

Facility Assessment Report

This report contains the detailed findings of the facility condition assessment completed on the date noted in the document footer. Assessors rate each facility item by visual observation only; they do not test the operation of equipment or perform destructive testing of walls, ceilings, or floors. Each facility item is ranked on a 7-point scale: a rank 7 means the item is new or in like-new condition and no work is required while rank 1 means the item has failed and has led to an immediate life safety condition¹. The remaining ranks generally mean that the item requires regular maintenance (rank 5 or 6) or full replacement (rank 2, 3 or 4). To enhance reporting and capital planning analysis, each assessed item must also be assigned a recommended replacement range (used to specify the time span, in years, before replacement is recommended). Definitions for Quantity and Unit of Measure (UOM) can be found at the end of this report.

For additional detail and definition on rank values as they relate to each assessed item or the recommended replacement range, please visit the "CPS Guide to Biennial Facility Assessments" found on the Facilities Standards webpage under CPS Policies and Guidelines at <http://www.cps.edu/facilityassessment>.

Campus Summary			
BuildingName	Year Constructed	Number of Floors	Building Area (Sq Ft)
Main	1895	3	51,852
Campus Total			51,852

Category : Exterior

Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Entrance							
	Exterior Doors - Exterior FRP Door	1	2	EA	6	10+ years	
	Exterior Doors - Side lite	1	2	EA	6	10+ years	
	Exterior Doors - Transom Lite	1	2	EA	6	10+ years	
	Ramps - Concrete	1	16	LF	7	10+ years	
	Exterior Doors - Exterior Steel Door	10- 2nd Floor Fire Escape	1	EA	5	0-1 year	Significant surface corrosion
	Exterior Doors - Transom Lite	10- 2nd Floor Fire Escape	1	EA	5	0-1 year	Surface corrosion
	Exterior Stairs - Concrete	10- 2nd Floor Fire Escape	3	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	11- 3rd Floor Fire Escape	1	EA	5	0-1 year	Significant surface corrosion
	Exterior Doors - Transom Lite	11- 3rd Floor Fire Escape	1	EA	4	0-1 year	Corroding frame
	Exterior Stairs - Concrete	11- 3rd Floor Fire Escape	4	LF	5	0-1 year	Cracked, broken concrete
	Exterior Doors - Exterior Steel Door	2	1	EA	4	1-2 years	Corroded door, rotted, wood frame
	Exterior Doors - Transom Lite	2	1	EA	4	1-2 years	Rotting wood frame
	Exterior Doors - Exterior Steel Door	3	2	EA	6	10+ years	
	Exterior Doors - Exterior Steel Door	4 - Boiler Room	1	EA	4	0-1 year	Corroded door, rotting frame
	Exterior Stairs - Concrete	4 - Boiler Room	3	LF	4	0-1 year	Broken concrete
	Exterior Doors - Exterior Steel Door	5	1	EA	4	1-2 years	Corroded door and frame
	Exterior Doors - Transom Lite	5	1	EA	6	10+ years	
	Exterior Doors - Exterior FRP Door	6	2	EA	6	10+ years	
	Exterior Doors - Side lite	6	2	EA	7	10+ years	
	Exterior Doors - Transom Lite	6	2	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	6	8	LF	6	2-5 years	
	Ramps - Steel or Aluminum	6	4	LF	6	10+ years	
	Entrance Control - Audio and Video	7 - Main	1	EA	6	10+ years	
	Exterior Doors - Exterior FRP Door	7 - Main	2	EA	6	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exterior Doors - Side lite	7 - Main	2	EA	6	6-10 years	
	Exterior Doors - Transom Lite	7 - Main	2	EA	6	10+ years	
	Power Door Operator and Controls	7 - Main	1	EA	7	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	7 - Main	32	LF	5	0-1 year	Railing are corroding at post bases, one post is loose
	Ramps - Concrete	7 - Main	20	LF	6	2-5 years	
	Ramps - Concrete	7 - Main	10	LF	4	1-2 years	Shattered
	Entrance Control - Audio and Video	8	1	EA	7	10+ years	
	Exterior Doors - Exterior FRP Door	8	2	EA	6	10+ years	
	Exterior Doors - Side lite	8	2	EA	7	10+ years	
	Exterior Doors - Transom Lite	8	2	EA	7	10+ years	
	Power Door Operator and Controls	8	1	EA	7	6-10 years	
	Ramp Handrail - Steel_Ramp Handrail	8	32	LF	4	0-1 year	Handrails are loose at the base and correction
	Ramps - Concrete	8	16	LF	7	10+ years	
	Exterior Doors - Exterior Steel Door	9- 1st Floor Fire Escape	1	EA	5	0-1 year	Significant surface corrosion at exterior doors
	Exterior Doors - Side lite	9- 1st Floor Fire Escape	1	EA	5	0-1 year	Corroding steel
	Exterior Doors - Transom Lite	9- 1st Floor Fire Escape	1	EA	5	0-1 year	Corroding frame

Fire Escape

Exterior Doors - Exterior Steel Door	East Façade	3	EA	5	0-1 year	Significant surface corrosion at exterior doors
Fire Escape	East Façade	73	LF	6	10+ years	Fair condition
Fire Escape	East Façade	5	LF	4	0-1 year	Missing bolts at third floor landing. Loose, tripping hazard
Paints	East Façade	78	LF	3	0-1 year	Corroding steel, extreme chipping of paint

Foundation

Foundation - Masonry	Entire Building	646	LF	7	10+ years	
Foundation - Masonry	Entire Building	30	LF	5	1-2 years	Open joints, spalled stone
Superstructure - Steel with Clay Tile Arch	Entire Building	51,852	SF	7	10+ years	

Lighting

Exterior Lighting - Wall Mounted	Entire Building	12	EA	6	6-10 years	
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Roof System

Access Ladder - Metal	A	2	EA	4	0-1 year	Ladders do not reach to the roof surface. One has to climb or jump onto on the parapet 3 feet
Access Ladder - Wood	A	1	EA	4	0-1 year	Homemade ladder to compensate for a metal ladder which is too short

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Coping - Terra Cotta	A	334	LF	6	10+ years	
	Coping - Terra Cotta	A	3	LF	5	1-2 years	Cracked, broken
	Downspouts - Exterior Downspouts	A	146	LF	6	10+ years	
	Parapet - 16" - 30" Height	A	137	LF	7	10+ years	
	Parapet - 16" - 30" Height	A	100	LF	6	10+ years	Good condition
	Parapet - 16" - 30" Height	A	100	LF	5	1-2 years	Open joints
	Roof - Modified Bitumen	A	5,360	SF	6	6-10 years	
	Roof Hatch - Metal	A	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	A	5,360	SF	7	10+ years	
	Access Ladder - Metal	B	1	EA	7	10+ years	Repaired
	Coping - Clay Tile	B	40	LF	6	10+ years	
	Coping - Clay Tile	B	2	LF	5	1-2 years	Cracked with section missing
	Coping - Terra Cotta	B	174	LF	6	10+ years	
	Downspouts - Exterior Downspouts	B	178	LF	6	10+ years	
	Parapet - 16" - 30" Height	B	106	LF	6	10+ years	
	Parapet - 16" - 30" Height	B	20	LF	5	1-2 years	Open joints
	Parapet - Parapet < 16" Height	B	28	LF	6	10+ years	
	Parapet - Parapet > 30"	B	47	LF	6	10+ years	
	Parapet - Parapet > 30"	B	15	LF	5	1-2 years	Open joints
	Roof - Modified Bitumen	B	3,267	SF	6	6-10 years	
	Roof Hatch - Metal	B	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	B	3,267	SF	7	10+ years	
	Coping - Stone	C	61	LF	6	10+ years	
	Downspouts - Exterior Downspouts	C	19	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	C	61	LF	6	10+ years	
	Roof - Modified Bitumen	C	434	SF	6	6-10 years	Unable to open one window guard
	Roof Structure - Steel with Clay Tile Arch	C	434	SF	7	10+ years	
	Access Ladder - Metal	D	1	EA	7	10+ years	
	Access Ladder - Metal	D	1	EA	4	0-1 year	Very dangerous conditions. No boards for standing . Any boards nearby are not attached and loose. Street drop from the roof to the third floor.
	Coping - Clay Tile	D	42	LF	6	10+ years	
	Coping - Terra Cotta	D	30	LF	6	10+ years	
	Coping - Terra Cotta	D	144	LF	6	10+ years	
	Downspouts - Exterior Downspouts	D	178	LF	6	10+ years	
	Parapet - 16" - 30" Height	D	188	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	D	28	LF	6	10+ years	
	Roof - Modified Bitumen	D	3,267	SF	6	6-10 years	
	Roof Hatch - Metal	D	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	D	3,267	SF	7	10+ years	
	Coping - Stone	E	61	LF	6	10+ years	
	Downspouts - Exterior Downspouts	E	9	LF	6	6-10 years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Downspouts - Exterior Downspouts	E	10	LF	5	0-1 year	Loose cast iron downspout. Easily moved/shaken manually
	Parapet - 16" - 30" Height	E	61	LF	6	10+ years	
	Roof - Modified Bitumen	E	306	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	E	306	SF	7	10+ years	
	Coping - Clay Tile	F	28	LF	6	10+ years	
	Coping - Terra Cotta	F	51	LF	6	10+ years	
	Downspouts - Exterior Downspouts	F	16	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	F	79	LF	6	10+ years	
	Roof - Modified Bitumen	F	760	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	F	760	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	G	50	LF	7	10+ years	Open joints, spalled brick
	Chimney - Brick Chimney- Concrete/ Mortar Liner	G	20	LF	5	1-2 years	
	Coping - Clay Tile	G	68	LF	6	10+ years	
	Coping - Terra Cotta	G	48	LF	6	10+ years	
	Downspouts - Exterior Downspouts	G	16	LF	6	10+ years	
	Parapet - Parapet < 16" Height	G	116	LF	6	10+ years	
	Roof - Modified Bitumen	G	1,440	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	G	1,440	SF	7	10+ years	
	Coping - Clay Tile	H	46	LF	6	10+ years	
	Coping - Terra Cotta	H	86	LF	6	10+ years	
	Downspouts - Exterior Downspouts	H	16	LF	6	10+ years	
	Parapet - Parapet < 16" Height	H	132	LF	7	10+ years	
	Roof - Modified Bitumen	H	1,464	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	H	1,464	SF	7	10+ years	

Walls

Cornice - Metal Projecting	Entire Building	422	LF	6	10+ years	Joints opening
Cornice - Metal Projecting	Entire Building	40	LF	5	1-2 years	
Exterior Walls - Brick	Entire Building	18,965	SF	6	10+ years	Open joints
Exterior Walls - Brick	Entire Building	315	SF	5	1-2 years	
Exterior Walls - Stone-Cut	Entire Building	2,539	SF	5	2-5 years	

Windows

Guard - Guards wire guard	Entire Building	1,869	SF	6	2-5 years	Does not exist
Lintels - Brick	Entire Building	276	LF	6	10+ years	
Lintels - Steel	Entire Building	358	LF	6	10+ years	
Lintels - Stone	Entire Building	170	LF	6	10+ years	
Skylite - Lexan	Entire Building	27	SF	6	10+ years	
Windows - Decorative	Entire Building	9	SF	6	10+ years	
Windows - Decorative	Entire Building	171	SF	6	10+ years	
Windows - Insulated Panel	Entire Building	160	SF	6	10+ years	

Category : Exterior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Windows - Louver	Entire Building	144	SF	6	10+ years	
	Windows - Sash Aluminum	Entire Building	494	SF	6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,936	SF	6	10+ years	

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Emergency System							
	Emergency A/C Power - Corridors and Stairs	Entire Building	8,562	SF	6	10+ years	
	Emergency A/C Power - Gym	Entire Building	1,200	SF	6	10+ years	
	Emergency A/C Power - Lunchrooms	Entire Building	1,003	SF	6	10+ years	
	Emergency A/C Power - Multipurpose Room	Entire Building	4,570	SF	6	10+ years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	21	EA	6	6-10 years	
	Emergency Battery Packs - Gym	Entire Building	2	EA	4	1-2 years	One unit damaged
	Emergency Battery Packs - Gym	Entire Building	2	EA	2	0-1 year	More than 40 years old, not serviceable
	Emergency Battery Packs - Lunchrooms	Entire Building	1	EA	6	6-10 years	
	Emergency Battery Packs - Multipurpose Room	Entire Building	2	EA	6	6-10 years	
	Emergency Battery Packs - Students Toilets	Entire Building	4	EA	6	6-10 years	
	Security System - CCTV	Entire Building	51,582	SF	5	6-10 years	
	Security System - Intrusion Detection	Entire Building	51,582	SF	5	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	12	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	10	EA	2	0-1 year	My battery pack present
	Exit Signs - Gym	Entire Building	3	EA	6	6-10 years	
	Exit Signs - Gym	Entire Building	2	EA	6	6-10 years	
	Exit Signs - Lunchroom	Entire Building	1	EA	6	6-10 years	
	Exit Signs - Multipurpose Room	Entire Building	2	EA	6	6-10 years	
	Automatic Transfer Switch	Mechanical Room	1	EA	4	2-5 years	Older, not reliable

Main Service

	PA System	Entire Building	51,582	SF	5	6-10 years	
	Independent Electrical Service for emergency power	Mechanical Room	1	EA	4	2-5 years	Older
	Main Electrical Service - 1200 A 120/208/3PH	Mechanical Room	1	EA	4	2-5 years	More than 50 years old, corroded

Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	2	EA	7	10+ years	
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years	Older panel serves gymnasium

Category : Electrical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting and Power Panels - 100 A	Entire Building	3	EA	4	1-2 years	Missing breaker presents live condition Quantity aggregated to reflect observed conditions
	Lighting and Power Panels - Above 100 A	Entire Building	3	EA	7	10+ years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	6-10 years	Older panel serves gymnasium
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	10+ years	Door does not latch
	Lighting and Power Panels - Above 100 A	Entire Building	4	EA	6	6-10 years	One panel has missing breaker
	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	4	2-5 years	Older, corroded
	Main Distribution Panels - Less than 400 amp	Entire Building	1	EA	3	10+ years	Old fused, heater distribution panel, obsolete
	Transformers - 120/240 - 120/208	Entire Building	1	EA	5	6-10 years	Older

Category : Fire Protection
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire ALarm Annunciator	Mechanical Room	2	EA	3	1-2 years	Older unit appears to be abandoned in place
	Fire Alarm Panel	Mechanical Room	1	EA	6	6-10 years	
	Fire Alarm Strobe Lights	Mechanical Room	51,582	SF	6	10+ years	
	Fire Alarm_System	Mechanical Room	51,582	SF	5	6-10 years	
	Fire Pump Controller	Mechanical Room	1	EA	4	2-5 years	Older than 40 years
<u>Pump Room Assembly</u>							
	Fire Pump - Less than 25hp	Fire Pump Room	1	EA	6	10+ years	
<u>Sprinkler System</u>							
	Dry Sprinkler System	Entire Building	51,582	SF	6	6-10 years	Served by air compressor, minor tagging required
	Sprinkler Heads	Entire Building	51,582	SF	4	2-5 years	Heads are old, some have been replaced new already
	Sprinkler Piping	Entire Building	51,582	SF	5	6-10 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Conditioning</u>							
	Condensing Unit- Roof Mounted - 5-10 tons	Roof	1	EA	5	0-1 year	Non-functional at time of assessment
<u>Air Handling Systems</u>							

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Air Handling Unit- Built Up-Multi Zone- Double Delivery- Steam Coils - 30001 - 45000 cfm	Basement	1	EA	5	10+ years	
	Air Intake	Basement	2	EA	5	6-10 years	
	Auxiliaries - 30001 - 45000 cfm	Basement	1	EA	5	10+ years	
	Return Duct Work - Masonry and Ducts- Missing or Existing Shaft	Basement	100	LF	5	10+ years	
	Zone Dampers	Basement	34	EA	5	6-10 years	Manual control, no BAS present
	Fan Coil Unit- Celing Mounted - Electric	Electrical Room	1	EA	5	6-10 years	Serves MDF room connected to condensing unit on roof

Boiler Systems

	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 101 - 150 HP	Boiler Room	2	EA	5	6-10 years	
	Chemical Feed System	Boiler Room	1	EA	6	10+ years	2016 installation
	Combustion Dampers	Boiler Room	2	EA	6	6-10 years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	4	2-5 years	Corroded uninsulated tank in pit with condensate return pumps
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 101 - 150 HP	Boiler Room	1	EA	5	10+ years	B-2
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 101 - 150 HP	Boiler Room	1	EA	5	10+ years	B-1
	Piping - Condensate Pipe- Steel	Boiler Room	150	LF	5	10+ years	Functional, but uninsulated and heavily corroded
	Piping - Steam Pipe- Steel	Boiler Room	150	LF	5	10+ years	
	Steam Traps	Boiler Room	15	EA	5	6-10 years	
	Steam Traps	Boiler Room	5	EA	3	0-1 year	A few failed steam traps and valves in the system

Heating Devices

	Cabinet Heaters - With Steam Coil	2nd Floor	1	EA	6	10+ years	
	Unit Heater - Steam	Boiler Room	1	EA	4	2-5 years	Older, corroded, not reliable
	Radiators - Steam	Entire Building	5	EA	5	6-10 years	Older, functional
	Wall Heater - Electric	Entire Building	1	EA	6	10+ years	
	Wall Heater - Electric	Entire Building	7	EA	5	6-10 years	
	Wall Heater - Electric	Entire Building	5	EA	4	2-5 years	Older

Temperature Control

	Electric Thermostat	Entire Building	4	EA	5	6-10 years	
	Pneumatic System	Entire Building	51,582	SF	4	2-5 years	Some valves and air handler are manually control
	Thermostats - Pneumatic	Entire Building	8	EA	6	10+ years	
	Thermostats - Pneumatic	Entire Building	24	EA	5	6-10 years	

Category : Mechanical
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Thermostats - Pneumatic	Entire Building	4	EA	4	1-2 years	Leaking, old, no calibration, non-functional
Ventilation							
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	2	EA	6	10+ years	Kitchen
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	1	EA	6	6-10 years	In elevator machine room, quantity segregated to reflect observed capacities
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	3	EA	6	10+ years	Quantity updated to reflect observed capacities and locations
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building	3	EA	6	10+ years	Quantity segregated to reflect observed capacities and locations
	Exhaust Fans- Roof Mounted - Less than 500 CFM	Entire Building	2	EA	6	10+ years	Quantity segregated to reflect observed capacities

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Hot Water							
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	5	6-10 years	
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot Water Return Risers	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	51,582	SF	6	10+ years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	51,582	SF	6	10+ years	
	Sanitary Piping	Entire Building	51,582	SF	5	10+ years	
	Storm Piping	Entire Building	51,582	SF	5	10+ years	
	Vent Piping	Entire Building	51,582	SF	5	10+ years	
Pumps							
	Pumps - Domestic Booster Pump-Simplex	Boiler Room	1	EA	6	10+ years	
	Pumps - Sump-Simplex	Elevator Pit	1	EA	5	6-10 years	At the bottom of elevator pit, not accessible at time of assessment
	Pumps - Sump-Simplex	Mechanical Room	1	EA	2	0-1 year	Residential style sump pump in pit near condenser water receiver tank/water fill tank Failed during time

Category : Plumbing
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
							of building assessment

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Administrative Suites/Offices

	Ceiling - Lay-in	001 Engineers Office	99	SF	6	10+ years	Water damaged and missing tiles
	Ceiling - Lay-in	001 Engineers Office	16	SF	5	1-2 years	
	Doors - Wood Doors inclu hw	001 Engineers Office	1	EA	6	10+ years	
	Floor - Tile	001 Engineers Office	115	SF	6	10+ years	
	Lighting - Lay-in	001 Engineers Office	2	EA	6	6-10 years	
	Power Distribution	001 Engineers Office	2	EA	6	10+ years	
	Walls - Plaster/Drywall	001 Engineers Office	405	SF	6	10+ years	
	Work Slnk	001 Engineers Office	1	EA	7	10+ years	
	Ceiling - Lay-in	017 Kitchen Office	60	SF	6	10+ years	
	Doors - Wood Doors inclu hw	017 Kitchen Office	1	EA	6	10+ years	
	Floor - Tile	017 Kitchen Office	60	SF	6	10+ years	
	Lighting - Pendent/Surface	017 Kitchen Office	1	EA	6	6-10 years	
	Walls - Masonry	017 Kitchen Office	136	SF	6	10+ years	
	Walls - Plaster/Drywall	017 Kitchen Office	136	SF	6	10+ years	
	Ceiling - Plaster/Drywall	102B	177	SF	6	10+ years	
	Doors - Transom Window	102B	9	SF	6	10+ years	Water damage
	Doors - Wood Doors inclu hw	102B	2	EA	6	10+ years	
	Floor - Tile	102B	177	SF	6	10+ years	
	Lighting - Pendent/Surface	102B	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	102B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	104B	165	SF	6	10+ years	
	Doors - Transom Window	104B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	104B	1	EA	6	10+ years	
	Floor - Tile	104B	165	SF	6	10+ years	
	Lighting - Pendent/Surface	104B	1	EA	5	2-5 years	
	Storage/ Closet	104B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	104B	663	SF	6	10+ years	
	AC Unit	105 - Main Office	1	EA	7	6-10 years	
	Ceiling - Lay-in	105 - Main Office	552	SF	6	10+ years	
	Ceiling - Lay-in	105 - Main Office	6	SF	4	0-1 year	
	Doors - Transom Window	105 - Main Office	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	105 - Main Office	1	EA	6	10+ years	
	Floor - Tile/Sheet	105 - Main Office	558	SF	7	10+ years	
	Lighting - Lay-in	105 - Main Office	6	EA	6	6-10 years	
	Walls - Plaster/Drywall	105 - Main Office	756	SF	6	10+ years	
	Work Slnk	105 - Main Office	1	EA	7	10+ years	
	AC Unit	105A - Conference Room	1	EA	7	6-10 years	
	Ceiling - Lay-in	105A - Conference Room	212	SF	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	105A - Conference Room	1	EA	6	10+ years	
	Floor - Tile	105A - Conference Room	212	SF	6	10+ years	
	Lighting - Lay-in	105A - Conference Room	2	EA	6	6-10 years	
	Storage/ Closet	105A - Conference Room	6	SF	7	10+ years	
	Walls - Plaster/Drywall	105A - Conference Room	666	SF	6	10+ years	
	Ceiling - Plaster/Drywall	106B	166	SF	6	10+ years	
	Doors - Wood Doors inclu hw	106B	2	EA	6	10+ years	
	Floor - Tile	106B	166	SF	6	10+ years	
	Lighting - Pendent/Surface	106B	1	EA	6	6-10 years	
	Storage/ Closet	106B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	106B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	107B	177	SF	6	10+ years	
	Doors - Wood Doors inclu hw	107B	2	EA	7	10+ years	
	Floor - Tile	107B	177	SF	6	10+ years	
	Lighting - Pendent/Surface	107B	1	EA	6	6-10 years	
	Storage/ Closet	107B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	107B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	108B	177	SF	6	10+ years	
	Doors - Wood Doors inclu hw	108B	2	EA	6	10+ years	
	Floor - Tile	108B	177	SF	6	10+ years	
	Lighting - Pendent/Surface	108B	2	EA	6	6-10 years	
	Storage/ Closet	108B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	108B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	201B	180	SF	6	10+ years	
	Doors - Transom Window	201B	9	SF	7	10+ years	
	Doors - Transom Window	201B	1	SF	7	10+ years	
	Doors - Wood Doors inclu hw	201B	2	EA	6	10+ years	
	Floor - Tile	201B	180	SF	6	10+ years	
	Lighting - Pendent/Surface	201B	1	EA	5	1-2 years	Cover missing
	Storage/ Closet	201B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	201B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	202B	180	SF	6	10+ years	
	Doors - Transom Window	202B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	202B	2	EA	6	10+ years	
	Floor - Tile	202B	180	SF	6	10+ years	
	Lighting - Pendent/Surface	202B	1	EA	6	6-10 years	
	Storage/ Closet	202B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	202B	663	SF	6	10+ years	
	Ceiling - Plaster/Drywall	204B	170	SF	6	10+ years	
	Doors - Steel Doors incl hw	204B	1	EA	6	10+ years	
	Doors - Transom Window	204B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	204B	2	EA	6	10+ years	
	Floor - Tile	204B	170	SF	6	10+ years	
	Lighting - Pendent/Surface	204B	1	EA	5	1-2 years	Missing cover

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Power Distribution	204B	4	EA	6	10+ years	
	Storage/ Closet	204B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	204B	663	SF	6	10+ years	
	AC Unit	301A	1	EA	7	10+ years	
	Ceiling - Plaster/Drywall	301A	267	SF	6	10+ years	
	Doors - Transom Window	301A	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	301A	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	301A	267	SF	6	10+ years	
	Lighting - Lay-in	301A	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	301A	3	EA	6	6-10 years	
	Lighting - Pendent/Surface	301A	1	EA	6	6-10 years	Relamp
	Walls - Plaster/Drywall	301A	506	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	301A	170	SF	6	10+ years	
	AC Unit	301B	1	EA	7	6-10 years	
	AC Unit	301B	1	EA	7	10+ years	
	Accessories	301B	356	SF	7	6-10 years	
	Benches, ped mounted	301B	14	LF	6	10+ years	
	Ceiling - Plaster/Drywall	301B	356	SF	6	10+ years	
	Doors - Transom Window	301B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	301B	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	301B	354	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	301B	2	SF	5	1-2 years	Missing tiles
	Lighting - Lay-in	301B	1	EA	6	6-10 years	
	Lighting - Pendent/Surface	301B	4	EA	6	6-10 years	
	Walls - Plaster/Drywall	301B	740	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	301B	170	SF	6	10+ years	
	Ceiling - Plaster/Drywall	302B	180	SF	6	10+ years	
	Doors - Transom Window	302B	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	302B	2	EA	6	10+ years	
	Floor - Tile	302B	180	SF	7	10+ years	
	Lighting - Pendent/Surface	302B	1	EA	6	6-10 years	
	Power Distribution	302B	2	EA	7	10+ years	
	Storage/ Closet	302B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	302B	510	SF	7	10+ years	
	Ceiling - Plaster/Drywall	308B	170	SF	6	10+ years	
	Ceiling - Plaster/Drywall	308B	10	SF	5	1-2 years	Water damage
	Doors - Transom Window	308B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	308B	2	EA	6	10+ years	
	Floor - Tile	308B	180	SF	7	10+ years	
	Lighting - Pendent/Surface	308B	1	EA	6	6-10 years	
	Power Distribution	308B	4	EA	7	10+ years	
	Storage/ Closet	308B	4	SF	7	10+ years	
	Walls - Plaster/Drywall	308B	510	SF	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Gymnasias							
	Ceiling - Plaster/Drywall	303	4,570	SF	6	10+ years	No max occupancy sign
	Doors - Side-lite	303	40	SF	7	10+ years	
	Doors - Transom Window	303	54	SF	7	10+ years	
	Doors - Wood Doors inclu hw	303	9	EA	6	10+ years	
	Floor - Wood	303	4,570	SF	6	10+ years	
	Lighting - Pendent/Surface	303	17	EA	6	6-10 years	
	Sound System	303	1	EA	7	6-10 years	
	Stage	303	1,066	SF	7	10+ years	
	Stage Curtain	303	2	EA	7	6-10 years	
	Stage Lift	303	1	EA	7	10+ years	
	Stage Lighting System	303	1	EA	7	6-10 years	
	Stage-Stairs - Wood	303	24	LF	7	10+ years	
	Walls - Plaster/Drywall	303	4,410	SF	6	10+ years	
Kitchen							
	Ceiling - Lay-in	017 - Basement	486	SF	6	10+ years	Relamp
	Doors - Wood Doors inclu hw	017 - Basement	1	EA	6	10+ years	
	Floor - Tile	017 - Basement	486	SF	6	10+ years	
	Lighting - Pendent/Surface	017 - Basement	1	EA	6	6-10 years	
	Lighting - Pendent/Surface	017 - Basement	8	EA	6	6-10 years	
	Serving Line	017 - Basement	9	LF	6	10+ years	
	Walls - Concrete Block	017 - Basement	210	SF	7	10+ years	
	Walls - Masonry	017 - Basement	419	SF	7	10+ years	
	Walls - Plaster/Drywall	017 - Basement	210	SF	6	10+ years	
Lunch & Multipurpose Room							
	Ceiling - Lay-in	013 Lunch Room	1,003	SF	6	10+ years	
	Doors - Steel Doors incl hw	013 Lunch Room	2	EA	6	10+ years	
	Floor - Tile	013 Lunch Room	1,003	SF	6	10+ years	
	Lighting - Pendent/Surface	013 Lunch Room	15	EA	6	6-10 years	
	Walls - Plaster/Drywall	013 Lunch Room	748	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	013 Lunch Room	374	SF	6	10+ years	
	Ceiling - Lay-in	016 Servery	710	SF	6	10+ years	
	Floor - Tile	016 Servery	710	SF	6	10+ years	
	Lighting - Pendent/Surface	016 Servery	9	EA	6	6-10 years	
	Walls - Masonry	016 Servery	622	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	016 Servery	311	SF	6	10+ years	
	Ceiling - Splined	211- Teachers Room	213	SF	6	10+ years	
	Doors - Transom Window	211- Teachers Room	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	211- Teachers Room	1	EA	6	10+ years	
	Floor - Tile	211- Teachers Room	213	SF	6	10+ years	
	Lighting - Pendent/Surface	211- Teachers Room	2	EA	6	6-10 years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Storage/ Closet	211- Teachers Room	59	SF	7	10+ years	
	Walls - Plaster/Drywall	211- Teachers Room	759	SF	6	10+ years	
MDF_IDE							
	Doors - Transom Window	207 B	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	207 B	1	EA	6	10+ years	
	Finishes	207 B	180	SF	7	6-10 years	
	Other Cooling Unit	207 B	1	EA	7	6-10 years	
	Window AC Unit	207 B	1	EA	7	6-10 years	
Mechanical/ Service Rooms							
	Janitor's Closet	1st Floor	8	SF	7	10+ years	
	Janitor's Closet	2nd Floor	30	SF	7	10+ years	213 next to Boys RR
	Janitor's Closet	3rd Floor	10	SF	7	10+ years	
	Storage Room	3rd Floor	170	SF	7	10+ years	No access, door knob non-functional
	Storage Room	3rd Floor	174	SF	7	10+ years	
	Storage Room	3rd Floor	180	SF	7	10+ years	
	Air Intake Plenums	Basement	583	SF	7	10+ years	
	Boiler Room	Basement	1,470	SF	7	10+ years	
	Janitor's Closet	Basement	22	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	821	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	510	SF	7	10+ years	
	Mechanical/ Service Rooms	Basement	80	SF	7	10+ years	
	Storage Room	Basement	85	SF	7	10+ years	
	Storage Room	Basement	190	SF	7	10+ years	Quantity updated to match current observations
	Storage Room	Basement	186	SF	7	10+ years	
Prep Room							
	Casework	206 B	13	LF	6	10+ years	
	Ceiling - Lay-in	206 B	200	SF	7	10+ years	
	Ceiling - Lay-in	206 B	10	SF	5	1-2 years	Missing tiles
	Doors - Wood Doors inclu hw	206 B	1	EA	6	10+ years	
	Floor - Tile	206 B	210	SF	7	10+ years	
	Lighting - Pendent/Surface	206 B	2	EA	7	6-10 years	
	Walls - Plaster/Drywall	206 B	703	SF	7	10+ years	
	Work Sink	206 B	1	EA	7	10+ years	
Restroom							
	Accessories	002	323	SF	7	6-10 years	
	Ceiling - Exposed	002	323	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	002	323	SF	6	10+ years	
	Floor Drain	002	1	EA	7	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Hand Dryer	002	1	EA	7	6-10 years	
	Lavatory	002	3	EA	7	10+ years	
	Lighting - Pendent/Surface	002	4	EA	5	6-10 years	
	Partitions	002	4	EA	7	10+ years	
	Urinals	002	6	EA	7	10+ years	
	Walls - Structural Glazed Tile	002	640	SF	6	10+ years	
	Water Closet	002	3	EA	7	10+ years	
	Water Closet	002	1	EA	6	1-2 years	Out of order
	Accessories	006 Unisex	77	SF	7	10+ years	
	Ceiling - Exposed	006 Unisex	62	SF	6	10+ years	
	Ceiling - Exposed	006 Unisex	15	SF	3	1-2 years	Consistent leak and suspected fungal growth
	Doors - Wood Doors inclu hw	006 Unisex	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	006 Unisex	77	SF	6	10+ years	
	Floor Drain	006 Unisex	1	EA	7	10+ years	
	Lavatory	006 Unisex	1	EA	6	10+ years	
	Lighting - Pendent/Surface	006 Unisex	1	EA	6	6-10 years	
	Showers	006 Unisex	1	EA	7	10+ years	
	Walls - Structural Glazed Tile	006 Unisex	330	SF	6	10+ years	
	Water Closet	006 Unisex	1	EA	6	10+ years	
	Accessories	018	385	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	018	385	SF	6	10+ years	
	Doors - Wood Doors inclu hw	018	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	018	360	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	018	25	SF	4	0-1 year	Broken and lifting tiles
	Floor Drain	018	1	EA	7	10+ years	
	Hand Dryer	018	2	EA	7	6-10 years	
	Lavatory	018	3	EA	7	10+ years	
	Lighting - Pendent/Surface	018	7	EA	6	6-10 years	
	Partitions	018	8	EA	7	10+ years	
	Walls - Structural Glazed Tile	018	654	SF	6	10+ years	
	Water Closet	018	7	EA	7	10+ years	
	Water Closet	018	1	EA	4	1-2 years	Out of order
	Accessories	101/Storage	60	SF	5	6-10 years	
	Ceiling - Plaster/Drywall	101/Storage	60	SF	6	10+ years	
	Doors - Wood Doors inclu hw	101/Storage	1	EA	6	10+ years	
	Floor - Tile	101/Storage	60	SF	6	10+ years	
	Lavatory	101/Storage	1	EA	6	10+ years	
	Lighting - Pendent/Surface	101/Storage	1	EA	6	6-10 years	
	Partitions	101/Storage	1	EA	5	10+ years	
	Walls - Plaster/Drywall	101/Storage	281	SF	6	10+ years	
	Accessories	105B	54	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	105B	54	SF	6	10+ years	
	Doors - Wood Doors inclu hw	105B	1	EA	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Tile	105B	54	SF	6	10+ years	
	Lavatory	105B	1	EA	6	10+ years	
	Lighting - Pendent/Surface	105B	1	EA	5	2-5 years	
	Walls - Plaster/Drywall	105B	271	SF	6	10+ years	
	Walls - Tile Ceramic/ Porcelain	105B	90	SF	6	10+ years	
	Water Closet	105B	1	EA	6	10+ years	
	Accessories	109	93	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	109	93	SF	5	0-1 year	Water damage
	Doors - Transom Window	109	6	SF	6	10+ years	
	Doors - Transom Window	109	3	SF	5	1-2 years	Window broken
	Doors - Wood Doors inclu hw	109	1	EA	6	10+ years	
	Floor - Tile	109	53	SF	7	6-10 years	
	Floor - Tile	109	40	SF	4	0-1 year	Damaged tiles
	Lavatory	109	1	EA	6	10+ years	
	Lighting - Pendent/Surface	109	1	EA	6	6-10 years	
	Walls - Plaster/Drywall	109	433	SF	6	10+ years	
	Water Closet	109	1	EA	6	10+ years	
	Accessories	205	230	SF	7	6-10 years	
	Ceiling - Exposed	205	227	SF	6	10+ years	
	Ceiling - Exposed	205	3	SF	4	1-2 years	Loose tiles
	Doors - Wood Doors inclu hw	205	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	205	230	SF	6	10+ years	
	Floor Drain	205	1	EA	7	10+ years	
	Hand Dryer	205	2	EA	7	6-10 years	
	Lavatory	205	3	EA	7	10+ years	
	Lighting - Pendent/Surface	205	3	EA	6	6-10 years	
	Partitions	205	3	EA	7	10+ years	
	Urinals	205	6	EA	7	10+ years	
	Walls - Plaster/Drywall	205	192	SF	6	10+ years	
	Walls - Structural Glazed Tile	205	575	SF	6	10+ years	
	Water Closet	205	2	EA	7	10+ years	
	Water Closet	205	1	EA	4	1-2 years	Out of order
	Accessories	209	73	SF	7	6-10 years	
	Ceiling - Exposed	209	73	SF	7	10+ years	
	Doors - Transom Window	209	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	209	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	209	73	SF	6	10+ years	
	Floor Drain	209	1	EA	7	10+ years	
	Lavatory	209	1	EA	6	10+ years	
	Lighting - Pendent/Surface	209	1	EA	6	6-10 years	
	Walls - Structural Glazed Tile	209	214	SF	7	10+ years	
	Water Closet	209	1	EA	6	10+ years	
	Accessories	212	208	SF	7	6-10 years	
	Ceiling - Exposed	212	208	SF	6	10+ years	

Category : Room
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	212	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	212	208	SF	6	10+ years	
	Floor Drain	212	1	EA	7	10+ years	
	Hand Dryer	212	2	EA	7	6-10 years	
	Lavatory	212	3	EA	7	10+ years	
	Lighting - Pendent/Surface	212	2	EA	6	6-10 years	
	Lighting - Wall Mounted	212	3	EA	6	6-10 years	
	Partitions	212	5	EA	7	10+ years	
	Walls - Plaster/Drywall	212	182	SF	6	10+ years	
	Walls - Structural Glazed Tile	212	547	SF	6	10+ years	
	Water Closet	212	5	EA	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #007 (Science Lab Level 1)</u>							
	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Splined	Basement	1,003	SF	6	10+ years	
	Floor - Tile	Basement	1,003	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	8	EA	7	6-10 years	
	Lighting - Pendent/Surface	Basement	1	EA	6	6-10 years	
	Marker Board	Basement	10	LF	6	6-10 years	
	Walls - Plaster/Drywall	Basement	1,155	SF	6	10+ years	
	Work Sink	Basement	3	EA	7	10+ years	
<u>Classroom #008 (Art Room)</u>							
	AC Units	Basement	1	EA	7	6-10 years	
	Ceiling - Lay-in	Basement	1,161	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Basement	5	EA	6	10+ years	
	Floor - Tile	Basement	1,161	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	14	EA	6	6-10 years	
	Marker Board	Basement	20	LF	6	6-10 years	
	Storage/ Closet	Basement	80	SF	7	10+ years	
	Storage/ Closet	Basement	80	SF	7	10+ years	
	Walls - Masonry	Basement	1,198	SF	6	10+ years	
	Walls - Plaster/Drywall	Basement	500	SF	6	10+ years	
	Work Sink	Basement	1	EA	7	10+ years	
<u>Classroom #101 (Regular Classroom)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	18	LF	6	10+ years	
	Ceiling - Splined	1st Floor	753	SF	6	10+ years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	753	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	15	LF	6	6-10 years	
	Storage/ Closet	1st Floor	128	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	976	SF	6	10+ years	
Classroom #102 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	4	LF	6	10+ years	
	Ceiling - Splined	1st Floor	743	SF	6	10+ years	
	Ceiling - Splined	1st Floor	10	SF	5	1-2 years	Damaged and missing tiles
	Doors - Transom Window	1st Floor	18	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	753	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	967	SF	6	10+ years	
Classroom #103 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	Rank changed to reflect current observations
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,068	SF	6	10+ years	
Classroom #104 (Regular Classroom)							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	42	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Chalk Board	1st Floor	20	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	Rank changed to match current observations
	Marker Board	1st Floor	10	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	937	SF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Classroom #106 (Regular Classroom)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	8	LF	6	10+ years	
	Ceiling - Splined	1st Floor	820	SF	6	10+ years	
	Doors - Transom Window	1st Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Tile	1st Floor	820	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	6	6-10 years	
	Marker Board	1st Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	1st Floor	1,039	SF	6	10+ years	
<u>Classroom #107 (Regular Classroom)</u>							
	AC Units	1st Floor	2	EA	7	6-10 years	
	Ceiling - Splined	1st Floor	759	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	759	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	10+ years	
	Marker Board	1st Floor	25	LF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,030	SF	7	10+ years	
<u>Classroom #108 (Regular Classroom)</u>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	1st Floor	759	SF	7	10+ years	
	Chalk Board	1st Floor	20	LF	4	2-5 years	
	Doors - Transom Window	1st Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	759	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Plaster/Drywall	1st Floor	892	SF	6	10+ years	
<u>Classroom #201 (Regular Classroom)</u>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	745	SF	7	10+ years	
	Ceiling - Lay-in	2nd Floor	6	SF	5	1-2 years	Water stain
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	751	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	30	LF	6	6-10 years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	2nd Floor	975	SF	6	10+ years	
Classroom #202 (Computer Lab)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor	769	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	769	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	50	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	977	SF	6	10+ years	
	Wireless System	2nd Floor	1	EA	7	6-10 years	
Classroom #203 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	9	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,072	SF	6	10+ years	
Classroom #204 (Regular Classroom)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	7	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	1,102	SF	6	10+ years	
Classroom #206 (Science)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	4	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	834	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	18	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	2	EA	6	10+ years	
	Eye Wash Station	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	834	SF	6	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	2nd Floor	14	EA	6	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Science Lab Elements	2nd Floor	834	SF	7	10+ years	
	Science Lab Shower	2nd Floor	1	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,072	SF	6	10+ years	
	Work Sink	2nd Floor	3	EA	7	10+ years	
Classroom #207 (Office)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Ceiling - Lay-in	2nd Floor	759	SF	6	10+ years	
	Doors - Transom Window	2nd Floor	9	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Floor - Tile	2nd Floor	759	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	14	EA	7	6-10 years	
	Marker Board	2nd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	926	SF	6	10+ years	
Classroom #208 (Science Lab Level 1)							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	80	LF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	837	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor	1	EA	6	10+ years	
	Eye Wash Station	2nd Floor	1	EA	7	10+ years	
	Floor - Tile	2nd Floor	827	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor	10	SF	7	10+ years	
	Gas Line	2nd Floor	8	EA	7	10+ years	
	Lighting - Lay-in	2nd Floor	2	EA	6	6-10 years	
	Lighting - Pendent/Surface	2nd Floor	12	EA	6	6-10 years	
	Marker Board	2nd Floor	10	LF	6	6-10 years	
	Science Lab Elements	2nd Floor	837	SF	7	10+ years	
	Science Lab Fume Hood	2nd Floor	1	EA	7	10+ years	
	Science Lab Shower	2nd Floor	1	EA	7	10+ years	
	Storage/ Closet	2nd Floor	4	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,262	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2	SF	5	1-2 years	Hole through plaster
	Walls - Tile Ceramic/ Porcelain	2nd Floor	50	SF	7	10+ years	
	Work Sink	2nd Floor	8	EA	7	10+ years	
Classroom #302 (Regular Classroom)							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	7	10+ years	

Category : Classroom
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	7	6-10 years	
	Marker Board	3rd Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,298	SF	6	10+ years	

Classroom #307 (Regular Classroom)

	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	1	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	7	EA	7	6-10 years	
	Marker Board	3rd Floor	30	LF	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,319	SF	6	10+ years	

Classroom #308 (Regular Classroom)

	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	4	LF	6	10+ years	
	Ceiling - Splined	3rd Floor	776	SF	6	10+ years	
	Doors - Transom Window	3rd Floor	9	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor	1	EA	6	10+ years	
	Floor - Tile	3rd Floor	776	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	14	EA	6	6-10 years	
	Marker Board	3rd Floor	40	LF	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	1,319	SF	6	10+ years	

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Corridor</u>							
	Ceiling - Plaster/Drywall	1st Floor	2,041	SF	6	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	2,041	SF	7	10+ years	
	Lighting - Pendent/Surface	1st Floor	29	EA	7	6-10 years	
	Student Lockers - One Tier	1st Floor	34	EA	6	10+ years	
	Student Lockers - Two Tiers	1st Floor	29	EA	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	2,173	SF	6	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	1,926	SF	6	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	1,922	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	4	SF	4	1-2 years	Cracking and broken tiles

Category : Interior
Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	2nd Floor	27	EA	7	6-10 years	
	Student Lockers - One Tier	2nd Floor	9	EA	7	10+ years	
	Student Lockers - Two Tiers	2nd Floor	73	EA	6	10+ years	
	Walls - Plaster/Drywall	2nd Floor	2,173	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor North Corridor	756	SF	6	10+ years	
	Drinking Fountains - Double Fountain	3rd Floor North Corridor	2	EA	7	10+ years	
	Floor - Tile/Sheet	3rd Floor North Corridor	740	SF	7	10+ years	
	Floor - Tile/Sheet	3rd Floor North Corridor	16	SF	5	1-2 years	Broken tiles
	Lighting - Pendent/Surface	3rd Floor North Corridor	9	EA	6	6-10 years	
	Student Lockers - One Tier	3rd Floor North Corridor	14	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor North Corridor	771	SF	6	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor South Corridor	602	SF	6	10+ years	
	Floor - Tile/Sheet	3rd Floor South Corridor	602	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor South Corridor	7	EA	6	6-10 years	
	Walls - Plaster/Drywall	3rd Floor South Corridor	737	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Basement	2,270	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Basement	33	SF	5	1-2 years	Water damage
	Doors - Steel Doors incl hw	Basement	8	EA	6	10+ years	
	Doors - Transom Window	Basement	72	SF	6	10+ years	
	Drinking Fountains - Double Fountain	Basement	1	EA	7	10+ years	
	Floor - Tile/Sheet	Basement	2,143	SF	7	10+ years	
	Floor - Wood	Basement	160	SF	6	10+ years	
	Lighting - Pendent/Surface	Basement	18	EA	6	6-10 years	
	Student Lockers - One Tier	Basement	16	EA	7	10+ years	
	Walls - Masonry	Basement	1,544	SF	6	10+ years	
	Walls - Plaster/Drywall	Basement	1,899	SF	6	10+ years	

Safety

Camera Viewing Station	1st Floor	1	EA	7	6-10 years
Security Cameras	1st Floor	14	EA	7	6-10 years

Stairs

Ceiling - Plaster/Drywall	North (Stair A)	467	SF	6	10+ years
Floor - Tile	North (Stair A)	467	SF	6	10+ years
Handrails	North (Stair A)	170	LF	7	10+ years
Lighting - Pendent/Surface	North (Stair A)	4	EA	7	6-10 years
Stairs - Rubber	North (Stair A)	519	LF	6	10+ years
Walls - Plaster/Drywall	North (Stair A)	3,136	SF	6	10+ years
Ceiling - Plaster/Drywall	South (Stair B)	467	SF	6	10+ years
Floor - Tile	South (Stair B)	467	SF	6	10+ years
Handrails	South (Stair B)	170	LF	7	10+ years
Lighting - Pendent/Surface	South (Stair B)	4	EA	6	6-10 years
Stairs - Rubber	South (Stair B)	519	LF	6	10+ years
Walls - Plaster/Drywall	South (Stair B)	3,136	SF	6	10+ years



Category : Interior

Building : Main

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

Elevator - Hydraulic Elevator	1st Floor	1	EA	6	10+ years
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Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Civil/Drainage</u>							
	Civil/ Drainage - Catch Basin	Entire Site	4	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	8	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	1	EA	4	1-2 years	Broken concrete at rim
<u>Fencing</u>							
	Fencing - Chain Link	Entire Site	196	LF	6	10+ years	
	Fencing - Chain Link	Entire Site	4	LF	5	1-2 years	Corroded, broken corner of gate at gas line enclosure
	Fencing - Guard Rail	Entire Site	85	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	235	LF	6	10+ years	
	Fencing - New Standard Ornamental	Entire Site	5	LF	5	1-2 years	Bent section of fence
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	97	LF	6	10+ years	
	Fencing - Wood Fencing w/ Steel Frame	Entire Site	1	LF	5	1-2 years	Displaced wood slat, May be on purpose
<u>Landscape</u>							
	Benches	Entire Site	2	EA	6	10+ years	
	Landscape - Grass	Entire Site	1,573	SF	4	1-2 years	Mostly barren soil
	Landscape - Hardscape- Concrete	Entire Site	600	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	3,055	SF	4	1-2 years	Cracked, disintegrated, broken concrete
	Parkway trees	Entire Site	14	EA	6	10+ years	
	Parkway trees	Entire Site	3	EA	4	1-2 years	Missing tree
	Planting Beds/ Area	Entire Site	584	SF	6	6-10 years	
	Trash Receptacles	Entire Site	2	EA	6	10+ years	In good condition
<u>Parking Lot</u>							
	Surface - Asphalt	South	14,500	SF	6	6-10 years	Verified amount of alligator surface in one section to the south. Most of this asphalt is in fair to good condition.
	Surface - Asphalt	South	9,851	SF	4	1-2 years	Potholes, alligatored, disintegrated surface, large cracks
	Surface - Concrete	South	700	SF	7	10+ years	
	Surface - Concrete	South	200	SF	5	1-2 years	A large amount of construction debris and dirt has been dumped into the trash enclosure over the concrete floor
	Trash Enclosure - Chain Links	South	600	SF	6	6-10 years	Verified chain-link surface area
	Trash Enclosure - Chain Links	South	48	SF	5	1-2 years	Broken gate
<u>Sidewalks</u>							

Category : Site
Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Sidewalks - Perimeter Sidewalks	Entire Site	8,106	SF	6	10+ years	
	Sidewalks - Perimeter Sidewalks	Entire Site	500	SF	5	1-2 years	Broken, shattered, Upheaved
Signage							
	Flag Pole - Building Mounted Flag Pole	Entire Site	1	EA	6	10+ years	
	Marquee - Free Standing Back Lighted	Entire Site	1	EA	6	10+ years	

¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it to CPS right away, and CPS facilities will address it immediately. As a result, no features should be ranked "1" in this report; by the time the report is compiled, they will have been resolved.

Definitions

- **Quantity** means, for each item, the total number (or amount) of that item that exists and was evaluated
- **Unit** means the generally accepted standard unit of measure for each item. Some items, like doors, are measured individually and use the unit of measurement "EA" for "each." Other items, like chimneys, are measured in terms of linear feet ("LF"). Still other items, like flooring, are generally measured in square feet ("SF").

Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Glazed Window Area	Operable Window Area	Window Stop	Smart-Board
Building : Main									
Art Room	Play Room	Basement	008	Boys Play Room	1,161	40	20	Y	N
Computer Lab	Regular Classroom	2nd Floor	202	202	769	100	50	Y	N
Office	Regular Classroom	2nd Floor	207	207	759	90	60	Y	N
Regular Classroom	Kindergarten	1st Floor	101	101	753	120	60	Y	N
Regular Classroom	Regular Classroom	1st Floor	102	102	753	75	35	Y	N
Regular Classroom	Regular Classroom	1st Floor	103	103	820	100	50	Y	N
Regular Classroom	Regular Classroom	1st Floor	104	104	820	85	45	Y	N
Regular Classroom	Regular Classroom	1st Floor	106	106	820	85	40	Y	N
Regular Classroom	Regular Classroom	1st Floor	107	107	759	120	60		
Regular Classroom	Regular Classroom	1st Floor	108	108	759	120	60	Y	N
Regular Classroom	Regular Classroom	2nd Floor	201	201	751	140	70	Y	N
Regular Classroom	Regular Classroom	2nd Floor	203	203	834	100	50	Y	N
Regular Classroom	Regular Classroom	2nd Floor	204	204	834	100	50	Y	N
Regular Classroom	Regular Classroom	3rd Floor	302	302	776	100	50	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	307	307	776	90	35	Y	N
Regular Classroom	Regular Classroom	3rd Floor	308	308	776	10	50	Y	N
Science	Regular Classroom	2nd Floor	206	206	834	100	50	Y	N
Science Lab Level 1	Library	Basement	007	Library	1,050	70	35	Y	N
Science Lab Level 1	Science Classroom	2nd Floor	208	208	837	140	70	Y	N