

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	4	37,216
Addition	1911	3	32,113
Campus Total			69,329

Catego	Category : Exterior			uilding	: Main		
Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance	9						
	Exterior Doors - Exterior Steel Door	#1 SE	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#1 SE	5	EA	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#1.5 S	1	EA	7	10+ years	
	Exterior Doors - Transom Lite	#1.5 S	1	EA	7	10+ years	
	Exterior Stairs - Concrete	#1.5 S	3	LF	7	10+ years	
	Exterior Doors - Exterior Steel Door	#2 S	3	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#2 S	3	EA	6	6-10 years	
	Exterior Stairs - Concrete	#2 S	40	LF	6	10+ years	
	Stair Handrail - Steel_Stair Handrail	#2 S	30	LF	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#2.5 S	1	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#2.5 S	1	EA	6	6-10 years	
	Exterior Stairs - Concrete	#2.5 S	3	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	#3 Exit S	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#3 Exit S	1	EA	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#8 E	1	EA	6	10+ years	
	Exterior Doors - Transom Lite	#8 E	1	EA	6	10+ years	
_Foundat	ion						
	Foundation - Masonry	Entire Building	362	LF	7	10+ years	
	Superstructure - Heavy Timber	Entire Building	37,216	SF	7	10+ years	
_Lighting							

Campus Name: Stem Page : 1 of 30 Assessment Date: 02/23/2022



1522 W Fillmore STREET, Chicago, IL 60607

Catego	ry : Exterior		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Exterior Lighting - Wall Mounted	Entire Building	9	EA	6	6-10 years	
Roof Sys							
	Coping - Metal	Lower Roof - Southwest	30	LF	6	6-10 years	
	Downspouts - Interior Downspouts	Lower Roof - Southwest	37	LF	6	6-10 years	
	Parapet - Parapet > 30"	Lower Roof - Southwest	20	LF	6	10+ years	
	Roof - Modified Bitumen	Lower Roof - Southwest	200	SF	6	6-10 years	No access
	Roof Structure - Heavy Timber	Lower Roof - Southwest	200	SF	6	10+ years	
	Access Ladder - Metal	Main Roof	1	EA	7	10+ years	
	Coping - Metal	Main Roof	400	LF	6	6-10 years	
	Coping - Stone	Main Roof	26	LF	6	10+ years	
	Downspouts - Exterior Downspouts	Main Roof	220	LF	6	6-10 years	
	Downspouts - Interior Downspouts	Main Roof	42	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	Main Roof	26	LF	6	10+ years	
	Roof - Metal	Main Roof	300	SF	6	10+ years	
	Roof - Modified Bitumen	Main Roof	7,520	SF	6	6-10 years	
	Roof - Modified Bitumen	Main Roof	900	SF	4	1-2 years	
	Roof Hatch - Metal	Main Roof	1	ĒΑ	7	10+ years	
	Roof Structure - Heavy Timber	Main Roof	8,720	SF	7	10+ years	
	ricer en detaile ricery rimber		0,. =0	•	•	.o. you.o	
Walls							
	Exterior Walls - Brick	Entire Building	19,048	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	550	SF	5	10+ years	Tuckpointing
	Exterior Walls - Stone-Cast	Entire Building	1,810	SF	6	10+ years	
		3	,		-	,	
Windows	3						
	Curtain wall - Insulated Panel	Entire Building	540	SF	6	10+ years	
	Guard - Guards wire guard	Entire Building	225	SF	6	6-10 years	
	Lintels - Brick	Entire Building	278	ĹF	6	10+ years	
	Lintels - Stone	Entire Building	202	LF	6	10+ years	
	Windows - Decorative	Entire Building	102	SF	6	6-10 years	
	Windows - Sash Aluminum	Entire Building	420	SF	6	6-10 years	
	Windows - Sash Aluminum Double-pane	Entire Building	2,581	SF	6	6-10 years	
	·	G	·			•	
Catego	ry : Electrical		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Emerger	ncy System						
	Emergency A/C Power - Corridors and	4th Floor, Entire Building	4,009	SF	6	6-10 years	
	Stairs						
	Exit Signs - Corridors and Stairs	Entire Building	20	EA	7	6-10 years	
	Emergency Battery Packs - Corridors and	Entire Building	39	EA	6	6-10 years	
	Stairs						

Campus Name: Stem Page : 2 of 30 Assessment Date: 02/23/2022



Catego	ry : Electrical		B	uilding	· Main	10	22 W Fillmore STREET, Chicago, IL 60607
Gulogo				anamg	· Wan	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Emergency Battery Packs - Students Toilets	Entire Building	2	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	37,216	SF	6	6-10 years	
Power D	istribution						
	Lighting and Power Panels - 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	2	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	7	10+ years	
Catego	ry : Fire Protection		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Fire Alar	m						
	Fire Alarm Strobe Lights	Entire Building	37,216	SF	7	6-10 years	
	Fire Alarm_System	Entire Building	37,216	SF	7	6-10 years	
	Fire Pump Controller	Entire Building	1	EA	4	0-1 year	The fire pump controller is beyond its useful life
							dorar mo
Pump Ro	oom Assembly						
	Fire Pump - 25-50 hp	Mechanical Room	1	EA	6	10+ years	
	Jockey Pump	Mechanical Room	1	EA	6	10+ years	
Sprinkle	System						
•	Sprinkler Heads	Entire Building	37,216	SF	7	6-10 years	
	Sprinkler Piping	Entire Building	37,216	SF	6	10+ years	
	Wet Sprinkler System	Entire Building	37,216	SF	7	10+ years	
Catego	ry : Mechanical		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Air Hand	ling Systems						
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 25001 - 35000 cfm	Mechanical Room	1	EA	6	10+ years	
	Air Intake	Mechanical Room	1	EA	7	10+ years	
	Auxiliaries - 25001 - 35000 cfm	Mechanical Room	1	EA	6	10+ years	
	Return Duct Work - Masonry and Ducts-	Mechanical Room	100	LF	7	10+ years	
	Missing or Existing Shaft		_		_		
	Zone Dampers	Mechanical Room	3	EA	6	10+ years	
Boiler Sy	estems						
,	Piping - Condensate Pipe- Steel	Entire Building	200	LF	6	10+ years	
	Piping - Steam Pipe- Steel	Entire Building	200	LF	6	10+ years	
	Steam Traps	Entire Building	30	EA	5	10+ years	



Building: Main Category : Mechanical Recommend Group Item - Type Location Quantity UOM Rank Replacement Comments Heating Devices Wall Heater - Electric **Entire Building** 3 EΑ 4 2-5 years Temperature Control Pneumatic System **Entire Building** 37,216 SF 6 10+ years Thermostats - Pneumatic **Entire Building** 20 FΑ 6 10+ years Ventilation Exhaust Fans- Roof Mounted - 500 - 1500 Roof 2 EΑ 7 10+ years Exhaust Fans- Roof Mounted - Greater than EΑ Roof 7 10+ years 8000 CFM **Category: Plumbing Building: Main** Recommend Location Item - Type Quantity UOM Rank Replacement Comments Group Hot Water 2 Electric Heater - Less than 20 KW 1st Floor EΑ 7 6-10 years _Pipina Domestic Piping-Hot Water Return Lines Entire Building 37.216 SF 6 10+ years Domestic Pining-Hot Water Return Risers SF Entire Building 37 216 10± vears

Domestic Figing-Hot Water Return Risers	Entire building	31,210	OF-	U	10+ years	
Domestic Piping-Hot Water from Risers to	Entire Building	37,216	SF	6	10+ years	
Fixtures						
Domestic Piping-Hot/Cold Water Supply	Entire Building	37,216	SF	6	10+ years	
(Horizontal Lines)						
Domestic Piping-Hot/Cold Water Supply	Entire Building	37,216	SF	6	10+ years	
(Risers)	-				-	
Domestic Piping-Hot/Cold Water Supply	Entire Building	37,216	SF	6	10+ years	
(from Risers to Fixtures)	· ·				•	
Sanitary Piping	Entire Building	37,216	SF	6	10+ years	
Storm Piping	Entire Building	37,216	SF	6	10+ years	
Vent Piping	Entire Building	37,216	SF	6	10+ years	
. 5	9	•			•	

Category: Room **Building: Main** Recommend Group Item - Type Location Quantity UOM Rank Replacement Comments Administrative Suites/Offices Ceiling - Lay-in SF 7 Rm 109- Engineer's Office 143 10+ years Ceiling - Plaster/Drywall Rm 109- Engineer's Office 625 SF 6 10+ years Doors - Steel Doors incl hw Rm 109- Engineer's Office 2 EΑ 7 10+ years



Category: Room **Building: Main** Recommend Group Item - Type Location Quantity UOM Rank Replacement **Comments** 10+ years Floor - Concrete Rm 109- Engineer's Office 143 SF 5 Floor - Wood Rm 109- Engineer's Office SF 5 605 10+ years Changed to match current observations/not hardwood it's wood panels Floor - Wood Rm 109- Engineer's Office 20 SF 4 0-1 year Chipped 7 Lighting - Lay-in Rm 109- Engineer's Office 1 EΑ 10+ years Lighting - Pendent/Surface Rm 109- Engineer's Office 5 EΑ 7 6-10 years Power Distribution Rm 109- Engineer's Office 8 EΑ 7 10+ years Storage/ Closet Rm 109- Engineer's Office 152 SF 7 10+ years SF Walls - Concrete Block Rm 109- Engineer's Office 100 7 10+ years SF Walls - Masonry Rm 109- Engineer's Office 100 7 10+ years Walls - Plaster/Drywall Rm 109- Engineer's Office 1.005 SF 6 10+ years Ceiling - Plaster/Drywall Rm 110- PE Teacher & Community 466 SF 7 10+ years Resource Center (Storage) Rm 110- PE Teacher & Community Doors - Steel Doors incl hw EΑ 7 1 10+ years Resource Center (Storage) Rm 110- PE Teacher & Community SF Floor - Concrete 466 5 10+ years Resource Center (Storage) Lighting - Pendent/Surface Rm 110- PE Teacher & Community 6 EΑ 7 6-10 years Resource Center (Storage) Power Distribution Rm 110- PE Teacher & Community 8 EΑ 7 10+ years Resource Center (Storage) Walls - Plaster/Drywall Rm 110- PE Teacher & Community 890 SF 6 10+ years Resource Center (Storage) Ceiling - Plaster/Drywall SF Rm 211- English Language 138 7 10+ years Learner's Office Doors - Side-lite Rm 211- English Language 22 SF 7 10+ years Learner's Office Doors - Steel Doors incl hw Rm 211- English Language 1 EΑ 7 10+ years Newly replaced Learner's Office Doors - Transom Window Rm 211- English Language 5 SF 7 10+ years Learner's Office Floor - Wood Rm 211- English Language SF 138 7 10+ years Learner's Office Lighting - Pendent/Surface Rm 211- English Language 3 EΑ 7 6-10 years Learner's Office Power Distribution Rm 211- English Language 4 EΑ 7 10+ years Learner's Office Storage/ Closet Rm 211- English Language 16 SF 5 10+ years Broken glass Learner's Office Walls - Plaster/Drywall Rm 211- English Language 548 SF 7 10+ years Learner's Office Ceiling - Lay-in Rm 311- Office 253 SF 6 10+ years SF Ceiling - Lay-in Rm 311- Office 6 0-1 year Water damage



Catego	ry : Room		Building : Main					
_				_		Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Doors - Steel Doors incl hw	Rm 311- Office	1	EA	7	10+ years		
	Floor - Wood	Rm 311- Office	259	SF	6	10+ years		
	Lighting - Lay-in	Rm 311- Office	3	EA	7	6-10 years		
	Power Distribution	Rm 311- Office	4	EA	7	10+ years		
	Walls - Plaster/Drywall	Rm 311- Office	954	SF	6	10+ years		
Mechani	cal/ Service Rooms							
	Air Intake Plenums	Entire Building	705	SF	5	10+ years		
	Mechanical/ Service Rooms	Entire Building	100	SF	7	10+ years		
	Mechanical/ Service Rooms	Entire Building	75	SF	7	10+ years	Elevator machine room	
	Mechanical/ Service Rooms	Entire Building	72	SF	5	10+ years	Pump Room	
	Mechanical/ Service Rooms	Entire Building	668	SF	5	10+ years	116	
	Storage Room	Entire Building Entire Building	100	SF	7	10+ years	Storage 114	
	Storage Room	Entire Building Entire Building	165	SF	7	10+ years	Storage 114 Storage 111	
	Storage Room	Entire Building Entire Building	627	SF	7	10+ years		
				SF SF			Book room 112	
	Storage Room	Entire Building	230		7	10+ years	Storage 120 / Quantity changed to match current observations	
	Storage Room	Entire Building	65	SF	7	10+ years	Storage 123	
	Storage Room	Entire Building	120	SF	7	10+ years	Storage 109C	
	Storage Room	Entire Building	1,000	SF	7	10+ years	Storage 122/ Quantity changed to match current observations	
	Storage Room	Entire Building	100	SF	5	10+ years	Inside 116 mechanical	
Restroor	m							
	Accessories	4th Floor Boy's- Next to 409	169	SF	7	6-10 years		
	Ceiling - Plaster/Drywall	4th Floor Boy's- Next to 409	169	SF	7	10+ years		
	Doors - Steel Doors incl hw	4th Floor Boy's- Next to 409	1	ĒΑ	7	10+ years		
	Floor - Tile Ceramic/ Porcelain	4th Floor Boy's- Next to 409	169	SF	7	10+ years		
	Floor Drain	4th Floor Boy's- Next to 409	1	EA	7	10+ years		
	Hand Dryer	4th Floor Boy's- Next to 409	2	EΑ	7	6-10 years		
	Lavatory	4th Floor Boy's- Next to 409	2	EΑ	7	10+ years		
	Lighting - Lay-in	4th Floor Boy's- Next to 409	3	EΑ	7	6-10 years		
	Partitions	4th Floor Boy's- Next to 409	1	EA	7	10+ years		
	Urinals	4th Floor Boy's- Next to 409	2	EA	7	10+ years		
	Walls - Plaster/Drywall	4th Floor Boy's- Next to 409	132	SF	7	10+ years		
	Walls - Tile Ceramic/ Porcelain	4th Floor Boy's- Next to 409	397	SF	7	-		
			39 <i>1</i> 1	EA	7	10+ years		
	Water Closet	4th Floor Boy's- Next to 409	= -			10+ years		
	Accessories	4th Floor Girl's Next to 413	466	SF	7	6-10 years		
	Ceiling - Plaster/Drywall	4th Floor Girl's- Next to 413	466	SF	7	10+ years		
	Doors - Steel Doors incl hw	4th Floor Girl's- Next to 413	1	EA	7	10+ years		
	Floor - Tile Ceramic/ Porcelain	4th Floor Girl's- Next to 413	466	SF	7	10+ years		
	Floor Drain	4th Floor Girl's- Next to 413	1	EA	7	10+ years		
	Hand Dryer	4th Floor Girl's- Next to 413	2	EA	7	6-10 years		
	Lavatory	4th Floor Girl's- Next to 413	2	EA	7	10+ years		



atego	ry : Room		В	uilding	: Main		
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Lay-in	4th Floor Girl's- Next to 413	5	EA	7	6-10 years	
	Partitions	4th Floor Girl's- Next to 413	3	EA	7	10+ years	
	Walls - Plaster/Drywall	4th Floor Girl's- Next to 413	132	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	4th Floor Girl's- Next to 413	397	SF	7	10+ years	
	Water Closet	4th Floor Girl's- Next to 413	3	EA	7	10+ years	
`ataga	ry : Classroom		D	uilding	. Main		
alego	y . Classicolli		Б	ununig	. IVIAIII	Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
lassroo	m #113 (Store Room)		•			•	
	AC Units	1st Floor	2	EA	7	6-10 years	
	Casework	1st Floor	20	LF	7	10+ years	
	Ceiling - Exposed	1st Floor	915	SF	7	10+ years	Changed to match current
			0.0	О.	•	. o · you.o	observation
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	915	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	2	SF	7	10+ years	
	Work Sink	1st Floor	2	EA	7	10+ years	
	77. 11000 (Office)						
lassroo	m #209 (Office)	0.15				0.40	
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	938	SF	6	10+ years	
	Chalk Board	2nd Floor	4	LF	4	2-5 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	938	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,564	SF	7	10+ years	
lassroo	m #210 (Regular Classroom)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	1,177	SF	7	10+ years	
	Chalk Board	2nd Floor	10	LF	4	2-5 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	1,177	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	16	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,483	SF	7	10+ years	
	wans - i laster/Drywan	2110 1 1001	2,403	OI.	,	10+ years	
·laceroo	m #212 (Computer Lab)						
1000100	III #212 (Ovinpulei Lau)						



Catego	ry : Classroom		В	uilding	: Main		
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	1,177	SF	6	10+ years	
	Chalk Board	2nd Floor	8	LF	4	2-5 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	1,177	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	16	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,483	SF	7	10+ years	
	Wireless System	2nd Floor	1	ĒΑ	7	6-10 years	
lassroo	om #213 (Computer Lab)						
	AC Units	2nd Floor	2	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor	938	SF	7	10+ years	
	Chalk Board	2nd Floor	16	LF	4	2-5 years	
	Doors - Steel Doors incl hw	2nd Floor	10	EA	7	10+ years	
	Floor - Wood	2nd Floor	938	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor 2nd Floor	12	LF	7		
						6-10 years	
	Storage/ Closet	2nd Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,564	SF	7	10+ years	
	Wireless System	2nd Floor	1	EA	7	6-10 years	
lassroo	om #214 (Art Room)						
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	40	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,220	SF	7	10+ years	
	Chalk Board	2nd Floor	8	LF	4	2-5 years	
	Doors - Steel Doors incl hw	2nd Floor	1	EΑ	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,220	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	[^] 16	EA	7	6-10 years	
	Marker Board	2nd Floor	10	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,532	SF	7	10+ years	
	Work Sink	2nd Floor	4	ĒΑ	7	10+ years	
	om #309 (Regular Classroom)						
lassroo		3rd Floor	1	EA	7	6-10 years	
lassroo	AC Units		1,219	SF	6	10+ years	Changed to match current
lassroo	AC Units Ceiling - Exposed	3rd Floor	1,219	0.	· ·	, ,	
lassroo		3rd Floor 3rd Floor	1,219	LF	4	2-5 years	observation
lassroo	Ceiling - Exposed		,			·	



Catego	ry : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	16	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	2,464	SF	6	10+ years	
Classroo	om #310 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Exposed	3rd Floor	928	SF	6	10+ years	Changed to match current observation
	Ceiling - Exposed	3rd Floor	10	SF	4	0-1 year	Water damage
	Chalk Board	3rd Floor	16	LF	4	2-5 years	water damage
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Tile	3rd Floor	938	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor		EA	7	6-10 years	
	Marker Board	3rd Floor	16 10	LF	7		
						6-10 years	
	Storage/ Closet	3rd Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,564	SF	5	10+ years	
Classroo	om #312 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Ceiling - Exposed	3rd Floor	938	SF	6	10+ years	Changed to match current observation
	Chalk Board	3rd Floor	16	LF	4	2-5 years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Tile	3rd Floor	938	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	12	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,564	SF	6	10+ years	
	Walls - Flastel/Drywall	314 F1001	1,304	SF	b	10+ years	
Classroo	m #313 (Regular Classroom)						
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Exposed	3rd Floor	1,218	SF	6	10+ years	Changed to match current observation
	Ceiling - Exposed	3rd Floor	1	SF	4	0-1 year	Water damage
	Chalk Board	3rd Floor	16	LF	4	2-5 years	
	Doors - Steel Doors incl hw	3rd Floor	1	ĒΑ	7	10+ years	
	Floor - Tile	3rd Floor	1,219	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	10	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	164	SF	7	10+ years	
				SF	7 6	•	
	Walls - Plaster/Drywall	3rd Floor	2,525	OL.	Ö	10+ years	



Catego	ry : Classroom		В	uilding	: Main		
	,		_			Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_	Work Sink	3rd Floor	2	EA	7	10+ years	
laceron	m #314 (Science Lab Level 1)						
<u> </u>	AC Units	3rd Floor	2	EA	7	6-10 years	
	Casework	3rd Floor	40	LF	7	10+ years	
	Ceiling - Exposed	3rd Floor	938	SF	6	•	Changed to match current
	Ceiling - Exposed	Sid Flooi	930	SF	O	10+ years	observation
	Chalk Board	3rd Floor	8	LF	4	2-5 years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Eye Wash Station	3rd Floor	1	EΑ	7	10+ years	
	Floor - Tile	3rd Floor	938	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	10	LF	7	6-10 years	
	Science Lab Elements	3rd Floor	36	SF	7	10+ years	
	Storage/ Closet	3rd Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,546	SF	6	10+ years	
	Work Sink		1,540	EA	7	,	
	WOLK SILIK	3rd Floor	5	EA	/	10+ years	
lassroo	m #409 (Regular Classroom)						
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Exposed	4th Floor	938	SF	6	10+ years	Changed to match current observation
	Chalk Board	4th Floor	4	LF	4	2-5 years	observation
	Doors - Steel Doors incl hw	4th Floor	1	EA	7	10+ years	
	Floor - Wood	4th Floor	938	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	14	EA	7	6-10 years	
	Marker Board	4th Floor	18	LF	7		
				SF	, 6	6-10 years	
	Walls - Plaster/Drywall	4th Floor	1,564	SF	6	10+ years	
lassroo	m #410 (Other Instructional Use)						
	AC Units	4th Floor	1	EA	7	6-10 years	
	Ceiling - Exposed	4th Floor	1,000	SF	6	10+ years	Changed to match current observation
	Chalk Board	4th Floor	16	LF	4	2-5 years	
	Doors - Steel Doors incl hw	4th Floor	10	EA	7	10+ years	
	Floor - Wood	4th Floor	1,000	SF	6	10+ years	
	Lighting - Lay-in	4th Floor	1,000	EA	7	6-10 years	
	Marker Board	4th Floor	16	LF	7	6-10 years	
		4th Floor	_	SF	7		
	Storage/ Closet		164	SF SF		10+ years	
	Walls - Plaster/Drywall	4th Floor	2,523	SF	6	10+ years	
lassroo	m #412 (Regular Classroom)						
	AC Units	4th Floor	1	EA	7	6-10 years	

Campus Name: Stem Page : 10 of 30 Assessment Date: 02/23/2022



Catego	ry : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
-	Ceiling - Exposed	4th Floor	1,000	SF	6	10+ years	Changed to match current
							observation
	Chalk Board	4th Floor	18	LF	4	2-5 years	
	Doors - Steel Doors incl hw	4th Floor	1	EA	7	10+ years	
	Floor - Wood	4th Floor	1,000	SF	6	10+ years	
	Lighting - Lay-in	4th Floor	16	EA	7	6-10 years	
	Marker Board	4th Floor	12	LF	7	6-10 years	
	Storage/ Closet	4th Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	2,523	SF	6	10+ years	
Classroo	m #413 (Regular Classroom)						
	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	6	LF	7	10+ years	
	Ceiling - Exposed	4th Floor	938	SF	7	10+ years	Changed to match current
	•					•	observation
	Chalk Board	4th Floor	16	LF	4	2-5 years	
	Doors - Steel Doors incl hw	4th Floor	1	EA	7	10+ years	
	Floor - Tile	4th Floor	938	SF	6	10+ years	
	Lighting - Pendent/Surface	4th Floor	16	EA	7	6-10 years	
	Marker Board	4th Floor	12	LF	7	6-10 years	
	Storage/ Closet	4th Floor	164	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	1,564	SF	6	10+ years	
	Work Sink	4th Floor	2	EA	7	10+ years	
lassroo	m #414 (Science)						
1000100	AC Units	4th Floor	1	EA	7	6-10 years	
	Casework	4th Floor	40	LF	7	10+ years	
	Ceiling - Exposed	4th Floor	1,000	SF	6	10+ years	Changed to match current
			.,		•	, , , , , , , , , , , , , , , , , , , ,	observation
	Doors - Steel Doors incl hw	4th Floor	1	EA	7	10+ years	
	Eye Wash Station	4th Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	4th Floor	1,000	SF	5	10+ years	
	Lighting - Pendent/Surface	4th Floor	16	EA	7	6-10 years	
	Marker Board	4th Floor	10	LF	7	6-10 years	
	Science Lab Elements	4th Floor	36	SF	7	10+ years	
	Storage/ Closet	4th Floor	160	SF	7	10+ years	
	Walls - Plaster/Drywall	4th Floor	2,523	SF	6	10+ years	
	Work Sink	4th Floor	5	EA	7	10+ years	
atego	ry : Interior		В	uilding	: Main		
				9		Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Corridor							



Lighting - Pendent/Surface

Building: Main Category : Interior Recommend Group Item - Type Location Quantity **UOM** Rank Replacement Comments Ceiling - Plaster/Drywall 1st Floor 1.287 SF 10+ vears 7 Doors - Steel Doors incl hw 1st Floor 2 EΑ 7 10+ years Doors - Transom Window 1st Floor 29 SF 7 10+ years Doors - Wood Doors include hw 3 EΑ 7 1st Floor 10+ years SF 7 Floor - Tile/Sheet 1st Floor 1,287 10+ years Lighting - Pendent/Surface 7 1st Floor EΑ 6-10 years 18 Walls - Masonry 1st Floor 90 SF 7 10+ years Walls - Plaster/Drywall SF 1st Floor 3.115 7 10+ years SF Ceiling - Plaster/Drywall 2nd Floor 949 7 10+ years Doors - Steel Doors incl hw 2nd Floor 2 EΑ 7 10+ years Floor - Tile/Sheet 2nd Floor 252 SF 5 10+ years Floor - Wood 2nd Floor 697 SF 6 10+ years Lighting - Pendent/Surface 2nd Floor 13 EΑ 7 6-10 years SF 7 Walls - Plaster/Drywall 2nd Floor 3.048 10+ years Ceiling - Exposed SF 3rd Floor 1,211 6 10+ years Changed to match current observation Doors - Steel Doors incl hw 7 3rd Floor 2 EΑ 10+ years SF Floor - Tile/Sheet 3rd Floor 252 5 10+ years SF 7 Floor - Wood 3rd Floor 949 10+ vears Lighting - Pendent/Surface 3rd Floor 13 EΑ 7 6-10 years Student Lockers - One Tier 3rd Floor EΑ 7 10+ years 7 Student Lockers - Two Tiers 3rd Floor 114 EΑ 10+ years SF 3,046 Walls - Plaster/Drywall 3rd Floor 6 10+ years SF Ceiling - Exposed 4th Floor 941 7 10+ years Changed to match current observation SF Floor - Wood 4th Floor 941 6 10+ years Lighting - Pendent/Surface 7 4th Floor 12 EΑ 6-10 years Student Lockers - One Tier 4th Floor EΑ 7 10+ years 4 Student Lockers - Two Tiers 4th Floor 124 EΑ 7 10+ years Walls - Plaster/Drywall 4th Floor 2,491 SF 6 10+ years Stairs SF Ceiling - Exposed Stairwell #1 637 6 10+ years Changed to match current observation Floor - Rubber Floor Stairwell #1 328 SF 6 10+ years Stairwell #1 LF 7 Handrails 150 10+ years Lighting - Pendent/Surface 7 Stairwell #1 FΑ 6-10 years 4 Stairs - Rubber Stairwell #1 450 LF Changed to match current 6 10+ years observation SF Walls - Plaster/Drywall 3,506 6 10+ years Stairwell #1 Ceiling - Plaster/Drywall Stairwell #2 (1st flr to 2nd flr only) SF 7 10+ years 206 Floor - Rubber Floor Stairwell #2 (1st flr to 2nd flr only) SF 100 7 10+ years Handrails Stairwell #2 (1st flr to 2nd flr only) 50 LF 7 10+ years

2

EΑ

7

6-10 years

Stairwell #2 (1st flr to 2nd flr only)





Catego	Category : Interior				: Main		,
				Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Stairs - Rubber	Stairwell #2 (1st flr to 2nd flr only)	110	LF	7	10+ years	Quantity changed to match current observations
	Walls - Plaster/Drywall	Stairwell #2 (1st flr to 2nd flr only)	872	SF	7	10+ years	
	Ceiling - Exposed	Stairwell #3	233	SF	7	10+ years	Changed to match current observation
	Floor - Tile	Stairwell #3	328	SF	6	10+ years	
	Handrails	Stairwell #3	150	LF	7	10+ years	
	Lighting - Pendent/Surface	Stairwell #3	4	EA	7	6-10 years	
	Stairs - Rubber	Stairwell #3	450	LF	7	10+ years	
	Walls - Plaster/Drywall	Stairwell #3	2,173	SF	6	10+ years	
_Vertical (Conveyance						
	Elevator - Hydraulic Elevator	South	1	EA	6	10+ years	



Category : Exterior Building : Addition

					. Additi	Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Entrance	-	Location	Quantity	COM	Italik	Replacement	Comments
Епшапсе	Exterior Doors - Exterior Steel Door	#4 S	4	EA	6	6-10 years	
	Exterior Stairs - Concrete	#4 S	12	LF	6	10+ years	
	Entrance Control - Audio and Video	#4 S #5 S	12	EA	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#5 S	2	EA	6	6-10 years	
	Exterior Doors - Side lite	#5 S	2	EA	6	6-10 years	
	Power Door Operator and Controls	#5 S	2	EA	7	6-10 years	
	Entrance Control - Audio and Video	#5 S #6 W	1	EA	6	6-10 years	
	Exterior Doors - Exterior Steel Door	#6 W	3	EA	6	6-10 years	
	Power Door Operator and Controls	#6 W	2	EA	7		
	Exterior Doors - Exterior FRP Door	#7 Exit N	1	EA		6-10 years	
	Exterior Doors - Exterior FRP Door Exterior Doors - Transom Lite	#7 Exit N #7 Exit N	1	EA	6 6	6-10 years	
	Exterior Doors - Transom Lite	#/ EXILIN	I	EA	O	6-10 years	
Foundati	on						
	Foundation - Masonry	Entire Building	543	LF	7	10+ years	
	Superstructure - Steel with Clay Tile Arch	Entire Building	32,113	SF	7	10+ years	
منځمانم							
				EA	6	6-10 years	
<u> </u>	Exterior Lighting - Daranet or Doof Mounted	Entire Building	.,				
Lignung	Exterior Lighting - Parapet or Roof Mounted	Entire Building	3				
Lighting	Exterior Lighting - Parapet or Roof Mounted Exterior Lighting - Wall Mounted	Entire Building Entire Building	12	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted						
	Exterior Lighting - Wall Mounted	Entire Building		EA	6	6-10 years	
	Exterior Lighting - Wall Mounted stem Access Ladder - Metal	Entire Building Main Roof	12	EA EA	7	6-10 years 10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	12	EA	6	6-10 years	
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner	Entire Building Main Roof Main Roof	12 1 80	EA LF	7	6-10 years 10+ years 10+ years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar	Entire Building Main Roof	12	EA EA	7 6	6-10 years 10+ years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner	Entire Building Main Roof Main Roof	12 1 80	EA LF	7 6	6-10 years 10+ years 10+ years 1-2 years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone	Entire Building Main Roof Main Roof Main Roof	12 1 80 10 474	EA EA LF LF	6 7 6 5	6-10 years 10+ years 10+ years 1-2 years 10+ years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts	Entire Building Main Roof Main Roof Main Roof Main Roof	12 1 80 10	EA EA LF LF	6 7 6 5	6-10 years 10+ years 10+ years 1-2 years 10+ years 6-10 years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height	Entire Building Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof	12 1 80 10 474 136	EA LF LF LF LF	6 7 6 5 6 6	6-10 years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30"	Entire Building Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof	12 1 80 10 474 136 237 237	EA LF LF LF LF LF LF	6 7 6 5 6 6 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 10+ years	Stepped cracking
	Exterior Lighting - Wall Mounted Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height	Entire Building Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof	12 1 80 10 474 136 237	EA LF LF LF LF LF	6 7 6 5 6 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 10+ years 10+ years 10+ years	Stepped cracking
	Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal	Entire Building Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof Main Roof	12 1 80 10 474 136 237 237 9,044 1	EA LF LF LF LF LF SF	6 7 6 5 6 6 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 10+ years 10+ years 10+ years 10+ years	Stepped cracking
	Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch	Main Roof	12 1 80 10 474 136 237 237 9,044 1 9,044	EA LF LF LF LF SF EA SF	6 7 6 5 6 6 6 6 7 7	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 10+ years 10+ years 10+ years 10+ years 10+ years	Stepped cracking
	Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone	Main Roof	12 1 80 10 474 136 237 237 9,044 1	EA LF LF LF LF SF EA SF LF	6 7 6 5 6 6 6 6 6 7	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years	Stepped cracking
	Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts	Main Roof Morth Low Roof	12 1 80 10 474 136 237 237 9,044 1 9,044 148	EA LF LF LF LF SF EA SF	6 7 6 5 6 6 6 6 7 7 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years	Stepped cracking
	Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts Parapet - Parapet > 30"	Main Roof Morth Low Roof North Low Roof	12 1 80 10 474 136 237 237 9,044 1 9,044 148 36 148	EA LF LF LF LF SF EA SF LF LF	6 7 6 5 6 6 6 6 7 7 6 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years	Stepped cracking
	Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts Parapet - Parapet > 30" Roof - Modified Bitumen	Main Roof Morth Low Roof North Low Roof	12 1 80 10 474 136 237 237 9,044 1 9,044 148 36 148 2,427	EA LF LF LF LF SF EA SF LF LF SF	6 7 6 5 6 6 6 6 7 7 6 6	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 2-5 years	Stepped cracking
	Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts Parapet - Parapet > 30" Roof - Modified Bitumen Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts Parapet - Parapet > 30" Roof - Modified Bitumen Roof Structure - Steel with Clay Tile Arch	Main Roof Morth Low Roof North Low Roof	12 1 80 10 474 136 237 237 9,044 1 9,044 148 36 148 2,427 2,427	EA LF LF LF LF SF EA SF LF LF SF SF	6 7 6 5 6 6 6 6 6 7 7 6 6 6 5 7	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 2-5 years 10+ years	Stepped cracking
Lighting_	Stem Access Ladder - Metal Chimney - Brick Chimney- Concrete/ Mortar Liner Chimney - Brick Chimney- Concrete/ Mortar Liner Coping - Stone Downspouts - Exterior Downspouts Parapet - 16" - 30" Height Parapet - Parapet > 30" Roof - Modified Bitumen Roof Hatch - Metal Roof Structure - Steel with Clay Tile Arch Coping - Stone Downspouts - Exterior Downspouts Parapet - Parapet > 30" Roof - Modified Bitumen	Main Roof Morth Low Roof North Low Roof	12 1 80 10 474 136 237 237 9,044 1 9,044 148 36 148 2,427	EA LF LF LF LF SF EA SF LF LF SF	6 7 6 5 6 6 6 6 6 6 6 6 6 5	10+ years 10+ years 10+ years 1-2 years 10+ years 6-10 years 10+ years 2-5 years	Stepped cracking

Campus Name: Stem Page : 14 of 30 Assessment Date: 02/23/2022



Julian	ory : Exterior		В	Building : Addition				
			_			Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
	Roof - Modified Bitumen	South Low Roof	2,550	SF	6	6-10 years		
	Roof Structure - Steel with Clay Tile Arch	South Low Roof	2,550	SF	7	10+ years		
	Roof - Metal	Southwest parking	600	SF	6	10+ years		
	Roof Structure - Steel / Metal Deck/	Southwest parking	600	SF	7	10+ years		
	Concrete Topping	3				, , , , , ,		
Valls								
valis	Canopy - Concrete/ Stucco	Entire Building	50	SF	6	10+ years		
	Exterior Walls - Brick	Entire Building	23,127	SF	6	10+ years		
	Exterior Walls - Brick	Entire Building Entire Building	200	SF	5	10+ years		
	Exterior Walls - Stone-Cast		592	SF	6	-		
	Exterior Walls - Storie-Cast	Entire Building	592	SF	b	10+ years		
Vindows								
	Guard - Guards wire guard	Entire Building	1,680	SF	7	10+ years		
	Lintels - Steel	Entire Building	446	LF	7	10+ years		
	Windows - Sash Aluminum Double-pane	Entire Building	4,443	SF	7	10+ years		
Catego	ory : Electrical		Building : Addition					
						Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
merger	ncy System							
	Emergency A/C Power - Corridors and Stairs	1st floor and Entire Building	6,207	SF	7	6-10 years		
	Emergency A/C Power - Gym	1st floor and Entire Building	2,818	SF	7	6-10 years		
	Emergency A/C Power - Lunchrooms	1st floor and Entire Building	1,265	SF	7	6-10 years		
	Automatic Transfer Switch	Electrical Room	1,200	EA	6	6-10 years		
	Security System - Intrusion Detection	Entire Building	32,113	SF	6	6-10 years		
	Exit Signs - Corridors and Stairs	Entire Building	11	EA	7	6-10 years		
	Exit Signs - Comdors and Stairs Exit Signs - Gym	Entire Building	3	EA	6	6-10 years		
	Exit Signs - Gym	Entire Building	3	EA	7	6-10 years		
	EXIL SIGHS - EURICHIOOHI		3	LA				
		Entiro Duildina		⊏∧	6	6 10 vooro		
	Emergency Battery Packs - Corridors and Stairs	Entire Building	36	EA	6	6-10 years		
	Emergency Battery Packs - Corridors and	Entire Building Entire Building		EA EA	6 6	6-10 years 6-10 years		
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Gym	Entire Building	36 8		6	6-10 years		
	Emergency Battery Packs - Corridors and Stairs	_	36	EA	-	•		
Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Gym Emergency Battery Packs - Lunchrooms Emergency Battery Packs - Students Toilets	Entire Building Entire Building	36 8 5	EA EA	6 6	6-10 years 6-10 years		
∕lain Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Gym Emergency Battery Packs - Lunchrooms Emergency Battery Packs - Students Toilets ervice Main Electrical Service - 1600 A	Entire Building Entire Building	36 8 5	EA EA	6 6	6-10 years 6-10 years		
<i>l</i> lain Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Gym Emergency Battery Packs - Lunchrooms Emergency Battery Packs - Students Toilets	Entire Building Entire Building Entire Building	36 8 5 5	EA EA EA	6 6 6	6-10 years 6-10 years 6-10 years		

Campus Name: Stem Page: 15 of 30 Assessment Date: 02/23/2022



Catego	ry : Electrical		В	uildina	: Additi	on	
	.,		_			Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ower D	istribution						
	Lighting and Power Panels - 100 A	1st Floor, Electrical Room, Entire Building	1	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	1st Floor, Electrical Room, Entire Building	12	EA	7	10+ years	
	Main Distribution Panels - 400 - 600 amp	1st Floor, Electrical Room , Entire Building	4	EA	7	10+ years	
	Main Distribution Panels - Greater than 600 amp	1st Floor, Electrical Room , Entire Building	1	EA	7	10+ years	
	Transformers - 120/240 - 120/208	1st Floor, Electrical Room , Entire Building	1	EA	6	10+ years	
Catego	ry : Fire Protection		В	uilding	: Additi		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Fire Alar							
	Fire Alarm Panel	Electrical Room	1	EA	6	10+ years	
	Fire Alarm Strobe Lights	Electrical Room	32,113	SF	7	6-10 years	
	Fire Alarm_System	Electrical Room	32,113	SF	6	6-10 years	
Sprinkle	r System						
	Sprinkler Heads	Entire Building	32,113	SF	7	10+ years	
	Sprinkler Piping	Entire Building	32,113	SF	6	10+ years	
Catego	ry : Mechanical		В	uildina	: Additi	on	
						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ir Conc	litioning						
	Heat Pump- Ceiling Mounted- Electric Heating & DX Cooling Self Contained Air Cooled Compressor - Less than 3 tons	1st Floor	1	EA	6	10+ years	No access to the unit
Air Hand	lling Systems						
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	Mechanical Room	1	EA	6	10+ years	
	Air Intake	Mechanical Room	1	EA	7	10+ years	
	Auxiliaries - 15001 - 25000 cfm	Mechanical Room	1	EA	6	10+ years	
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Mechanical Room	100	LF	7	10+ years	
	Zone Dampers	Mechanical Room	15	EA	6	10+ years	
	Air Handling Unit- Built Up- Single Zone-	Mechanical Room	1	EA	5	10+ years	Serves the gym
	Steam Coils - 4000 - 8000 cfm						



Catego	ry : Mechanical		В	uilding	: Additi	on	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Air Intake	Mechanical Room	1	EA	7	10+ years	
	Auxiliaries - 4000 - 8000 cfm	Mechanical Room	1	EA	6	10+ years	
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Mechanical Room	100	LF	7	10+ years	
Boiler Sy	/stems						
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 201 - 300 HP	Boiler Room	1	EA	6	10+ years	
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 201 - 300 HP	Boiler Room	1	EA	6	10+ years	
	Chemical Feed System	Boiler Room	1	EA	6	10+ years	
	Combustion Dampers	Boiler Room	2	EA	6	10+ years	
	Condensate Pump	Boiler Room	2	EA	6	10+ years	
	Feed Water Pumps and Tank	Boiler Room	1	EΑ	6	10+ years	
	Non Condensing- Fire Tube- Scotch Marine-	Boiler Room	1	EA	6	10+ years	
	Steam- Low Pressure Boiler - 201 - 300 HP		·		-	, , , , , , , , , , , , , , , , , , , ,	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 201 - 300 HP	Boiler Room	1	EA	6	10+ years	Boiler 1 data plate is corroded, barely legible
	Piping - Condensate Pipe- Steel	Boiler Room	400	LF	6	10+ years	legible
	Piping - Steam Pipe- Steel	Boiler Room	400	LF	6	10+ years	
	Steam Traps	Boiler Room	400	EA	6	10+ years	
Heating	Devices						
	Unit Heater - Electric	Entire Building	1	EΑ	6	6-10 years	
	Unit Heater - Gas	Entire Building	1	EA	6	6-10 years	
	Unit Heater - Steam	Entire Building	2	EΑ	6	6-10 years	
	Wall Heater - Electric	Entire Building	5	EA	6	6-10 years	
_Mechani	cal Plumbing						
	Condensate-Steel or Galvanized	Entire Building	200	LF	6	10+ years	
_Tempera	ature Control						
	Electric Thermostat	Entire Building	1	EA	6	6-10 years	
	Pneumatic System	Entire Building	32,113	SF	5	2-5 years	
	Thermostats - Pneumatic	Entire Building	15	EA	6	6-10 years	
_Ventilation							
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	1	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building	1	EA	7	10+ years	
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	1	EA	7	10+ years	
	Type II Exhaust Hood- Warming Kitchen	Entire Building	1	EA	7	10+ years	

Campus Name: Stem Page: 17 of 30 Assessment Date: 02/23/2022



Category : Mechanical

Building : Addition

Recommend

Group Item - Type

Location

Quantity UOM Rank Replacement Comments

Category : Plumbing Building : Addition

						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Hot Wate	er						
	Electric Heater - Less than 20 KW	Entire Building	3	EA	7	6-10 years	No access to all units
	Electric Heater - Less than 20 KW	Entire Building	1	EA	6	6-10 years	
_Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	32,113	SF	6	10+ years	
	Domestic Piping-Hot Water Return Risers	Entire Building	32,113	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to	Entire Building	32,113	SF	6	10+ years	
	Fixtures						
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	32,113	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	32,113	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	32,113	SF	6	10+ years	
	Sanitary Piping	Entire Building	32,113	SF	6	10+ years	
	Storm Piping	Entire Building	32,113	SF	6	10+ years	
	Vent Piping	Entire Building	32,113	SF	6	10+ years	
Pumps							
	Pumps - Domestic Booster Pump-Duplex	Mechanical Room	1	EA	6	6-10 years	
	Pumps - Sump-Duplex	Mechanical Room	1	EA	6	10+ years	

Category : Room Building : Addition

.	Mana Tana	Landon	0	LIOM	Danila	Recommend	0
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Administ	rative Suites/Offices						
	AC Unit	101A copy room in main office	1	EA	7	6-10 years	
	Ceiling - Exposed	101A copy room in main office	326	SF	6	10+ years	
	Doors - Steel Doors incl hw	101A copy room in main office	1	EA	7	10+ years	
	Floor - Carpet	101A copy room in main office	326	SF	6	6-10 years	
	Lighting - Pendent/Surface	101A copy room in main office	4	EA	6	6-10 years	
	Power Distribution	101A copy room in main office	9	EA	7	10+ years	
	Walls - Plaster/Drywall	101A copy room in main office	1,050	SF	6	10+ years	
	AC Unit	Main Office, 1st Floor Room 101	2	EA	7	6-10 years	
	Ceiling - Exposed	Main Office, 1st Floor Room 101	608	SF	6	10+ years	Changed to match current
							observation
	Doors - Side-lite	Main Office, 1st Floor Room 101	35	SF	7	10+ years	
	Doors - Steel Doors incl hw	Main Office, 1st Floor Room 101	1	EΑ	7	10+ years	

Campus Name: Stem Page : 18 of 30 Assessment Date: 02/23/2022



Catego	ry : Room		Building : Addition					
				-		Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
-	Doors - Transom Window	Main Office, 1st Floor Room 101	9	SF	7	10+ years		
	Floor - Carpet	Main Office, 1st Floor Room 101	608	SF	6	6-10 years		
	Lighting - Pendent/Surface	Main Office, 1st Floor Room 101	9	EA	7	6-10 years		
	Power Distribution	Main Office, 1st Floor Room 101	14	EA	7	10+ years		
	Storage/ Closet	Main Office, 1st Floor Room 101	24	SF	5	10+ years		
	Walls - Plaster/Drywall	Main Office, 1st Floor Room 101	1,258	SF	6	10+ years		
	AC Unit	Principal's Office	2	EA	7	6-10 years	Changed to match current observation	
	Ceiling - Exposed	Principal's Office	834	SF	6	10+ years	Changed to match current observation	
	Doors - Side-lite	Principal's Office	18	SF	7	10+ years		
	Doors - Steel Doors incl hw	Principal's Office	1	EA	7	10+ years		
	Doors - Transom Window	Principal's Office	7	SF	7	10+ years		
	Floor - Wood	Principal's Office	834	SF	6	10+ years	Changed to match current observation	
	Lighting - Pendent/Surface	Principal's Office	12	EA	7	6-10 years	Changed to match current observation	
	Power Distribution	Principal's Office	10	EA	7	10+ years		
	Storage/ Closet	Principal's Office	35	SF	5	10+ years		
	Walls - Plaster/Drywall	Principal's Office	1,389	SF	6	10+ years		
	Work SInk	Principal's Office	1	EA	7	10+ years		
Gymnasi	ia							
	Ceiling - Exposed	1st Floor Room 105	2,818	SF	6	10+ years	Changed to match current observation	
	Doors - Steel Doors incl hw	1st Floor Room 105	2	EA	7	10+ years		
	Doors - Transom Window	1st Floor Room 105	6	SF	7	10+ years		
	Floor - Wood	1st Floor Room 105	2,818	SF	6	10+ years	Changed to match current observation	
	Lighting - Metal Halide/Sodium Vapor	1st Floor Room 105	12	EA	7	6-10 years		
	Lighting - Pendent/Surface	1st Floor Room 105	1	EA	6	6-10 years		
	Stage	1st Floor Room 105	430	SF	6	10+ years		
	Stage Curtain	1st Floor Room 105	2	EΑ	7	6-10 years		
	Stage Lift	1st Floor Room 105	1	EΑ	7	10+ years		
	Stage Lighting System	1st Floor Room 105	1	EA	7	6-10 years		
	Stage-Stairs - Wood	1st Floor Room 105	8	LF	6	10+ years		
	Walls - Plaster/Drywall	1st Floor Room 105	4,599	SF	6	10+ years	Changed to match current observation	
Kitchen								
MOHOH	AC Unit	1st Floor	1	EA	7	6-10 years		
	Ceiling - Lay-in	1st Floor	600	SF	6	10+ years		
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years		
	200.0 0.00.200.0							

Campus Name: Stem Page: 19 of 30 Assessment Date: 02/23/2022



∍atego	ry : Room		Building : Addition				
						Recommend	
€roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Lighting - Lay-in	1st Floor	7	EΑ	7	6-10 years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	905	SF	6	10+ years	
unch &	Multipurpose Room						
	AC Unit	1st floor 102	2	EA	7	6-10 years	
	Ceiling - Lay-in	1st floor 102	1,265	SF	6	10+ years	
	Doors - Side-lite	1st floor 102	16	SF	7	10+ years	
	Doors - Transom Window	1st floor 102	8	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st floor 102	2	EA	6	10+ years	
	Floor - Tile	1st floor 102	1,265	SF	6	10+ years	
				EA	6	•	
	Lighting - Lay-in	1st floor 102	19	LF		6-10 years	
	Serving Line	1st floor 102	10		6	10+ years	
	Storage/ Closet	1st floor 102	25	SF	5	10+ years	
	Walls - Plaster/Drywall	1st floor 102	76	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	1st floor 102	1,253	SF	6	10+ years	
IDF_ID	F						
		1st Floor	1	EA	6	10+ years	
	Doors - Steel Doors incl hw	151 F1001					
	Doors - Steel Doors incl hw Finishes			SF	7	10+ years	
		1st Floor 1st Floor 1st Floor	135 1	SF EA	7 7	10+ years 6-10 years	Changed to match current
	Finishes	1st Floor	135				Changed to match current observation
1echani	Finishes Other Cooling Unit	1st Floor	135				
1echani	Finishes Other Cooling Unit cal/ Service Rooms	1st Floor 1st Floor	135 1	EA	7	6-10 years	
1echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums	1st Floor 1st Floor 1st Floor	135 1	EA SF	7 5	6-10 years 10+ years	
1echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room	1st Floor 1st Floor 1st Floor 1st Floor	135 1 246 1,106	EA SF SF	5 5	6-10 years 10+ years 10+ years	
1echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor	246 1,106 417	SF SF SF	5 5 7	6-10 years 10+ years 10+ years 10+ years	
1echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet	1st Floor	246 1,106 417 27	SF SF SF SF	5 5 7 5	6-10 years 10+ years 10+ years 10+ years 10+ years 10+ years	
1echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms	1st Floor	246 1,106 417 27 65	SF SF SF SF SF	5 5 7 5 5	10+ years 10+ years 10+ years 10+ years 10+ years 10+ years	
le chani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms	1st Floor	246 1,106 417 27 65 295	SF SF SF SF SF SF	7 5 5 7 5 5 5	10+ years	
<u>1echani</u>	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room	1st Floor	246 1,106 417 27 65 295 20	SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5	10+ years	
<u>lechani</u>	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room	1st Floor	246 1,106 417 27 65 295 20 101	SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5	10+ years	
lecha ni	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 2nd Floor	246 1,106 417 27 65 295 20 101 20	SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5	10+ years	
lecha ni	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet	1st Floor 2nd Floor 2nd Floor	246 1,106 417 27 65 295 20 101 20 27	SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5 7 7	10+ years	
<i>l</i> echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room	1st Floor 2nd Floor 2nd Floor 2nd Floor	246 1,106 417 27 65 295 20 101 20 27	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 7 7	10+ years	
lecha ni	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room Janitor's Closet Storage Room Janitor's Closet	1st Floor 2nd Floor 2nd Floor	246 1,106 417 27 65 295 20 101 20 27	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5 7 7	10+ years	
lechani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room	1st Floor 2nd Floor 2nd Floor 2nd Floor	246 1,106 417 27 65 295 20 101 20 27	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 7 7	10+ years	
	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room	1st Floor 2nd Floor 2nd Floor 2nd Floor 3rd Floor	246 1,106 417 27 65 295 20 101 20 27 19	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5 7 7 7	10+ years	
	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 2st Floor 2nd Floor 2nd Floor 2nd Floor 3rd Floor 3rd Floor	246 1,106 417 27 65 295 20 101 20 27 19	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 5 7 7 7	10+ years	
	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room Janitor's Closet Storage Room Janitor's Closet Storage Room Anitor's Closet Storage Room Janitor's Closet Storage Room Anitor's Closet	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 2nd Floor 2nd Floor 2nd Floor 2nd Floor 3rd Floor 3rd Floor 3rd Floor	246 1,106 417 27 65 295 20 101 20 27 19 27 19	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 7 7 7 5 5	10+ years	
	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 2nd Floor 2nd Floor 2nd Floor 2nd Floor 3rd Floor 3rd Floor 3rd Floor 3rd Floor 3rd Floor	246 1,106 417 27 65 295 20 101 20 27 19 27 19	SF SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 7 7 7 5 5	10+ years	
<i>l</i> echani	Finishes Other Cooling Unit cal/ Service Rooms Air Intake Plenums Boiler Room Coal Room Janitor's Closet Mechanical/ Service Rooms Mechanical/ Service Rooms Storage Room Storage Room Janitor's Closet Janitor's Closet Storage Room Janitor's Closet Storage Room Janitor's Closet Storage Room Anitor's Closet Storage Room Janitor's Closet Storage Room Anitor's Closet	1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 1st Floor 2nd Floor 2nd Floor 2nd Floor 2nd Floor 3rd Floor 3rd Floor 3rd Floor	246 1,106 417 27 65 295 20 101 20 27 19 27 19	SF SF SF SF SF SF SF SF SF SF	7 5 5 7 5 5 5 7 7 7 5 5	10+ years	

Campus Name: Stem Page : 20 of 30 Assessment Date: 02/23/2022







Building: Addition Category: Room Recommend Group Item - Type Location Quantity UOM Rank Replacement **Comments** Lavatory 140. 1st Floor Boy's Restroom 2 FΑ 10+ vears 7 140. 1st Floor Boy's Restroom 3 EΑ 7 6-10 years Lighting - Pendent/Surface **Partitions** 140. 1st Floor Boy's Restroom 2 FΑ 7 10+ years 2 EΑ 7 Urinals 140. 1st Floor Boy's Restroom 10+ years SF Walls - Concrete Block 140. 1st Floor Boy's Restroom 318 7 10+ years SF 7 Walls - Structural Glazed Tile 140. 1st Floor Boy's Restroom 318 10+ years Water Closet 140. 1st Floor Boy's Restroom EΑ 7 2 10+ years SF Accessories 142 unisex staff restroom 60 7 6-10 years SF Ceiling - Plaster/Drywall 142 unisex staff restroom 60 7 10+ years Doors - Steel Doors incl hw 1 FΑ 7 10+ years 142 unisex staff restroom Floor - Tile Ceramic/ Porcelain 142 unisex staff restroom 60 SF 6 10+ years Floor Drain 142 unisex staff restroom 1 EΑ 7 10+ years Hand Dryer 142 unisex staff restroom 1 EΑ 7 6-10 years 7 Lavatory 142 unisex staff restroom 1 EΑ 10+ years Lighting - Lay-in 7 142 unisex staff restroom 1 EΑ 6-10 years Walls - Concrete Block 202 SF 7 142 unisex staff restroom 10+ years SF 7 Walls - Structural Glazed Tile 142 unisex staff restroom 51 10+ years Water Closet 142 unisex staff restroom 1 EΑ 7 10+ years SF 145. 1st floor girl's restroom 177 7 6-10 years Accessories SF Ceiling - Plaster/Drywall 145. 1st floor girl's restroom 177 6 10+ years Floor - Tile Ceramic/ Porcelain 145. 1st floor girl's restroom 177 SF 6 10+ years 7 10+ years Floor Drain 145. 1st floor girl's restroom 1 EΑ 2 7 Hand Drver 145. 1st floor girl's restroom EΑ 6-10 years 2 Lavatory 145. 1st floor girl's restroom FΑ 6 10+ years Lighting - Pendent/Surface 3 FΑ 7 145. 1st floor girl's restroom 6-10 years **Partitions** 145. 1st floor girl's restroom 4 FΑ 7 10+ years Changed to match current observation Walls - Concrete Block 145. 1st floor girl's restroom 239 SF 6 10+ years SF Walls - Plaster/Drywall 145. 1st floor girl's restroom 244 6 10+ years Walls - Structural Glazed Tile 145. 1st floor girl's restroom 138 SF 6 10+ years Water Closet 145. 1st floor girl's restroom 4 FΑ 7 10+ years Accessories 240. 2nd Floor Boy's Restroom 215 SF 7 6-10 years SF 7 Ceiling - Plaster/Drywall 240. 2nd Floor Boy's Restroom 215 10+ years Floor - Tile Ceramic/ Porcelain 240. 2nd Floor Boy's Restroom 215 SF 6 10+ years Floor Drain 7 240. 2nd Floor Boy's Restroom 1 EΑ 10+ years 2 EΑ 7 Hand Dryer 240. 2nd Floor Boy's Restroom 6-10 years 2 Lavatory 240. 2nd Floor Boy's Restroom EΑ 7 10+ years Lighting - Pendent/Surface 240. 2nd Floor Boy's Restroom 3 EΑ 7 6-10 years **Partitions** 240. 2nd Floor Boy's Restroom 2 EΑ 7 10+ years 2 Urinals 240. 2nd Floor Boy's Restroom EΑ 7 10+ years Walls - Concrete Block 240. 2nd Floor Boy's Restroom 76 SF 7 10+ years SF 7 Walls - Structural Glazed Tile 240. 2nd Floor Boy's Restroom 744 10+ years Water Closet 240. 2nd Floor Boy's Restroom 2 EΑ 7 10+ years SF 7 Accessories 242. Staff restroom 22 6-10 years

Campus Name: Stem Page: 21 of 30 Assessment Date: 02/23/2022





Category : Room Building : Addition

Catego	ry:Room		В	uliaing	: Additi	on	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Ceiling - Plaster/Drywall	242. Staff restroom	22	SF	7	10+ years	
	Doors - Steel Doors incl hw	242. Staff restroom	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	242. Staff restroom	22	SF	6	10+ years	
	Lavatory	242. Staff restroom	1	EA	7	10+ years	
	Lighting - Wall Mounted	242. Staff restroom	1	EA	7	6-10 years	
	Walls - Structural Glazed Tile	242. Staff restroom	174	SF	6	10+ years	
	Water Closet	242. Staff restroom	1	EA	6	10+ years	
	Accessories	245. 2nd floor girl's restroom	177	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	245. 2nd floor girl's restroom	177	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	245. 2nd floor girl's restroom	177	SF	7	10+ years	
	Floor Drain	245. 2nd floor girl's restroom	1	EA	7	10+ years	
	Hand Dryer	245. 2nd floor girl's restroom	2	EA	7	6-10 years	
	Lavatory	245. 2nd floor girl's restroom	2	EA	7	10+ years	
	Lighting - Pendent/Surface	245. 2nd floor girl's restroom	3	EA	7	6-10 years	
	Partitions	245. 2nd floor girl's restroom	4	EA	7	10+ years	
	Walls - Concrete Block	245. 2nd floor girl's restroom	239	SF	7	10+ years	
	Walls - Plaster/Drywall	245. 2nd floor girl's restroom	246	SF	7	10+ years	
	Walls - Structural Glazed Tile	245. 2nd floor girl's restroom	138	SF	7	10+ years	
	Water Closet	245. 2nd floor girl's restroom	3	EA	7	10+ years	
	Water Closet	245. 2nd floor girl's restroom	1	EA	7	10+ years	
	Accessories	340. 3rd Floor Boy's Restroom	215	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	340. 3rd Floor Boy's Restroom	215	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	340. 3rd Floor Boy's Restroom	215	SF	6	10+ years	
	Floor Drain	340. 3rd Floor Boy's Restroom	1	ĒΑ	7	10+ years	
	Hand Dryer	340. 3rd Floor Boy's Restroom	2	EA	7	6-10 years	
	Lavatory	340. 3rd Floor Boy's Restroom	2	EA	6	10+ years	
	Lighting - Pendent/Surface	340. 3rd Floor Boy's Restroom	3	EA	7	6-10 years	
	Partitions	340. 3rd Floor Boy's Restroom	2	EA	7	10+ years	
	Urinals	340. 3rd Floor Boy's Restroom	2	EA	6	10+ years	
	Walls - Concrete Block	340. 3rd Floor Boy's Restroom	318	SF	6	10+ years	
	Walls - Structural Glazed Tile	340. 3rd Floor Boy's Restroom	318	SF	6	10+ years	
	Water Closet	340. 3rd Floor Boy's Restroom	2	ĒΑ	6	10+ years	
	Accessories	342 unisex staff restroom	60	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	342 unisex staff restroom	60	SF	6	10+ years	
	Doors - Steel Doors incl hw	342 unisex staff restroom	1	ĒΑ	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	342 unisex staff restroom	60	SF	6	10+ years	
	Floor Drain	342 unisex staff restroom	1	ĒΑ	7	10+ years	
	Hand Dryer	342 unisex staff restroom	1	EΑ	7	6-10 years	
	Lavatory	342 unisex staff restroom	1	EA	6	10+ years	
	Lighting - Lay-in	342 unisex staff restroom	1	EA	7	6-10 years	
	Walls - Concrete Block	342 unisex staff restroom	202	SF	6	10+ years	
	Walls - Structural Glazed Tile	342 unisex staff restroom	51	SF	6	10+ years	
	Water Closet	342 unisex staff restroom	1	EA	6	10+ years	
	Accessories	345. 3rd floor girl's restroom	177	SF	7	6-10 years	
	A0063301163	oto. Sid ilodi giira reatiodili	1//	OI.	,	o-10 years	

Campus Name: Stem Page : 22 of 30 Assessment Date: 02/23/2022





Comments Changed to match current observation Water damage
Changed to match current observation
Changed to match current observation
observation
observation
observation
observation
observation
observation
observation
Water damage
Water damage
Comments

Classroom #202 (Regular Classroom) AC Units

AC Units	2nd Floor	1	EA	7	6-10 years
Ceiling - Plaster/Drywall	2nd Floor	920	SF	6	10+ years
Chalk Board	2nd Floor	36	LF	4	2-5 years
Doors - Steel Doors incl hw	2nd Floor	1	EA	6	10+ years
Floor - Tile	2nd Floor	920	SF	6	10+ years
Lighting - Pendent/Surface	2nd Floor	18	EΑ	6	6-10 years
Marker Board	2nd Floor	12	LF	7	6-10 years
Walls - Plaster/Drywall	2nd Floor	1,363	SF	6	10+ years
Work Sink	2nd Floor	1	EA	7	10+ years

Campus Name: Stem Page : 23 of 30 Assessment Date: 02/23/2022



Building: Addition Category: Classroom Recommend Group Item - Type Location Quantity UOM Rank Replacement Comments Classroom #203 (Regular Classroom) AC Units 2nd Floor 1 EΑ 7 6-10 years Ceiling - Plaster/Drywall 2nd Floor 883 SF 6 10+ years Chalk Board 2nd Floor LF 2-5 years 12 4 Doors - Steel Doors incl hw EΑ 7 10+ years 2nd Floor 1 SF Floor - Wood 2nd Floor 883 6 10+ years Lighting - Pendent/Surface 2nd Floor 18 FΑ 7 6-10 years LF Marker Board 2nd Floor 16 6 6-10 years SF 7 Walls - Plaster/Drywall 2nd Floor 1.452 10+ years Work Sink 2nd Floor 1 EΑ 10+ years Classroom #204 (Regular Classroom) 2nd Floor AC Units 1 EΑ 7 6-10 years Ceiling - Plaster/Drywall 2nd Floor 920 SF 6 10+ years Chalk Board LF 2nd Floor 12 4 2-5 years Doors - Steel Doors incl hw 2nd Floor 1 EΑ 7 10+ years 2nd Floor 920 SF Floor - Wood 6 10+ years Lighting - Pendent/Surface EΑ 7 6-10 years 2nd Floor 18 LF 7 Marker Board 2nd Floor 30 6-10 years Walls - Plaster/Drywall 2nd Floor 1.363 SF 7 10+ years Classroom #206 (Library) AC Units 2nd Floor 7 6-10 years 4 EΑ LF Casework 2nd Floor 48 6 10+ years SF Ceiling - Plaster/Drywall 2nd Floor 1.638 6 10+ years LF Chalk Board 2nd Floor 16 4 2-5 years Doors - Steel Doors incl hw EΑ 7 2nd Floor 2 10+ years Floor - Carpet 2nd Floor 1.638 SF 7 6-10 years Lighting - Pendent/Surface 2nd Floor 42 EΑ 7 6-10 years Marker Board 2nd Floor LF 7 16 6-10 years Storage/ Closet 20 SF 7 2nd Floor 10+ years SF Walls - Plaster/Drywall 2nd Floor 1,901 7 10+ years Classroom #301 (Regular Classroom) AC Units 3rd Floor 7 1 EΑ 6-10 years Ceiling - Exposed 3rd Floor 920 SF Changed to match current 6 10+ years observation LF Chalk Board 3rd Floor 12 4 2-5 years Doors - Steel Doors incl hw 3rd Floor EΑ 7 10+ years 1 SF Floor - Wood 3rd Floor 920 6 10+ years Lighting - Pendent/Surface 3rd Floor 18 EΑ 7 6-10 years Marker Board 3rd Floor 16 LF 7 6-10 years SF Walls - Plaster/Drywall 3rd Floor 1,363 6 10+ years Changed to match current



* Classroom

D2 (Regular Classroom) Units ing - Exposed Ik Board	Srd Floor 3rd Floor	Quantity 1	UOM	Rank	Recommend Replacement	Comments observation
02 (Regular Classroom) Units ing - Exposed Ik Board	3rd Floor	1	UOM	Rank	Replacement	
Units ing - Exposed Ik Board						observation
Units ing - Exposed Ik Board						
Units ing - Exposed Ik Board						
ing - Exposed Ik Board			EA	7	6-10 years	
lk Board		883	SF	6	10+ years	Changed to match current
			О.	Ū	.o. you.o	observation
Ota al Danas : 11	3rd Floor	12	LF	4	2-5 years	
rs - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
or - Tile	3rd Floor	883	SF	6	10+ years	
	3rd Floor	18				
				6		
	0.4.100.	.,	О.	Ū	,	
Units	3rd Floor	1	EA	7	6-10 years	
ing - Exposed	3rd Floor	920	SF	6	10+ years	Changed to match current
					•	observation
lk Board	3rd Floor	12	LF	4	2-5 years	
		1				
		920			•	
ker Board						
						Changed to match current
is - Flaster/Drywaii	314 1 1001	1,505	OI .	O	10+ years	observation
M (Pagular Classroom)						
	2rd Floor	1	ΕΛ	7	6 10 years	
						Observation and the second
ing - Exposed	3rd Floor	883	SF	О	10+ years	Changed to match current observation
lk Board	3rd Floor	12	ΙF	4	2-5 years	oboot valion
		_				
is - Plaster/Drywali	3rd Floor	1,452	SF	О	10+ years	
06 (Regular Classroom)						
, ,	3rd Floor	1	EA	7	6-10 years	
						Changed to match current
					•	observation
		1				
or - Wood	3rd Floor	883	SF	6	10+ years	
THE CLI MEDITE CLI MEDITE CLI ME	ting - Pendent/Surface ker Board ls - Plaster/Drywall 23 (Regular Classroom) Units ing - Exposed Ik Board rs - Steel Doors incl hw or - Wood ting - Pendent/Surface ker Board ls - Plaster/Drywall 24 (Regular Classroom) Units ing - Exposed Ik Board rs - Steel Doors incl hw or - Wood ting - Pendent/Surface ker Board ls - Plaster/Drywall 26 (Regular Classroom) Units ing - Exposed Units ing - Pendent/Surface ker Board ls - Plaster/Drywall 26 (Regular Classroom) Units ing - Exposed Ik Board rs - Steel Doors incl hw or - Wood	ting - Pendent/Surface ker Board 3rd Floor street Board 3rd Floor street Board 3rd Floor street Board 3rd Floor 3rd	ting - Pendent/Surface 3rd Floor 18 ker Board 3rd Floor 16 ls - Plaster/Drywall 3rd Floor 1,452 33 (Regular Classroom) Units 3rd Floor 1 sing - Exposed 3rd Floor 12 Ik Board 3rd Floor 1 rs - Steel Doors incl hw 3rd Floor 1 sr - Wood 3rd Floor 18 ker Board 3rd Floor 18 ker Board 3rd Floor 16 ls - Plaster/Drywall 3rd Floor 1 Units 3rd Floor 1 ing - Exposed 3rd Floor 1 lk Board 3rd Floor 1 rs - Steel Doors incl hw 3rd Floor 1 str gr - Vood 3rd Floor 1 str gr - Pendent/Surface 3rd Floor 18 ker Board 3rd Floor 18 ker Board 3rd Floor 16 ls - Plaster/Drywall 3rd Floor 18 by - Plaster/Drywall 3rd Floor 1 Units 3rd Floor 1 ing - Exposed 3rd Floor 1 3rd Floor 1 1 3rd Floor 1	titing - Pendent/Surface 3rd Floor 18 EA ker Board 3rd Floor 16 LF ls - Plaster/Drywall 3rd Floor 1,452 SF 33 (Regular Classroom) Units 3rd Floor 1 EA ing - Exposed 3rd Floor 920 SF lk Board 3rd Floor 1 EA rs - Steel Doors incl hw 3rd Floor 1 EA rs - Wood 3rd Floor 18 EA rer - Wood 3rd Floor 18 EA ker Board 3rd Floor 16 LF ls - Plaster/Drywall 3rd Floor 1 EA 04 (Regular Classroom) 1 EA units 3rd Floor 1 EA ing - Exposed 3rd Floor 1 EA ing - Exposed 3rd Floor 1 EA ing - Pendent/Surface 3rd Floor 18 EA ing - Pendent/Surface 3rd Floor 18 EA	titing - Pendent/Surface 3rd Floor 18 EA 7 ker Board 3rd Floor 16 LF 7 ls - Plaster/Drywall 3rd Floor 1,452 SF 6 D3 (Regular Classroom) Units 3rd Floor 1 EA 7 ing - Exposed 3rd Floor 920 SF 6 lk Board 3rd Floor 1 EA 7 rs - Steel Doors incl hw 3rd Floor 1 EA 7 or - Wood 3rd Floor 920 SF 6 ting - Pendent/Surface 3rd Floor 18 EA 7 ker Board 3rd Floor 16 LF 7 ls - Plaster/Drywall 3rd Floor 16 LF 7 ls - Plaster/Drywall 3rd Floor 1 EA 7 or - Wood 3rd Floor 1 EA 7 ing - Exposed 3rd Floor 1 EA 7 ilk Board 3rd Floor 1 EA 7 or - Wood 3rd Floor 1 EA 7 ro - Wood 3rd Floor 18 EA 6 ker Board 3rd Floor 18 EA 6 ker Board 3rd Floor 18 EA 6 ke	ting - Pendent/Surface ker Board 3rd Floor 18 EA 7 10+ years ker Board 3rd Floor 16 LF 7 6-10 years ker Board 3rd Floor 1,452 SF 6 10+ years D3 (Regular Classroom) Units 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 920 SF 6 10+ years ker Board 10+ years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 10+ years ker Board 3rd Floor 1 EA 7 10+ years ker Board 3rd Floor 1 EA 7 10+ years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 6-10 years ker Board 3rd Floor 1 EA 7 10+ years ker Board 3rd Fl

Campus Name: Stem Page : 25 of 30 Assessment Date: 02/23/2022







Category : Classroom			В	uilding	•					
_			Recommend							
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments			
	Lighting - Pendent/Surface	3rd Floor	18	EA	7	6-10 years				
	Marker Board	3rd Floor	16	LF	7	6-10 years				
	Walls - Plaster/Drywall	3rd Floor	1,452	SF	6	10+ years	Changed to match current observation			
Classroo	om #308 (Regular Classroom)									
	AC Units	3rd Floor	2	EA	7	6-10 years				
	Ceiling - Exposed	3rd Floor	883	SF	6	10+ years	Changed to match current observation			
	Chalk Board	3rd Floor	12	LF	4	2-5 years				
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years				
	Floor - Tile	3rd Floor	883	SF	6	10+ years	Changed to match current observation			
	Lighting - Pendent/Surface	3rd Floor	18	EA	6	6-10 years				
	Marker Board	3rd Floor	16	LF	7	6-10 years				
	Walls - Plaster/Drywall	3rd Floor	1,452	SF	6	10+ years	Changed to match current observation			

Category : Interior **Building: Addition**

Group	Itom Tuno	Location	Quantity	UOM	Ponk	Recommend	Comments
Group	Item - Type	Location	Quantity	UUIVI	Rank	Replacement	Comments
_Corridor							
	Ceiling - Exposed	1st Floor	2,049	SF	6	10+ years	Changed to match current observation
	Doors - Steel Doors incl hw	1st Floor	11	EΑ	7	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	1	EA	7	10+ years	Changed to match current observation
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	545	SF	5	10+ years	
	Floor - Wood	1st Floor	1,504	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	25	EA	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	6,126	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor	175	SF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,815	SF	7	10+ years	
	Drinking Fountains - Single Water Cooler	2nd Floor	3	EΑ	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,808	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	8	SF	4	0-1 year	Cracking
	Lighting - Pendent/Surface	2nd Floor	15	EΑ	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	5,008	SF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	1,815	SF	7	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	2	EA	7	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor	1	EA	7	10+ years	Changed to match current observation
	Drinking Fountains - Single Fountain	3rd Floor	1	EA	7	10+ years	

Campus Name: Stem Page : 26 of 30 Assessment Date: 02/23/2022





Category : Interior			Building : Addition						
_			Recommend						
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
	Floor - Tile/Sheet	3rd Floor	1,815	SF	5	10+ years			
	Lighting - Pendent/Surface	3rd Floor	15	EA	7	6-10 years			
	Walls - Plaster/Drywall	3rd Floor	5,008	SF	6	10+ years			
Stairs									
	Ceiling - Exposed	Stair #4	467	SF	6	10+ years	Changed to match current observation		
	Floor - Rubber Floor	Stair #4	264	SF	5	10+ years	Changed to match current observation		
	Handrails	Stair #4	130	LF	7	10+ years			
	Lighting - Pendent/Surface	Stair #4	4	EA	7	6-10 years			
	Stairs - Rubber	Stair #4	312	LF	6	10+ years	Changed to match current observation		
	Walls - Plaster/Drywall	Stair #4	2,368	SF	6	10+ years			
	Ceiling - Exposed	Stair #5	467	SF	6	10+ years	Changed to match current observation		
	Floor - Rubber Floor	Stair #5	264	SF	5	10+ years	Changed to match current observation		
	Handrails	Stair #5	130	LF	7	10+ years			
	Lighting - Pendent/Surface	Stair #5	4	EA	7	6-10 years			
	Stairs - Rubber	Stair #5	312	LF	6	10+ years			
	Walls - Plaster/Drywall	Stair #5	2,368	SF	6	10+ years			

Campus Name: Stem Page : 27 of 30 Assessment Date: 02/23/2022



Category: Site

Parking Lot

Trash Receptacles

Concrete Curbs

Recommend Location Replacement Group Item - Type Quantity **UOM** Rank Comments _Civil/Drainage Civil/ Drainage - Catch Basin **Entire Site** 6 EΑ 6 10+ years Civil/ Drainage - Site Manhole **Entire Site** 9 EΑ 6 10+ years <u>Fencing</u> LF 5 Fencing - Chain Link **Entire Site** 6 10+ years LF Fencing - New Standard Ornamental **Entire Site** 383 6 10+ years Landscape Landscape - Hardscape- Asphalt **Entire Site** SF 6 6-10 years 1,630 SF Landscape - Hardscape- Concrete **Entire Site** 1,381 6 10+ years **Entire Site** EΑ Parkway trees 11 6 10+ years Planting Beds/ Area **Entire Site** 813 SF 6 6-10 years

Entire Site

NW Courtyard

Building: Site

EΑ

LF

6

6

6-10 years

10+ years

1

159

	Surface - Asphalt	NW Courtyard	7,502	SF	6	6-10 years
	Trash Enclosure - Chain Links	NW Courtyard	410	SF	6	6-10 years
	Vehicular Screening	NW Courtyard	160	LF	6	10+ years
_Playgrou	nd					
	Equipment - School Age 5-12	East Courtyard	1	EA	6	6-10 years
	Surface - Poured Surface	East Courtyard	1,871	SF	6	6-10 years
Sidewalk	s					
	Sidewalks - Internal Walks	Entire Site	120	LF	6	10+ years
	Sidewalks - Perimeter Sidewalks	Entire Site	5,898	SF	6	10+ years
	Sidewalks - Perimeter Sidewalks	Entire Site	100	SF	5	2-5 years
Signage						
3 0	Flag Pole - Building Mounted Flag Pole	SE Courtyard	1	EA	7	10+ years
	Marquee - Free Standing Back Lighted	SE Courtyard	1	EA	6	10+ years

Campus Name: Stem Page: 28 of 30 Assessment Date: 02/23/2022

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").

Campus Name: Stem Page: 29 of 30 Assessment Date: 02/23/2022



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	I			T		ı	T		
Art Room	Science Classroom	2nd Floor	214	214	1,220	180	90	N	Υ
Computer Lab	Regular Classroom	2nd Floor	212	212	1,177	150	75	N	Υ
Computer Lab	Regular Classroom	2nd Floor	213	213	938	240	120	N	N
Office	Regular Classroom	2nd Floor	209	209	938	160	80	N	Υ
Other Instructional Use	Regular Classroom	4th Floor	410	310	1,000	150	75	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	210	210	1,177	150	75	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	309	309	1,219	150	75	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	310	310	938	160	80	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	312	312	938	160	80	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	313	313	1,219	180	90	N	Υ
Regular Classroom	Regular Classroom	4th Floor	409	409	938	160	80	N	Υ
Regular Classroom	Regular Classroom	4th Floor	412	412	1,000	180	90	N	Υ
Regular Classroom	Regular Classroom	4th Floor	413	413	938	200	100	N	Υ
Science	Science	4th Floor	414	414	1,000	180	90	N	Υ
Science Lab Level 1	Science Lab Level 1	3rd Floor	314	314	938	200	100	N	Υ
Store Room	Art Room	1st Floor	113	113	915	60	30	N	N
Building : Addition									
Library	Regular Classroom	2nd Floor	206	206	1,638	360	180	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	201	201	883	240	120	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	202	202	920	180	90	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	203	203	883	240	120	N	Υ
Regular Classroom	Regular Classroom	2nd Floor	204	204	920	180	90	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	301	301	920	180	90	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	302	302	883	240	120	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	303	303	920	180	90	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	304	304	883	240	120	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	306	306	883	240	120	N	Υ
Regular Classroom	Regular Classroom	3rd Floor	308	308	883	240	120	N	Υ