

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 | 1972 | | 25,690 |
| Campus Total | | | 25,690 |

Category : Exterior
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-----------------|---------------------------------------|----------|----------|-----|------|-----------------------|---|
| Entrance | | | | | | | |
| | Entrance Control - Audio and Video | #1 | 1 | EA | 7 | 10+ years | |
| | Exterior Doors - Side lite | #1 | 8 | EA | 7 | 10+ years | |
| | Exterior Doors - Store Front | #1 | 2 | EA | 7 | 10+ years | |
| | Exterior Doors - Transom Lite | #1 | 2 | EA | 7 | 10+ years | |
| | Exterior Stairs - Concrete | #1 | 100 | LF | 7 | 10+ years | |
| | Power Door Operator and Controls | #1 | 1 | EA | 7 | 10+ years | |
| | Ramp Handrail - Steel_Ramp Handrail | #1 | 90 | LF | 7 | 10+ years | |
| | Ramps - Concrete | #1 | 45 | LF | 7 | 10+ years | |
| | Stair Handrail - Steel_Stair Handrail | #1 | 40 | LF | 7 | 10+ years | |
| | Entrance Control - Audio and Video | #2 | 1 | EA | 7 | 10+ years | |
| | Exterior Doors - Side lite | #2 | 8 | EA | 7 | 10+ years | |
| | Exterior Doors - Store Front | #2 | 2 | EA | 7 | 10+ years | |
| | Exterior Doors - Transom Lite | #2 | 2 | EA | 7 | 10+ years | |
| | Exterior Stairs - Concrete | #2 | 40 | LF | 7 | 10+ years | |
| | Stair Handrail - Steel_Stair Handrail | #2 | 16 | LF | 7 | 10+ years | |
| | Entrance Control - Audio and Video | #3 | 1 | EA | 7 | 10+ years | |
| | Exterior Doors - Side lite | #3 | 8 | EA | 7 | 10+ years | |
| | Exterior Doors - Store Front | #3 | 2 | EA | 7 | 10+ years | |
| | Exterior Doors - Transom Lite | #3 | 2 | EA | 7 | 10+ years | |
| | Exterior Stairs - Concrete | #3 | 12 | LF | 6 | 6-10 years | Discolored, chipped and pot marks on stoop. |
| | Ramp Handrail - Steel_Ramp Handrail | #3 | 70 | LF | 7 | 10+ years | New in old/existing Concrete Ramp. |
| | Ramps - Concrete | #3 | 35 | LF | 6 | 2-5 years | |
| | Stair Handrail - Steel_Stair Handrail | #3 | 6 | LF | 6 | 10+ years | OR: Cleaning |

Category : Exterior
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|--------------------|---|-----------------|----------|-----|------|-----------------------|----------------------|
| | Exterior Doors - Store Front | #4 | 1 | EA | 7 | 10+ years | |
| | Exterior Doors - Transom Lite | #4 | 1 | EA | 7 | 10+ years | |
| | Exterior Stairs - Concrete | #4 | 3 | LF | 5 | 10+ years | |
| | Exterior Doors - Overhead Rolling/ Garage Door | #5 | 3 | EA | 7 | 10+ years | |
| Foundation | | | | | | | |
| | Foundation - Concrete | Entire Building | 804 | LF | 7 | 10+ years | |
| | Foundation - Concrete | Entire Building | 1 | LF | 5 | 1-2 years | Cracks |
| | Superstructure - Metal Deck/ Concrete Topping | Entire Building | 25,690 | SF | 7 | 10+ years | |
| Lighting | | | | | | | |
| | Exterior Lighting - Wall Mounted | Entire Building | 26 | EA | 7 | 10+ years | |
| Roof System | | | | | | | |
| | Access Ladder - Metal | Entire Building | 1 | EA | 7 | 10+ years | |
| | Coping - Metal | Entire Building | 805 | LF | 7 | 10+ years | |
| | Downspouts - Interior Downspouts | Entire Building | 160 | LF | 6 | 10+ years | |
| | Parapet - 16" - 30" Height | Entire Building | 805 | LF | 7 | 10+ years | |
| | Roof - Modified Bitumen | Entire Building | 25,690 | SF | 7 | 10+ years | |
| | Roof Hatch - Metal | Entire Building | 1 | EA | 7 | 10+ years | |
| | Roof Structure - Steel / Metal Deck/ Concrete Topping | Entire Building | 25,690 | SF | 7 | 10+ years | |
| Walls | | | | | | | |
| | Canopy - Concrete/ Stucco | Entire Building | 212 | SF | 7 | 10+ years | |
| | Cheek-Wall - Concrete | Entire Building | 24 | SF | 7 | 10+ years | |
| | Exterior Walls - Hardie Board | Entire Building | 8,698 | SF | 7 | 10+ years | |
| | Exterior Walls - Hardie Board | Entire Building | 2 | SF | 4 | 0-1 year | Cracked, west facade |
| Windows | | | | | | | |
| | Curtain wall - Louver | Entire Building | 420 | SF | 7 | 10+ years | |
| | Windows - Sash Aluminum | Entire Building | 2,313 | SF | 7 | 10+ years | |
| | Windows - Sash Aluminum Double-pane | Entire Building | 300 | SF | 7 | 10+ years | |

Category : Electrical
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------------------------|---------------------------------------|-----------|----------|-----|------|-----------------------|----------|
| Emergency System | | | | | | | |
| | Security System - CCTV | 1st Floor | 25,690 | SF | 5 | 6-10 years | |
| | Security System - Intrusion Detection | 1st Floor | 25,690 | SF | 5 | 6-10 years | |

Category : Electrical
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|--|-----------------|----------|-----|------|-----------------------|--|
| | Exit Signs - Corridors and Stairs | 1st Floor | 4 | EA | 6 | 6-10 years | |
| | Exit Signs - Multipurpose Room | 1st Floor | 1 | EA | 2 | 0-1 year | No battery pack |
| | Automatic Transfer Switch | Electrical Room | 1 | EA | 4 | 6-10 years | Noisy, hums, not reliable. Older, functional |
| | Emergency A/C Power - Corridors and Stairs | Entire Building | 4,900 | SF | 6 | 10+ years | |
| | Emergency A/C Power - Multipurpose Room | Entire Building | 1,100 | SF | 6 | 10+ years | |

Main Service

| | | | | | | | |
|--|--|-----------------|--------|----|---|------------|--|
| | Independent Electrical Service for emergency power | 1st Floor | 1 | EA | 6 | 6-10 years | |
| | PA System | 1st Floor | 25,690 | SF | 6 | 6-10 years | |
| | Main Electrical Service - 1600 A 120/208/3PH | Electrical Room | 1 | EA | 6 | 6-10 years | |

Power Distribution

| | | | | | | | |
|--|--|-----------------|---|----|---|-----------|------------|
| | Lighting and Power Panels - 100 A | Entire Building | 1 | EA | 7 | 10+ years | EM panel |
| | Lighting and Power Panels - 100 A | Entire Building | 1 | EA | 4 | 2-5 years | Fuse panel |
| | Lighting and Power Panels - Above 100 A | Entire Building | 5 | EA | 6 | 10+ years | |
| | Main Distribution Panels - 400 - 600 amp | Entire Building | 5 | EA | 7 | 10+ years | |
| | Main Distribution Panels - Less than 400 amp | Entire Building | 2 | EA | 7 | 10+ years | |

Category : Fire Protection
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------------------|--------------------------|-----------|----------|-----|------|-----------------------|----------|
| <u>Fire Alarm</u> | | | | | | | |
| | Fire Alarm Panel | 1st Floor | 1 | EA | 6 | 6-10 years | |
| | Fire Alarm Strobe Lights | 1st Floor | 25,690 | SF | 6 | 10+ years | |
| | Fire Alarm_System | 1st Floor | 25,690 | SF | 5 | 6-10 years | |

Category : Mechanical
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------------------------|--|-----------|----------|-----|------|-----------------------|-----------------------------|
| <u>Air Conditioning</u> | | | | | | | |
| | Condensing Unit- Roof Mounted - Less than 5 tons | Main Roof | 1 | EA | 6 | 10+ years | Serves air handler |
| | Condensing Unit- Roof Mounted - Less than 5 tons | Main Roof | 1 | EA | 5 | 10+ years | Serves fan coil in MDF room |

Air Handling Systems

Category : Mechanical
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|----------------------------|--|-----------------|----------|-----|------|-----------------------|--|
| | Fan Coil Unit- Ceiling Mounted - Dual Temperature Coil | 1st Floor | 1 | EA | 7 | 10+ years | |
| <u>Heating Devices</u> | | | | | | | |
| | PTAC - Electric Heating and Self Contained Cooling | 1st Floor | 5 | EA | 6 | 6-10 years | Serves small offices |
| | Wall Heater - Electric | Entire Building | 20 | EA | 5 | 10+ years | |
| <u>Temperature Control</u> | | | | | | | |
| | Electric Thermostat | Entire Building | 20 | EA | 6 | 10+ years | Mostly for control of univents and PTAC |
| <u>Unit Ventilation</u> | | | | | | | |
| | Unit VentUnit Ventilators- Floor Mounted- Electric Heating Only | Entire Building | 1 | EA | 6 | 10+ years | |
| | Unit Ventilators- Floor Mounted- Electric Heating & DX Cooling Coil W/ Self Contained Compressor | Entire Building | 14 | EA | 7 | 10+ years | 2021 installation |
| <u>Ventilation</u> | | | | | | | |
| | Exhaust Fans- Indoor - Less than 500 CFM | Roof | 4 | EA | 5 | 6-10 years | kiln removed a few years ago. Fans in custodial closet |
| | Exhaust Fans- Roof Mounted - 1501 - 8000 CFM | Roof | 14 | EA | 6 | 10+ years | Newer roof |
| | Exhaust Fans- Roof Mounted - 500 - 1500 CFM | Roof | 1 | EA | 6 | 10+ years | |

Category : Plumbing
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|------------------|--|-----------------|----------|-----|------|-----------------------|---------------------------------------|
| <u>Hot Water</u> | | | | | | | |
| | Electric Heater - 20 - 50 KW | Mechanical Room | 1 | EA | 5 | 6-10 years | |
| <u>Piping</u> | | | | | | | |
| | Domestic Piping-Hot Water Return Lines | 1st Floor | 25,690 | SF | 7 | 10+ years | Minor leaks are occasionally repaired |
| | Domestic Piping-Hot/Cold Water Supply (Horizontal Lines) | 1st Floor | 25,690 | SF | 7 | 10+ years | 1972 installation |
| | Sanitary Piping | 1st Floor | 25,690 | SF | 7 | 10+ years | |
| | Storm Piping | 1st Floor | 25,690 | SF | 7 | 10+ years | |
| | Vent Piping | 1st Floor | 25,690 | SF | 7 | 10+ years | |

Category : Room
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|--------------------------------------|-----------------------------|-----------|----------|-----|------|-----------------------|--------------|
| Administrative Suites/Offices | | | | | | | |
| | Ceiling - Lay-in | 101 | 200 | SF | 7 | 10+ years | |
| | Doors - Side-lite | 101 | 20 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 101 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 101 | 200 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 101 | 2 | EA | 7 | 10+ years | |
| | Power Distribution | 101 | 2 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 101 | 450 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 102A/102B | 840 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 102A/102B | 10 | SF | 4 | 0-1 year | Water damage |
| | Doors - Steel Doors incl hw | 102A/102B | 2 | EA | 7 | 10+ years | |
| | Floor - Carpet | 102A/102B | 850 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 102A/102B | 12 | EA | 7 | 10+ years | |
| | Power Distribution | 102A/102B | 28 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 102A/102B | 750 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 103 | 190 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 103 | 10 | SF | 4 | 0-1 year | Water damage |
| | Doors - Side-lite | 103 | 20 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 103 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 103 | 200 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 103 | 2 | EA | 7 | 10+ years | |
| | Power Distribution | 103 | 6 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 103 | 450 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 104A/104B | 850 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 104A/104B | 2 | EA | 7 | 10+ years | |
| | Floor - Carpet | 104A/104B | 850 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 104A/104B | 12 | EA | 7 | 10+ years | |
| | Power Distribution | 104A/104B | 24 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 104A/104B | 750 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 105 | 600 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 105 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 105 | 600 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 105 | 8 | EA | 7 | 10+ years | |
| | Power Distribution | 105 | 16 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 105 | 650 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 107 | 230 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 107 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 107 | 230 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 107 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 107 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 107 | 450 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 108 | 300 | SF | 6 | 10+ years | |
| | Doors - Steel Doors incl hw | 108 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 108 | 300 | SF | 7 | 6-10 years | |

Category : Room
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|-----------------------------|----------|----------|-----|------|-----------------------|----------|
| | Lighting - Lay-in | 108 | 2 | EA | 7 | 10+ years | |
| | Power Distribution | 108 | 10 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 108 | 500 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 110 | 250 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 110 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 110 | 250 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 110 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 110 | 8 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 110 | 450 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 113 | 450 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 113 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 113 | 450 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 113 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 113 | 14 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 113 | 600 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 114A | 400 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 114A | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 114A | 400 | SF | 7 | 10+ years | |
| | Lighting - Lay-in | 114A | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 114A | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 114A | 600 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 114B | 450 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 114B | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 114B | 450 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 114B | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 114B | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 114B | 600 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 115 | 350 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 115 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 115 | 350 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 115 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 115 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 115 | 600 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 116A | 600 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 116A | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 116A | 600 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 116A | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 116A | 10 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 116A | 720 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 116B | 450 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 116B | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 116B | 450 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 116B | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 116B | 12 | EA | 7 | 10+ years | |

Category : Room
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|-----------------------------|-----------|----------|-----|------|-----------------------|--------------|
| | Walls - Plaster/Drywall | 116B | 600 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 117A/117B | 845 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 117A/117B | 5 | SF | 4 | 0-1 year | Water damage |
| | Doors - Steel Doors incl hw | 117A/117B | 2 | EA | 7 | 10+ years | |
| | Floor - Carpet | 117A/117B | 850 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 117A/117B | 12 | EA | 7 | 10+ years | |
| | Power Distribution | 117A/117B | 28 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 117A/117B | 850 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 118 | 400 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 118 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 118 | 400 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 118 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 118 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 118 | 500 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 119A | 400 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 119A | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 119A | 400 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 119A | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 119A | 16 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 119A | 550 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 119B | 360 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 119B | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 119B | 360 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 119B | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 119B | 12 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 119B | 450 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 120 | 350 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 120 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 120 | 350 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 120 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 120 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 120 | 450 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 122 | 595 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 122 | 25 | SF | 4 | 0-1 year | Water damage |
| | Doors - Steel Doors incl hw | 122 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 122 | 620 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 122 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 122 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 122 | 720 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 124 | 320 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 124 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 124 | 320 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 124 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 124 | 4 | EA | 7 | 10+ years | |

Category : Room
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|-----------------------------|----------|----------|-----|------|-----------------------|----------|
| | Walls - Plaster/Drywall | 124 | 450 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 128A | 110 | SF | 6 | 10+ years | |
| | Doors - Steel Doors incl hw | 128A | 1 | EA | 7 | 10+ years | |
| | Floor - Tile | 128A | 110 | SF | 7 | 10+ years | |
| | Lighting - Lay-in | 128A | 1 | EA | 7 | 10+ years | |
| | Storage/ Closet | 128A | 40 | SF | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 128A | 280 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 128F | 120 | SF | 6 | 10+ years | |
| | Doors - Steel Doors incl hw | 128F | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 128F | 120 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 128F | 1 | EA | 7 | 10+ years | |
| | Power Distribution | 128F | 4 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 128F | 400 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 130 | 480 | SF | 7 | 10+ years | |
| | Doors - Side-lite | 130 | 20 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 130 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 130 | 480 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 130 | 8 | EA | 7 | 10+ years | |
| | Power Distribution | 130 | 16 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 130 | 850 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 132 | 1,250 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 132 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 132 | 1,250 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 132 | 12 | EA | 7 | 10+ years | |
| | Power Distribution | 132 | 16 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 132 | 1,250 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 134 | 1,640 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 134 | 2 | EA | 7 | 10+ years | |
| | Floor - Carpet | 134 | 1,640 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 134 | 16 | EA | 6 | 10+ years | |
| | Power Distribution | 134 | 68 | EA | 7 | 10+ years | |
| | Storage/ Closet | 134 | 200 | SF | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 134 | 1,475 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 136 | 414 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 136 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 136 | 414 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 136 | 4 | EA | 7 | 10+ years | |
| | Power Distribution | 136 | 6 | EA | 7 | 10+ years | |
| | Walls - Plaster/Drywall | 136 | 500 | SF | 6 | 10+ years | |
| | Ceiling - Lay-in | 140 | 540 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 140 | 1 | EA | 7 | 10+ years | |
| | Floor - Carpet | 140 | 540 | SF | 7 | 6-10 years | |
| | Lighting - Lay-in | 140 | 8 | EA | 7 | 10+ years | |
| | Power Distribution | 140 | 8 | EA | 7 | 10+ years | |

Category : Room
Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|--------------------------------------|---------------------------------|-----------------|----------|-----|------|-----------------------|-----------------------------|
| | Walls - Plaster/Drywall | 140 | 650 | SF | 7 | 10+ years | |
| Lunch & Multipurpose Room | | | | | | | |
| | Ceiling - Lay-in | 128 | 540 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 128 | 2 | EA | 7 | 10+ years | |
| | Floor - Tile | 128 | 540 | SF | 7 | 10+ years | |
| | Lighting - Lay-in | 128 | 4 | EA | 7 | 10+ years | |
| | Storage/ Closet | 128 | 50 | SF | 7 | 10+ years | |
| | Walls - Metal Panel | 128 | 1,100 | SF | 7 | 10+ years | |
| MDF_IDF | | | | | | | |
| | Doors - Steel Doors incl hw | 136A | 1 | EA | 7 | 10+ years | |
| | Finishes | 136A | 70 | SF | 5 | 10+ years | |
| | Other Cooling Unit | 136A | 1 | EA | 7 | 6-10 years | Split System |
| Mechanical/ Service Rooms | | | | | | | |
| | Janitor's Closet | Entire Building | 40 | SF | 5 | 10+ years | |
| | Janitor's Closet | Entire Building | 90 | SF | 4 | 0-1 year | Water damaged ceiling tiles |
| | Loading Docks | Entire Building | 2,100 | SF | 7 | 10+ years | |
| | Mechanical/ Service Rooms | Entire Building | 100 | SF | 7 | 10+ years | |
| | Mechanical/ Service Rooms | Entire Building | 200 | SF | 5 | 10+ years | |
| | Storage Room | Entire Building | 350 | SF | 5 | 10+ years | Broken ceiling tiles |
| Restroom | | | | | | | |
| | Accessories | 111 | 50 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 111 | 50 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 111 | 1 | EA | 7 | 10+ years | |
| | Floor - Tile Ceramic/ Porcelain | 111 | 50 | SF | 7 | 10+ years | |
| | Lavatory | 111 | 1 | EA | 7 | 10+ years | |
| | Lighting - Lay-in | 111 | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 111 | 250 | SF | 6 | 10+ years | |
| | Water Closet | 111 | 1 | EA | 7 | 10+ years | |
| | Accessories | 112 | 60 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 112 | 60 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 112 | 1 | EA | 7 | 10+ years | |
| | Floor - Tile Ceramic/ Porcelain | 112 | 60 | SF | 7 | 10+ years | |
| | Lavatory | 112 | 1 | EA | 7 | 10+ years | |
| | Lighting - Lay-in | 112 | 1 | EA | 7 | 10+ years | |
| | Partitions | 112 | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 112 | 300 | SF | 7 | 10+ years | |
| | Water Closet | 112 | 1 | EA | 7 | 10+ years | |
| | Accessories | 121 | 40 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 121 | 40 | SF | 7 | 10+ years | |

Category : Room

Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|---------------------------------|--------------------|----------|-----|------|-----------------------|---------------|
| | Doors - Steel Doors incl hw | 121 | 1 | EA | 7 | 10+ years | |
| | Floor - Tile Ceramic/ Porcelain | 121 | 40 | SF | 7 | 10+ years | |
| | Lavatory | 121 | 1 | EA | 7 | 10+ years | |
| | Lighting - Lay-in | 121 | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 121 | 240 | SF | 7 | 10+ years | |
| | Water Closet | 121 | 1 | EA | 7 | 10+ years | |
| | Accessories | 123 | 50 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 123 | 50 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 123 | 1 | EA | 7 | 10+ years | |
| | Floor - Tile Ceramic/ Porcelain | 123 | 50 | SF | 7 | 10+ years | |
| | Floor Drain | 123 | 1 | EA | 7 | 10+ years | |
| | Lavatory | 123 | 1 | EA | 7 | 6-10 years | |
| | Lighting - Lay-in | 123 | 1 | EA | 7 | 10+ years | |
| | Partitions | 123 | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 123 | 282 | SF | 7 | 10+ years | |
| | Water Closet | 123 | 1 | EA | 7 | 10+ years | |
| | Accessories | 128B | 25 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 128B | 25 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 128B | 1 | EA | 7 | 10+ years | |
| | Floor - Tile | 128B | 25 | SF | 7 | 10+ years | |
| | Lavatory | 128B | 1 | EA | 7 | 6-10 years | |
| | Lighting - Lay-in | 128B | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 128B | 200 | SF | 7 | 10+ years | |
| | Water Closet | 128B | 1 | EA | 7 | 10+ years | |
| | Accessories | 138 | 60 | SF | 7 | 6-10 years | |
| | Ceiling - Lay-in | 138 | 60 | SF | 7 | 10+ years | |
| | Doors - Steel Doors incl hw | 138 | 1 | EA | 7 | 10+ years | |
| | Floor - Tile | 138 | 60 | SF | 7 | 10+ years | |
| | Floor Drain | 138 | 1 | EA | 7 | 10+ years | |
| | Lavatory | 138 | 1 | EA | 7 | 10+ years | |
| | Lighting - Lay-in | 138 | 1 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 138 | 200 | SF | 7 | 10+ years | |
| | Walls - Tile Ceramic/ Porcelain | 138 | 90 | SF | 7 | 10+ years | |
| | Water Closet | 138 | 1 | EA | 7 | 10+ years | |
| | Accessories | South - Multi User | 500 | SF | 5 | 6-10 years | |
| | Ceiling - Lay-in | South - Multi User | 490 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | South - Multi User | 10 | SF | 5 | 1-2 years | Displaced |
| | Doors - Steel Doors incl hw | South - Multi User | 2 | EA | 7 | 10+ years | |
| | Floor - Tile Ceramic/ Porcelain | South - Multi User | 500 | SF | 7 | 10+ years | |
| | Floor Drain | South - Multi User | 1 | EA | 7 | 10+ years | |
| | Lavatory | South - Multi User | 5 | EA | 6 | 10+ years | |
| | Lighting - Lay-in | South - Multi User | 2 | EA | 7 | 10+ years | |
| | Lighting - Lay-in | South - Multi User | 2 | EA | 5 | 1-2 years | Cover missing |
| | Partitions | South - Multi User | 6 | EA | 7 | 6-10 years | |

Category : Room

Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-------|---------------------|--------------------|----------|-----|------|-----------------------|----------|
| | Walls - Metal Panel | South - Multi User | 800 | SF | 6 | 10+ years | |
| | Water Closet | South - Multi User | 6 | EA | 6 | 10+ years | |

Category : Interior

Building : Main

| Group | Item - Type | Location | Quantity | UOM | Rank | Recommend Replacement | Comments |
|-----------------|--|-----------|----------|-----|------|-----------------------|--------------|
| Corridor | | | | | | | |
| | Ceiling - Lay-in | 1st Floor | 4,120 | SF | 7 | 10+ years | |
| | Ceiling - Lay-in | 1st Floor | 30 | SF | 4 | 0-1 year | Water damage |
| | Ceiling - Plaster/Drywall | 1st Floor | 100 | SF | 7 | 10+ years | |
| | Doors - Side-lite | 1st Floor | 75 | SF | 7 | 10+ years | |
| | Doors - Store Front | 1st Floor | 6 | EA | 7 | 10+ years | |
| | Drinking Fountains - Single Water Cooler | 1st Floor | 4 | EA | 7 | 10+ years | |
| | Floor - Tile/Sheet | 1st Floor | 4,250 | SF | 7 | 10+ years | |
| | Lighting - Lay-in | 1st Floor | 6 | EA | 7 | 10+ years | |
| | Walls - Metal Panel | 1st Floor | 5,800 | SF | 6 | 10+ years | |

Safety

| | | | | | | | |
|--|------------------------|-----------------|---|----|---|------------|--|
| | Camera Viewing Station | Entire Building | 1 | EA | 7 | 6-10 years | |
| | Security Cameras | Entire Building | 5 | EA | 7 | 6-10 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 | 1 | EA | 6 | 10+ years | Drain covered/Under Playground Tiles. |
| <u>Fencing</u> | | | | | | | |
| | Fencing - Guard Rail | Entire Site | 316 | LF | 5 | 2-5 years | Significant Damage: Bent/Mangled/Leaning - Damaged possibly by Garbage Truck. Quantity: Rank "6", Good Condition |
| | Fencing - Guard Rail | Entire Site | 10 | LF | 4 | 0-1 year | |
| | Fencing - New Standard Ornamental | Entire Site | 310 | LF | 6 | 10+ years | |
| <u>Landscape</u> | | | | | | | |
| | Landscape - Grass | Entire Site | 4,520 | SF | 5 | 2-5 years | Rust/Paint Deterioration on poles. |
| | Landscape - Hardscape- Asphalt | Entire Site | 1,500 | SF | 5 | 2-5 years | |
| | Landscape - Hardscape- Concrete | Entire Site | 2,648 | SF | 6 | 10+ years | |
| | Lighting - Pole Mounted | Entire Site | 2 | EA | 6 | 10+ years | |
| | Parkway trees | Entire Site | 9 | EA | 6 | 10+ years | |
| | Planting Beds/ Area | Entire Site | 280 | SF | 5 | 2-5 years | |
| | Trash Receptacles | Entire Site | 3 | EA | 6 | 6-10 years | |
| <u>Parking Lot</u> | | | | | | | |
| | Lighting - Pole Mounted | West | 2 | EA | 6 | 6-10 years | |
| | Surface - Asphalt | West | 4,680 | SF | 4 | 2-5 years | |
| | Vehicular Screening | West | 410 | LF | 6 | 10+ years | |
| <u>Playground</u> | | | | | | | |
| | Surface - Square Rubber Mats | West Courtyard | 5,880 | SF | 4 | 0-1 year | Gaps/Separation of Tiles/Lifted Edges - Trip Hazards. |
| <u>Sidewalks</u> | | | | | | | |
| | Sidewalks - Perimeter Sidewalks | Entire Site | 1,355 | SF | 6 | 6-10 years | Cracks, displacement |
| | Sidewalks - Perimeter Sidewalks | Entire Site | 100 | SF | 5 | 1-2 years | |
| <u>Signage</u> | | | | | | | |
| | Flag Pole - Flag Pole | East | 1 | EA | 7 | 10+ years | |
| | Monument - Building Mounted Cut Letter Sign | East | 1 | EA | 7 | 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").
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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 |
|---------------|----------------|---------------|-------------|------------------------|-----------|--------------------|----------------------|-------------|-------------|
|---------------|----------------|---------------|-------------|------------------------|-----------|--------------------|----------------------|-------------|-------------|