installation, parallel

Category : Plumbing
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	5	6-10 years	connection with another hot water heater 2011 installation, serves all buildings, periodically serviced

Piping

	Domestic Piping-Hot Water Return Lines	Entire Building	12,280	SF	6	10+ years	Minor leaks are occasionally repaired
	Domestic Piping-Hot Water Return Risers	Entire Building	12,280	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	12,280	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	12,280	SF	6	10+ years	There are a few pipe clamps
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	12,280	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	12,280	SF	6	10+ years	Hot water pressure on top floor is sometimes low
	Sanitary Piping	Entire Building	12,280	SF	6	10+ years	Recently jet water cleaned
	Storm Piping	Entire Building	12,280	SF	6	10+ years	
	Vent Piping	Entire Building	12,280	SF	6	10+ years	

Pumps

	Pumps - Domestic Booster Pump-Simplex	Boiler Room	1	EA	5	6-10 years	Serves main, addition 1 and addition 2 buildings
--	---------------------------------------	-------------	---	----	---	------------	--

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Administrative Suites/Offices							
	Ceiling - Exposed	Engineer's Office	340	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Engineer's Office	2	EA	6	10+ years	
	Floor - Concrete	Engineer's Office	340	SF	5	10+ years	
	Lighting - Pendent/Surface	Engineer's Office	9	EA	7	10+ years	
	Power Distribution	Engineer's Office	6	EA	7	10+ years	
	Walls - Concrete Block	Engineer's Office	251	SF	6	10+ years	
	Walls - Masonry	Engineer's Office	274	SF	6	10+ years	
	Walls - Plaster/Drywall	Engineer's Office	201	SF	6	10+ years	
	AC Unit	Room 205	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Room 205	435	SF	7	10+ years	
	Doors - Transom Window	Room 205	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Room 205	1	EA	6	10+ years	
	Floor - Tile/Sheet	Room 205	425	SF	7	10+ years	Rank changed to match current observation
	Floor - Tile/Sheet	Room 205	10	SF	4	0-1 year	Broken tiles

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	Room 205	8	EA	7	10+ years	
	Power Distribution	Room 205	22	EA	6	10+ years	
	Walls - Metal Panel	Room 205	270	SF	7	10+ years	
	Walls - Plaster/Drywall	Room 205	750	SF	7	10+ years	
	Work Slnk	Room 205	1	EA	7	10+ years	
<hr/>							
<u>Library</u>							
	AC Unit	304 + 305 Library/Media Center	1	EA	7	6-10 years	
	Casework	304 + 305 Library/Media Center	85	LF	6	10+ years	
	Ceiling - Plaster/Drywall	304 + 305 Library/Media Center	1,152	SF	6	10+ years	
	Ceiling - Plaster/Drywall	304 + 305 Library/Media Center	5	SF	5	0-1 year	Water damage
	Doors - Transom Window	304 + 305 Library/Media Center	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	304 + 305 Library/Media Center	3	EA	6	10+ years	
	Floor - Tile	304 + 305 Library/Media Center	1,127	SF	7	10+ years	
	Floor - Tile	304 + 305 Library/Media Center	30	SF	4	0-1 year	Missing tiles
	Lighting - Pendent/Surface	304 + 305 Library/Media Center	30	EA	7	10+ years	
	Storage/ Closet	304 + 305 Library/Media Center	110	SF	7	10+ years	
	Walls - Metal Panel	304 + 305 Library/Media Center	370	SF	7	10+ years	
	Walls - Plaster/Drywall	304 + 305 Library/Media Center	1,188	SF	6	10+ years	
<hr/>							
<u>Locker/Shower Room</u>							
	Accessories	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	65	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	65	SF	5	0-1 year	Water damage
	Doors - Wood Doors inclu hw	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	1	EA	6	10+ years	
	Floor - Concrete Epoxy/ Painted	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	65	SF	7	10+ years	
	Lavatory	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	1	EA	6	10+ years	
	Lighting - Pendent/Surface	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	1	EA	7	6-10 years	
	Walls - Metal Panel	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	160	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	135	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	25	SF	6	10+ years	
	Water Closet	1st Flr- Kitchen Staff Locker Room (by Tank Rm)	1	EA	6	10+ years	
<hr/>							
<u>Mechanical/ Service Rooms</u>							

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Mechanical/ Service Rooms	1st Floor	168	SF	7	10+ years	
	Storage Room	1st Floor	464	SF	7	10+ years	Rank changed to match current observation
	Janitor's Closet	2nd Floor	18	SF	5	10+ years	Water damaged walls.
Restroom							
	Accessories	2nd Floor	63	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	63	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	63	SF	6	10+ years	
	Floor Drain	2nd Floor	1	EA	7	10+ years	
	Lavatory	2nd Floor	1	EA	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	2	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	352	SF	6	10+ years	
	Water Closet	2nd Floor	1	EA	6	10+ years	
	Accessories	3rd Floor	63	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	63	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	63	SF	6	10+ years	
	Lavatory	3rd Floor	1	EA	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	1	EA	5	2-5 years	Missing diffuser
	Walls - Plaster/Drywall	3rd Floor	352	SF	6	10+ years	
	Water Closet	3rd Floor	1	EA	6	10+ years	
	Accessories	4th Floor	63	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	63	SF	6	10+ years	
	Doors - Transom Window	4th Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Tile	4th Floor	63	SF	7	10+ years	
	Lavatory	4th Floor	1	EA	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	1	EA	5	2-5 years	Missing diffuser
	Urinals	4th Floor	1	EA	6	10+ years	
	Walls - Plaster/Drywall	4th Floor	350	SF	6	10+ years	
	Water Closet	4th Floor	1	EA	6	10+ years	
	Accessories	Next to engineer's room	35	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Next to engineer's room	35	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Next to engineer's room	1	EA	6	10+ years	
	Floor - Tile	Next to engineer's room	35	SF	7	10+ years	
	Lavatory	Next to engineer's room	1	EA	6	10+ years	
	Lighting - Wall Mounted	Next to engineer's room	1	EA	7	10+ years	
	Walls - Concrete Block	Next to engineer's room	40	SF	6	10+ years	
	Walls - Plaster/Drywall	Next to engineer's room	25	SF	7	10+ years	
	Water Closet	Next to engineer's room	1	EA	6	10+ years	
	Accessories	Opposite engineer's room	42	SF	7	6-10 years	

Category : Room
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Exposed	Opposite engineer's room	42	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Opposite engineer's room	1	EA	6	10+ years	
	Floor - Tile	Opposite engineer's room	32	SF	6	10+ years	
	Floor - Tile	Opposite engineer's room	10	SF	4	0-1 year	Missing tiles
	Lavatory	Opposite engineer's room	1	EA	7	10+ years	
	Lighting - Pendent/Surface	Opposite engineer's room	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	Opposite engineer's room	260	SF	7	10+ years	
	Water Closet	Opposite engineer's room	1	EA	7	10+ years	

Category : Classroom
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #204 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	900	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	900	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	20	EA	7	10+ years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	105	SF	7	10+ years	
	Walls - Metal Panel	2nd Floor	320	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,100	SF	7	10+ years	
<u>Classroom #211 (Faculty Lounge)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	5	LF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	754	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	6	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Wood	2nd Floor	754	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	18	EA	7	6-10 years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,210	SF	6	10+ years	
<u>Classroom #311 (Regular Classroom)</u>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	80	LF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	810	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	810	SF	6	10+ years	

Category : Classroom
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	63	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,245	SF	6	10+ years	
Classroom #404 (Regular Classroom)							
	AC Units	4th Floor	2	EA	7	6-10 years	
	Casework	4th Floor	17	LF	6	10+ years	
	Ceiling - Lay-in	4th Floor	900	SF	6	10+ years	
	Doors - Transom Window	4th Floor	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	2	EA	6	10+ years	
	Floor - Wood	4th Floor	900	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	10+ years	
	Marker Board	4th Floor	16	LF	7	6-10 years	
	Walls - Metal Panel	4th Floor	320	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	200	SF	7	10+ years	
Classroom #405 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	3	LF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	475	SF	6	10+ years	
	Doors - Transom Window	4th Floor	6	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Wood	4th Floor	475	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	10	EA	7	10+ years	
	Walls - Metal Panel	4th Floor	150	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	668	SF	6	10+ years	
	Walls - Plaster/Drywall	4th Floor	150	SF	5	0-1 year	Water damage.
Classroom #411 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	5	LF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	804	SF	6	10+ years	
	Doors - Transom Window	4th Floor	12	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	2	EA	6	10+ years	
	Floor - Wood	4th Floor	804	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	6-10 years	
	Lighting - Pendent/Surface	4th Floor	1	EA	5	0-1 year	Missing diffuser
	Marker Board	4th Floor	16	LF	7	6-10 years	
	Storage/ Closet	4th Floor	63	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	750	SF	6	10+ years	

Category : Interior
Building : Addition 1

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Exposed	1st Floor	540	SF	6	10+ years	
	Doors - Side-lite	1st Floor	28	SF	6	10+ years	
	Doors - Transom Window	1st Floor	10	SF	7	10+ years	
	Doors - Wood Doors include hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile/Sheet	1st Floor	540	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	6	EA	7	6-10 years	
	Walls - Masonry	1st Floor	263	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	622	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	10	SF	5	0-1 year	Water damage.
	Ceiling - Plaster/Drywall	2nd Floor	540	SF	7	10+ years	
	Drinking Fountains - Double Fountain	2nd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	540	SF	7	10+ years	Rank changed to match current observation
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,248	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	540	SF	7	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	540	SF	5	10+ years	
	Lighting - Pendent/Surface	3rd Floor	6	EA	6	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,188	SF	7	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	540	SF	7	10+ years	
	Drinking Fountains - Single Fountain	4th Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	4th Floor	540	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	6	EA	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,188	SF	7	10+ years	
Safety							
	Camera Viewing Station	1st Floor	1	EA	7	6-10 years	
	Security Cameras	1st Floor	1	EA	7	6-10 years	

Category : Exterior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	#11_Exit E (Fire Escape)	2	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#1_Exit S	2	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	#1_Exit S	12	LF	5	2-5 years	
	Ramp Handrail - Steel_Ramp Handrail	#1_Exit S	12	LF	4	1-2 years	Missing on right side.
	Ramps - Concrete	#1_Exit S	12	LF	5	0-1 year	Chipping/missing pieces.
	Exterior Doors - Exterior Steel Door	#2 S	4	EA	6	10+ years	
	Exterior Doors - Transom Lite	#2 S	4	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	#2 S	12	LF	6	10+ years	
	Ramps - Concrete	#2 S	12	LF	6	10+ years	
Fire Escape							
	Fire Escape	Entire Building	20	LF	6	10+ years	
Foundation							
	Foundation - Masonry	Entire Building	12,418	LF	7	10+ years	
	Superstructure - Heavy Timber	Entire Building	43,957	SF	7	10+ years	
Lighting							
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	6-10 years	
Roof System							
	Access Ladder - Wood	Roof #1	1	EA	5	2-5 years	
	Access Ladder - Wood	Roof #1	1	EA	4	0-1 year	Unsafe w/Broken rung. Ladder is outdated and under maintained.
	Coping - Terra Cotta	Roof #1	491	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof #1	240	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #1	84	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #1	70	LF	7	10+ years	
	Parapet - Parapet > 30"	Roof #1	253	LF	7	10+ years	
	Parapet - Parapet > 30"	Roof #1	60	LF	5	0-1 year	Deteriorating mortar joints with cracked masonry
	Roof - Asphalt Gravel Ballast	Roof #1	11,418	SF	6	6-10 years	
	Roof Hatch - Metal	Roof #1	1	EA	3	0-1 year	Quantity Adjusted: Hatch is inoperable. It does not open or allow access to roof
	Roof Structure - Heavy Timber	Roof #1	11,418	SF	7	10+ years	Inaccessible
	Coping - Stone	Roof #2	32	LF	6	10+ years	
	Coping - Terra Cotta	Roof #2	64	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #2	10	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #2	96	LF	5	0-1 year	Open joints/Deteriorating mortar Joints.

Category : Exterior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Roof - Asphalt Gravel Ballast	Roof #2	880	SF	5	0-1 year	Vegetative/Organic Growth
	Roof Structure - Steel with Clay Tile Arch	Roof #2	880	SF	7	10+ years	Girls bathroom - inaccessible roof structure
	Coping - Metal	Roof #3	32	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #3	30	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #3	32	LF	7	10+ years	
	Roof - Metal	Roof #3	432	SF	7	10+ years	
	Roof Structure - Heavy Timber	Roof #3	432	SF	7	10+ years	

Walls

	Cornice - Masonry Projecting Limestone	Entire Building	428	LF	6	10+ years	
	Cornice - Metal Projecting	Entire Building	35	LF	6	10+ years	
	Exterior Walls - Brick	Entire Building	16,118	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	300	SF	4	0-1 year	Brick cracked/chipped, w/open joints
	Exterior Walls - Stone-Cast	Entire Building	982	SF	5	0-1 year	Chipped/Cracked, deteriorated mortar joints.
	Exterior Walls - Stone-Cut	Entire Building	1,478	SF	6	10+ years	

Windows

	Guard - Guards perforated	Entire Building	1,190	SF	6	10+ years	
	Lintels - Brick	Entire Building	8	LF	6	10+ years	
	Lintels - Steel	Entire Building	33	LF	6	6-10 years	
	Lintels - Stone	Entire Building	387	LF	6	10+ years	
	Windows - Decorative	Entire Building	72	SF	6	10+ years	
	Windows - Sash Aluminum	Entire Building	88	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	4,298	SF	6	10+ years	

Category : Electrical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency Battery Packs - Auditorium and Aisle Lighting	1st, 3rd, Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Auditorium and Aisle Lighting	1st, 3rd, Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	1st, 3rd, Entire Building	6	EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	1st, 3rd, Entire Building	3	EA	6	6-10 years	
	Emergency Battery Packs - Gym	1st, 3rd, Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Gym	1st, 3rd, Entire Building	1	EA	4	0-1 year	Damaged.
	Emergency Battery Packs - Lunchrooms	1st, 3rd, Entire Building	6	EA	6	6-10 years	
	Emergency Battery Packs - Lunchrooms	1st, 3rd, Entire Building	2	EA	6	6-10 years	

Category : Electrical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Emergency Battery Packs - Students Toilets	1st, 3rd, Entire Building	2	EA	6	6-10 years	
	Emergency A/C Power - Auditorium and Aisle Lighting	1st, 3rd, Entire Building	3,873	SF	6	10+ years	
	Emergency A/C Power - Corridors and Stairs	1st, 3rd, Entire Building	8,925	SF	6	10+ years	
	Emergency A/C Power - Gym	1st, 3rd, Entire Building	3,227	SF	6	10+ years	
	Emergency A/C Power - Lunchrooms	1st, 3rd, Entire Building	3,533	SF	6	10+ years	
	Exit Signs - Auditorium	Entire Building	6	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	6	EA	6	6-10 years	
	Exit Signs - Gym	Entire Building	2	EA	6	6-10 years	
	Exit Signs - Lunchroom	Entire Building	6	EA	4	0-1 year	Hard to read.
	Security System - CCTV	Entire Building	43,957	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	43,957	SF	6	6-10 years	

Main Service

	PA System	Entire Building	43,957	SF	6	6-10 years	Console in main building, connected to main and addition 1 buildings
--	-----------	-----------------	--------	----	---	------------	--

Power Distribution

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

Category : Fire Protection
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Strobe Lights	Entire Building	33,944	SF	6	10+ years	
	Fire Alarm_System	Entire Building	43,957	SF	6	10+ years	Connected to addition 1 building

Sprinkler System

	Dry Sprinkler System	Entire Building	43,957	SF	7	6-10 years	
	Sprinkler Heads	Entire Building	43,957	SF	7	10+ years	
	Sprinkler Piping	Entire Building	43,957	SF	5	10+ years	

Category : Mechanical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Conditioning</u>							
	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling- Remote Mounted Compressor - Less than 3 tons	2nd Floor	1	EA	5	6-10 years	Serves room 101 in addition 2. Connected to an exterior compressor unit. Exterior remote compressor unit is located outside of classroom 213

Category : Mechanical
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Heat Pump- Floor Mounted- Electric Heating & DX Cooling- Remote Mounted Compressor - Less than 3 tons	Lower Roof	1	EA	5	6-10 years	on addition 2 lower roof. Carrier split system Remote compressor unit, located on lower roof, outside of room 213, serves ceiling mounted fan coil unit in room 101, both halves in addition 1 building. Not accessible
<u>Air Handling Systems</u>							
	Air Handling Unit- Built Up-Multi Zone- Double Delivery- Steam Coils - 15000 - 30000 cfm	Mechanical Room	1	EA	5	6-10 years	Serves addition 2 and portion of addition 1
	Air Intake	Mechanical Room	1	EA	5	6-10 years	
	Auxiliaries - 15000 - 30000 cfm	Mechanical Room	1	EA	5	6-10 years	
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Mechanical Room	100	LF	6	10+ years	Painted
	Zone Dampers	Mechanical Room	35	EA	5	6-10 years	Some dampers are manually controlled
<u>Boiler Systems</u>							
	Piping - Condensate Pipe- Steel	1st Floor	550	LF	6	10+ years	
	Piping - Steam Pipe- Steel	1st Floor	550	LF	6	10+ years	Served by boiler in addition 1, there are a few pipe clamps
	Steam Traps	1st Floor	15	EA	5	6-10 years	A few steam traps have internal leaks
<u>Heating Devices</u>							
	Wall Heater - Electric	Entire Building	4	EA	4	1-2 years	Worn, deteriorated, not reliable
<u>Temperature Control</u>							
	Electric Thermostat	Entire Building	1	EA	6	6-10 years	Serves room 101 fan coil unit
	Pneumatic System	Entire Building	43,957	SF	5	6-10 years	Compressor in addition 1 building, connected to addition 2 building
	Thermostats - Pneumatic	Entire Building	4	EA	6	10+ years	Not calibrated recently
	Thermostats - Pneumatic	Entire Building	31	EA	5	6-10 years	
<u>Ventilation</u>							
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	2	EA	6	10+ years	In kitchen, classroom
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	3	EA	6	6-10 years	
	Type I Exhaust Hood- Kitchen	Entire Building	1	EA	5	6-10 years	Covers stove, fire extinguishing system installed in 2021

Category : Plumbing
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	43,957	SF	6	10+ years	
	Domestic Piping-Hot Water Return Risers	Entire Building	43,957	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	43,957	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	43,957	SF	6	10+ years	There are a few pipe clamps
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	43,957	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	43,957	SF	6	10+ years	
	Sanitary Piping	Entire Building	43,957	SF	6	10+ years	
	Storm Piping	Entire Building	43,957	SF	6	10+ years	
	Vent Piping	Entire Building	43,957	SF	6	10+ years	
<u>Pumps</u>							
	Pumps - Sump-Simplex	1st Floor	1	EA	6	6-10 years	In mechanical room

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	2nd Flr -Principal's Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr -Principal's Office	383	SF	7	10+ years	
	Doors - Side-lite	2nd Flr -Principal's Office	46	SF	7	10+ years	
	Doors - Transom Window	2nd Flr -Principal's Office	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Flr -Principal's Office	1	EA	6	10+ years	
	Floor - Wood	2nd Flr -Principal's Office	383	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Flr -Principal's Office	8	EA	7	10+ years	
	Power Distribution	2nd Flr -Principal's Office	10	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Flr -Principal's Office	500	SF	7	10+ years	
	AC Unit	2nd Flr- Asst Principal Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr- Asst Principal Office	134	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Flr- Asst Principal Office	1	EA	6	10+ years	
	Floor - Wood	2nd Flr- Asst Principal Office	134	SF	6	6-10 years	
	Lighting - Pendent/Surface	2nd Flr- Asst Principal Office	2	EA	7	6-10 years	
	Power Distribution	2nd Flr- Asst Principal Office	10	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Flr- Asst Principal Office	325	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Flr- Copy Rm	134	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Flr- Copy Rm	1	EA	6	10+ years	
	Floor - Carpet	3rd Flr- Copy Rm	134	SF	6	6-10 years	
	Lighting - Pendent/Surface	3rd Flr- Copy Rm	2	EA	7	6-10 years	
	Power Distribution	3rd Flr- Copy Rm	4	EA	7	6-10 years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	3rd Flr- Copy Rm	325	SF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Flr- Copy Rm	134	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Flr- Copy Rm	1	EA	6	10+ years	
	Floor - Carpet	4th Flr- Copy Rm	134	SF	6	6-10 years	
	Lighting - Pendent/Surface	4th Flr- Copy Rm	2	EA	7	6-10 years	
	Power Distribution	4th Flr- Copy Rm	4	EA	7	6-10 years	
	Walls - Plaster/Drywall	4th Flr- Copy Rm	325	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Kitchen managers off	60	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Kitchen managers off	1	EA	6	6-10 years	
	Floor - Tile	Kitchen managers off	60	SF	7	10+ years	
	Lighting - Pendent/Surface	Kitchen managers off	1	EA	7	6-10 years	
	Power Distribution	Kitchen managers off	4	EA	7	10+ years	
	Walls - Plaster/Drywall	Kitchen managers off	256	SF	7	10+ years	
	AC Unit	Rm 203- Main Office	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Rm 203- Main Office	1,002	SF	6	10+ years	
	Doors - Transom Window	Rm 203- Main Office	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Rm 203- Main Office	2	EA	6	10+ years	
	Floor - Tile	Rm 203- Main Office	987	SF	6	10+ years	
	Floor - Tile	Rm 203- Main Office	15	SF	4	0-1 year	Damaged tiles
	Lighting - Pendent/Surface	Rm 203- Main Office	18	EA	7	6-10 years	
	Power Distribution	Rm 203- Main Office	22	EA	7	10+ years	
	Storage/ Closet	Rm 203- Main Office	277	SF	7	10+ years	
	Walls - Plaster/Drywall	Rm 203- Main Office	1,465	SF	6	10+ years	

Auditorium & Theater

	Balcony Seating	2nd floor Room 212	108	EA	7	10+ years	
	Ceiling - Plaster/Drywall	2nd floor Room 212	3,873	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd floor Room 212	8	EA	7	10+ years	
	Floor - Wood	2nd floor Room 212	3,873	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd floor Room 212	36	EA	7	10+ years	
	Sound System	2nd floor Room 212	1	EA	7	6-10 years	
	Stage	2nd floor Room 212	500	SF	7	10+ years	
	Stage Curtain	2nd floor Room 212	6	EA	7	10+ years	
	Stage Lift	2nd floor Room 212	1	EA	7	10+ years	
	Stage Lighting System	2nd floor Room 212	1	EA	7	10+ years	
	Stage-Stairs - Wood	2nd floor Room 212	6	LF	7	10+ years	
	Stairs - Wood	2nd floor Room 212	40	LF	7	10+ years	
	Walls - Plaster/Drywall	2nd floor Room 212	4,875	SF	7	10+ years	

Gymnasia

	Ceiling - Plaster/Drywall	4th Floor - Room 412	3,277	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor - Room 412	3	EA	6	10+ years	
	Floor - Wood	4th Floor - Room 412	3,277	SF	6	10+ years	
	Lighting - Metal Halide/Sodium Vapor	4th Floor - Room 412	12	EA	7	6-10 years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Scoreboards	4th Floor - Room 412	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	4th Floor - Room 412	3,542	SF	6	10+ years	
Kitchen							
	Ceiling - Plaster/Drywall	1st Floor	1,351	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	3	EA	6	10+ years	
	Floor - Tile	1st Floor	1,301	SF	6	10+ years	
	Floor - Tile	1st Floor	50	SF	4	0-1 year	Broken tiles
	Lighting - Pendent/Surface	1st Floor	30	EA	7	6-10 years	
	Walls - Masonry	1st Floor	1,545	SF	7	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Plaster/Drywall	Lunchroom A 1st floor	903	SF	7	10+ years	
	Floor - Tile	Lunchroom A 1st floor	903	SF	7	10+ years	
	Lighting - Pendent/Surface	Lunchroom A 1st floor	12	EA	7	10+ years	
	Walls - Masonry	Lunchroom A 1st floor	1,149	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Lunchroom B 1st floor	1,040	SF	7	10+ years	
	Floor - Tile	Lunchroom B 1st floor	980	SF	7	10+ years	
	Floor - Tile	Lunchroom B 1st floor	50	SF	4	0-1 year	Cracked tiles
	Floor - Tile	Lunchroom B 1st floor	10	SF	4	0-1 year	Missing tiles
	Lighting - Pendent/Surface	Lunchroom B 1st floor	8	EA	7	6-10 years	
	Serving Line	Lunchroom B 1st floor	40	LF	7	10+ years	
	Walls - Masonry	Lunchroom B 1st floor	1,201	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Lunchroom C 1st floor	1,590	SF	6	10+ years	
	Floor - Tile	Lunchroom C 1st floor	1,590	SF	6	10+ years	
	Lighting - Pendent/Surface	Lunchroom C 1st floor	9	EA	7	6-10 years	
	Walls - Masonry	Lunchroom C 1st floor	601	SF	7	10+ years	
	Walls - Plaster/Drywall	Lunchroom C 1st floor	1,221	SF	7	10+ years	
Mechanical/ Service Rooms							
	Air Intake Plenums	1st Floor	1,155	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	474	SF	7	10+ years	
	Janitor's Closet	2nd Floor	18	SF	7	10+ years	
	Janitor's Closet	3rd Floor	18	SF	7	10+ years	
	Janitor's Closet	4th Floor	18	SF	7	10+ years	
Restroom							
	Accessories	1st Floor - By Lunchroom B	571	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor - By Lunchroom B	571	SF	7	10+ years	
	Doors - Side-lite	1st Floor - By Lunchroom B	14	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor - By Lunchroom B	1	EA	7	10+ years	
	Floor - Tile	1st Floor - By Lunchroom B	571	SF	6	10+ years	
	Floor Drain	1st Floor - By Lunchroom B	1	EA	7	10+ years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Hand Dryer	1st Floor - By Lunchroom B	3	EA	7	10+ years	
	Lavatory	1st Floor - By Lunchroom B	2	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor - By Lunchroom B	8	EA	7	10+ years	
	Partitions	1st Floor - By Lunchroom B	16	EA	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor - By Lunchroom B	959	SF	7	10+ years	
	Water Closet	1st Floor - By Lunchroom B	14	EA	7	10+ years	
	Water Closet	1st Floor - By Lunchroom B	2	EA	7	10+ years	
	Accessories	2nd Flr- In Asst Principal Office	55	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr- In Asst Principal Office	55	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Flr- In Asst Principal Office	1	EA	6	10+ years	
	Floor - Tile	2nd Flr- In Asst Principal Office	55	SF	7	10+ years	
	Lavatory	2nd Flr- In Asst Principal Office	1	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Flr- In Asst Principal Office	1	EA	7	6-10 years	
	Partitions	2nd Flr- In Asst Principal Office	1	EA	7	10+ years	
	Urinals	2nd Flr- In Asst Principal Office	1	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Flr- In Asst Principal Office	290	SF	7	10+ years	
	Water Closet	2nd Flr- In Asst Principal Office	1	EA	7	10+ years	
	Accessories	2nd Flr- In Room 213	148	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr- In Room 213	148	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Flr- In Room 213	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Flr- In Room 213	148	SF	7	10+ years	
	Lavatory	2nd Flr- In Room 213	1	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Flr- In Room 213	3	EA	7	6-10 years	
	Partitions	2nd Flr- In Room 213	2	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Flr- In Room 213	87	SF	7	10+ years	
	Walls - Structural Glazed Tile	2nd Flr- In Room 213	261	SF	7	10+ years	
	Water Closet	2nd Flr- In Room 213	2	EA	7	10+ years	
	Accessories	2nd Flr- Staff inl Room 213	78	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Flr- Staff inl Room 213	78	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Flr- Staff inl Room 213	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Flr- Staff inl Room 213	75	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Flr- Staff inl Room 213	3	SF	4	0-1 year	Missing tiles
	Floor Drain	2nd Flr- Staff inl Room 213	1	EA	7	10+ years	
	Lavatory	2nd Flr- Staff inl Room 213	1	EA	6	10+ years	
	Lighting - Pendent/Surface	2nd Flr- Staff inl Room 213	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Flr- Staff inl Room 213	156	SF	7	10+ years	
	Water Closet	2nd Flr- Staff inl Room 213	1	EA	7	10+ years	
	Accessories	3rd Flr- In Copy Rm, Next to 312	126	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Flr- In Copy Rm, Next to 312	116	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Flr- In Copy Rm, Next to 312	10	SF	5	0-1 year	Water damage.
	Doors - Wood Doors inclu hw	3rd Flr- In Copy Rm, Next to 312	1	EA	6	10+ years	
	Floor - Tile	3rd Flr- In Copy Rm, Next to 312	126	SF	6	10+ years	
	Lavatory	3rd Flr- In Copy Rm, Next to 312	2	EA	6	10+ years	
	Lighting - Pendent/Surface	3rd Flr- In Copy Rm, Next to 312	1	EA	7	6-10 years	

Category : Room
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Partitions	3rd Flr- In Copy Rm, Next to 312	1	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Flr- In Copy Rm, Next to 312	615	SF	6	10+ years	
	Water Closet	3rd Flr- In Copy Rm, Next to 312	1	EA	6	10+ years	
	Accessories	4th Flr- In Copy Rm, Next to 412	126	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Flr- In Copy Rm, Next to 412	126	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Flr- In Copy Rm, Next to 412	1	EA	6	10+ years	
	Floor - Tile	4th Flr- In Copy Rm, Next to 412	126	SF	5	6-10 years	
	Lavatory	4th Flr- In Copy Rm, Next to 412	2	EA	6	10+ years	
	Lighting - Pendent/Surface	4th Flr- In Copy Rm, Next to 412	1	EA	7	10+ years	
	Partitions	4th Flr- In Copy Rm, Next to 412	1	EA	7	10+ years	
	Walls - Plaster/Drywall	4th Flr- In Copy Rm, Next to 412	595	SF	6	10+ years	
	Walls - Plaster/Drywall	4th Flr- In Copy Rm, Next to 412	15	SF	6	2-5 years	Peeling paint
	Water Closet	4th Flr- In Copy Rm, Next to 412	1	EA	6	10+ years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #101 (Faculty Lounge)							
	Ceiling - Plaster/Drywall	1st Floor	1,016	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	1,016	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	28	EA	7	10+ years	
	Marker Board	1st Floor	16	LF	7	6-10 years	
	Walls - Masonry	1st Floor	1,267	SF	6	10+ years	
Classroom #201 (Pre School)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	885	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	885	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	21	EA	7	10+ years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	154	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,320	SF	6	10+ years	
Classroom #202 (Pre School)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	915	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Wood	2nd Floor	915	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Marker Board	2nd Floor	18	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	185	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,450	SF	6	10+ years	
	Work Sink	2nd Floor	1	EA	7	10+ years	
Classroom #213 (Pre School)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	882	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	882	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	21	EA	7	6-10 years	
	Marker Board	2nd Floor	21	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	95	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,145	SF	6	10+ years	
	Work Sink	2nd Floor	1	EA	7	10+ years	
Classroom #301 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	885	SF	6	10+ years	
	Chalk Board	3rd Floor	8	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	885	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	18	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	185	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,320	SF	6	10+ years	
Classroom #302 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	915	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	915	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	8	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	185	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,450	SF	6	10+ years	
Classroom #303 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	915	SF	6	10+ years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Transom Window	3rd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	6	10+ years	
	Floor - Wood	3rd Floor	915	SF	5	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	10+ years	
	Marker Board	3rd Floor	18	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,450	SF	6	10+ years	
Classroom #313 (Special Education)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor	885	SF	6	10+ years	
	Chalk Board	3rd Floor	14	LF	4	2-5 years	
	Doors - Transom Window	3rd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Wood	3rd Floor	885	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	28	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	137	SF	5	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,320	SF	6	10+ years	
Classroom #401 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	885	SF	6	10+ years	
	Doors - Transom Window	4th Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Wood	4th Floor	885	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	10+ years	
	Marker Board	4th Floor	14	LF	7	6-10 years	
	Storage/ Closet	4th Floor	185	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,320	SF	6	10+ years	
Classroom #402 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	895	SF	7	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	20	SF	5	0-1 year	Water damage
	Chalk Board	4th Floor	30	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	2	EA	6	10+ years	
	Floor - Wood	4th Floor	915	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	10+ years	
	Marker Board	4th Floor	20	LF	7	6-10 years	
	Storage/ Closet	4th Floor	185	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,450	SF	7	10+ years	

Category : Classroom
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Classroom #403 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	915	SF	6	10+ years	
	Doors - Transom Window	4th Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Wood	4th Floor	915	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	6-10 years	
	Marker Board	4th Floor	25	LF	7	6-10 years	
	Storage/ Closet	4th Floor	137	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,450	SF	6	10+ years	
Classroom #413 (Regular Classroom)							
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	4th Floor	889	SF	6	10+ years	
	Chalk Board	4th Floor	28	LF	4	2-5 years	
	Doors - Transom Window	4th Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	4th Floor	1	EA	6	10+ years	
	Floor - Wood	4th Floor	889	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	6-10 years	
	Marker Board	4th Floor	13	LF	7	6-10 years	
	Storage/ Closet	4th Floor	137	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,320	SF	6	10+ years	

Category : Interior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor							
	Ceiling - Exposed	1st Floor	712	SF	7	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	951	SF	6	10+ years	
	Doors - Side-lite	1st Floor	56	SF	7	10+ years	
	Doors - Transom Window	1st Floor	60	SF	7	10+ years	
	Doors - Wood Doors include hw	1st Floor	10	EA	7	10+ years	
	Floor - Asphalt Floor	1st Floor	155	SF	7	10+ years	Rank changed to match current observation
	Floor - Concrete Epoxy/ Painted	1st Floor	158	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	506	SF	6	10+ years	
	Floor - Tile/Sheet	1st Floor	844	SF	4	0-1 year	Cracked tiles
	Lighting - Pendent/Surface	1st Floor	24	EA	7	6-10 years	
	Stairs - Concrete Stairs	1st Floor	6	LF	7	10+ years	Rank changed to match current observation
	Walls - Masonry	1st Floor	22	SF	7	10+ years	Rank changed to match current observation

Category : Interior
Building : Addition 2

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Masonry	1st Floor	1,260	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,573	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor	1,519	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	2,186	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	5	SF	5	0-1 year	Damaged plaster
	Doors - Transom Window	2nd Floor	55	SF	7	10+ years	
	Doors - Wood Doors include hw	2nd Floor	2	EA	6	10+ years	
	Drinking Fountains - Single Water Cooler	2nd Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	2,191	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	12	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	3,809	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	2,191	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	55	SF	7	10+ years	
	Doors - Wood Doors include hw	3rd Floor	2	EA	7	10+ years	
	Drinking Fountains - Single Fountain	3rd Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	2,191	SF	5	10+ years	
	Lighting - Pendent/Surface	3rd Floor	12	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	3,809	SF	6	10+ years	
	Ceiling - Plaster/Drywall	4th Floor	2,191	SF	7	10+ years	
	Doors - Transom Window	4th Floor	55	SF	7	10+ years	
	Doors - Wood Doors include hw	4th Floor	2	EA	6	10+ years	
	Drinking Fountains - Single Fountain	4th Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	4th Floor	2,191	SF	7	10+ years	
	Lighting - Pendent/Surface	4th Floor	12	EA	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	3,809	SF	6	10+ years	
Safety							
	Camera Viewing Station	1st Floor	1	EA	7	6-10 years	
	Security Cameras	1st Floor	2	EA	7	6-10 years	
Stairs							
	Ceiling - Plaster/Drywall	South	697	SF	7	10+ years	
	Floor - Asphalt	South	326	SF	5	10+ years	
	Handrails	South	170	LF	7	10+ years	
	Lighting - Pendent/Surface	South	4	EA	7	10+ years	
	Stairs - Asphalt	South	83	LF	5	10+ years	
	Walls - Plaster/Drywall	South	3,226	SF	7	10+ years	
	Ceiling - Plaster/Drywall	West	847	SF	7	10+ years	
	Floor - Asphalt	West	383	SF	6	10+ years	
	Handrails	West	332	LF	7	10+ years	
	Lighting - Pendent/Surface	West	5	EA	7	10+ years	
	Stairs - Asphalt	West	80	LF	6	10+ years	
	Walls - Plaster/Drywall	West	3,326	SF	7	10+ years	

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Athletic							
	Metal Bleachers	Northeast	15	LF	6	10+ years	
	Metal Bleachers	Northeast	30	LF	5	2-5 years	
	Surface - Natural	Northeast	44,458	SF	5	2-5 years	
	Lighting	Northeast	3	EA	6	10+ years	
	Surface - Asphalt	Northeast	4,229	SF	6	10+ years	
Civil/Drainage							
	Civil/ Drainage - Catch Basin	Entire Site	6	EA	6	10+ years	
	Civil/ Drainage - Site Drain	Entire Site	1	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	7	10+ years	Repaired.
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	7	10+ years	Repaired.
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	7	10+ years	Repaired.
	Civil/ Drainage - Site Manhole	Entire Site	11	EA	7	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	6	6-10 years	
Fencing							
	Fencing - Chain Link	Entire Site	180	LF	7	10+ years	
	Fencing - New Standard Ornamental	Entire Site	33	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	159	LF	6	10+ years	Quantity Adjusted: subtle Leaning of fence
	Fencing - New Standard Ornamental	Entire Site	1,143	LF	6	10+ years	Quantity Adjusted
Landscape							
	Benches	Asphalt Hardscape Play Area	7	EA	6	10+ years	
	Landscape - Grass	Asphalt Hardscape Play Area	12,899	SF	6	10+ years	
	Landscape - Hardscape- Asphalt	Asphalt Hardscape Play Area	477	SF	7	10+ years	
	Landscape - Hardscape- Concrete	Asphalt Hardscape Play Area	5,981	SF	7	10+ years	
	Landscape - Hardscape- Pavers	Asphalt Hardscape Play Area	240	SF	7	10+ years	
	Parkway trees	Asphalt Hardscape Play Area	29	EA	6	10+ years	
	Planting Beds/ Area	Asphalt Hardscape Play Area	4,825	SF	6	10+ years	
	Trash Receptacles	Asphalt Hardscape Play Area	4	EA	6	10+ years	
Parking Lot							
	Concrete Curbs	Parking Lot- East	310	LF	6	10+ years	
	Interior Plantings	Parking Lot- East	98	LF	6	10+ years	
	Lighting - Lighting	Parking Lot- East	6	EA	6	10+ years	
	Surface - Asphalt	Parking Lot- East	98,655	SF	6	10+ years	
	Surface - Asphalt	Parking Lot- East	800	SF	4	0-1 year	Cracking/damaged.
	Surface - Concrete	Parking Lot- East	1,896	SF	6	10+ years	
	Vehicular Screening	Parking Lot- East	93	LF	6	10+ years	

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Playground</u>							
	Equipment - School Age 5-12	East	2	EA	6	2-5 years	
	Equipment - Swingset	East	1	EA	6	10+ years	
	Surface - Poured Surface	East	1,200	SF	5	0-1 year	Chipping/separating at edges.
	Surface - Square Rubber Mats	East	4,252	SF	4	0-1 year	Gaps/Holes/Separation with Organic/vegetative growth.
<u>Sidewalks</u>							
	Sidewalks - Internal Walks	Entrance five	818	LF	6	10+ years	
	Sidewalks - Internal Walks	Entrance five	20	LF	4	0-1 year	Tree Roots - Cracked/Broken/Heaving
	Sidewalks - Internal Walks	Entrance five	20	LF	4	0-1 year	Cracked/Cracking/Broken
	Sidewalks - Internal Walks	Entrance five	20	LF	4	0-1 year	Cracking.
	Sidewalks - Internal Walks	Entrance five	20	LF	4	0-1 year	Severe cracking
	Sidewalks - Perimeter Sidewalks	Entrance five	22,288	SF	6	10+ years	
	Sidewalks - Perimeter Sidewalks	Entrance five	1,150	SF	4	0-1 year	Cracks/Cracking/Broken
<u>Signage</u>							
	Flag Pole - Flag Pole	Site West, South and West Facade	1	EA	6	10+ years	
	Marquee - Free Standing Back Lighted	Site West, South and West Facade	1	EA	6	6-10 years	Overgrown Tree Limbs - Prune Tree (s) away from marquee
	Marquee - Free Standing Back Lighted	Site West, South and West Facade	1	EA	6	10+ years	Overgrown Tree Limbs - Prune tree away from Marquee.
	Monument - Building Mounted Cut Letter Sign	Site West, South and West Facade	1	EA	6	10+ years	
	Monument - Building Mounted Cut Letter Sign	Site West, South and West Facade	1	EA	6	10+ years	

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									
Computer Lab	Regular Classroom	3rd Floor	310	310	950	204	18	Y	Y
Office	Regular Classroom	3rd Floor	306 B	306 B	245	34	3	Y	N
Other Instructional Use	Other Instructional Use	1st Floor	104	NA	952	34	17	Y	N
Play Room	Play Room	1st Floor	106	Boy's Play Room	515	34	6	Y	N
Regular Classroom	Regular Classroom	1st Floor	109	110	418	44	14	Y	N
Regular Classroom	Regular Classroom	1st Floor	110	110	900	60	30		
Regular Classroom	Regular Classroom	2nd Floor	206	206	930	170	12	Y	N
Regular Classroom	Regular Classroom	2nd Floor	207	207	950	204	18	Y	N
Regular Classroom	Regular Classroom	2nd Floor	208	208	960	170	15	Y	N
Regular Classroom	Regular Classroom	2nd Floor	209	209	929	136	12	Y	N
Regular Classroom	Regular Classroom	2nd Floor	210	210	950	204	18	Y	N
Regular Classroom	Regular Classroom	3rd Floor	306	306	930	136	12	Y	N
Regular Classroom	Regular Classroom	3rd Floor	307	307	950	204	18	Y	N
Regular Classroom	Regular Classroom	3rd Floor	308	308	900	136	12	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	309	309	908	136	12	Y	Y
Regular Classroom	Regular Classroom	4th Floor	406	406	930	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	407	407	950	204	18	Y	N
Regular Classroom	Regular Classroom	4th Floor	408	408	900	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	409	409	950	136	12	Y	Y
Regular Classroom	Regular Classroom	4th Floor	410	410	950	204	18	Y	Y

Building : Addition 1

Faculty Lounge	Regular Classroom	2nd Floor	211	211	754	204	18	Y	N
Regular Classroom	Regular Classroom	2nd Floor	204	204	900	136	12	Y	N
Regular Classroom	Regular Classroom	3rd Floor	311	311	810	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	404	404	900	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	405	405	475	102	9	Y	N
Regular Classroom	Regular Classroom	4th Floor	411	411	804	204	18	Y	N

Building : Addition 2

Faculty Lounge	Store Room	1st Floor	101	101	1,016	110	35	N	N
Pre School	Kindergarten	2nd Floor	213	213	882	238	21	Y	N
Pre School	Regular Classroom	2nd Floor	201	201	885	238	21	Y	N
Pre School	Regular Classroom	2nd Floor	202	202	915	136	12	N	N
Regular Classroom	Regular Classroom	3rd Floor	301	301	885	238	21	Y	N
Regular Classroom	Regular Classroom	3rd Floor	302	302	915	136	12	Y	N
Regular Classroom	Regular Classroom	3rd Floor	303	303	915	136	12	Y	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	4th Floor	401	401	885	238	21	Y	N
Regular Classroom	Regular Classroom	4th Floor	402	402	915	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	403	403	915	136	12	Y	N
Regular Classroom	Regular Classroom	4th Floor	413	413	889	238	21	Y	N
Special Education	Regular Classroom	3rd Floor	313	313	885	238	21	Y	N