



4600 S Hermitage AVENUE, Chicago, IL 60609

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 condition. 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	1894	3	46,265
Addition	1913	3	29,621
Leased-Branch	1962	1	22,489
Campus Total			98,375

Category : Exterior Building : Main

				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Entrance							
	Exterior Doors - Exterior Steel Door	#4 W	2	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#5 W	1	EA	5	10+ years	
	Entrance Control - Audio	#6 N	1	EA	4	2-5 years	Old audio and wiring
	Exterior Doors - Exterior Wood Door	#6 N	2	EA	5	1-2 years	Rusted frames
	Exterior Doors - Transom Lite	#6 N	2	EA	6	10+ years	
	Exterior Stairs - Concrete	#6 N	16	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	Fire escape doors	3	EA	7	10+ years	
	Exterior Doors - Transom Lite	Fire escape doors	3	EA	7	10+ years	
	Exterior Stairs - Concrete	Fire escape doors	9	LF	7	10+ years	
_Fire Esca	ape						
	Fire Escape	Entire Building	98	LF	6	10+ years	
	Fire Escape	Entire Building	6	LF	4	0-1 year	Rod bent out of place at landing, Trip
							hazard. Part of railing missing at
							second floor exit
_Foundati	on						
	Foundation - Masonry	Entire Building	14,522	LF	7	10+ years	
	Superstructure - Heavy Timber	Entire Building	46,265	SF	7	10+ years	
Lighting							
5							



Catego	ory : Exterior		В	uilding	: Main		o Tremmage AVEIVOE, Omoago, ne ooooo
	•					Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	8	EΑ	6	10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	10+ years	
Roof Sy	stem						
	Access Ladder - Metal	Roof #1	4	EA	7	10+ years	
	Access Ladder - Metal	Roof #1	1	ĒΑ	4	0-1 year	Ladder is loose and pins are pulling
						,	out of the wall. Bricks are falling out of the wall
	Coping - Metal	Roof #1	87	LF	6	10+ years	
	Coping - Stone	Roof #1	126	LF	6	10+ years	
	Coping - Terra Cotta	Roof #1	267	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #1	155	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof #1	60	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #1	137	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #1	153	LF	6	10+ years	
	Parapet - Parapet > 30"	Roof #1	190	LF	6	10+ years	
	Roof - Modified Bitumen	Roof #1	10,286	SF	7	10+ years	
	Roof Hatch - Metal	Roof #1	2	EA	7	10+ years	
	Roof Structure - Heavy Timber	Roof #1	10,286	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof #2	79	LF	6	10+ years	
	Chimney - Metal Flue	Roof #2	10	LF	6	10+ years	
	Coping - Stone	Roof #2	215	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #2	40	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #2	215	LF	6	10+ years	
	Roof - Modified Bitumen	Roof #2	4,200	SF	6	10+ years	
	Roof Structure - Heavy Timber	Roof #2	4,200	SF	7	10+ years	
Walls							
	Exterior Walls - Brick	Entire Building	24,787	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	10	SF	4	1-2 years	Open joints and deteriorated mortar
	Exterior Walls - Stone-Cast	Entire Building	4,878	SF	6	10+ years	
Window	S						
	Curtain wall - Insulated Panel	Entire Building	590	SF	6	10+ years	
	Guard - Guards perforated	Entire Building	2,668	SF	6	10+ years	
	Lintels - Brick	Entire Building	163	LF	6	10+ years	
	Lintels - Steel	Entire Building	374	LF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	4,042	SF	6	10+ years	

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Catego	y : Electrical		В	Building : Main			
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Emerger	cy System						
	Automatic Transfer Switch	Electrical Room	2	EA	7	10+ years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	8,753	SF	6	6-10 years	
	Emergency A/C Power - Lunchrooms	Entire Building	1,635	SF	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	24	EA	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	6	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	16	EA	7	10+ years	
	Exit Signs - Lunchroom	Entire Building	3	EA	7	10+ years	
	Security System - CCTV	Entire Building	46,265	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	46,265	SF	6	6-10 years	
	UPS - Less than 30 KW	MDF Room	1	ĒΑ	6	6-10 years	
Main Se	vice						
	Main Electrical Service - 2001 to 3000 A 120/208/3PH	Electrical Room	1	EA	6	10+ years	
	Independent Electrical Service for emergency power	Electrical Room	1	EA	7	10+ years	
	PA System	Entire Building	46,265	SF	6	10+ years	
Power D	stribution						
	Lighting and Power Panels - 100 A	Entire Building	2	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	6	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	6	EA	7	10+ years	Quantity change per current
							observation
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	6-10 years	Fuse panel
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	7	10+ years	•
	Main Distribution Panels - Greater than 600	Entire Building	2	EA	7	10+ years	
	amp	, and the second				•	
Catego	y : Fire Protection		В	uilding	: Main	D	
Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Fire Alar	n						
	Fire Alarm Panel	Electrical Room	1	EA	6	10+ years	
	Fire Alarm Strobe Lights	Electrical Room	46,265	SF	6	10+ years	
	Fire Alarm_System	Electrical Room	46,265	SF	6	10+ years	
	Fire Pump Controller	Electrical Room	1	EA	7	10+ years	
oump Ro	oom Assembly						
-	Fire Pump - 25-50 hp	Mechanical Room	1	EA	7	6-10 years	

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Catego	ry : Fire Protection		B	uilding	: Main		
				_		Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Jockey Pump	Mechanical Room	1	EΑ	7	6-10 years	
prinkler	System						
	Dry Sprinkler System	Entire Building	4,200	SF	7	10+ years	Served Attic
	Sprinkler Heads	Entire Building	46,265	SF	7	10+ years	20170471110
	Sprinkler Piping	Entire Building	46,265	SF	7	10+ years	
	Wet Sprinkler System	Entire Building	46,265	SF	7	10+ years	
	vvet opinitier dystem	Entire Ballating	40,200	O.	,	101 years	
atego	ry : Mechanical		В	uilding	: Main		
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
<u>ir Hand</u>	ling Systems						
	Air Handling Unit- Built Up-Multi Zone-	Mechanical Room	1	EA	5	6-10 years	
	Steam Coils - Greater than 35000 cfm					•	
	Air Intake	Mechanical Room	1	EA	7	10+ years	
	Auxiliaries - Greater than 35000 cfm	Mechanical Room	1	EA	5	6-10 years	
	Return Duct Work - Indoor- Vertical Shaft	Mechanical Room	100	LF	4	2-5 years	Return duck missing
	and Ducts					•	G
	Zone Dampers	Mechanical Room	28	EA	6	10+ years	
Boiler Sy							
	Boiler Auxiliary- Scotch Marine- Steam Low	Boiler Room	2	EA	6	10+ years	
	Pressure Boiler - 101 - 150 HP						
	Chemical Feeder	Boiler Room	1	EA	7	10+ years	
	Combustion Dampers	Boiler Room	2	EA	6	10+ years	
	Condensate Pump	Boiler Room	1	EA	7	10+ years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	6	10+ years	
	Non Condensing- Fire Tube- Scotch Marine-	Boiler Room	2	EA	6	10+ years	
	Steam- Low Pressure Boiler - 101 - 150 HP					,	
	Piping - Condensate Pipe- Steel	Boiler Room	500	LF	6	10+ years	
	Piping - Steam Pipe- Steel	Boiler Room	500	LF	6	10+ years	
	Steam Traps	Boiler Room	12	EA	5	2-5 years	Need some repair
	Ctoam Traps	201101 1100111		_, .	Ŭ	2 o youro	rtoca como repair
leating l	Devices						
3	Unit Heater - Electric	Entire Building	4	EA	5	2-5 years	Control needs to be adjusted
	Unit Heater - Gas	Entire Building	1	EA	5	2-5 years	Control needs to be replaced
	Wall Heater - Electric	Entire Building	11	EA	6	6-10 years	Quantity change per current
		J				,	observation Move one unit to nev
	Wall Llagtor Floatria	Entire Duilding	^	Г^	0	0.1	item
	Wall Heater - Electric	Entire Building	2	EA	2	0-1 year	Boys toilet and basement classroom
							Missing cover and not working N
							item added per current observation



Catogo	ry : Mechanical		D	uilding	· Main		S Hermitage AVENUE, Chicago, IL 60609
Calego	ry . Mechanicai		Б	unung	. IVIAIII	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
•	ture Control	Location	Quality	OOM	Italik	Replacement	Comments
rempera		Entire Building		ГΛ	6	6-10 years	
	Electric Thermostat		10.005	EA SF	6		
	Pneumatic System	Entire Building	46,265		6	6-10 years	
	Thermostats - Pneumatic	Entire Building	4	EΑ	6	6-10 years	
	Thermostats - Pneumatic	Entire Building	22	EA	6	6-10 years	
Ventilatio	on						
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	1	EA	6	6-10 years	MDF room New item added per current observation
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	2	EA	6	10+ years	
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	1	EA	6	10+ years	
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building	1	EA	6	10+ years	Quantity change per current observation
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building	1	EA	6	10+ years	
	Type I Exhaust Hood- Kitchen	Entire Building	1	EA	6	6-10 years	
Catego	ry : Plumbing		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wate							
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	2	EA	6	10+ years	
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	46,265	SF	4	2-5 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	46,265	SF	4	2-5 years	
	Domestic Piping-Hot Water from Risers to	Entire Building	46,265	SF	4	2-5 years	
	Fixtures						
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	46,265	SF	4	2-5 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	46,265	SF	4	2-5 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	46,265	SF	4	2-5 years	
	Sanitary Piping	Entire Building	46,265	SF	5	6-10 years	
	Storm Piping	Entire Building	46,265	SF	5	6-10 years	
	Vent Piping	Entire Building	46,265	SF	5	6-10 years	
Pumps							
чпрэ	Pumps - Domestic Booster Pump-Simplex	Basement	1	EA	2	0-1 year	Not working per current observation
						,	and abandoned per building engine Location change - Fire pump room

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Building: Main Category: Plumbing

Recommend UOM Group Item - Type Location Quantity Rank Replacement Comments

Pumps - Sump-Duplex EΑ 6-10 years Basement 6

Category: Room **Building: Main**

	ry . Room			unung		Dagamanand	
roup	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Commonto
		Location	Quantity	UOIVI	Kalik	Replacement	Comments
aminist	rative Suites/Offices					0.40	
	AC Unit	Engineer's office	1	EA	7	6-10 years	
	Ceiling - Lay-in	Engineer's office	145	SF	7	10+ years	
	Doors - Side-lite	Engineer's office	60	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Engineer's office		EA	7	10+ years	
	Floor - Wood	Engineer's office	145	SF	7	10+ years	
	Lighting - Lay-in	Engineer's office	2	EA	7	6-10 years	
	Power Distribution	Engineer's office	8	EA	7	10+ years	
	Walls - Plaster/Drywall	Engineer's office	400	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Kitchen office (sprinkler pump room)	75	SF	7	10+ years	
	Doors - Steel Doors incl hw	Kitchen office (sprinkler pump room)	1	EA	7	10+ years	
	Floor - Tile	Kitchen office (sprinkler pump room)	75	SF	7	10+ years	
	Lighting - Pendent/Surface	Kitchen office (sprinkler pump room)	2	EA	7	6-10 years	
	Power Distribution	Kitchen office (sprinkler pump room)	8	EA	7	10+ years	
	Walls - Concrete Block	Kitchen office (sprinkler pump room)	97	SF	7	10+ years	
	Walls - Plaster/Drywall	Kitchen office (sprinkler pump room)	163	SF	7	10+ years	
	Ceiling - Lay-in	Office 104A (former wardrobe)	60	SF	7	10+ years	
	Doors - Transom Window	Office 104A (former wardrobe)	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Office 104A (former wardrobe)	1	EA	7	10+ years	
	Floor - Wood	Office 104A (former wardrobe)	60	SF	7	10+ years	
	Lighting - Lay-in	Office 104A (former wardrobe)	3	EA	7	6-10 years	
	Power Distribution	Office 104A (former wardrobe)	8	EΑ	7	10+ years	
	Walls - Plaster/Drywall	Office 104A (former wardrobe)	310	SF	7	10+ years	
	AC Unit	Office 106A (former wardrobe)	1	EΑ	7	6-10 years	
	Ceiling - Lay-in	Office 106A (former wardrobe)	60	SF	7	10+ years	
	Doors - Transom Window	Office 106A (former wardrobe)	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Office 106A (former wardrobe)	2	EA	7	10+ years	
	Floor - Wood	Office 106A (former wardrobe)	60	SF	7	10+ years	
	Lighting - Lay-in	Office 106A (former wardrobe)	3	EA	7	6-10 years	
	Power Distribution	Office 106A (former wardrobe)	8	EA	7	10+ years	
	Storage/ Closet	Office 106A (former wardrobe)	6	SF	7	10+ years	
	Walls - Plaster/Drywall	Office 106A (former wardrobe)	310	SF	7	10+ years	
	AC Unit	Office 107A-ASST Princ Office	1	EA	4	0-1 year	Doesn't work
	Ceiling - Lay-in	Office 107A-ASST Princ Office	168	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Office 107A-ASST Princ Office	2	ĒΑ	7	10+ years	
	Floor - Tile	Office 107A-ASST Princ Office	168	SF	6	10+ years	
	Lighting - Lay-in	Office 107A-ASST Princ Office	3	EΑ	7	6-10 years	
	Power Distribution	Office 107A-ASST Princ Office	8	EΑ	7	10+ years	
	Storage/ Closet	Office 107A-ASST Princ Office	25	SF	7	10+ years	



Category : Room			Building : Main							
_				_		Recommend				
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
	Walls - Plaster/Drywall	Office 107A-ASST Princ Office	617	SF	7	10+ years				
	Walls - Plaster/Drywall	Office 107A-ASST Princ Office	5	SF	5	1-2 years	Cracked wall			
	AC Unit	Office 207A (former wardrobe)	1	EA	5	1-2 years	Unit Doesn't cool			
	Ceiling - Lay-in	Office 207A (former wardrobe)	60	SF	7	10+ years				
	Doors - Transom Window	Office 207A (former wardrobe)	7	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Office 207A (former wardrobe)	1	EA	7	10+ years				
	Floor - Wood	Office 207A (former wardrobe)	60	SF	6	10+ years				
	Lighting - Lay-in	Office 207A (former wardrobe)	3	EA	7	6-10 years				
	Power Distribution	Office 207A (former wardrobe)	8	EA	7	10+ years				
	Walls - Plaster/Drywall	Office 207A (former wardrobe)	310	SF	7	10+ years				
	AC Unit	Office 309A (former wardrobe)	1	EA	7	6-10 years				
	Ceiling - Lay-in	Office 309A (former wardrobe)	52	SF	7	10+ years				
	Ceiling - Lay-in	Office 309A (former wardrobe)	8	SF	4	1-2 years	Stained tile			
	Doors - Transom Window	Office 309A (former wardrobe)	7	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Office 309A (former wardrobe)	1	EA	7	10+ years				
	Floor - Wood	Office 309A (former wardrobe)	60	SF	7	10+ years				
	Lighting - Lay-in	Office 309A (former wardrobe)	3	EA	7	6-10 years				
	Power Distribution	Office 309A (former wardrobe)	8	EA	7	10+ years				
	Walls - Plaster/Drywall	Office 309A (former wardrobe)	298	SF	7	10+ years				
	Walls - Plaster/Drywall	Office 309A (former wardrobe)	12	SF	5	1-2 years	Cracking			
	AC Unit	Principal office	2	EA	7	6-10 years				
	Ceiling - Lay-in	Principal office	480	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Principal office	2	EA	7	10+ years				
	Floor - Carpet	Principal office	480	SF	6	6-10 years				
	Lighting - Lay-in	Principal office	6	EA	7	6-10 years				
	Power Distribution	Principal office	6	EA	7	10+ years				
	Storage/ Closet	Principal office	18	SF	7	10+ years				
	Walls - Plaster/Drywall	Principal office	900	SF	7	10+ years				
	AC Unit	Second floor teachers lounge	1	EA	7	6-10 years				
	Ceiling - Lay-in	Second floor teachers lounge	300	SF	7	10+ years				
	Doors - Transom Window	Second floor teachers lounge	7	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Second floor teachers lounge	1	EA	7	10+ years				
	Floor - Tile	Second floor teachers lounge	256	SF	7	10+ years	01: 1/ 1 1:0			
	Floor - Tile	Second floor teachers lounge	44	SF	4	1-2 years	Chipped/cracked tile			
	Lighting - Lay-in	Second floor teachers lounge	5	EΑ	7	6-10 years				
	Power Distribution	Second floor teachers lounge	8	EA	7	6-10 years				
	Walls - Plaster/Drywall	Second floor teachers lounge	820	SF	7	10+ years				
	Work SInk	Second floor teachers lounge	1	EΑ	7	6-10 years				
	AC Unit	Teacher's lounge 111	1	EA	7	6-10 years				
	Ceiling - Lay-in	Teacher's lounge 111	330	SF	7	10+ years				
	Doors - Transom Window	Teacher's lounge 111	9	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Teacher's lounge 111	1	EA	7	10+ years				
	Floor - Tile	Teacher's lounge 111	310	SF	7	10+ years	0			
	Floor - Tile	Teacher's lounge 111	20	SF	4	1-2 years	Crack tile			



Catego	ry : Room		В	uilding	: Main		
				J		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Lay-in	Teacher's lounge 111	5	EA	7	10+ years	
	Power Distribution	Teacher's lounge 111	8	EA	7	10+ years	
	Walls - Plaster/Drywall	Teacher's lounge 111	820	SF	7	10+ years	
	Work SInk	Teacher's lounge 111	1	EA	7	6-10 years	
	AC Unit	Third floor room 311	1	EA	7	6-10 years	
	Ceiling - Lay-in	Third floor room 311	435	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Third floor room 311	1	EA	7	10+ years	
	Floor - Wood	Third floor room 311	435	SF	6	10+ years	
	Lighting - Lay-in	Third floor room 311	6	EA	7	6-10 years	
	Power Distribution	Third floor room 311	12	EA	7	6-10 years	
	Walls - Plaster/Drywall	Third floor room 311	834	SF	6	10+ years	
	Work SInk	Third floor room 311	1	EA	7	6-10 years	
Kitchen							
	Ceiling - Plaster/Drywall	Basement	400	SF	7	10+ years	
	Floor - Tile Quarry	Basement	400	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	4	EA	7	10+ years	
	Walls - Plaster/Drywall	Basement	860	SF	7	10+ years	
Lunch &	Multipurpose Room						
	Ceiling - Plaster/Drywall	Basement	1,635	SF	7	10+ years	
	Doors - Steel Doors incl hw	Basement	1	EA	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	4	EA	6	10+ years	
	Doors - Wood Doors inclu hw	Basement	3	EA	6	10+ years	
	Floor - Tile	Basement	1,610	SF	7	10+ years	
	Floor - Tile	Basement	25	SF	5	1-2 years	Cracking
	Lighting - Pendent/Surface	Basement	24	EA	7	6-10 years	
	Serving Line	Basement	20	LF	7	10+ years	
	Storage/ Closet	Basement	81	SF	7	10+ years	
	Walls - Concrete Block	Basement	250	SF	7	10+ years	
	Walls - Masonry	Basement	430	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	1,300	SF	7	10+ years	
MDF_ID	F						
	Doors - Wood Doors inclu hw	209A	1	EA	7	10+ years	
	Finishes	209A	321	SF	7	10+ years	
	Other Cooling Unit	209A	1	EA	4	0-1 year	Window fan
Mechan	ical/ Service Rooms						
	Mechanical/ Service Rooms	1st Floor	10	SF	5	2-5 years	
	Boiler Room	Basement	1,444	SF	5	10+ years	
	Coal Room	Basement	500	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	722	SF	7	10+ years	



Catego	ry : Room		В	uilding	: Main		
						Recommend	
Froup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Storage Room	Basement	140	SF	7	10+ years	
Restroor	n						
	Accessories	1st floor boy's	248	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st floor boy's	248	SF	7	10+ years	
	Floor - Concrete	1st floor boy's	248	SF	7	10+ years	
	Floor Drain	1st floor boy's	1	EA	7	10+ years	
	Lavatory	1st floor boy's	2	EA	7	10+ years	
	Lighting - Pendent/Surface	1st floor boy's	4	EA	7	6-10 years	
	Partitions	1st floor boy's	1	EA	7	10+ years	
	Urinals	1st floor boy's	5	EA	6	1-2 years	Continually running water
	Walls - Concrete Block	1st floor boy's	515	SF	7	10+ years	
	Water Closet	1st floor boy's	1	EA	7	10+ years	
	Accessories	Basement boys	276	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement boys	276	SF	6	10+ years	
	Floor - Concrete Epoxy/ Painted	Basement boys	276	SF	7	10+ years	
	Floor Drain	Basement boys	1	EΑ	7	10+ years	
	Lavatory	Basement boys	2	EΑ	7	10+ years	
	Lighting - Pendent/Surface	Basement boys	4	EA	7	6-10 years	
	Partitions	Basement boys	4	ΕA	7	10+ years	
	Urinals	Basement boys	5	EΑ	6	1-2 years	Continually running water
	Walls - Concrete Block	Basement boys	430	SF	7	10+ years	community ramming mater
	Walls - Structural Glazed Tile	Basement boys	180	SF	7	10+ years	
	Water Closet	Basement boys	2	EA	7	10+ years	
	Accessories	Basement unisex	78	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement unisex	78	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement unisex	1	EA	7	10+ years	
	Floor - Concrete Epoxy/ Painted	Basement unisex	78	SF	7	10+ years	
	Floor Drain	Basement unisex	1	EA	7	10+ years	
	Lavatory	Basement unisex	1	EA	7	10+ years	
	Lighting - Pendent/Surface	Basement unisex	1	EA	7	6-10 years	
	Student Lockers - One Tier	Basement unisex	12	EA	7	10+ years	
	Student Lockers - Two Tiers	Basement unisex	12	EA	7	10+ years	
	Walls - Concrete Block	Basement unisex	370	SF	7	10+ years	
	Water Closet	Basement unisex	1	EA	7	10+ years	
	Accessories	In engineers office	43	SF	7	6-10 years	
	Ceiling - Lay-in	In engineers office	12	SF	7	10+ years	
	Ceiling - Lay-in	In engineers office	31	SF	7	10+ years	
	Doors - Wood Doors inclu hw	In engineers office	1	EA	7	10+ years	
	Floor - Tile	In engineers office	43	SF	7	10+ years 10+ years	
	Lavatory	In engineers office	43	EA	7	10+ years	
		In engineers office	1		7	,	
	Lighting - Wall Mounted		· · · · · · · · · · · · · · · · · · ·	EA		6-10 years	
	Walls - Plaster/Drywall	In engineers office	267	SF	7	10+ years	Damaga
	Walls - Plaster/Drywall	In engineers office	3	SF	5	1-2 years	Damage



Catego	ry : Room		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Water Closet	In engineers office	1	EA	7	10+ years	
	Accessories	In second floor teachers lounge	82	SF	7	6-10 years	
	Ceiling - Lay-in	In second floor teachers lounge	82	SF	6	10+ years	
	Doors - Wood Doors inclu hw	In second floor teachers lounge	1	EA	7	10+ years	
	Floor - Tile/Sheet	In second floor teachers lounge	78	SF	7	10+ years	
	Floor - Tile/Sheet	In second floor teachers lounge	4	SF	5	1-2 years	Cracking
	Lighting - Lay-in	In second floor teachers lounge	2	EA	7	6-10 years	•
	Partitions	In second floor teachers lounge	2	EA	7	6-10 years	
	Walls - Plaster/Drywall	In second floor teachers lounge	370	SF	6	10+ years	
	Water Closet	In second floor teachers lounge	2	EA	6	6-10 years	
	Accessories	In teacher's lounge 111	82	SF	7	10+ years	
	Ceiling - Lay-in	In teacher's lounge 111	74	SF	7	10+ years	
	Ceiling - Lay-in	In teacher's lounge 111	8	SF	4	1-2 years	Water damage
	Doors - Wood Doors inclu hw	In teacher's lounge 111	1	EA	7	10+ years	-
	Floor - Tile	In teacher's lounge 111	82	SF	7	10+ years	
	Lavatory	In teacher's lounge 111	1	EA	7	10+ years	
	Lighting - Pendent/Surface	In teacher's lounge 111	2	EA	7	6-10 years	
	Partitions	In teacher's lounge 111	2	EA	7	10+ years	
	Walls - Metal Panel	In teacher's lounge 111	366	SF	7	10+ years	
	Walls - Plaster/Drywall	In teacher's lounge 111	4	SF	5	1-2 years	Plaster damage
	Water Closet	In teacher's lounge 111	2	EA	7	10+ years	i laster damage
	Accessories	Men's 312A	43	SF	7	6-10 years	
	Ceiling - Lay-in	Men's 312A Men's 312A	43	SF	7	10+ years	
	Doors - Transom Window	Men's 312A Men's 312A	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Men's 312A	1	EA	7	10+ years	
	Floor - Tile	Men's 312A	40	SF	6	•	
	Floor - Tile	Men's 312A Men's 312A	3	SF	5	10+ years 1-2 years	Tile cracking
	Lavatory	Men's 312A	3 1	EA	7	6-10 years	Tile cracking
	Lighting - Lay-in	Men's 312A	1	EA	7	6-10 years	
			1	EA	7		
	Lighting - Wall Mounted Walls - Plaster/Drywall	Men's 312A	20	SF		6-10 years	Doint pooling
		Men's 312A		SF SF	6	1-2 years	Paint peeling
	Walls - Plaster/Drywall	Men's 312A	250	Sr EA	6	10+ years	Undeted to meetals assument
	Water Closet	Men's 312A	1	EA	7	10+ years	Updated to match current observations
	Accessories	PreK 006	24	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	PreK 006	24	SF	7	10+ years	
	Doors - Wood Doors inclu hw	PreK 006	1	EA	7	10+ years	
	Floor - Tile	PreK 006	24	SF	6	10+ years	
	Hand Dryer	PreK 006	1	ĒΑ	7	6-10 years	
	Lavatory	PreK 006	1	EA	7	10+ years	
	Lighting - Pendent/Surface	PreK 006	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	PreK 006	207	SF	6	10+ years	
	Walls - Plaster/Drywall	PreK 006	3	SF	6	1-2 years	Cracking along sink
	Water Closet	PreK 006	1	EA	7	10+ years	
					•	10. 300.0	

Campus Name: Seward Page : 10 of 42 Assessment Date: 02/15/2022



atego	ry : Room		В	uilding	: Main		
						Recommend	
oup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Accessories	Second floor boys	240	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Second floor boys	230	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Second floor boys	10	SF	5	1-2 years	Water damage
	Floor - Concrete Epoxy/ Painted	Second floor boys	240	SF	7	10+ years	
	Floor Drain	Second floor boys	1	EA	7	10+ years	
	Lavatory	Second floor boys	2	EA	7	10+ years	
	Lighting - Pendent/Surface	Second floor boys	5	EA	7	6-10 years	
	Partitions	Second floor boys	2	EA	7	10+ years	
	Urinals	Second floor boys	1	EΑ	7	10+ years	
	Urinals	Second floor boys	3	EA	6	1-2 years	Continually running water
	Walls - Concrete Block	Second floor boys	392	SF	7	10+ years	community remaining management
	Walls - Concrete Block	Second floor boys	1	SF	6	1-2 years	Hole through tile
	Walls - Plaster/Drywall	Second floor boys	229	SF	7	10+ years	
	Water Closet	Second floor boys	1	EA	7	10+ years	
	Accessories	Second floor unisex	43	SF	7	6-10 years	
	Ceiling - Lay-in	Second floor unisex	43	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Second floor unisex	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	Second floor unisex	43	SF	7	10+ years	
	Floor Drain	Second floor unisex	43	EA	7	10+ years 10+ years	
		Second floor unisex Second floor unisex	1	EA	7		
	Lavatory		<u>=</u>			10+ years	
	Lighting - Lay-in	Second floor unisex	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	Second floor unisex	90	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	Second floor unisex	180	SF	7	10+ years	
	Water Closet	Second floor unisex	1	EA	7	10+ years	
	Accessories	Third floor boys	240	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Third floor boys	230	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Third floor boys	10	SF	4	1-2 years	Water damage
	Floor - Concrete Epoxy/ Painted	Third floor boys	240	SF	7	10+ years	
	Floor Drain	Third floor boys	1	EA	7	10+ years	
	Lavatory	Third floor boys	2	EA	7	10+ years	
	Lighting - Pendent/Surface	Third floor boys	5	EA	7	6-10 years	
	Partitions	Third floor boys	2	EA	7	10+ years	
	Urinals	Third floor boys	3	EA	7	10+ years	
	Urinals	Third floor boys	1	EA	5	0-1 year	Continues running water
	Walls - Concrete Block	Third floor boys	392	SF	7	10+ years	J
	Walls - Plaster/Drywall	Third floor boys	230	SF	7	10+ years	
	Water Closet	Third floor boys	1	EA	7	10+ years	
ego	ry : Classroom		В	uilding	: Main		
						Recommend	
up	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	m #006 (Pre School)					•	
	AC Units	Basement	2	EA	7	6-10 years	
	Casework	Basement	15	LF	6	10+ years	

Campus Name: Seward Page : 11 of 42 Assessment Date: 02/15/2022



Group Item - Type Location Quantity UOM Rank Replacement Comments Ceiling - Plaster/Drywall Basement 850 SF 7 10+ years Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years Floor - Wood Basement 850 SF 6 10+ years Lighting - Pendent/Surface Basement 15 EA 7 6-10 years Marker Board Basement 20 LF 7 6-10 years Walls - Plaster/Drywall Basement 960 SF 7 10+ years Classroom #007 (Health) AC Units Basement 1 EA 7 6-10 years Casework Basement 15 LF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Floor - Tile Basement 1 EA 7 10+ years Floor - Tile Basement 760 SF 7 10+ years	
Ceiling - Plaster/Drywall Basement Doors - Wood Doors inclu hw Basement Bas	
Doors - Wood Doors inclu hw Floor - Wood Basement Basemen	
Floor - Wood Basement 850 SF 6 10+ years Lighting - Pendent/Surface Basement 15 EA 7 6-10 years Marker Board Basement 20 LF 7 6-10 years Walls - Plaster/Drywall Basement 960 SF 7 10+ years Classroom #007 (Health) AC Units Basement 1 EA 7 6-10 years Casework Basement 15 LF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 35 SF 5 1-2 years Ceiling - Plaster/Drywall Basement 35 SF 5 1-2 years Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years	
Lighting - Pendent/Surface Marker Board Walls - Plaster/Drywall Basement AC Units Casework Ceiling - Plaster/Drywall Basement Ceiling - Plaster/Drywall Basement Basemen	
Marker Board Basement 20 LF 7 6-10 years Walls - Plaster/Drywall Basement 960 SF 7 10+ years Classroom #007 (Health) AC Units Basement 1 EA 7 6-10 years Casework Basement 15 LF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 35 SF 5 1-2 years Cracks Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years	
Walls - Plaster/Drywall AC Units Casework Ceiling - Plaster/Drywall Basement Baseme	
Classroom #007 (Health) AC Units Basement 1 EA 7 6-10 years Casework Basement 15 LF 7 10+ years Ceiling - Plaster/Drywall Basement 725 SF 7 10+ years Ceiling - Plaster/Drywall Basement 35 SF 5 1-2 years Cracks Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years	
AC Units Casework Ceiling - Plaster/Drywall Ceiling - Plaster/Drywall Basement Basem	
CaseworkBasement15LF710+ yearsCeiling - Plaster/DrywallBasement725SF710+ yearsCeiling - Plaster/DrywallBasement35SF51-2 yearsCracksDoors - Wood Doors inclu hwBasement1EA710+ years	
CaseworkBasement15LF710+ yearsCeiling - Plaster/DrywallBasement725SF710+ yearsCeiling - Plaster/DrywallBasement35SF51-2 yearsCracksDoors - Wood Doors inclu hwBasement1EA710+ years	
Ceiling - Plaster/DrywallBasement725SF710+ yearsCeiling - Plaster/DrywallBasement35SF51-2 yearsCracksDoors - Wood Doors inclu hwBasement1EA710+ years	
Ceiling - Plaster/Drywall Basement 35 SF 5 1-2 years Cracks Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years	
Doors - Wood Doors inclu hw Basement 1 EA 7 10+ years	
Lighting - Pendent/Surface Basement 16 EA 7 6-10 years	
Marker Board Basement 20 LF 7 6-10 years	
Walls - Plaster/Drywall Basement 980 SF 7 10+ years	
walls - Haster/Drywall Basement 300 Of 1 10+ years	
Classroom #104 (Regular Classroom)	
AC Units 1st Floor 1 EA 7 6-10 years	
Casework 1st Floor 15 LF 7 10+ years	
Ceiling - Lay-in 1st Floor 810 SF 7 10+ years	
Doors - Transom Window 1st Floor 7 SF 7 10+ years	
Doors - Transom Window 1st Floor 14 SF 7 10+ years	
Doors - Wood Doors inclu hw 1st Floor 2 EA 7 10+ years	
Floor - Wood 1st Floor 810 SF 7 10+ years	
Lighting - Lay-in 1st Floor 12 EA 7 6-10 years	
Marker Board 1st Floor 34 LF 7 6-10 years	
Walls - Plaster/Drywall 1st Floor 1,070 SF 7 10+ years	
valie i ladeli biywali	
Classroom #105 (Regular Classroom)	
AC Units 1st Floor 1 EA 7 6-10 years	
Casework 1st Floor 10 LF 7 10+ years	
Ceiling - Lay-in 1st Floor 810 SF 7 10+ years	
Doors - Transom Window 1st Floor 18 SF 7 10+ years	
Doors - Wood Doors inclu hw 1st Floor 2 EA 7 10+ years	
Floor - Wood 1st Floor 810 SF 7 10+ years	
Lighting - Lay-in 1st Floor 13 EA 7 6-10 years	
Marker Board 1st Floor 30 LF 7 6-10 years	
Storage/ Closet 1st Floor 60 SF 7 10+ years	
Walls - Plaster/Drywall 1st Floor 1,070 SF 7 10+ years	
Classroom #106 (Regular Classroom)	

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Catego	ry : Classroom		В	uilding	: Main		5 5 Herritage AVENUE, Chicago, IL 60609
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	15	LF	7	10+ years	
	Ceiling - Lay-in	1st Floor	820	SF	7	10+ years	
	Doors - Transom Window	1st Floor	21	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Wood	1st Floor	820	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	10+ years	
	Marker Board	1st Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,020	SF	7	10+ years	
Classroo	om #107 (Regular Classroom)						
	AC Units	1st Floor	2	EA	7	6-10 years	
	Casework	1st Floor	8	LF	7	10+ years	
	Ceiling - Lay-in	1st Floor	850	SF	7	10+ years	
	Doors - Transom Window	1st Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Wood	1st Floor	850	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,020	SF	7	10+ years	
Classroo	om #108 (Regular Classroom)						
	AC Units	1st Floor	2	EA	7	6-10 years	
	Ceiling - Lay-in	1st Floor	738	SF	7	10+ years	
	Doors - Transom Window	1st Floor	21	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EΑ	7	10+ years	
	Floor - Wood	1st Floor	738	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	15	ĒΑ	7	6-10 years	
	Marker Board	1st Floor	22	LF	7	6-10 years	
	Storage/ Closet	1st Floor	182	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,070	SF	7	10+ years	
_Classroo	om #109 (Regular Classroom)						
	AC Units	1st Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	1st Floor	810	SF	7	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Wood	1st Floor	810	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	15	EA	7	10+ years	
	Marker Board	1st Floor	22	LF	7	6-10 years	
	Storage/ Closet	1st Floor	175	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,045	SF	7	10+ years	
			.,0.0		-	,	



Catego	ry : Classroom		В	uilding	: Main		
240110	Hom. Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Group	Item - Type	Location	Quantity	UOW	Kank	Replacement	Comments
Classroo	m #204 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	12	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	820	SF	7	10+ years	
	Ceiling - Lay-in	2nd Floor	5	SF	5	1-2 years	Water damage
	Doors - Transom Window	2nd Floor	14	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	825	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	34	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,040	SF	7	10+ years	
Classroo	m #205 (Regular Classroom)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	12	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	835	SF	7	10+ years	
	Chalk Board	2nd Floor 2nd Floor	16	LF	4	2-5 years	Undated to match current
	Chair Board	2110 F1001	10	LF	4	2-5 years	Updated to match current observations
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EΑ	7	10+ years	
	Floor - Wood	2nd Floor	835	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	ĒΑ	7	6-10 years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,060	SF	6	10+ years	
Classroo	m #206 (Art Room)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	850	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	3	EA	7	10+ years	
	Floor - Wood Doors inclu riw	2nd Floor	850	SF	6	•	
						6-10 years	
	Lighting - Lay-in	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	32	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,088	SF	6	10+ years	
	Work Sink	2nd Floor	1	EA	7	10+ years	Updated to match current observations
Classroo	m #207 (Regular Classroom)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor 2nd Floor	880	SF			
					7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	



Catego	ry : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
-	Doors - Wood Doors inclu hw	2nd Floor	1	EΑ	7	10+ years	
	Floor - Wood	2nd Floor	880	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	32	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,088	SF	6	10+ years	
Classroo	om #208 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	6	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	754	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood Boors inclu riw	2nd Floor	754	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	32	LF	7	6-10 years	
			980	SF	7		
	Walls - Plaster/Drywall	2nd Floor	900	SF	,	10+ years	
Classroo	om #209 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	14	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	825	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	825	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	10	SF	6	1-2 years	Paint peeling
	Walls - Plaster/Drywall	2nd Floor	1,030	SF	6	10+ years	
Classroo	om #211 (Special Education)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor	434	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	7	10+ years	
	Floor - Wood	2nd Floor	434	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	7	EA	7	6-10 years	
	Marker Board	2nd Floor	10	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	40	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	832	SF	6	10+ years	
Classro	om #304 (Regular Classroom)						
CIGSSIU	AC Units	3rd Floor		Ε^	7	6 10 40000	
		3rd Floor 3rd Floor	1 12	EA LF	7	6-10 years	
	Casework				6	10+ years	
	Ceiling - Lay-in	3rd Floor	825	SF	7	10+ years	

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Catego	ry : Classroom		R	uilding	· Main	1000	5 5 Herrillage AVENUE, Chicago, IL 60609
Oatego	ry : Olassiooni			unung	. Maiii	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Отопр	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	825	SF	6	10+ years	
	Lighting - Lay-in	3rd Floor	12	EA	7	6-10 years	
	Marker Board	3rd Floor	15	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,040	SF	7	10+ years	
_Classroo	om #305 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	12	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	825	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	ĒΑ	7	10+ years	
	Floor - Wood	3rd Floor	825	SF	6	10+ years	
	Lighting - Lay-in	3rd Floor	12	ĒΑ	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,040	SF	7	10+ years	
_Classroo	om #306 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	850	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	ĒΑ	7	10+ years	
	Floor - Wood	3rd Floor	850	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	50	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,088	SF	6	10+ years	
_Classroo	om #307 (Science Classroom)						
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	71	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	1,013	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	14	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	2	EA	7	10+ years	
	Floor - Tile	3rd Floor	1,013	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	15	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Student Lockers - Three Tiers	3rd Floor	47	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,216	SF	7	10+ years	
	Work Sink	3rd Floor	2	EA	7	6-10 years	



Catego	ry : Classroom		В	uilding			
		I a said a s	0			Recommend	•
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Classroc	m #308 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	10	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	754	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	754	SF	6	10+ years	
	Lighting - Lay-in	3rd Floor	12	EA	7	6-10 years	
	Marker Board	3rd Floor	24	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	15	SF	6	1-2 years	Paint peeling
	Walls - Plaster/Drywall	3rd Floor	965	SF	6	10+ years	
Classroo	om #309 (Computer Lab)						
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	_ 14	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	825	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	ĒΑ	7	10+ years	
	Floor - Wood	3rd Floor	825	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	12	ĒΑ	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,040	SF	7	10+ years	
	Wireless System	3rd Floor	1	EA	7	6-10 years	
Classroo	om #313 (Office)						
210200100	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	26	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	420	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Tile	3rd Floor	420	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	6	EA	7	6-10 years	
	Marker Board	3rd Floor	14	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	824	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	8	SF	5	1-2 years	Cracking
:ateno	ry : Interior		R	uilding	· Main		
				_		Recommend	
Froup Corridor	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Ceiling - Lay-in	1st Floor	1,928	SF	7	10+ years	
	Doors - Transom Window	1st Floor	37	SF	7	10+ years	
	Doors - Wood Doors include hw	1st Floor	3	EA	7	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	2	EA	7	6-10 years	



Catego	ry : Interior		В	uilding	: Main		o Tremitage Avenue, Officago, le 00005
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Floor - Concrete Epoxy/ Painted	1st Floor	1,898	SF	7	10+ years	
	Floor - Concrete Epoxy/ Painted	1st Floor	30	SF	5	1-2 years	Cracking
	Lighting - Lay-in	1st Floor	23	EA	7	6-10 years	•
	Walls - Plaster/Drywall	1st Floor	3,362	SF	7	10+ years	
	Ceiling - Lay-in	2nd Floor	1,928	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	37	SF	7	10+ years	
	Doors - Wood Doors include hw	2nd Floor	3	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,878	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	50	SF	5	1-2 years	Cracking and chipping along edges
	Lighting - Lay-in	2nd Floor	22	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	3,362	SF	7	10+ years	
	Ceiling - Lay-in	3rd Floor	1,928	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	37	SF	7	10+ years	
	Doors - Wood Doors include hw	3rd Floor	4	EA	7	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor	2	EA	7	6-10 years	
	Floor - Tile/Sheet	3rd Floor	1,928	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	23	EA	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	3,362	SF	7	10+ years	
	Ceiling - Exposed	Basement	240	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Basement	2,025	SF	6	10+ years	
	Doors - Transom Window	Basement	24	SF	7	10+ years	
	Doors - Wood Doors include hw	Basement	8	EA	7	10+ years	
	Floor - Asphalt Floor	Basement	2,265	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	24	EA	7	6-10 years	
	Lighting - Wall Mounted	Basement	1	EA	7	6-10 years	
	Walls - Concrete Block	Basement	1,786	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	1,941	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	32	SF	7	10+ years	
	·						
Safety							
	Camera Viewing Station	1st Floor	1	EA	7	6-10 years	
	Security Cameras	1st Floor	2	EΑ	7	6-10 years	
Stairs							
	Ceiling - Plaster/Drywall	North	192	SF	7	10+ years	
	Floor - Asphalt	North	176	SF	7	10+ years	
	Handrails	North	75	LF	7	10+ years	
	Lighting - Pendent/Surface	North	6	EΑ	7	6-10 years	
	Stairs - Asphalt	North	68	LF	7	10+ years	
	Walls - Plaster/Drywall	North	12	SF	6	1-2 years	Plaster damaged
	Walls - Plaster/Drywall	North	755	SF	6	10+ years	
	Ceiling - Plaster/Drywall	West	192	SF	7	10+ years	
	Floor - Asphalt	West	176	SF	7	10+ years	
	Handrails	West	75	LF	7	10+ years	

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Catego	ry : Interior		В	uilding	: Main		
_						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Pendent/Surface	West	6	EA	7	6-10 years	
	Stairs - Asphalt	West	68	LF	7	10+ years	
	Walls - Plaster/Drywall	West	767	SF	7	10+ years	
Vertical	Conveyance						
	Elevator - Hydraulic Elevator	1st to 3rd floors	1	EA	6	10+ years	

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Category : Exterior **Building: Addition**

arcgoi	y . Exterior			ananig	. Additio	Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
•		Location	Quantity	UUIVI	Naiik	Replacement	Comments
ntrance							
	Entrance Control - Audio and Video	#1 E	1	EA	6	10+ years	
	Exterior Doors - Exterior FRP Door	#1 E	4	EA	6	10+ years	
	Exterior Doors - Transom Lite	#1 E	4	EA	6	10+ years	
	Exterior Stairs - Concrete	#1 E	29	LF	6	10+ years	
	Power Door Operator and Controls	#1 E	2	EA	7	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	#1 E	45	LF	6	10+ years	
	Ramps - Concrete	#1 E	21	LF	6	10+ years	
	Stair Handrail - Steel_Stair Handrail	#1 E	15	LF	6	10+ years	
	Exterior Doors - Exterior Wood Door	#2 E	4	EA	5	10+ years	Corroded frames
	Exterior Doors - Transom Lite	#2 E	4	EA	6	10+ years	
	Exterior Stairs - Stone	#2 E	13	LF	6	10+ years	
	Entrance Control - Audio and Video	#3 W	1	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	#3 W	4	EΑ	5	1-2 years	Corroded frames
	Exterior Doors - Transom Lite	#3 W	4	EA	6	10+ years	Corroded frames
	Exterior Doors - Exterior Steel Door	#3.1 W	2	EA	6	10+ years	These are solid angle frame,
	Exterior Doors - Exterior Steel Door	#3.1 VV	۷	LA	O	10+ years	corroded
							corroded
-oundati							
	Foundation - Concrete	Entire Building	376	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	22,489	SF	7	10+ years	
ighting							
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	1	EA	6	10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	11	EA	6	10+ years	
Roof Sys	tem						
	Coping - Stone	Roof #1	80	LF	6	10+ years	
	Coping - Terra Cotta	Roof #1	194	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof #1	128	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof #1	95	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #1	133	LF	6	10+ years	
	Roof - Modified Bitumen	Roof #1	5,523	SF	6	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Roof #1	5,523	SF	7	10+ years	
	Coping - Stone	Roof #2	58	LF	6	10+ years	
	Coping - Storie Coping - Terra Cotta	Roof #2	270	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Roof #2	50	LF LF	6		
					_	10+ years	
	Parapet - 16" - 30" Height	Roof #2	140 188	LF LF	6	10+ years	
			199	⊢	6	10+ years	
	Parapet - Parapet < 16" Height	Roof #2			-		
	Parapet - Parapet < 16" Height Roof - Modified Bitumen Roof Structure - Steel with Clay Tile Arch	Roof #2 Roof #2 Roof #2	7,328 7,328	SF SF	6 7	10+ years 10+ years	



Category : Exterior

William H Seward Communication Arts Academy ES 4600 S Hermitage AVENUE, Chicago, IL 60609

Recommend

Building: Addition

Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Walls							
	Exterior Walls - Brick	Entire Building	18,372	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	20	SF	4	1-2 years	Open joints deteriorated mortar
	Exterior Walls - Stone-Cast	Entire Building	2,227	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	3	SF	4	1-2 years	Crack stone at door number two ent
Windows	S						
	Curtain wall - Insulated Panel	Entire Building	840	SF	6	10+ years	
	Guard - Guards perforated	Entire Building	1,730	SF	6	10+ years	
	Lintels - Steel	Entire Building	366	LF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,017	SF	6	10+ years	
Catego	ry : Electrical		В	uilding	: Additi	on	
						Recommend	_
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Emerger	ncy System	Forting Desirations	0.050	0.5		40	
	Emergency A/C Power - Corridors and Stairs	Entire Building	3,958	SF	6	10+ years	
	Emergency A/C Power - Gym	Entire Building	2,806	SF	6	10+ years	New item added per current observation
	Emergency A/C Power - Multipurpose Room	Entire Building	2,807	SF	6	10+ years	observation
	Emergency Battery Packs - Corridors and Stairs	Entire Building	10	EA	7	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	7	6-10 years	New item added per current observation
	Emergency Battery Packs - Multipurpose Room	Entire Building	3	EA	7	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	7	6-10 years	
	Security System - CCTV	Entire Building	29,621	SF	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	29,621	SF	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	8	EA	7	6-10 years	Old incandescent light
	Exit Signs - Gym	Entire Building	2	EA	7	6-10 years	New item added per current observation
	Exit Signs - Multipurpose Room	Entire Building	3	EA	7	6-10 years	Old incandescent light
Main Se	rvice						
	Independent Electrical Service for emergency power	Electrical Room	1	EA	7	10+ years	Served from main
	PA System	Entire Building	29,621	SF	6	10+ years	
Power D	istribution						
	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	

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atego	ry : Electrical		Building : Addition					
						Recommend		
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	7	10+ years		
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	7	10+ years		
atego	ry : Fire Protection		В	uilding	: Additi	on		
*	Item - Type	Location	Quantity	UOM	Donk	Recommend Replacement	Comments	
roup		Location	Quantity	UOW	Rank	Replacement	Comments	
re Alar		Fotios Delidios	00.004	05		40		
	Fire Alarm Strobe Lights	Entire Building	29,621	SF	6	10+ years		
	Fire Alarm_System	Entire Building	29,621	SF	6	10+ years		
orinkler	System							
	Sprinkler Heads	Entire Building	29,621	SF	7	10+ years	Served from main	
	Sprinkler Piping	Entire Building	29,621	SF	7	10+ years	Served from main	
atego	ry : Mechanical		В	uilding	: Additi	on		
		1	0		D	Recommend	•	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
ir Hand	ling Systems							
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm	Mechanical Room	1	EA	5	10+ years		
	Air Intake	Mechanical Room	1	EA	7	10+ years		
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EA	5	6-10 years		
	Return Duct Work - Indoor- Vertical Shaft	Mechanical Room	100	LF	4	0-1 year	The shaft is not insulated, the air	
	and Ducts						intake freezes during winter maki	
					_		difficult for opening and closing	
	Zone Dampers	Mechanical Room	16	EA	6	10+ years		
oiler Sy	vstems							
-	Piping - Condensate Pipe- Steel	Entire Building	400	LF	6	10+ years	Served from main	
	Piping - Steam Pipe- Steel	Entire Building	400	LF	6	10+ years	Served from main	
	Steam Traps	Entire Building	8	EA	5	2-5 years	Served from main building	
eating	Devices							
	Wall Heater - Electric	Entire Building	1	EA	6	10+ years		
	Unit Heater - Electric	Entire Building	4	EA	6	10+ years		
empera	ature Control							
•	Pneumatic System	Entire Building	29,621	SF	6	6-10 years	Served from main	
	Thermostats - Pneumatic	Entire Building	14	ĒΑ	7	6-10 years		
	Thermostats - Pneumatic	Entire Building	2	EA	5	6-10 years	Refurbished needed	
		Ū				·		
entilatio	on .							

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William H Seward Communication Arts Academy ES

						4000	S Hermitage AVENUE, Chicago, IL 6	
atego	ry : Mechanical							
						Recommend		
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Roof	1	EA	6	10+ years	Quantity change per current observation	
atego	ry : Plumbing		В	uilding	: Additi	on		
						Recommend		
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
iping								
	Domestic Piping-Hot Water Return Lines	Entire Building	29,621	SF	4	2-5 years		
	Domestic Piping-Hot Water Return Risers	Entire Building	29,621	SF	4	2-5 years		
	Domestic Piping-Hot Water from Risers to	Entire Building	29,621	SF	4	2-5 years		
	Fixtures	Entire Ballating	20,021	Oi.	7	2 o yours		
	Domestic Piping-Hot/Cold Water Supply	Entire Building	29,621	SF	4	2-5 years	Served from main building	
		Entire Building	29,021	Si	4	2-5 years	Served from main building	
	(Horizontal Lines)	Entiro Building	20.604	٥r	4	2 5 40000		
	Domestic Piping-Hot/Cold Water Supply	Entire Building	29,621	SF	4	2-5 years		
	(Risers)	Fatina Duildin a	00.004	C.E.	4	0.5.40.005		
	Domestic Piping-Hot/Cold Water Supply	Entire Building	29,621	SF	4	2-5 years		
	(from Risers to Fixtures)							
	Sanitary Piping	Entire Building	29,621	SF	5	6-10 years		
	Vent Piping	Entire Building	29,621	SF	5	6-10 years		
`otogo	m Baam		ь	المانات م	. A alaliti	- n		
atego	ry : Room		D	unaing	: Additi	Recommend		
3roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
-	rative Suites/Offices	2004.1011	Quantity	00	rtariit	rtopiacomont		
Marninist	Talive Suites/Offices							
		D 400 M : O(f)	0	_ ^	-	0.40		
	AC Unit	Rm 103- Main Office	2	EA	7	6-10 years		
	AC Unit Ceiling - Lay-in	Rm 103- Main Office	616	SF	7	10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window	Rm 103- Main Office Rm 103- Main Office		SF SF	7 7	10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw	Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office	616 9 1	SF SF EA	7 7 7	10+ years 10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood	Rm 103- Main Office Rm 103- Main Office	616	SF SF EA SF	7 7	10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw	Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office	616 9 1	SF SF EA	7 7 7	10+ years 10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood	Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office	616 9 1 616	SF SF EA SF	7 7 7 7	10+ years 10+ years 10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface	Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12	SF SF EA SF EA	7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet	Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12 12	SF SF EA SF EA	7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years		
	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution	Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12 12 144	SF SF EA SF EA SF	7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years		
ymnas	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall	Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12 12 144	SF SF EA SF EA SF	7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years		
Symnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall	Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12 12 144 784	SF SF EA SF EA SF SF	7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years 10+ years		
ùymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall ia Ceiling - Lay-in	Rm 103- Main Office Rm 103- Main Office	616 9 1 616 12 12 144 784	SF SF EA SF SF SF	7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years 10+ years		
iymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall Ceiling - Lay-in Doors - Steel Doors incl hw	Rm 103- Main Office	616 9 1 616 12 12 144 784	SF SF EA SF SF SF	7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years 10+ years 10+ years		
Symnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall ia Ceiling - Lay-in Doors - Steel Doors incl hw Doors - Wood Doors inclu hw	Rm 103- Main Office	616 9 1 616 12 12 144 784	SF SF EA SF SF SF EA EA	7 7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years 10+ years 10+ years 10+ years 10+ years 10+ years		
iymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall ia Ceiling - Lay-in Doors - Steel Doors incl hw Doors - Wood Doors inclu hw Floor - Tile/Sheet	Rm 103- Main Office	5,120 8 8 2,120	SF SF EA SF SF SF EA SF	7 7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years		
ymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall ia Ceiling - Lay-in Doors - Steel Doors incl hw Doors - Wood Doors inclu hw Floor - Tile/Sheet Floor - Wood	Rm 103- Main Office	5,120 8 8 2,120 3,000	SF SF EA SF SF SF EA SF SF	7 7 7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years		
Gymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall Ceiling - Lay-in Doors - Steel Doors incl hw Doors - Wood Doors inclu hw Floor - Tile/Sheet Floor - Wood Lighting - Metal Halide/ High Pressure	Rm 103- Main Office	5,120 8 8 2,120	SF SF EA SF SF SF EA SF	7 7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years		
iymnasi	AC Unit Ceiling - Lay-in Doors - Transom Window Doors - Wood Doors inclu hw Floor - Wood Lighting - Pendent/Surface Power Distribution Storage/ Closet Walls - Plaster/Drywall ia Ceiling - Lay-in Doors - Steel Doors incl hw Doors - Wood Doors inclu hw Floor - Tile/Sheet Floor - Wood	Rm 103- Main Office	5,120 8 8 2,120 3,000	SF SF EA SF SF SF EA SF SF	7 7 7 7 7 7 7 7 7	10+ years 10+ years 10+ years 10+ years 6-10 years 10+ years		

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atego	ry : Room		В	uilding	: Addition	on	
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Main Floor Seating	Basement	8	EA	4	0-1 year	Seats damaged
	Scoreboards	Basement	1	EA	7	10+ years	
	Sound System	Basement	1	EA	7	10+ years	
	Stage	Basement	520	SF	7	10+ years	
	Stage Curtain	Basement	4	EA	7	10+ years	
	Stage Lift	Basement	1	EA	7	10+ years	
	Stage Lighting System	Basement	1	EA	7	6-10 years	
	Stage-Stairs - Wood	Basement	8	LF	7	10+ years	
	Stage-Stairs - Wood	Basement	2	LF	6	0-1 year	Loose boards
	Storage/ Closet	Basement	200	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	5,278	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement	2	SF	4	0-1 year	Hole through plaster
	vvalio i lactor/Brywan	Bassmon	_	O.	·	o i youi	Tiolo tinoagri piaotor
nch &	Multipurpose Room	_					
	Ceiling - Exposed	Basement	720	SF	7	10+ years	
	Floor - Concrete Epoxy/ Painted	Basement	720	SF	7	10+ years	
	Lighting - Pendent/Surface	Basement	10	EA	7	6-10 years	
	Serving Line	Basement	6	LF	7	10+ years	
	Walls - Masonry	Basement	1,000	SF	7	10+ years	
chani	ical/ Service Rooms						
М	Janitor's Closet	1st Floor	54	SF	7	10+ years	
stroor	n						
SHOOL	Accessories	1st Floor Girls	296	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor Girls	296	SF	7	10+ years	
	Floor - Epoxy/ Painted	1st Floor Girls	250	SF	7	10+ years	
	Floor - Epoxy/ Painted	1st Floor Girls	46	SF	5	1-2 years	Cracking
	Floor Drain	1st Floor Girls	1	ĒΑ	7	10+ years	- Commission of the Commission
	Lavatory	1st Floor Girls	2	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor Girls	5	EA	7	6-10 years	
	Partitions	1st Floor Girls	4	EΑ	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor Girls	508	SF	7	10+ years	
	Water Closet	1st Floor Girls	3	EA	7	10+ years	
	Water Closet	1st Floor Girls	1	EA	4	1-2 years	Out of order
	Accessories	2nd Floor Girls	296	SF	7	6-10 years	Out of older
	Ceiling - Plaster/Drywall	2nd Floor Girls 2nd Floor Girls	296	SF	6	10+ years	
		2nd Floor Girls 2nd Floor Girls	296	SF	7		
	Floor - Epoxy/ Painted				7 7	10+ years	
	Floor Drain	2nd Floor Girls	1	EΑ		10+ years	
	Lavatory	2nd Floor Girls	2	EΑ	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor Girls	5	EΑ	7	6-10 years	
	Partitions Walls - Structural Glazed Tile	2nd Floor Girls 2nd Floor Girls	4 508	EA SF	7 7	10+ years 10+ years	

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Catego	ry : Room		В	uilding	: Additi	on	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Water Closet	2nd Floor Girls	4	EA	7	10+ years	
	Accessories	3rd Floor Girls	296	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor Girls	296	SF	7	10+ years	
	Floor - Epoxy/ Painted	3rd Floor Girls	284	SF	7	10+ years	
	Floor - Epoxy/ Painted	3rd Floor Girls	12	SF	4	1-2 years	Cracking
	Floor Drain	3rd Floor Girls	1	EA	7	10+ years	
	Lavatory	3rd Floor Girls	2	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor Girls	5	EA	7	6-10 years	
	Partitions	3rd Floor Girls	4	EA	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor Girls	498	SF	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor Girls	10	SF	6	2-5 years	Mortar cracking
	Water Closet	3rd Floor Girls	4	EA	7	10+ years	ŭ
	Accessories	Basement Girls	355	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Basement Girls	355	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement Girls	1	ĒΑ	7	10+ years	
	Floor - Epoxy/ Painted	Basement Girls	355	SF	7	10+ years	
	Floor Drain	Basement Girls	1	EA	7	10+ years	
	Lavatory	Basement Girls	2	EΑ	7	10+ years	
	Lighting - Pendent/Surface	Basement Girls	3	EA	7	6-10 years	
	Partitions	Basement Girls	6	EA	7	10+ years	
	Walls - Plaster/Drywall	Basement Girls	422	SF	7	10+ years	
	Walls - Plaster/Drywall	Basement Girls	30	SF	5	1-2 years	Damaged near baseboard
	Walls - Structural Glazed Tile	Basement Girls	151	SF	7	10+ years	Damaged near baseboard
	Water Closet	Basement Girls	6	EA	7	10+ years	
	Accessories	In Main Office	48	SF	7	6-10 years	
		In Main Office	48	SF	7	•	
	Ceiling - Lay-in Doors - Wood Doors inclu hw	In Main Office	40	EA	7	10+ years	
	Floor - Tile		48	SF	7	10+ years	
		In Main Office In Main Office	40	EA		10+ years	
	Lavatory		1		7	10+ years	
	Lighting - Lay-in	In Main Office	•	EΑ	7	6-10 years	
	Partitions	In Main Office	1	EA	7	10+ years	
	Walls - Plaster/Drywall	In Main Office	150	SF	7	10+ years	
	Water Closet	In Main Office	1	EA	7	10+ years	
	Accessories	Kindergarten 101	60	SF	7	6-10 years	
	Ceiling - Lay-in	Kindergarten 101	60	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Kindergarten 101	1	EA	6	10+ years	
	Floor - Tile/Sheet	Kindergarten 101	60	SF	5	10+ years	
	Lavatory	Kindergarten 101	1	EA	7	10+ years	
	Lighting - Lay-in	Kindergarten 101	1	EA	7	6-10 years	
	Partitions	Kindergarten 101	1	EA	7	10+ years	
	Walls - Plaster/Drywall	Kindergarten 101	102	SF	7	10+ years	
	Water Closet	Kindergarten 101	1	EA	7	10+ years	
	Accessories	PreK 005	24	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	PreK 005	24	SF	7	10+ years	

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Category : Room			Building : Addition					
	<u> </u>		_			Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Doors - Wood Doors inclu hw	PreK 005	1	EA	6	10+ years		
	Floor - Tile	PreK 005	24	SF	7	10+ years		
	Hand Dryer	PreK 005	1	ĒΑ	7	6-10 years		
	Lavatory	PreK 005	1	EΑ	7	10+ years		
	Lighting - Lay-in	PreK 005	1	EA	6	6-10 years		
	Walls - Plaster/Drywall	PreK 005	46	SF	6	10+ years		
	Water Closet	PreK 005	1	EA	6			
	Water Closet	FIER 005	ı	EA	O	10+ years		
Catego	ry : Classroom		В	uilding	: Additi	on		
						Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
lassroc	m #005 (Pre School)						_	
	AC Units	Basement	1	EA	7	6-10 years		
	Ceiling - Plaster/Drywall	Basement	715	SF	7	10+ years		
	Doors - Side-lite	Basement	10	SF	7	10+ years		
	Doors - Wood Doors inclu hw	Basement	2	EA	7	10+ years		
	Floor - Wood	Basement	715	SF	6	10+ years		
	Lighting - Pendent/Surface	Basement	21	EA	7	6-10 years		
	Marker Board	Basement	36	LF	7	6-10 years		
	Storage/ Closet	Basement	40	SF	7	10+ years		
	Walls - Masonry	Basement	720	SF	7	10+ years		
	Walls - Plaster/Drywall	Basement	260	SF	7	10+ years		
	Work Sink	Basement	1	ĒΑ	7	10+ years		
N	m. #404 (Kin da mandan)							
Jassroc	om #101 (Kindergarten)	=				0.40		
	AC Units	1st Floor	2	EA	7	6-10 years		
	Casework	1st Floor	30	LF	6	10+ years		
	Ceiling - Lay-in	1st Floor	860	SF	7	10+ years		
	Doors - Transom Window	1st Floor	7	SF	7	10+ years		
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years		
	Floor - Tile	1st Floor	857	SF	7	10+ years		
	Floor - Tile	1st Floor	3	SF	5	0-1 year	Chipped/cracked	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years		
	Marker Board	1st Floor	10	LF	7	6-10 years		
	Walls - Plaster/Drywall	1st Floor	970	SF	7	10+ years		
lassroo	om #102 (Kindergarten)							
	AC Units	1st Floor	2	EA	7	6-10 years		
	Casework	1st Floor	30	LF	6	10+ years		
	Ceiling - Lay-in	1st Floor	860	SF	7	10+ years		
	Doors - Transom Window	1st Floor	7	SF	7	10+ years		
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years		
		1st Floor	860	SF	7	10+ years		
	Floor - Wood							



Catego	ry : Classroom		В	uilding	: Additi	on	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Lay-in	1st Floor	11	EΑ	7	6-10 years	
	Lighting - Lay-in	1st Floor	1	EA	6	1-2 years	Not functioning
	Marker Board	1st Floor	16	LF	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	970	SF	7	10+ years	
Classroc	om #201 (Regular Classroom)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	910	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	910	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor 2nd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor 2nd Floor	1,122	SF	6	-	
	walls - Plaster/Drywall	2110 F1001	1,122	SF	б	10+ years	
lassroc	nm #202 (Special Education)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	895	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	895	SF	6	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Marker Board	2nd Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,091	SF	6	10+ years	
Classroc	om #203 (Library)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Casework	2nd Floor	54	LF	6	10+ years	
	Casework Ceiling - Lay-in	2nd Floor 2nd Floor	895	SF	7	10+ years	
	Doors - Transom Window		9	SF	7	•	
	Doors - Transom Window Doors - Wood Doors inclu hw	2nd Floor	9	SF EA		10+ years	
		2nd Floor	· · · · · · · · · · · · · · · · · · ·		7	10+ years	
	Floor - Tile	2nd Floor	895	SF	7	10+ years	
	Lighting - Lay-in	2nd Floor	12	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,122	SF	6	10+ years	
lassroc	om #301 (Regular Classroom)						
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	910	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Doors Wood Doors India riw	514 1 1001	'		'	TOT years	

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Categor	ry : Classroom		В	uilding	: Addition		o Tremitage Avervoe, omeago, le ooo
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Floor - Wood	3rd Floor	910	SF	7	10+ years	
	Lighting - Lay-in	3rd Floor	12	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,122	SF	6	10+ years	
Classroo	m #302 (Regular Classroom)						
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	895	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	895	SF	6	10+ years	
	Lighting - Lay-in	3rd Floor	12	EA	7	6-10 years	
	Marker Board	3rd Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,091	SF	6	•	
	walls - Plastel/Drywall	310 F1001	1,091	SF	b	10+ years	
Classroo	m #303 (Regular Classroom)						
	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	6	10+ years	
	Ceiling - Lay-in	3rd Floor	895	SF	7	10+ years	
	Doors - Transom Window	3rd Floor	7	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	895	SF	6	10+ years	
	Lighting - Lay-in	3rd Floor	11	EA	7	6-10 years	
	Lighting - Lay-in	3rd Floor	1	EΑ	6	1-2 years	Not functioning
	Marker Board	3rd Floor	20	LF	7	6-10 years	· ·
	Walls - Plaster/Drywall	3rd Floor	1,091	SF	6	10+ years	
Categor	ry : Interior		В	uilding	: Additio	on	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Corridor	0 111	=	4.000				
	Ceiling - Lay-in	1st Floor	1,002	SF	7	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	3	EA	7	10+ years	
	Floor - Asphalt Floor	1st Floor	802	SF	7	10+ years	
	Floor - Asphalt Floor	1st Floor	200	SF	5	2-5 years	Cracking
	Lighting - Lay-in	1st Floor	10	EA	7	6-10 years	
		4 . = 1	4 705	C.L	7	10 L VOORO	
	Walls - Plaster/Drywall	1st Floor	1,725	SF	7	10+ years	
	Ceiling - Lay-in	1st Floor 2nd Floor	1,725 1,002	SF	7	10+ years 10+ years	
						•	
	Ceiling - Lay-in	2nd Floor	1,002	SF	7	10+ years	
	Ceiling - Lay-in Drinking Fountains - Single Fountain	2nd Floor 2nd Floor	1,002	SF EA	7 7	10+ years 6-10 years	Cracking



Catego	ry : Interior	В	Building : Addition					
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Walls - Plaster/Drywall	2nd Floor	1,725	SF	6	10+ years		
	Ceiling - Lay-in	3rd Floor	1,002	SF	7	10+ years		
	Doors - Wood Doors include hw	3rd Floor	1	EA	7	10+ years		
	Drinking Fountains - Single Fountain	3rd Floor	2	EA	7	6-10 years		
	Floor - Tile/Sheet	3rd Floor	957	SF	7	10+ years		
	Floor - Tile/Sheet	3rd Floor	45	SF	5	1-2 years	Chipping	
	Lighting - Lay-in	3rd Floor	10	EA	7	6-10 years		
	Walls - Plaster/Drywall	3rd Floor	1,725	SF	7	10+ years		
	Ceiling - Plaster/Drywall	Basement	540	SF	7	10+ years		
	Ceiling - Plaster/Drywall	Basement	36	SF	6	2-5 years		
	Doors - Wood Doors include hw	Basement	8	EA	7	10+ years		
	Drinking Fountains - Single Fountain	Basement	3	EA	7	6-10 years		
	Floor - Asphalt Floor	Basement	576	SF	5	1-2 years	Cracking throughout	
	Lighting - Pendent/Surface	Basement	15	EA	7	6-10 years		
	Lighting - Wall Mounted	Basement	2	EA	7	6-10 years		
	Stairs - Concrete Stairs	Basement	5	LF	7	10+ years		
	Walls - Plaster/Drywall	Basement	336	SF	7	10+ years		
	Walls - Structural Glazed Tile	Basement	672	SF	7	10+ years		
Safety								
,	Security Cameras	1st Floor	1	EA	7	6-10 years		
_Stairs								
	Ceiling - Plaster/Drywall	South West	192	SF	7	10+ years		
	Floor - Tile/Sheet	South West	176	SF	7	10+ years		
	Handrails	South West	75	LF	7	10+ years		
	Lighting - Pendent/Surface	South West	6	EA	7	6-10 years		
	Stairs - Concrete	South West	68	LF	7	10+ years		
	Walls - Plaster/Drywall	South West	767	SF	6	10+ years		
	Walls - Plaster/Drywall	South West	5	SF	5	1-2 years	Plaster damaged	

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Category: Exterior **Building: Leased-Branch** Recommend Location Item - Type Quantity **UOM** Rank Replacement Comments Group Entrance Exterior Doors - Store Front #1 W EΑ 4 6 6-10 years #1 W 50 LF 5 Exterior Stairs - Concrete 10+ years Broken concrete steps LF 5 Stair Handrail - Steel Stair Handrail #1 W 10 10+ years Concrete is cracking around rail posts Entrance Control - Audio and Video #2 S 1 EΑ 6 10+ years Exterior Doors - Exterior Steel Door #2 S 1 EΑ 6 10+ years Exterior Stairs - Concrete #2 S LF 5 10+ years 1 Exterior Doors - Exterior Steel Door #3 N 2 EΑ 6 10+ years Foundation Foundation - Concrete LF 7 **Entire Building** 376 10+ years Superstructure - Steel 22,489 SF 7 10+ years **Entire Building** Liahtina Exterior Lighting - Wall Mounted South Entrances 1 EΑ 6 10+ years Roof System LF Coping - Stone **Entire Building** 436 6 10+ years Entire Building LF 6 **Downspouts - Exterior Downspouts** 179 10+ years Parapet - 16" - 30" Height LF **Entire Building** 240 6 10+ years Parapet - Parapet > 30" Entire Building LF 6 196 10+ years Roof - Asphalt Gravel Ballast **Entire Building** 7,652 SF 6 10+ years This roof is closed off to the assessors. Not able to see it up close Roof Structure - Steel / Metal Deck/ SF **Entire Building** 7,652 7 10+ years Concrete Topping Walls Canopy - Metal **Entire Building** SF 10+ years 70 6 SF Exterior Walls - Brick **Entire Building** 14,936 6 10+ years Windows Lintels - Steel LF **Entire Building** 504 6 10+ years Windows - Decorative **Entire Building** 2,836 SF 6 10+ years Windows - Decorative **Entire Building** SF 6-10 years 6 No broken windows or glass block window seen **Building: Leased-Branch** Category: Electrical Recommend Location Replacement Group Item - Type Quantity **UOM** Rank Comments Emergency System Emergency A/C Power - Corridors and **Entire Building** 3,214 SF 6 10+ years

Campus Name: Seward Page: 30 of 42 Assessment Date: 02/15/2022



Catego	ry : Electrical		В	uilding	: Lease	d-Branch	
0	Hans Toma	L a satism	0	LIOM	Danis	Recommend	0
Group	Item - Type Stairs	Location	Quantity	UOM	Rank	Replacement	Comments
	Emergency A/C Power - Lunchrooms	Entire Building	4,591	SF	6	10+ years	Location change per current
	Emergency Battery Packs - Corridors and	Entire Building	20	EA	6	6-10 years	2nd floor only and basement
	Stairs	Entire Ballaing	20	LA	U	0-10 years	Zha noor only and basement
	Emergency Battery Packs - Lunchrooms	Entire Building	9	EA	6	6-10 years	Location change per current
	3 , ,	ű				,	observation basement lunch room
	Emergency Battery Packs - Multipurpose	Entire Building	4	EA	6	6-10 years	Location change per current
	Room	_				-	observation basement lunch room/
							multipurpose
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	6	6-10 years	Quantity change per current
							observation Basement and 2nd floo
	Exit Signs - Corridors and Stairs	Entire Building	12	EA	4	0-1 year	Old sign
	Exit Signs - Lunchroom	Entire Building	6	EA	4	0-1 year	Old sign
	Exit Signs - Multipurpose Room	Entire Building	2	EA	4	0-1 year	Old sign
	Security System - CCTV	Entire Building	22,489	SF	6	6-10 years	Al system Per current observation
Main Sei	rvice						
	PA System	Entire Building	22,489	SF	6	10+ years	Only 2nd floor
)	induite in						
ower D	istribution Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	Quantity change per current
	Lighting and Fower Fahers - 100 A	Entire Building	į	LA	,	10+ years	observation 2nd floor only
	Lighting and Power Panels - 100 A	Entire Building	1	EA	7	10+ years	Quantity change per current
	Lighting and Fower Fanois 1007	Zittiro Ballanig	•		•	To Fyddio	observation 2nd floor only
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	Basement
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	7	10+ years	Quantity change per current
	3 - 3	3				, ,	observation 2nd floor only
Catego	ry : Fire Protection		В	uilding	: Lease	d-Branch	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ire Alar							
	Fire Alarm Panel	Electrical Room	1	EA	7	10+ years	Only 2nd floor
	Fire Alarm Strobe Lights	Electrical Room	22,489	SF	6	10+ years	Only 2nd floor
	Fire Alarm_System	Electrical Room	22,489	SF	6	10+ years	Only 2nd floor
Catego	ry : Mechanical		В	uilding	: Lease	d-Branch	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Boiler Sy							
	Condensate Pump	Entire Building	1	EA	6	6-10 years	
	Piping - Condensate Pipe- Steel Piping - Steam Pipe- Steel	Entire Building	200	LF	6	10+ years	
		Entire Building	200	LF	6	10+ years	

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Category : Mechanical			В	uilding	: Lease	d-Branch	•
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Vacuum Pump	Entire Building	1	EA	6	2-5 years	
Heating	Devices						
	Radiators - Steam	Entire Building	2	EA	4	2-5 years	2nd floor only leased Leaking
	Radiators - Steam	Entire Building	1	EA	4	2-5 years	Basement girls toilet Leaking
	Fin Tube - Steam	Entire Building	18	LF	5	6-10 years	2nd floor only leased educational rooms
	Fin Tube - Steam	Entire Building	10	LF	4	2-5 years	Leaking pipes
Mechani	cal Plumbing						
	Hydronic Supply and Return - Galvanized	Entire Building	200	LF	6	6-10 years	
Tempera	ature Control						
•	Electric Thermostat	Entire Building	4	EA	6	6-10 years	
Ventilatio	on						
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	1	EA	7	10+ years	Boys and girls toilet
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	1	EA	7	10+ years	New item added per current observation

Category: Plumbing Building: Leased-Branch

0	Name Tama	Landin	0	LIOM	Danis	Recommend	0
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wate	er						
	Electric Heater - Less than 20 KW	2nd Floor	2	EA	6	6-10 years	Only 2nd floor leasing
	Electric Heater - Less than 20 KW	Kitchen	2	EA	6	6-10 years	, ,
Piping							
. 0	Domestic Piping-Hot Water Return Lines	Entire Building	22,489	SF	4	2-5 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	22,489	SF	4	2-5 years	
	Domestic Piping-Hot Water from Risers to	Entire Building	22,489	SF	4	2-5 years	
	Fixtures	-					
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	22,489	SF	4	2-5 years	
	Domestic Piping-Hot/Cold Water Supply	Entire Building	22,489	SF	4	2-5 years	
	(Risers)						
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	22,489	SF	4	2-5 years	
	Sanitary Piping	Entire Building	22,489	SF	5	6-10 years	
	Storm Piping	Entire Building	22,489	SF	5	6-10 years	
	Vent Piping	Entire Building	22,489	SF	5	6-10 years	

Campus Name: Seward Page : 32 of 42 Assessment Date: 02/15/2022



Category : Room			В	uilding	: Lease	d-Branch	
	_					Recommend	_
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Administ	rative Suites/Offices						
	AC Unit	2nd floor Main office	1	EA	5	6-10 years	
	Ceiling - Plaster/Drywall	2nd floor Main office	624	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd floor Main office	1	EA	6	10+ years	
	Floor - Tile/Sheet	2nd floor Main office	624	SF	5	6-10 years	
	Lighting - Pendent/Surface	2nd floor Main office	3	EA	7	6-10 years	
	Power Distribution	2nd floor Main office	8	EA	7	10+ years	
	Walls - Masonry	2nd floor Main office	10	SF	5	1-2 years	Cracked CMU
	Walls - Plaster/Drywall	2nd floor Main office	999	SF	6	10+ years	
	AC Unit	Second floor teachers lounge	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Second floor teachers lounge	350	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Second floor teachers lounge	2	EA	6	10+ years	
	Floor - Tile	Second floor teachers lounge	1	SF	4	0-1 year	Broken possible asbestos tile
	Floor - Tile/Sheet	Second floor teachers lounge	349	SF	7	10+ years	
	Lighting - Pendent/Surface	Second floor teachers lounge	2	EA	7	6-10 years	
	Power Distribution	Second floor teachers lounge	6	EA	7	6-10 years	
	Walls - Concrete Block	Second floor teachers lounge	748	SF	6	10+ years	
Kitchen							
	Ceiling - Plaster/Drywall	Basement	320	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement	1	ĒΑ	7	10+ years	
	Floor - Tile	Basement	280	SF	6	10+ years	
	Floor - Tile	Basement	10	SF	5	2-5 years	
	Floor - Tile	Basement	30	SF	4	0-1 year	Broken 9x9 possible asbestos tiles
	Lighting - Pendent/Surface	Basement	4	ĒΑ	7	6-10 years	, , , , , , , , , , , , , , , , , , , ,
	Walls - Concrete Block	Basement	715	SF	7	10+ years	
						, , , , , ,	
Lunch &	Multipurpose Room						
	Ceiling - Plaster/Drywall	1st Floor	915	SF	7	10+ years	
	Floor - Tile Quarry	1st Floor	915	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	10	EA	7	6-10 years	
	Stage	1st Floor	695	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,000	SF	7	10+ years	
	Ceiling - Plaster/Drywall	Basement	4,591	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Basement	7	EA	7	10+ years	
	Floor - Tile	Basement	4,571	SF	7	10+ years	
	Floor - Tile	Basement	20	SF	4	0-1 year	Cracked 9x9 tile
	Lighting - Pendent/Surface	Basement	24	EA	7	6-10 years	
	Serving Line	Basement	4	LF	7	10+ years	
	Walls - Plaster/Drywall	Basement	554	SF	6	6-10 years	
	Walls - Structural Glazed Tile	Basement	4,591	SF	7	10+ years	
						-	
MDF_ID	=						

Campus Name: Seward Page : 33 of 42 Assessment Date: 02/15/2022



Category : Room				Building : Leased-Branch						
					Recommend					
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
•	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years				
	Finishes	1st Floor	50	SF	7	10+ years				
	Window AC Unit	1st Floor	1	ĒΑ	4	0-1 year	Missing face trim			
						, , , , , ,	3			
echani	ical/ Service Rooms									
	Storage Room	1st Floor	200	SF	7	10+ years				
estroor	m									
2211001	Accessories	2nd Floor-Teachers Lounge	104	SF	7	6-10 years				
	Ceiling - Plaster/Drywall	2nd Floor-Teachers Lounge	104	SF	6	10+ years				
	Doors - Wood Doors inclu hw	2nd Floor-Teachers Lounge	1	ĒΑ	6	10+ years				
	Floor - Tile	2nd Floor-Teachers Lounge	5	SF	4	0-1 year	Broken 9x9 tile			
	Floor - Tile/Sheet	2nd Floor-Teachers Lounge	104	SF	5	6-10 years				
	Floor Drain	2nd Floor-Teachers Lounge	1	ĒΑ	7	10+ years				
	Lavatory	2nd Floor-Teachers Lounge	1	EΑ	6	6-10 years				
	Lighting - Pendent/Surface	2nd Floor-Teachers Lounge	1	EΑ	7	6-10 years				
	Walls - Plaster/Drywall	2nd Floor-Teachers Lounge	377	SF	6	10+ years				
	Walls - Plaster/Drywall	2nd Floor-Teachers Lounge	30	SF	4	1-2 years	Crack wall			
	Water Closet	2nd Floor-Teachers Lounge	1	ĒΑ	6	6-10 years	orden man			
	Accessories	2nd floor girl's	170	SF	7	6-10 years	Repaired			
	Ceiling - Plaster/Drywall	2nd floor girl's	145	SF	6	10+ years	rtopanoa			
	Ceiling - Plaster/Drywall	2nd floor girl's	25	SF	5	6-10 years				
	Doors - Wood Doors inclu hw	2nd floor girl's	1	EA	6	10+ years				
	Floor - Tile	2nd floor girl's	10	SF	4	0-1 year	Cracked 9x9 tile			
	Floor - Tile/Sheet	2nd floor girl's	160	SF	5	10+ years	Cracked oxo the			
	Floor Drain	2nd floor girl's	1	EA	4	1-2 years	Missing cover/debris inside			
	Lavatory	2nd floor girl's	1	EA	6	6-10 years	Repaired			
	Lavatory	2nd floor girl's	1	EA	6	6-10 years	Repaired			
	Lighting - Pendent/Surface	2nd floor girl's	2	EA	7	6-10 years				
	Partitions	2nd floor girl's	4	EA	7	10+ years				
	Walls - Concrete Block	2nd floor girl's	740	SF	6	10+ years				
	Walls - Tile Ceramic/ Porcelain	2nd floor girl's	430	SF	6	10+ years				
	Walls - Tile Ceramic/ Porcelain	2nd floor girl's	30	SF	4	0-1 year	Cracked			
	Water Closet	2nd floor girl's	4	EA	6	10+ years	Clacked			
	Accessories	Basement girls bathroom	215	SF	7	6-10 years				
	Ceiling - Plaster/Drywall	Basement girls bathroom	215	SF	7	10+ years				
	Doors - Wood Doors inclu hw	Basement girls bathroom	1	EA	7	10+ years				
	Floor - Tile	Basement girls bathroom	215	SF	6	•				
	Floor - Tile Floor Drain	Basement girls bathroom	215	Sr EA	7	10+ years 10+ years				
		Basement girls bathroom	2	EA	7	•				
	Lavatory		3	EA	7	10+ years				
	Lighting - Lay-in	Basement girls bathroom	-			6-10 years				
	Partitions	Basement girls bathroom	6	EA SF	7	10+ years	Expand pining			
	Walls - Plaster/Drywall	Basement girls bathroom	5		4	0-1 year	Exposed piping			
	Walls - Structural Glazed Tile	Basement girls bathroom	520	SF	7	10+ years				

Campus Name: Seward Page : 34 of 42 Assessment Date: 02/15/2022



y : Room		Building : Leased-Branch				
			_		Recommend	
Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Water Closet	Basement girls bathroom	6	EΑ	7	10+ years	
Accessories	Basement mens	212		7	6-10 years	
Ceiling - Plaster/Drywall	Basement mens	212		7	10+ years	
Doors - Wood Doors inclu hw	Basement mens	1		7	10+ years	
Floor - Tile	Basement mens	212	SF	6	6-10 years	
Floor Drain	Basement mens	1	EA	7	10+ years	
Lavatory	Basement mens	2		7	10+ years	
Lighting - Lay-in	Basement mens	3	EA	7	6-10 years	
Partitions	Basement mens	4	EA	7	10+ years	
Urinals	Basement mens	4	EA	7	10+ years	
Walls - Structural Glazed Tile	Basement mens	510		7	10+ years	
Water Closet	Basement mens	4	EA	7	10+ years	
Accessories	Second floor boys	175	SF	5	2-5 years	
Ceiling - Plaster/Drywall	Second floor boys	175	SF	6	10+ years	Peeling paint
Doors - Wood Doors inclu hw	Second floor boys	1	EA	6	10+ years	
Floor - Tile/Sheet	Second floor boys	175	SF	5	10+ years	
Floor Drain	Second floor boys	1	EA	7	10+ years	
Lavatory	Second floor boys	2	EA	6	6-10 years	
Lighting - Pendent/Surface	Second floor boys	2	EA	7	6-10 years	
Partitions	Second floor boys	2	EA	7	6-10 years	
Urinals	Second floor boys	4	EA	7	10+ years	
Walls - Plaster/Drywall	Second floor boys	423		6	10+ years	
Walls - Plaster/Drywall	Second floor boys	25	SF	5	0-1 year	Cracked wall
Water Closet	Second floor boys	2	EA	7	10+ years	
	Item - Type Water Closet Accessories Ceiling - Plaster/Drywall Doors - Wood Doors inclu hw Floor - Tile Floor Drain Lavatory Lighting - Lay-in Partitions Urinals Walls - Structural Glazed Tile Water Closet Accessories Ceiling - Plaster/Drywall Doors - Wood Doors inclu hw Floor - Tile/Sheet Floor Drain Lavatory Lighting - Pendent/Surface Partitions Urinals Walls - Plaster/Drywall Walls - Plaster/Drywall Walls - Plaster/Drywall	Item - TypeLocationWater ClosetBasement girls bathroomAccessoriesBasement mensCeiling - Plaster/DrywallBasement mensDoors - Wood Doors inclu hwBasement mensFloor - TileBasement mensFloor DrainBasement mensLavatoryBasement mensLighting - Lay-inBasement mensPartitionsBasement mensUrinalsBasement mensWalls - Structural Glazed TileBasement mensWater ClosetBasement mensAccessoriesSecond floor boysCeiling - Plaster/DrywallSecond floor boysDoors - Wood Doors inclu hwSecond floor boysFloor - Tile/SheetSecond floor boysFloor DrainSecond floor boysLavatorySecond floor boysLighting - Pendent/SurfaceSecond floor boysPartitionsSecond floor boysUrinalsSecond floor boysWalls - Plaster/DrywallSecond floor boysWalls - Plaster/DrywallSecond floor boys	Item - TypeLocationQuantityWater ClosetBasement girls bathroom6AccessoriesBasement mens212Ceiling - Plaster/DrywallBasement mens212Doors - Wood Doors inclu hwBasement mens1Floor - TileBasement mens212Floor DrainBasement mens2LavatoryBasement mens2Lighting - Lay-inBasement mens3PartitionsBasement mens4UrinalsBasement mens4Walls - Structural Glazed TileBasement mens510Water ClosetBasement mens510AccessoriesSecond floor boys175Ceiling - Plaster/DrywallSecond floor boys175Doors - Wood Doors inclu hwSecond floor boys1Floor - Tile/SheetSecond floor boys1Floor DrainSecond floor boys2LayatorySecond floor boys2Lighting - Pendent/SurfaceSecond floor boys2PartitionsSecond floor boys2VirinalsSecond floor boys2Valls - Plaster/DrywallSecond floor boys423Walls - Plaster/DrywallSecond floor boys25	Item - TypeLocationQuantityUOMWater ClosetBasement girls bathroom6EAAccessoriesBasement mens212SFCeiling - Plaster/DrywallBasement mens212SFDoors - Wood Doors inclu hwBasement mens1EAFloor - TileBasement mens212SFFloor DrainBasement mens1EALavatoryBasement mens2EALighting - Lay-inBasement mens3EAPartitionsBasement mens4EAUrinalsBasement mens4EAWalls - Structural Glazed TileBasement mens510SFWater ClosetBasement mens4EAAccessoriesSecond floor boys175SFCeiling - Plaster/DrywallSecond floor boys175SFFloor - Tile/SheetSecond floor boys1EAFloor DrainSecond floor boys1EALavatorySecond floor boys2EALighting - Pendent/SurfaceSecond floor boys2EAPartitionsSecond floor boys2EAUrinalsSecond floor boys4EAWalls - Plaster/DrywallSecond floor boys4EAWalls - Plaster/DrywallSecond floor boys423SFWalls - Plaster/DrywallSecond floor boys25SF	Item - TypeLocationQuantityUOMRankWater ClosetBasement girls bathroom6EA7AccessoriesBasement mens212SF7Ceiling - Plaster/DrywallBasement mens212SF7Doors - Wood Doors inclu hwBasement mens1EA7Floor - TileBasement mens212SF6Floor DrainBasement mens1EA7LavatoryBasement mens2EA7Lighting - Lay-inBasement mens3EA7PartitionsBasement mens4EA7VarinalsBasement mens4EA7Walls - Structural Glazed TileBasement mens510SF7Water ClosetBasement mens4EA7AccessoriesSecond floor boys175SF5Ceiling - Plaster/DrywallSecond floor boys175SF6Doors - Wood Doors inclu hwSecond floor boys1EA6Floor - Tile/SheetSecond floor boys1EA7LavatorySecond floor boys2EA7LavatorySecond floor boys2EA7LavatorySecond floor boys2EA7Lighting - Pendent/SurfaceSecond floor boys2EA7VirinalsSecond floor boys2EA7Valls - Plaster/DrywallSecond floor boys4EA<	Item - TypeLocationQuantityUOMRankRecommendWater ClosetBasement girls bathroom6EA710+ yearsAccessoriesBasement mens212SF76-10 yearsCeiling - Plaster/DrywallBasement mens212SF710+ yearsDoors - Wood Doors inclu hwBasement mens1EA710+ yearsFloor - TileBasement mens21SF66-10 yearsFloor DrainBasement mens1EA710+ yearsLavatoryBasement mens2EA710+ yearsLighting - Lay-inBasement mens3EA76-10 yearsPartitionsBasement mens4EA710+ yearsUrinalsBasement mens4EA710+ yearsWalls - Structural Glazed TileBasement mens510SF710+ yearsWater ClosetBasement mens4EA710+ yearsAccessoriesSecond floor boys175SF52-5 yearsCeiling - Plaster/DrywallSecond floor boys175SF510+ yearsDoors - Wood Doors inclu hwSecond floor boys175SF510+ yearsFloor - Tile/SheetSecond floor boys1EA710+ yearsFloor DrainSecond floor boys2EA76-10 yearsLighting - Pendent/SurfaceSecond floor boys2EA7 <t< td=""></t<>

Building : Leased-Branch Recommend Category : Classroom

						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Classro	om #503 (Regular Classroom)						
	AC Units	2nd Floor	2	EΑ	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	700	SF	6	10+ years	
	Chalk Board	2nd Floor	20	LF	4	2-5 years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EΑ	6	10+ years	
	Floor - Tile/Sheet	2nd Floor	700	SF	5	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	6-10 years	
	Marker Board	2nd Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	2nd Floor	1,050	SF	6	10+ years	
Classro	om #504 (Regular Classroom)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	725	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EΑ	6	10+ years	
	Floor - Tile/Sheet	2nd Floor	725	SF	5	10+ years	
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	6-10 years	

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Catego	ry : Classroom		Building : Leased-Branch						
Jaiego	iy. Olassioolii		D	unung	. Lease	Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
Jioup	Marker Board	2nd Floor	25	LF	7	6-10 years	Comments		
	Walls - Concrete Block	2nd Floor	1,077	SF	6	10+ years			
	Walls - Coliciete Block	2110 F1001	1,077	SF	U	10+ years			
Classroo	om #505 (Regular Classroom)								
	AC Units	2nd Floor	2	EA	7	6-10 years			
	Ceiling - Plaster/Drywall	2nd Floor	700	SF	6	10+ years			
	Chalk Board	2nd Floor	15	LF	4	2-5 years			
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years			
	Floor - Tile/Sheet	2nd Floor	700	SF	5	6-10 years			
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	6-10 years			
	Marker Board	2nd Floor	20	LF	7	6-10 years			
	Walls - Concrete Block	2nd Floor	1,050	SF	6	10+ years			
Classroo	om #506 (Regular Classroom)								
Classice	AC Units	2nd Floor	2	EA	7	6 10 years			
	Ceiling - Plaster/Drywall	2nd Floor 2nd Floor	725	SF	6	6-10 years 10+ years			
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	•			
	Floor - Tile/Sheet				5	10+ years			
	Lighting - Pendent/Surface	2nd Floor 2nd Floor	725 6	SF EA	5 7	6-10 years			
	Marker Board	2nd Floor	-	LF	7	6-10 years			
			25	SF		6-10 years			
	Walls - Concrete Block	2nd Floor	1,077	5F	6	10+ years			
Classroo	om #507 (Regular Classroom)								
	AC Units	2nd Floor	2	EA	7	6-10 years			
	Ceiling - Plaster/Drywall	2nd Floor	700	SF	6	10+ years			
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years			
	Floor - Tile/Sheet	2nd Floor	700	SF	5	6-10 years			
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	6-10 years			
	Marker Board	2nd Floor	27	LF	7	6-10 years			
	Walls - Concrete Block	2nd Floor	1,050	SF	6	10+ years			
Classroo	om #508 (Regular Classroom)								
Sidooroc	AC Units	2nd Floor	2	EA	7	6-10 years			
	Ceiling - Plaster/Drywall	2nd Floor	725	SF	6	10+ years			
	Doors - Wood Doors inclu hw	2nd Floor	125	EA	6	10+ years			
	Floor - Tile/Sheet	2nd Floor	725	SF	5	6-10 years			
	Lighting - Pendent/Surface	2nd Floor	6	EA	7	6-10 years			
	Marker Board	2nd Floor	25	LF	7	6-10 years			
	Walls - Concrete Block	2nd Floor	1,077	SF	6	10+ years			
	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		,-			,			
Classroc	om #509 (Regular Classroom)								
	AC Units	1st Floor	2	EA	7	6-10 years			
	Ceiling - Plaster/Drywall	1st Floor	645	SF	7	10+ years			



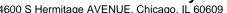
Category : Classroom			В	Building : Leased-Branch						
_				_		Recommend				
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
	Doors - Wood Doors inclu hw	1st Floor	1	EΑ	7	10+ years				
	Floor - Tile Quarry	1st Floor	645	SF	7	10+ years				
	Lighting - Pendent/Surface	1st Floor	6	EA	7	6-10 years				
	Marker Board	1st Floor	15	LF	7	6-10 years				
	Walls - Plaster/Drywall	1st Floor	674	SF	7	10+ years				
	Walls - Structural Glazed Tile	1st Floor	563	SF	7	10+ years				
Classroc	m #510 (Regular Classroom)									
	AC Units	1st Floor	2	EA	7	6-10 years				
	Ceiling - Plaster/Drywall	1st Floor	680	SF	7	10+ years				
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years				
	Floor - Tile Quarry	1st Floor	680	SF	7	•				
	Lighting - Pendent/Surface	1st Floor	6	EA	7	10+ years 6-10 years				
	Marker Board	1st Floor	12	LF CF	7	6-10 years				
	Walls - Plaster/Drywall	1st Floor	999	SF	7	10+ years				
	Walls - Structural Glazed Tile	1st Floor	223	SF	7	10+ years				
lassroc	m #511 (Regular Classroom)									
	AC Units	1st Floor	2	EA	7	6-10 years				
	Ceiling - Plaster/Drywall	1st Floor	645	SF	7	10+ years				
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years				
	Floor - Tile Quarry	1st Floor	645	SF	7	10+ years				
	Lighting - Pendent/Surface	1st Floor	3	ĒΑ	7	6-10 years				
	Lighting - Pendent/Surface	1st Floor	3	EΑ	5	2-5 years				
	Marker Board	1st Floor	15	LF	7	6-10 years				
	Walls - Plaster/Drywall	1st Floor	674	SF	7	10+ years				
	Walls - Flaster/Drywaii Walls - Structural Glazed Tile	1st Floor	563	SF	7	10+ years				
		13(1100)	300	Oi.	,	101 years				
lassroc	m #512 (Regular Classroom) AC Units	1st Floor	2	ΕΛ	7	6-10 years				
		1st Floor		EA SF	7	•				
	Ceiling - Plaster/Drywall		680		7	10+ years				
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years				
	Floor - Tile Quarry	1st Floor	680	SF	7	10+ years				
	Lighting - Pendent/Surface	1st Floor	6	EA	7	6-10 years				
	Marker Board	1st Floor	15	LF	7	6-10 years				
	Walls - Plaster/Drywall	1st Floor	999	SF	7	10+ years				
	Walls - Structural Glazed Tile	1st Floor	223	SF	7	10+ years				
atego	ry : Interior		Building : Leased-Branch							
Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments			
Corridor	nom - Type	Location	Quantity		Kank	Replacement	Comments			
	Ceiling - Plaster/Drywall	1st Floor	2,056	SF	7	10+ years				

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Catego	ry : Interior		Building : Leased-Branch						
_				_		Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
	Doors - Wood Doors include hw	1st Floor	4	EA	7	10+ years			
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	6-10 years			
	Floor - Tile Quarry	1st Floor	2,056	SF	7	10+ years			
	Lighting - Pendent/Surface	1st Floor	21	EA	7	6-10 years			
	Stairs - Concrete Stairs	1st Floor	7	LF	7	10+ years			
	Walls - Plaster/Drywall	1st Floor	2,693	SF	7	10+ years			
	Ceiling - Plaster/Drywall	2nd Floor	678	SF	6	10+ years			
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	10+ years			
	Floor - Tile/Sheet	2nd Floor	678	SF	5	6-10 years			
	Lighting - Pendent/Surface	2nd Floor	4	EA	7	6-10 years			
	Walls - Concrete Block	2nd Floor	1,546	SF	6	10+ years			
Stairs									
	Ceiling - Plaster/Drywall	North East	285	SF	6	10+ years	Peeling paint		
	Floor - Epoxy/ Painted	North East	228	SF	7	10+ years	.		
	Handrails	North East	115	LF	7	10+ years			
	Lighting - Pendent/Surface	North East	2	EA	7	6-10 years			
	Lighting - Wall Mounted	North East	3	EA	7	6-10 years			
	Stairs - Asphalt	North East	80	LF	6	10+ years			
	Walls - Plaster/Drywall	North East	918	SF	6	10+ years	Peeling paint		
	Ceiling - Plaster/Drywall	North West	285	SF	6	1-2 years	Peeling paint		
	Floor - Epoxy/ Painted	North West	228	SF	7	10+ years			
	Handrails	North West	115	LF	7	10+ years			
	Lighting - Pendent/Surface	North West	2	EA	7	6-10 years			
	Lighting - Wall Mounted	North West	3	EA	7	6-10 years			
	Stairs - Asphalt	North West	80	LF	6	10+ years			
	Walls - Plaster/Drywall	North West	918	SF	6	10+ years	Crack paint		
	Ceiling - Plaster/Drywall	South West	285	SF	6	10+ years			
	Floor - Tile	South West	252	SF	5	10+ years			
	Handrails	South West	115	LF	7	10+ years			
	Lighting - Pendent/Surface	South West	2	EA	7	6-10 years			
	Lighting - Wall Mounted	South West	3	EA	7	6-10 years			
	Stairs - Tile	South West	80	LF	5	10+ years			
	Walls - Plaster/Drywall	South West	918	SF	6	10+ years			

Campus Name: Seward Page : 38 of 42 Assessment Date: 02/15/2022





Category : Site **Building: Site**

Catego	ry : Site	Building : Site								
						Recommend				
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
Civil/Dra	inage									
	Civil/ Drainage - Catch Basin	Entire Site	4	EA	6	10+ years				
	Civil/ Drainage - Site Manhole	Entire Site	5	EA	6	10+ years				
	3					,				
Fencina										
J	Fencing - Chain Link	Entire Site	82	LF	5	6-10 years				
	Fencing - New Standard Ornamental	Entire Site	257	LF	7	10+ years				
	Fencing - Old Standard Ornamental	Entire Site	681	LF	5	6-10 years				
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	94	LF	6	10+ years				
Landaga										
Landsca	ре Landscape - Grass	Entire Site	1,129	SF	6	10+ years				
	Landscape - Grass Landscape - Hardscape- Concrete	Entire Site	451	SF	6	10+ years				
	Parkway trees	Entire Site	21	EA	6	10+ years				
	Play Area - Hardscape- Asphalt	Entire Site	9,169	SF	4	1-2 years	Play area has numerous potholes			
	riay / troa	Zitaro ono	0,100	O.	•	1 2 youro	and tripping hazards bumps and such			
							throughout.			
							Ğ			
Parking I	_ot									
	Surface - Asphalt	Entire Site	37,354	SF	4	1-2 years	Extremely worn out asphalt with			
							extensive alligatored surface.			
							Potholes and large dips and bumps.			
	Surface - Concrete	Entire Site	848	SF	6	10+ years				
	Trash Enclosure - Chain Links	Entire Site	720	SF	6	10+ years				
Playgrou	ind									
- , ,	Equipment - Pre K 3-5	South West Site	1	EA	7	10+ years				
	Surface - Poured Surface	South West Site	982	SF	7	6-10 years				
0:1 "										
Sidewalk		Fusing Cita	40.205			10				
	Sidewalks - Perimeter Sidewalks Sidewalks - Perimeter Sidewalks	Entire Site Entire Site	10,395 110	SF SF	6 5	10+ years	Cracked concrete, upheaved tree			
	Sidewarks - Perimeter Sidewarks	Entire Site	110	SF	Э	1-2 years	grates			
	Sidewalks - Perimeter Sidewalks	Entire Site	110	SF	5	1-2 years	Cracked concrete			
	Sidewalks - Perimeter Sidewalks	Entire Site	110	SF	5	1-2 years	Cracked concrete			
	Oldewalks - 1 elimeter Oldewalks	Littine Oile	110	Oi	3	1-2 years	Oracked concrete			
Signage										
	Flag Pole - Building Mounted Flag Pole	Entire building	1	EA	6	10+ years				
	Flag Pole - Flag Pole	Entire building	1	EA	6	10+ years				
	Marquee - Free Standing Back Lighted	Entire building	1	EA	6	10+ years				
	-	-				-				

Campus Name: Seward Page : 39 of 42 Assessment Date: 02/15/2022



William H Seward Communication Arts Academy ES

4600 S Hermitage AVENUE, Chicago, IL 60609

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

Classroom Summary				Floor Plan		Glazed	Operable		
			Room	Room	Area	Window	Window	Window	Smart-
Current Usage	Intended Usage	Room Location	Number	Number	(SF)	Area	Area	Stop	Board
Building : Main									
Art Room	Regular Classroom	2nd Floor	206	206	850	72	36	N	N
Computer Lab	Regular Classroom	3rd Floor	309	309	825	72	36	N	Υ
Health	Play Room	Basement	007	Boys' Play	760	80	40	N	N
				Rm					
Office	Regular Classroom	3rd Floor	313	313	420	40	20	N	N
Pre School	Other Instructional Use	Basement	006	7	850	80	40	N	Y
Regular Classroom	Regular Classroom	1st Floor	104	104	810	100	50	N	N
Regular Classroom	Regular Classroom	1st Floor	105	105	810	100	50	N	N
Regular Classroom	Regular Classroom	1st Floor	106	106	820	100	50	N	N
Regular Classroom	Regular Classroom	1st Floor	107	107	850	125	62	N	N
Regular Classroom	Regular Classroom	1st Floor	108	108	738	100	50	N	N
Regular Classroom	Regular Classroom	1st Floor	109	109	810	125	62	N	N
Regular Classroom	Regular Classroom	2nd Floor	204	204	825	72	36	N	N
Regular Classroom	Regular Classroom	2nd Floor	205	205	835	72	36	N	N
Regular Classroom	Regular Classroom	2nd Floor	207	207	880	108	54	N	N
Regular Classroom	Regular Classroom	2nd Floor	208	208	754	90	45	N	N
Regular Classroom	Regular Classroom	2nd Floor	209	209	825	72	36	N	N
Regular Classroom	Regular Classroom	3rd Floor	304	304	825	72	36	N	N
Regular Classroom	Regular Classroom	3rd Floor	305	305	825	72	36	N	N
Regular Classroom	Regular Classroom	3rd Floor	306	306	850	72	36	N	N
Regular Classroom	Regular Classroom	3rd Floor	308	308	754	90	45	N	N
Science Classroom	Regular Classroom	3rd Floor	307	307	1,013	108	54	N	N
Special Education	Office	2nd Floor	211	211	434	40	20	N	N
D. T. P A. L. P. C									
Building : Addition	IZ:	Ast Elson	404	NIA.	000	450	75	L NI	N.
Kindergarten	Kindergarten	1st Floor	101	NA 100	860	150	75	N	N
Kindergarten	Regular Classroom	1st Floor	102	102	860	150	75	N	N
Library	Regular Classroom	2nd Floor	203	203	895	90	45	N	N
Pre School	Multi Purpose Room	Basement	005	Room 5 - split	715	60	30	N	N
Regular Classroom	Regular Classroom	2nd Floor	201	201	910	90	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	301	301	910	90	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	302	302	895	90	45	N	N
Regular Classroom	Regular Classroom	3rd Floor	303	303	895	90	45	N	N
Special Education	Regular Classroom	2nd Floor	202	202	895	90	45	N	N
	, 5		•	•					
Building : Leased-Branch									
Regular Classroom	Regular Classroom	1st Floor	509	509	645	111	8	N	N



Classroom Summary

-				Floor Plan		Glazed	Operable		
			Room	Room	Area	Window	Window	Window	Smart-
Current Usage	Intended Usage	Room Location	Number	Number	(SF)	Area	Area	Stop	Board
Regular Classroom	Regular Classroom	1st Floor	510	510	680	169	8	N	N
Regular Classroom	Regular Classroom	1st Floor	511	511	645	111	8	N	N
Regular Classroom	Regular Classroom	1st Floor	512	512	680	169	8	N	N
Regular Classroom	Regular Classroom	2nd Floor	503	503	700	166	12	N	Y
Regular Classroom	Regular Classroom	2nd Floor	504	504	725	169	12	N	N
Regular Classroom	Regular Classroom	2nd Floor	505	505	700	166	12	N	Y
Regular Classroom	Regular Classroom	2nd Floor	506	506	725	169	12	N	Y
Regular Classroom	Regular Classroom	2nd Floor	507	507	700	166	12	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	508	508	725	169	12	N	N