

**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 <a href="http://www.cps.edu/facilityassessment">http://www.cps.edu/facilityassessment</a>.

Campus Summary			
BuildingName	Year Constructed	Number of Floors	Building Area (Sq Ft)
Main	1953	1	12,302
Addition	1995	1	4,945
Branch-Fleming	1960	1	13,953
Modular 1 @ Fleming Branch (8-Classroom)	2012	1	9,660
Campus Total			40,860

Category : Exterior Building : Main

						Recommend	_
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Entrance							
	Exterior Doors - Exterior Steel Door	Entrance 2 - South	2	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	Entrance 2 - South	45	LF	7	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	Entrance 2 - South	70	LF	7	10+ years	New
	Ramps - Concrete	Entrance 2 - South	50	LF	7	10+ years	New
	Exterior Doors - Exterior Steel Door	Entrance 6 - Northeast	1	EA	6	10+ years	
	Exterior Stairs - Concrete	Entrance 6 - Northeast	3	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	Entrance 7	1	EΑ	6	10+ years	
	Exterior Stairs - Concrete	Entrance 7	3	LF	6	10+ years	
	Entrance Control - Audio	Main Entrance 1 - Southwest	1	EA	6	6-10 years	
	Exterior Doors - Exterior FRP Door	Main Entrance 1 - Southwest	2	EA	7	10+ years	
	Exterior Doors - Side lite	Main Entrance 1 - Southwest	6	EA	7	10+ years	
	Exterior Doors - Transom Lite	Main Entrance 1 - Southwest	3	EA	7	10+ years	
	Exterior Stairs - Concrete	Main Entrance 1 - Southwest	54	LF	5	1-2 years	, cracked concrete throughout
	Stair Handrail - Steel_Stair Handrail	Main Entrance 1 - Southwest	15	LF	6	10+ years	
_Foundati	on						
	Foundation - Concrete	Entire Building	505	LF	7	10+ years	
	Superstructure - Heavy Timber	Entire Building	12,302	SF	7	10+ years	
Lighting							

Campus Name: Grimes Page : 1 of 35 Assessment Date: 07/31/2023



Catego	ry : Exterior		В	uilding	: Main		
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Exterior Lighting - Parapet or Roof Mounted	Entire Building	6	EA	6	10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	2	EA	6	10+ years	
Roof Sys	stem						
Í	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof 1	14	LF	6	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof 1	14	LF	4	1-2 years	Open joints at stone
	Coping - Metal	Roof 1	24	LF	7	10+ years	
	Coping - Metal	Roof 1	6	LF	6	6-10 years	Repaired
	Coping - Stone	Roof 1	120	LF	6	6-10 years	•
	Downspouts - Interior Downspouts	Roof 1	20	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 1	60	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof 1	120	LF	6	10+ years	
	Roof - Modified Bitumen	Roof 1	3,056	SF	6	6-10 years	
	Roof Structure - Heavy Timber	Roof 1	3,056	SF	7	10+ years	
	Coping - Metal	Roof 2 - N / S of main corridor	24	LF	7	6-10 years	
	Coping - Stone	Roof 2 - N / S of main corridor	153	LF	6	6-10 years	
	Downspouts - Exterior Downspouts	Roof 2 - N / S of main corridor	307	LF	5	10+ years	
	Downspouts - Interior Downspouts	Roof 2 - N / S of main corridor	307	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof 2 - N / S of main corridor	20	LF	7	10+ years	Repaired
	Parapet - 16" - 30" Height	Roof 2 - N / S of main corridor	57	LF	6		Repaired
			88	LF		10+ years	
	Parapet - Parapet < 16" Height	Roof 2 - N / S of main corridor		SF	6	10+ years	
	Roof - Asphalt Shingle	Roof 2 - N / S of main corridor	1,716	SF SF	6	6-10 years	
	Roof - Modified Bitumen	Roof 2 - N / S of main corridor	6,890	SF SF	6	6-10 years	0
	Roof - Modified Bitumen	Roof 2 - N / S of main corridor	20		4	1-2 years	Open seams
	Roof Structure - Steel / Metal Deck/ Concrete Topping	Roof 2 - N / S of main corridor	8,626	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof 3 - Over boiler room	10	LF	5	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Roof 3 - Over boiler room	18	LF	4	1-2 years	Open joints, spalled brick
	Chimney - Metal Flue	Roof 3 - Over boiler room	50	LF	6	10+ years	
	Chimney - Metal Flue	Roof 3 - Over boiler room	20	LF	6	10+ years	
	Coping - Stone	Roof 3 - Over boiler room	82	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 3 - Over boiler room	15	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof 3 - Over boiler room	20	LF	6	10+ years	
	Parapet - 16" - 30" Height	Roof 3 - Over boiler room	62	LF	6	10+ years	
	Roof - Modified Bitumen	Roof 3 - Over boiler room	620	SF	6	6-10 years	
	Roof Structure - Heavy Timber	Roof 3 - Over boiler room	620	SF	7	10+ years	
Nalls							
VUIIO	Canopy - Concrete/ Stucco	Entire Building	187	SF	6	10+ years	
	Canopy - Concrete/ Stucco	Entire Building	3	SF	4	1-2 years	Spalled, broken concrete

Campus Name: Grimes Page : 2 of 35 Assessment Date: 07/31/2023



Category : Exterior

# Robert L Grimes Elementary School 5450 W 64th PLACE, Chicago, IL 60638

						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Exterior Walls - Brick	Entire Building	3,115	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	500	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	217	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	14	SF	5	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	141	SF	5	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	25	SF	5	1-2 years	Open joints
_Windows							
	Lintels - Steel	Entire Building	245	LF	6	10+ years	
	Lintels - Stone	Entire Building	10	LF	4	0-1 year	Displaced stone. These are stones
							placed on top of steel rentals. One of
							the stones is falling.
	Windows - Louver	Entire Building	81	SF	7	10+ years	
	Windows - Sash Aluminum	Entire Building	4,048	SF	6	10+ years	
•	<b>-</b>		_				
Catego	ry : Electrical		В	uilding	: wain	<b>5</b>	
	<del></del>		0			Recommend	•
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Emerger	ncy System						
	Automatic Transfer Switch	Boiler Room	1	EA	6	2-5 years	
	Emergency A/C Power - Corridors and	Entire Building	1,770	SF	6	6-10 years	
	Stairs						
	Emergency A/C Power - Students Toilets	Entire Building	701	SF	6	6-10 years	
	Emergency Battery Packs - Corridors and	Entire Building	5	EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	5	EA		•	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets	Entire Building  Entire Building	5	EA EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs	Entire Building Entire Building Entire Building	5 2 6	EA EA EA	6 5	6-10 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV	Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302	EA EA SF	6 5 6	6-10 years 6-10 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs	Entire Building Entire Building Entire Building	5 2 6	EA EA EA	6 5	6-10 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection	Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302	EA EA SF	6 5 6	6-10 years 6-10 years 6-10 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection	Entire Building Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302	EA EA SF SF	6 5 6	6-10 years 6-10 years 6-10 years 2-5 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  Vice Main Electrical Service - 1200 A	Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302	EA EA SF	6 5 6	6-10 years 6-10 years 6-10 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  Vice  Main Electrical Service - 1200 A 120/208/3PH	Entire Building Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for	Entire Building Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years	
_Main Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for	Entire Building Entire Building Entire Building Entire Building Entire Building Entire Building	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years	
_Main_Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years	
_Main_Se	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power PA System	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power PA System	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room	5 2 6 12,302 12,302	EA EA SF SF	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power PA System	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room Entire Building	5 2 6 12,302 12,302	EA EA SF SF EA EA	6 5 6 5	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years 6-10 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection  vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power PA System  istribution  Lighting and Power Panels - Above 100 A	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room Entire Building	5 2 6 12,302 12,302 1 1 1 12,302	EA EA SF EA EA SF	6 5 6 6 6	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years 6-10 years 6-10 years	
	Emergency Battery Packs - Corridors and Stairs Emergency Battery Packs - Students Toilets Exit Signs - Corridors and Stairs Security System - CCTV Security System - Intrusion Detection   Vice  Main Electrical Service - 1200 A 120/208/3PH Independent Electrical Service for emergency power PA System  istribution  Lighting and Power Panels - Above 100 A Main Distribution Panels - 400 - 600 amp	Entire Building Entire Building Entire Building Entire Building Entire Building Boiler Room Boiler Room Entire Building Entire Building	5 2 6 12,302 12,302 1 1 1 12,302	EA EA SF EA EA EA EA EA	6 5 6 6 6	6-10 years 6-10 years 6-10 years 2-5 years 6-10 years 6-10 years 6-10 years 6-10 years	

Building : Main



Category : Fire Protection			В	uilding			
			•	11011	<b>D</b>	Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ire Alar							
	Fire Alarm Panel	1st Floor	1	EA	3	0-1 year	Not currently tied to city
	Fire Alarm Strobe Lights	1st Floor	2,302	SF	4	0-1 year	No strobes in classrooms
	Fire Alarm_System	1st Floor	2,302	SF	5	2-5 years	
atego	ry : Mechanical		В	uilding	: Main		
J						Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
oiler Sy							
	Boiler Auxiliary- Steam Boiler - 50 - 75 HP	Boiler Room	1	EA	6	6-10 years	
	Boiler Auxiliary- Steam Boiler - 50 - 75 HP	Boiler Room	1	EA	6	6-10 years	
	Chemical Feed System	Boiler Room	1	EA	6	6-10 years	
	Combustion Dampers	Boiler Room	2	EA	6	6-10 years	
	Condensate Pump	Boiler Room	1	EA	6	6-10 years	
	Condensate Pump	Boiler Room	1	EA	6	6-10 years	
	Feed Water Pumps and Tank	Boiler Room	1	EA	6	6-10 years	
	Non Condensing- Water Tube- Flexible	Boiler Room	1	EA	5	6-10 years	
	Tube- Atmospheric- Steam Boiler - 50 - 75						
	HP	Dailer Daam	4	Ε,	4	4.0.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
	Non Condensing- Water Tube- Flexible	Boiler Room	1	EA	4	1-2 years	Interior brick deteriorating/coming
	Tube- Atmospheric- Steam Boiler - 50 - 75						
	HP Dining Condensate Dine Steel	Boiler Room	200	1.5	6	6.10 vooro	
	Piping - Condensate Pipe- Steel	Boiler Room	300	LF	6	6-10 years	
	Piping - Steam Pipe- Steel		300	LF	6	6-10 years	
	Steam Traps	Boiler Room	30	EA	5	6-10 years	
leating I	Devices						
	Cabinet Heaters - With Steam Coil	Entire Building	2	EA	5	2-5 years	
	Wall Heater - Electric	Entire Building	5	EA	5	2-5 years	
	Fin Tube - Steam	Entire Building	40	LF	6	6-10 years	
	PTAC - Electric Heating and Self Contained	Office	2	EA	6	6-10 years	
	Cooling						
empera	ture Control						
	Electric Controls	Entire Building	12,302	SF	6	2-5 years	
	Electric Thermostat	Entire Building	1	EA	7	6-10 years	
Jnit Ven	tilation						
ZIIIL V GII	Unit Ventilators- Floor Mounted- Steam	Entire Building	10	EA	5	2-5 years	
	Heating w/ DX Cooling Coil & w/ Self	Entire Daliquing	10		3	2 0 years	
	Contained Compressors						
	Unit Ventilators- Ceiling Mounted- Electric	MDF	1	EA	6	10+ years	
	Heating & DX Cooling Coil W/ Self	IVIDI	ı	LA	U	TOT years	



$\overline{}$	ry : Mechanical		R	uilding	· Main		5450 W 64III PLACE, Chicago, IL 60636
Catego	ry . Mechanica			unung	. IVICIII	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Contained Compressor		<b></b>				
	,						
Ventilation	on						
	Exhaust Fans- Roof Mounted - 1501 - 8000	Roof	1	EA	6	10+ years	
	CFM				-	,	
	Exhaust Fans- Roof Mounted - 500 - 1500	Roof	2	EA	6	6-10 years	
	CFM						
			_				
Catego	ry : Plumbing		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
_Hot Wate							
	Gas Heater - Less than 150000 BTU/HR	Boiler Room	1	EA	6	10+ years	
_Piping_							
	Domestic Piping-Hot Water Return Lines	Entire Building	12,302	SF	6	6-10 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	12,302	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to	Entire Building	12,302	SF	6	6-10 years	
	Fixtures Domestic Piping-Hot/Cold Water Supply	Entire Building	12,302	SF	6	6-10 years	
	(Horizontal Lines)	Entire Building	12,302	SF	O	0-10 years	
	Domestic Piping-Hot/Cold Water Supply	Entire Building	12,302	SF	6	6-10 years	
	(Risers)	Ziiiii o Dallalli g	12,002	O.	Ŭ	o io youio	
	Domestic Piping-Hot/Cold Water Supply	Entire Building	12,302	SF	6	6-10 years	
	(from Risers to Fixtures)	-				-	
	Sanitary Piping	Entire Building	12,302	SF	6	6-10 years	
	Storm Piping	Entire Building	12,302	SF	6	6-10 years	
	Vent Piping	Entire Building	12,302	SF	6	6-10 years	
0-1	D		_		NA - 1		
Catego	ry : Room		В	uilding	: wain	D	
Group	Itom Type	Location	Ougntity	UOM	Donk	Recommend	Comments
Group	Item - Type	Location	Quantity	UOIVI	Rank	Replacement	Comments
_Administ	trative Suites/Offices	1011 0 (	200			0.40	
	Ceiling - Lay-in	104A-Conference Room	332	SF	6	6-10 years	
	Doors - Wood Doors inclu hw Floor - Tile	104A-Conference Room 104A-Conference Room	1 332	EA SF	6	10+ years	
	Lighting - Lay-in	104A-Conference Room	332	Sr EA	6 7	10+ years 6-10 years	
	Power Distribution	104A-Conference Room	8	EA	6	10+ years	
	Walls - Concrete Block	104A-Conference Room	882	SF	7	10+ years	
	AC Unit	Main Office	1	EA	7	6-10 years	
	Ceiling - Lay-in	Main Office		SF		6-10 years	
			107		6	•	Cracking chipped and water
	Ceiling - Lay-in	Main Office	16	SF	4	1-2 years	Cracking, chipped and water damaged tile
							damaged life

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Catego	ry : Room		В	uilding	: Main		. 5 :
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Doors - Wood Doors inclu hw	Main Office	2	EA	6	10+ years	
	Floor - Tile	Main Office	123	SF	6	10+ years	
	Lighting - Lay-in	Main Office	2	EA	7	6-10 years	
	Power Distribution	Main Office	12	EA	6	6-10 years	
	Walls - Concrete Block	Main Office	420	SF	6	10+ years	
	AC Unit	Principals Office	1	EA	7	6-10 years	
	Ceiling - Lay-in	Principals Office	133	SF	7	6-10 years	
	Doors - Wood Doors inclu hw	Principals Office	1	EA	7	10+ years	
	Floor - Tile	Principals Office	133	SF	6	10+ years	
	Lighting - Lay-in	Principals Office	2	EA	7	6-10 years	
	Power Distribution	Principals Office	14	EA	6	6-10 years	
	Walls - Concrete Block	Principals Office	455	SF	7	10+ years	
	Ceiling - Lay-in	Teacher's Lounge	200	SF	6	6-10 years	
	Doors - Steel Doors incl hw	Teacher's Lounge	1	EA	6	10+ years	
	Floor - Tile	Teacher's Lounge	200	SF	7	10+ years	
	Lighting - Lay-in	Teacher's Lounge	2	EA	6	6-10 years	
	Power Distribution	Teacher's Lounge	6	EA	6	6-10 years	
	Walls - Concrete Block	Teacher's Lounge	590	SF	6	10+ years	
	Work Sink	Teacher's Lounge	1	EA	7	6-10 years	
_Mechani	cal/ Service Rooms						
	Boiler Room	1st Floor	796	SF	5	10+ years	Damaged flooring and spalling on walls
	Janitor's Closet	1st Floor	85	SF	7	10+ years	
	Janitor's Closet	1st Floor	26	SF	5	6-10 years	Missing tile
	Storage Room	1st Floor	156	SF	7	10+ years	•
	Storage Room	1st Floor	100	SF	7	6-10 years	
Restroor	m.						
	Ceiling - Lay-in	102-Used as storage now	29	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	102-Used as storage now	1	ĒΑ	6	10+ years	
	Floor - Tile	102-Used as storage now	29	SF	6	10+ years	
	Lighting - Wall Mounted	102-Used as storage now	1	ĒΑ	6	6-10 years	
	Walls - Concrete Block	102-Used as storage now	53	SF	6	10+ years	
	Walls - Tile Ceramic/ Porcelain	102-Used as storage now	139	SF	6	10+ years	
	Ceiling - Lay-in	103-Used as storage now	29	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	103-Used as storage now	1	ĒΑ	6	10+ years	
	Floor - Tile	103-Used as storage now	29	SF	6	6-10 years	
	Lighting - Lay-in	103-Used as storage now	1	EA	7	6-10 years	
	Walls - Concrete Block	103-Used as storage now	53	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	103-Used as storage now	139	SF	7	10+ years	
	Accessories	104-Not Available	29	SF	5	6-10 years	
	Ceiling - Plaster/Drywall	104-Not Available	29	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	104-Not Available	1	EA	6	6-10 years	
	233.0 Trood 20010 IIIold IIW	10 1 Hot/Wallablo	·	_, `	J	o lo youlo	



Catego	ry : Room		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Floor - Tile	104-Not Available	29	SF	6	6-10 years	
	Lighting - Pendent/Surface	104-Not Available	1	EA	6	6-10 years	
	Walls - Concrete Block	104-Not Available	90	SF	7	10+ years	
	Walls - Tile Ceramic/ Porcelain	104-Not Available	90	SF	7	10+ years	
	Accessories	1st Floor-Teacher's Lounge	28	SF	7	6-10 years	
	Ceiling - Lay-in	1st Floor-Teacher's Lounge	28	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor-Teacher's Lounge	1	EA	6	10+ years	
	Floor - Tile	1st Floor-Teacher's Lounge	28	SF	6	10+ years	
	Lavatory	1st Floor-Teacher's Lounge	1	EA	6	6-10 years	
	Lighting - Lay-in	1st Floor-Teacher's Lounge	1	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor-Teacher's Lounge	56	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor-Teacher's Lounge	112	SF	6	10+ years	
	Water Closet	1st Floor-Teacher's Lounge	1	ĒΑ	6	6-10 years	
	Accessories	Boy's Restroom	185	SF	7	6-10 years	
	Ceiling - Lay-in	Boy's Restroom	185	SF	6	6-10 years	
	Doors - Steel Doors incl hw	Boy's Restroom	2	ĒΑ	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	Boy's Restroom	185	SF	6	10+ years	
	Lavatory	Boy's Restroom	1	EA	6	6-10 years	
	Lighting - Lay-in	Boy's Restroom	3	EΑ	6	6-10 years	
	Partitions	Boy's Restroom	1	EΑ	7	6-10 years	
	Student Lockers - Three Tiers	Boy's Restroom	18	EΑ	6	6-10 years	
	Urinals	Boy's Restroom	2	EΑ	6	6-10 years	
	Walls - Concrete Block	Boy's Restroom	190	SF	6	10+ years	
	Walls - Structural Glazed Tile	Boy's Restroom	380	SF	6	10+ years	
	Water Closet	Boy's Restroom	1	EA	6	6-10 years	
	Accessories	Girl's Restroom	185	SF	7	6-10 years	
	Ceiling - Lay-in	Girl's Restroom	177	SF	6	6-10 years	
	Ceiling - Lay-in	Girl's Restroom	8	SF	4	1-2 years	Water damage
	Doors - Steel Doors incl hw	Girl's Restroom	2	EA	6	10+ years	water damage
	Floor - Tile Ceramic/ Porcelain	Girl's Restroom	185	SF	6	10+ years	
	Floor Drain	Girl's Restroom	103	EA	7	10+ years	
	Lavatory	Girl's Restroom	1	EA	6	6-10 years	
	Lighting - Lay-in	Girl's Restroom	3	EA	6	6-10 years	
	Partitions	Girl's Restroom	3	EA	5	10+ years	
	Student Lockers - Three Tiers	Girl's Restroom	18	EA	6	6-10 years	
	Walls - Concrete Block	Girl's Restroom	190	SF	6	10+ years	
	Walls - Structural Glazed Tile	Girl's Restroom	380	SF	6	10+ years	
	Water Closet	Girl's Restroom	3	EA	6	10+ years	
	Accessories	Main Office	37	SF	7	6-10 years	
	Ceiling - Lay-in	Main Office	37	SF	7	6-10 years	
	Doors - Wood Doors inclu hw	Main Office	1	EA	7	10+ years	
	Floor - Tile	Main Office	37	SF	6	10+ years	
	Lavatory	Main Office	3 <i>1</i>	EA	6	6-10 years	
	Lighting - Lay-in	Main Office	1	EA	7	6-10 years	
	Ligituing - Lay-III	Main Onice	ı	LA	,	0-10 years	



Categor	y : Room		B	uilding	· Main		5450 W 64th LAGE, Officago, IE 60050
Jategol	y . Room		_	ananig	. wan	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
C. Cup	Lighting - Wall Mounted	Main Office	1	EA	6	6-10 years	
	Partitions	Main Office	1	EA	7	6-10 years	
	Walls - Concrete Block	Main Office	52	SF	7	10+ years	
	Walls - Structural Glazed Tile	Main Office	105	SF	7	10+ years	
	Water Closet	Main Office	1	EA	6	6-10 years	
	Accessories	boiler room	71	SF	7	6-10 years	
	Ceiling - Exposed	boiler room	71	SF	6	6-10 years	
	Doors - Steel Doors incl hw	boiler room	1	EA	6	10+ years	
	Floor - Tile	boiler room	67	SF	6		
			4	SF SF	_	10+ years	Chinnad
	Floor - Tile	boiler room	· · · · · · · · · · · · · · · · · · ·		4	1-2 years	Chipped
	Lavatory	boiler room	1	EΑ	6	6-10 years	
	Lighting - Lay-in	boiler room	1	EΑ	7	6-10 years	NI I
	Partitions	boiler room	1	EA	5	1-2 years	No door
	Walls - Concrete Block	boiler room	248	SF	6	10+ years	
	Walls - Masonry	boiler room	155	SF	6	10+ years	
	Water Closet	boiler room	1	EA	6	6-10 years	
Categor	ry : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Classroo	m #100 (Regular Classroom)						
	Ceiling - Lay-in	1st Floor	598	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	ĒΑ	6	10+ years	
	Floor - Tile	1st Floor	590	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	8	ĒΑ	7	6-10 years	
	Marker Board	1st Floor	12	LF	7	6-10 years	
	Walls - Masonry	1st Floor	686	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	246	SF	6	10+ years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	117	SF	6	10+ years	
						, , , , ,	
_Classroo	m #101 (Pre School)						
	Ceiling - Lay-in	1st Floor	835	SF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	16	SF	5	1-2 years	Water damage, bent tile
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Tile	1st Floor	851	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	13	EA	7	6-10 years	
	Marker Board	1st Floor	24	LF	7	6-10 years	
	Storage/ Closet	1st Floor	29	SF	7	10+ years	
	Student Lockers - One Tier	1st Floor	22	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor	740	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	371	SF	6	10+ years	
Classroo	m #102 (Regular Classroom)						



Catego	ry : Classroom		В	uilding	: Main		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Ceiling - Lay-in	1st Floor	890	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	890	SF	6	6-10 years	
	Lighting - Lay-in	1st Floor	14	ĒΑ	7	10+ years	
	Marker Board	1st Floor	14	LF	7	6-10 years	
	Student Lockers - One Tier	1st Floor	24	EΑ	6	6-10 years	
	Walls - Concrete Block	1st Floor	1,220	SF	7	10+ years	
	Work Sink	1st Floor	1	EA	5	6-10 years	
Classroc	om #103 (Regular Classroom)						
	Casework	1st Floor	4	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	948	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	948	SF	7	10+ years	
	Lighting - Lay-in			EA	7	-	
		1st Floor	14 24	LF		6-10 years	
	Marker Board	1st Floor			7	6-10 years	
	Storage/ Closet	1st Floor	46	SF	7	6-10 years	
	Student Lockers - One Tier	1st Floor	23	EA	7	6-10 years	
	Walls - Concrete Block	1st Floor	1,142	SF	6	10+ years	
	Walls - Plaster/Drywall	1st Floor	100	SF	6	10+ years	
Classroc	om #104 (Regular Classroom)						
	Casework	1st Floor	12	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	877	SF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	8	SF	4	1-2 years	Water damage
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	885	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	11	EA	7	6-10 years	
	Marker Board	1st Floor	12	LF	7	6-10 years	
	Storage/ Closet	1st Floor	47	SF	7	6-10 years	
	Student Lockers - Two Tiers	1st Floor	24	ĒΑ	6	6-10 years	
	Walls - Concrete Block	1st Floor	1,220	SF	7	10+ years	
Classroc	om #105 (Regular Classroom)						
	Casework	1st Floor	5	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	767	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	767	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Storage/ Closet	1st Floor	29	SF	7	10+ years	
	Storage/ Closet	1st Floor	35	SF	7	6-10 years	
	Student Lockers - One Tier	1st Floor	46	EA	7	6-10 years	



Catego	ry : Classroom		В	uilding	: Main		o loo w o larr Erloz, omoago, iz oooco
34.090	. ,					Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Walls - Concrete Block	1st Floor	782	SF	6	10+ years	
	Walls - Concrete Block	1st Floor	5	SF	6	1-2 years	Cracking
Classroo	m #106 (Kindergarten)						
	Casework	1st Floor	12	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	995	SF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	16	SF	4	1-2 years	Warped and water damaged tile
	Doors - Wood Doors inclu hw	1st Floor	2	EA	7	10+ years	
	Floor - Tile	1st Floor	1,027	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	15	EA	7	6-10 years	
	Marker Board	1st Floor	22	LF	7	6-10 years	
	Student Lockers - Two Tiers	1st Floor	26	EA	7	6-10 years	
	Walls - Concrete Block	1st Floor	1,226	SF	7	10+ years	
Catogo	ry : Interior		B	uilding	· Main		
Calego	ry . Interior		D	unung	. IVIAIII	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Corridor	7						
	Ceiling - Lay-in	1st Floor	2,125	SF	6	6-10 years	
	Doors - Transom Window	1st Floor	10	SF	6	10+ years	
	Floor - Terrazzo	1st Floor	55	SF	6	10+ years	
	Floor - Tile/Sheet	1st Floor	2,070	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	19	EA	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	1	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor	2,670	SF	6	10+ years	
	Walls - Masonry	1st Floor	242	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor	1,335	SF	6	10+ years	
Safety							
Saiety	Camera Viewing Station	1st Floor	3	EA	7	2-5 years	
	Metal Detector	1st Floor	1	EA	7	2-5 years	
	Security Cameras	1st Floor	5	EA	7	2-5 years	Quantity updated to match current
	Cocarry Carrioras	1301 1001	3	L/\	,	2 0 yours	observations
	Security Cameras	1st Floor	2	EA	7	2-5 years	
						-	



Category : Exterior Building : Addition

Jaicgoi	y . Exterior			unamg	. Additiv	Recommend	
roup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
ntrance		Location	Quantity	OOM	Italik	Replacement	Comments
nuance	Exterior Doors - Exterior Steel Door	Entrance 3 - Southwest	2	EA	6	10	
				LF	6 7	10+ years	Nam
	Ramp Handrail - Steel_Ramp Handrail	Entrance 3 - Southwest	60		-	10+ years	New
	Ramps - Concrete	Entrance 3 - Southwest	35	LF	7	10+ years	New ramp
	Exterior Doors - Exterior Steel Door	Entrance 4 - Southeast	2	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	Entrance 4 - Southeast	42	LF	6	10+ years	Descript
	Ramp Handrail - Steel_Ramp Handrail	Entrance 4 - Southeast	3	LF	6	6-10 years	Repaired
	Ramps - Concrete	Entrance 4 - Southeast	12	LF	6	10+ years	
	Exterior Doors - Exterior Steel Door	Entrance 5 - Northeast	1	EA	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	Entrance 5 - Northeast	39	LF	6	10+ years	
	Ramp Handrail - Steel_Ramp Handrail	Entrance 5 - Northeast	6	LF	4	1-2 years	Corroded railing posts, broken concrete
	Ramps - Concrete	Entrance 5 - Northeast	15	LF	6	10+ years	
oundation	on						
	Foundation - Concrete	Entire Building	245	LF	7	10+ years	
	Superstructure - Slab on Grade	Entire Building	4,945	SF	7	10+ years	
	•	3	,			,	
ghting							
5 5	Exterior Lighting - Parapet or Roof Mounted	Entire Building	1	EA	6	10+ years	
	Exterior Lighting - Wall Mounted	Entire Building	1	ΕA	6	6-10 years	
	Exterior Lighting - Wall Mounted	Entire Building	4	EA	6	10+ years	
oof Sys	tem						
<del></del>	Access Ladder - Metal	Roof 4	1	EA	7	10+ years	
	Chimney - Metal Flue	Roof 4	21	LF	6	10+ years	
	Coping - Stone	Roof 4	100	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 4	20	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 4	40	LF	6	6-10 years	downspout is not clogged. The dra
			.•	<del>-</del> -	· ·	0 .0 you.0	is placed higher than the membrar surface.
	Parapet - 16" - 30" Height	Roof 4	100	LF	6	10+ years	3300.
	Parapet - Parapet > 30"	Roof 4	60	LF	6	10+ years	
	Parapet - Parapet > 30"	Roof 4	20	LF	5	1-2 years	Broken concrete, spalled brick
	Roof - Modified Bitumen	Roof 4	1,625	SF	5	2-5 years	Broken concrete, spaned brick
	Roof - Modified Bitumen	Roof 4	750	SF	4	1-2 years	Roof drain is above roof surface.
					-	-	roof does not drain.
	Roof Hatch - Metal	Roof 4	1	EA	7	10+ years	
	Roof Structure - Heavy Timber	Roof 4	2,375	SF	7	10+ years	
	Access Ladder - Metal	Roof 5 - Gym	1	EA	7	10+ years	
	Coping - Stone	Roof 5 - Gym	206	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 5 - Gym	54	LF	6	10+ years	

Campus Name: Grimes Page : 11 of 35 Assessment Date: 07/31/2023



Catego	ry : Exterior			Building	: Additi	on	
			<b>.</b>			Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Parapet - Parapet < 16" Height	Roof 5 - Gym	206		6	10+ years	Distance of the second sections and sections of
	Roof - Asphalt Gravel Ballast	Roof 5 - Gym	500	SF	4	2-5 years	Blistering throughout, worn out roof with several large patches
	Roof - Asphalt Gravel Ballast	Roof 5 - Gym	2,070	SF	4	2-5 years	Blistering throughout, worn out roof
	Roof Structure - Steel / Metal Deck/ Concrete Topping	Roof 5 - Gym	2,570	SF	7	10+ years	with several large patches
Walls							
	Exterior Walls - Brick	Entire Building	5,053	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	75		6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	226	SF	6	10+ years	
Windows	5						
	Guard - Guards perforated	Entire Building	180	SF	6	10+ years	
	Guard - Guards perforated	Entire Building	16	SF	5	2-5 years	No missing guards seen
	Lintels - Steel	Entire Building	75		6	10+ years	3 3
	Windows - Louver	Entire Building	36		6	10+ years	
	Windows - Sash Aluminum Double-pane	Entire Building	325		6	10+ years	
Catego	ry : Electrical		i	Building	: Additi	on	
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Emerger	ncy System						
	Emergency A/C Power - Corridors and Stairs	Entire Building	305	SF	6	6-10 years	
	Emergency A/C Power - Multipurpose Room	Entire Building	2,350	SF	6	6-10 years	
	Emergency A/C Power - Students Toilets	Entire Building	620	SF	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	3		6	6-10 years	
	Exit Signs - Multipurpose Room	Entire Building	2		5	6-10 years	
	Security System - CCTV	Entire Building	4,945		6	6-10 years	
	Security System - Intrusion Detection	Entire Building	4,945		5	2-5 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	1	ĒA	6	6-10 years	
	Emergency Battery Packs - Multipurpose Room	Entire Building	3	EA	6	6-10 years	
Main Se	rvice						
	PA System	Entire Building	4,945	SF	6	6-10 years	
D D	State the cost and						
Power D	uistribution Lighting and Power Panels - 100 A	1st Floor		EA	7	6-10 years	
	Lighting and Fower Fallets - 100 A	131 F1001	ı	EA	1	o- To years	
Campus I	Name: Grimes		Page : 12 of 35				Assessment Date: 07/31/2023

Assessment Date: 07/31/2023 Campus Name: Grimes Page : 12 of 35



Category : Electrical

#### Robert L Grimes Elementary School 5450 W 64th PLACE, Chicago, IL 60638

**Building : Addition** 

Recommend

Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
O. Cup	Lighting and Power Panels - Above 100 A	1st Floor	1	EA	7	6-10 years	Commonto
	Lighting and Power Panels - Above 100 A	1st Floor	1	EA	7	6-10 years	
	Main Distribution Panels - 400 - 600 amp	1st Floor	1	EA	7	6-10 years	
	·					,	
Catego	ry : Fire Protection		E	Building	: Additi		
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Fire Alaı							
	Fire Alarm Strobe Lights	Entire Building	4,945	SF	4	0-1 year	Not in classrooms
	Fire Alarm_System	Entire Building	4,945	SF	5	2-5 years	
_Sprinkle	r System						
	Sprinkler Heads	Entire Building	4,945	SF	7	6-10 years	
	Sprinkler Piping	Entire Building	4,945	SF	6	6-10 years	
	Wet Sprinkler System	Entire Building	4,945	SF	6	6-10 years	
Catego	ory : Mechanical			Ruildina	: Additi	on	
Oatogo	i y . McChamcai		•	Juliuling	. Additi	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Air Hand	dling Systems		·			•	
	Roof Top Unit-Single Zone-Roof Mounted-	Roof	1	EA	7	10+ years	
	DX Cooling Only with Self Contained					, , , , , , , , , , , , , , , , , , , ,	
	Compressor - 31 - 45 tons						
	Roof Top Unit-Single Zone-Roof Mounted-	Roof	1	EA	7	6-10 years	
	DX Cooling Only with Self Contained					•	
	Compressor - 5 - 10 tons						
Boiler S							
	Piping - Condensate Pipe- Steel	Entire Building	80	LF	6	6-10 years	
	Piping - Steam Pipe- Steel	Entire Building	80	LF	6	6-10 years	
	Steam Traps	Entire Building	7	EA	5	6-10 years	
_Heating	Devices						
<u></u>	Cabinet Heaters - With Electric Coil	Entire Building	2	EA	6	6-10 years	
	Fin Tube - Steam	Mechanical Room	_ 6	LF	6	6-10 years	
			·		-		
Tempera	ature Control						
	Electric Controls	Entire Building	4,945	SF	6	2-5 years	
	Electric Thermostat	Entire Building	3	EA	6	6-10 years	
I India V	a dilation						
Unit Ver	Unit Ventilators- Floor Mounted- Steam	Entire Building	2	EA	5	2.5.vooro	
	Offic verificators- Floor Mounted- Steam	Entire building	2	ĽΑ	5	2-5 years	
Campus	Name: Grimes		Page : 13 of 35				Assessment Date: 07/31/202
Jumpus	name. Cilillos		1 ago . 10 01 00				7.000001110111 Date. 07/01/202



Category : Mechanical

Floor - Terrazzo Lighting - Lay-in

Power Distribution

Walls - Concrete Block

#### Robert L Grimes Elementary School 5450 W 64th PLACE, Chicago, IL 60638

July	i i i i i i i i i i i i i i i i i i i			anang	· / taaiti	011	
			0		<b>.</b>	Recommend	•
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Heating w/ DX Cooling Coil & w/ Self						
	Contained Compressors						
/							
/entilation	on Exhaust Fans- Roof Mounted - 500 - 1500	Doof	4	ΓΛ		6.10.40000	
	CFM	Roof	1	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - 500 - 1500	Roof	1	EA	5	2-5 years	Rattling noise
	CFM	Rooi	•	L/\	J	2 o yours	reating noise
	Exhaust Fans- Roof Mounted - Less than	Roof	1	EA	6	6-10 years	
	500 CFM				Ū	o .o you.o	
Catogo	ry : Plumbing		B	uildina	: Additi	on	
Calego	ry . Flambing		٥	unung	. Additi	Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wat			<b></b>				
10. 110.	Gas Heater - 150000 - 300000 BTU/HR	Mechanical Room	1	EA	6	10+ years	
	Cas Floater Foodes Cooces B Formit	Weenamear reem	•	_, 、	Ü	ioi youro	
Piping							
	Domestic Piping-Hot Water Return Lines	Entire Building	4,945	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply	Entire Building	4,945	SF	6	6-10 years	
	(Horizontal Lines)						
	Sanitary Piping	Entire Building	4,945	SF	6	6-10 years	
	Storm Piping	Entire Building	4,945	SF	6	6-10 years	
	Vent Piping	Entire Building	4,945	SF	6	6-10 years	
Catego	ry : Room		В	uildina	: Additi	on	
	.,		_			Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Administ	trative Suites/Offices						
	Ceiling - Lay-in	1st Floor-D08 Resource/Office	130	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor-D08 Resource/Office	1	EA	6	10+ years	
	Floor - Tile	1st Floor-D08 Resource/Office	130	SF	6	10+ years	
	Lighting - Lay-in	1st Floor-D08 Resource/Office	2	EA	6	6-10 years	
	Power Distribution	1st Floor-D08 Resource/Office	4	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor-D08 Resource/Office	425	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-D11 Kitchen/Office	170	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-D11 Kitchen/Office	10	SF	5	1-2 years	Water damage and sagging
	Doors - Side-lite	1st Floor-D11 Kitchen/Office	20	SF	6	10+ years	- 33 3
	Doors - Steel Doors incl hw	1st Floor-D11 Kitchen/Office	1	EA	6	10+ years	
	Floor Torrozzo	1 at Floor D11 Kitchen/Office	100	C.L.	6	10	

**Building: Addition** 

Campus Name: Grimes Page: 14 of 35 Assessment Date: 07/31/2023

1st Floor-D11 Kitchen/Office

1st Floor-D11 Kitchen/Office

1st Floor-D11 Kitchen/Office

1st Floor-D11 Kitchen/Office

180

515

2

6

SF

EΑ

EΑ

SF

6

7

6

10+ years

6-10 years

6-10 years

10+ years

Updated to match current



Catego	ry : Room		В	uilding	: Additi	on	one would be the beautiful by the beauti
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	<u>.</u>					<u> </u>	observations
	Ceiling - Lay-in	1st Floor-D15 Gym/Office	87	SF	6	6-10 years	
	Ceiling - Lay-in	1st Floor-D15 Gym/Office	8	SF	4	0-1 year	Water damage
	Doors - Steel Doors incl hw	1st Floor-D15 Gym/Office	1	EA	6	10+ years	<u>-</u>
	Floor - Tile	1st Floor-D15 Gym/Office	95	SF	6	6-10 years	
	Lighting - Lay-in	1st Floor-D15 Gym/Office	1	EA	6	6-10 years	
	Power Distribution	1st Floor-D15 Gym/Office	2	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor-D15 Gym/Office	350	SF	6	6-10 years	
_Gymnas	ia						
	Ceiling - Lay-in	1st Floor	2,121	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor	. 2	EA	6	10+ years	
	Floor - Tile	1st Floor	2,121	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	16	EA	6	6-10 years	
	Storage/ Closet	1st Floor	175	SF	7	6-10 years	
	Walls - Concrete Block	1st Floor	3,700	SF	6	10+ years	
_Kitchen							
	Ceiling - Lay-in	1st Floor-D13 Kitchen	662	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor-D13 Kitchen	1	EA	6	10+ years	
	Floor - Terrazzo	1st Floor-D13 Kitchen	662	SF	6	10+ years	
	Lighting - Lay-in	1st Floor-D13 Kitchen	8	EA	6	6-10 years	
	Serving Line	1st Floor-D13 Kitchen	14	LF	6	6-10 years	
	Walls - Concrete Block	1st Floor-D13 Kitchen	1,242	SF	6	10+ years	
Mechani	cal/ Service Rooms						
	Mechanical/ Service Rooms	1st Floor	35	SF	7	6-10 years	D5 Utility
_Restroor	n						
	Accessories	1st Floor-D07 Handicap Toilet	65	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor-D07 Handicap Toilet	65	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor-D07 Handicap Toilet	1	EA	6	10+ years	
	Floor - Tile	1st Floor-D07 Handicap Toilet	65	SF	6	10+ years	
	Floor Drain	1st Floor-D07 Handicap Toilet	1	EA	7	6-10 years	
	Lavatory	1st Floor-D07 Handicap Toilet	1	EA	6	6-10 years	
	Lighting - Lay-in	1st Floor-D07 Handicap Toilet	1	EA	7	6-10 years	
	Walls - Concrete Block	1st Floor-D07 Handicap Toilet	292	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor-D07 Handicap Toilet	292	SF	7	10+ years	
	Water Closet	1st Floor-D07 Handicap Toilet	1	EA	6	6-10 years	



Category : Classroom			В	Building : Addition					
						Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
_Classroo	m #D16 (Music Room)								
	Ceiling - Lay-in	1st Floor	640	SF	6	6-10 years			
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	6-10 years			
	Floor - Tile	1st Floor	640	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	10	EA	7	6-10 years	Updated to match current observations		
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Walls - Concrete Block	1st Floor	1,260	SF	6	10+ years			
	Wireless System	1st Floor	1	EA	7	6-10 years			

Category: Interior **Building: Addition** 

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor	•		<b>,</b>			•	
	Ceiling - Lay-in	1st Floor	327	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	68	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor	2	EA	6	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	6-10 years	
	Floor - Tile/Sheet	1st Floor	395	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	4	EA	6	6-10 years	
	Student Lockers - One Tier	1st Floor	3	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor	1,182	SF	6	10+ years	
_Safety							
	Security Cameras	Entire building	2	EA	7	2-5 years	Updated quantity

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Category : Exterior **Building: Branch-Fleming** 

category . Exterior						Recommend	
Group Item - Type		Location	Quantity	UOM	Rank	Replacement	Comments
		Location	Quantity	OOM	Italik	Replacement	Comments
ntrance Exterior Dear	Futorior Ctool Door	Fatronce 2 Foot	4			10	
	- Exterior Steel Door	Entrance 2 - East	1	EA	6	10+ years	
Exterior Stairs		Entrance 2 - East	6	LF LF	5	10+ years	Dualican traced with assessed values
Exterior Stairs		Entrance 2 - East	2		3	1-2 years	Broken tread with exposed rebar
Exterior Stairs		Entrance 2 - East	3	LF LF	6	10+ years	
	Steel_Stair Handrail	Entrance 2 - East	5 1		6	10+ years	
	- Exterior Steel Door	Entrance 3 - East	•	EA LF	6	10+ years	
Exterior Stairs		Entrance 3 - East	3		7	10+ years	
	- Exterior Steel Door	Entrance 4A	1	EA	7	10+ years	
Exterior Stairs		Entrance 4A	3	LF	7	10+ years	
	Steel_Stair Handrail	Entrance 4A	10	LF	6	10+ years	
	ol - Audio and Video	Entrance 5 - North	1	EA	7	6-10 years	
	- Exterior Steel Door	Entrance 5 - North	2	EA	6	10+ years	
Exterior Doors		Entrance 5 - North	1	EA	6	10+ years	
Exterior Stairs		Entrance 5 - North	20	LF	7	10+ years	
	- Steel_Ramp Handrail	Entrance 5 - North	40	LF	6	10+ years	
Ramps - Concr		Entrance 5 - North	20	LF	6	10+ years	
	Steel_Stair Handrail	Entrance 5 - North	10	LF	6	10+ years	
	- Exterior FRP Door	Exit 0 - South	1	EA	7	10+ years	
Exterior Stairs		Exit 0 - South	3	LF	7	10+ years	
	<ul> <li>Exterior Steel Door</li> </ul>	Exit 1 - South	1	EA	6	6-10 years	Wooden frame
Exterior Stairs		Exit 1 - South	3	LF	7	10+ years	
	ol - Audio and Video	Main Entrance 4 - South	1	EA	6	6-10 years	
	<ul> <li>Exterior Steel Door</li> </ul>	Main Entrance 4 - South	2	EA	6	10+ years	
Exterior Doors	- Transom Lite	Main Entrance 4 - South	1	EΑ	7	10+ years	
Exterior Stairs		Main Entrance 4 - South	20	LF	5	10+ years	
Exterior Stairs	- Stone	Main Entrance 4 - South	6	LF	6	10+ years	
Stair Handrail -	Steel_Stair Handrail	Main Entrance 4 - South	14	LF	6	10+ years	
oundation							
Foundation - C	oncrete	Entire Building	616	LF	7	10+ years	
Foundation - C		Entire Building	9	LF	7	10+ years	Previous condition of foundation no
		g	-		•	, , , , , , , , , , , , , , , , , , , ,	observed
Superstructure	- Slab on Grade	Entire Building	13,953	SF	7	10+ years	0200.100
		·				•	
ghting Exterior Lightin	g - Wall Mounted	Entire Building	7	EA	6	10+ years	
Extensi Eightin	g Trail Modified	Eliaio Dallallig	,		J	ioi youis	
oof System		D (1)				4.0	
Access Ladder		Roof 1	1	EA	7	1-2 years	Latch not closing
Chimney - Me		Roof 1	36	LF	6	10+ years	
Chimney - Met	tal Flue	Roof 1	54	LF	6	10+ years	

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	=		_		_		5450 W 64th PLACE, Chicago, IL 60638
Catego	ry : Exterior		В	uilding	: Brancl	n-Fleming	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Coping - Metal	Roof 1	575	LF	7	10+ years	
	Downspouts - Interior Downspouts	Roof 1	52	LF	6	10+ years	
	Roof - Modified Bitumen	Roof 1	12,545	SF	7	10+ years	
	Roof Hatch - Metal	Roof 1	1	EA	5	10+ years	
	Roof Structure - Concrete	Roof 1	12,545	SF	7	10+ years	
	Access Ladder - Metal	Roof 2 - Gym	1	EA	7	10+ years	New
	Coping - Stone	Roof 2 - Gym	185	LF	6	10+ years	
	Downspouts - Interior Downspouts	Roof 2 - Gym	16	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Roof 2 - Gym	185	LF	7	10+ years	
	Roof - Modified Bitumen	Roof 2 - Gym	2,018	SF	7	6-10 years	
	Roof Structure - Steel / Metal Deck/	Roof 2 - Gym	2,018	SF	7	10+ years	
	Concrete Topping						
Walls							
	Canopy - Concrete/ Stucco	Entire Building	255	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	4,125	SF	6	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	404	SF	6	10+ years	
	Exterior Walls - Terra Cotta	Entire Building	744	SF	6	10+ years	
		g		•	Ū	,	
Windows	3						
	Guard - Guards perforated	Entire Building	224	SF	6	10+ years	
	Lintels - Steel	Entire Building	432	LF	5	10+ years	
	Windows - Louver	Entire Building	234	SF	6	10+ years	
	Windows - Sash Lexan	Entire Building	4,614	SF	6	6-10 years	
Catego	ry : Electrical		В	uilding	: Brancl	n-Fleming	
_				_		Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Emerger	ncy System						
-	Automatic Transfer Switch	Boiler Room	1	EA	6	2-5 years	
	Exit Signs - Corridors and Stairs	Entire Building	2	EA	7	10+ years	
	Exit Signs - Multipurpose Room	Entire Building	1	EA	7	10+ years	
	Exit Signs - Multipurpose Room	Entire Building	2	EA	2	0-1 year	No battery backup
	Security System - CCTV	Entire Building	13,953	SF	3	0-1 year	Not operational
	Security System - Intrusion Detection	Entire Building	13,953	SF	5	2-5 years	•
	Emergency A/C Power - Corridors and	Entire Building	1,560	SF	6	6-10 years	
	Stairs	Č	,			,	
	Emergency A/C Power - Multipurpose Room	Entire Building	1,813	SF	6	6-10 years	
	Emergency A/C Power - Students Toilets	Entire Building	680	SF	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	2	EA	6	6-10 years	

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Catego	Category : Electrical			Building : Branch-Fleming				
	_					Recommend	_	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
Main Se								
	Main Electrical Service - 800 A and Less than 120/208/3PH	Electrical Room	1	EA	6	6-10 years		
	Independent Electrical Service for emergency power	Electrical Room	1	EA	6	6-10 years		
	PA System	Entire Building	13,953	SF	6	6-10 years		
Power D	istribution							
	Lighting and Power Panels - 100 A	Entire Building	1	EA	6	6-10 years		
	Lighting and Power Panels - Above 100 A	Entire Building	6	EA	6	6-10 years		
	Main Distribution Panels - 400 - 600 amp	Entire Building	1	EA	6	6-10 years		
Catego	ry : Fire Protection		В	uilding	: Brancl	h-Fleming		
						Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
_Fire Alar	m							
	Fire Alarm Panel	Entire Building	1	EA	7	10+ years		
	Fire Alarm Strobe Lights	Entire Building	13,953	SF	6	10+ years		
	Fire Alarm_System	Entire Building	13,953	SF	6	10+ years		
<b>-</b> .			_					
Catego	ry : Mechanical		В	uilding	: Brancl	h-Fleming		
				_		Recommend		
Group	Item - Type	Location	B Quantity	UOM	: Brancl		Comments	
	Item - Type /stems	Location	Quantity	UOM	Rank	Recommend Replacement	Comments	
Group	Item - Type	Boiler Room		_		Recommend	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH Chemical Pot Feeder		Quantity	UOM	Rank	Recommend Replacement  6-10 years  6-10 years	Comments	
Group	Item - Type //stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH	Boiler Room	Quantity 2	<b>UOM</b>	Rank 6	Recommend Replacement 6-10 years	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH  Chemical Pot Feeder  Combustion Dampers  Glycol Feed System	Boiler Room Boiler Room	Quantity 2	UOM EA EA	<b>Rank</b> 6 5	Recommend Replacement  6-10 years  6-10 years	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH  Chemical Pot Feeder Combustion Dampers	Boiler Room Boiler Room Boiler Room	Quantity 2 1 2	UOM EA EA EA	6 5 6	Recommend Replacement  6-10 years  6-10 years  6-10 years	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH  Chemical Pot Feeder  Combustion Dampers  Glycol Feed System  Hot Water Pump  Hot Water Pump	Boiler Room Boiler Room Boiler Room Boiler Room	Quantity 2 1 2 1 2 1	EA EA EA EA	6 5 6 6	Recommend Replacement  6-10 years 6-10 years 6-10 years 6-10 years	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH  Chemical Pot Feeder  Combustion Dampers  Glycol Feed System  Hot Water Pump	Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room	Quantity  2  1 2 1 1 1	EA EA EA EA EA	6 5 6 6 6	Recommend Replacement  6-10 years 6-10 years 6-10 years 6-10 years 6-10 years	Comments	
Group	Item - Type  /stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH  Chemical Pot Feeder  Combustion Dampers  Glycol Feed System  Hot Water Pump  Hot Water Pump  Non Condensing- Water Tube- Flexible  Tube- Force Draft- Hot Water Boiler - 1001	Boiler Room	Quantity  2  1 2 1 1 1 1	EA EA EA EA EA EA	6 5 6 6 6 6	Recommend Replacement  6-10 years 6-10 years 6-10 years 6-10 years 6-10 years 6-10 years	Comments	
Group	Item - Type //stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH Chemical Pot Feeder Combustion Dampers Glycol Feed System Hot Water Pump Hot Water Pump Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH	Boiler Room  Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room	Quantity  2  1 2 1 1 1 1	EA EA EA EA EA EA EA	6 5 6 6 6 6 6	Recommend Replacement  6-10 years	Comments	
Group Boiler Sy	Item - Type //stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH Chemical Pot Feeder Combustion Dampers Glycol Feed System Hot Water Pump Hot Water Pump Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH	Boiler Room  Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room Boiler Room	Quantity  2  1 2 1 1 1 1	EA EA EA EA EA EA EA	6 5 6 6 6 6 6	Recommend Replacement  6-10 years	Comments	
Group Boiler Sy	Item - Type  //stems  Boiler Auxiliary- Non Condensing Hot Water - 1001 - 2000 MBH Chemical Pot Feeder Combustion Dampers Glycol Feed System Hot Water Pump Hot Water Pump Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH Non Condensing- Water Tube- Flexible Tube- Force Draft- Hot Water Boiler - 1001 - 2000 MBH Devices	Boiler Room	Quantity  2  1 2 1 1 1 1 1	EA EA EA EA EA EA EA	6 5 6 6 6 6 6	Recommend Replacement  6-10 years	Comments	



0-1	m Maakaniaal			!! .!!	. D	L []	3430 W 04IITI EACE, Chicago, ie 00030
Catego	ry : Mechanical		В	ullaing	: Branc	h-Fleming	
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Mechani	cal Plumbing						
	Hot Water Pump - Less than 10	Boiler Room	1	EA	6	6-10 years	
	Hot Water Pump - Less than 10	Boiler Room	1	EA	6	6-10 years	
	Hydronic Supply and Return - Copper	Entire Building	300	LF	6	6-10 years	
	riyarama Cappiy ama natami Cappai	g	-		Ū	o .o you.o	
Tempera	ature Control						
•	Electric Controls	Entire Building	13,953	SF	5	2-5 years	
	Electric Thermostat	Entire Building	1	ĒΑ	6	2-5 years	
	Thermostats - Pneumatic	Entire Building	2	EA	4	0-1 year	Not in use
	The model of the same of the s	g	_	_, ,	-	o . you.	
Unit Ven	tilation						
	Unit Ventilators- Floor Mounted- Hot Water	Entire Building	12	EA	5	2-5 years	
	w/ DX Cooling Coil & w/ Self Contained						
	Compressors						
	Unit Ventilators- Ceiling Mounted- Electric	MDF	1	EA	5	2-5 years	
	Heating & DX Cooling Coil W/ Self					-	
	Contained Compressor						
	·						
Ventilatio							
	Exhaust Fans- Roof Mounted - 1501 - 8000	Roof	2	EA	7	10+ years	
	CFM						
	Exhaust Fans- Roof Mounted - 500 - 1500	Roof	1	EA	7	10+ years	
	CFM						
	Exhaust Fans- Roof Mounted - Less than	Roof	1	EA	7	10+ years	
	500 CFM						
•	D		_		_		
Catego	ry : Plumbing		В	ullaing	: Branc	h-Fleming	
0	Name Tame	Landin	0	HOM	Danie	Recommend	0
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
Hot Wate							
	Gas Heater - Less than 150000 BTU/HR	Mechanical Room	1	EA	6	2-5 years	
Piping							
	Domestic Piping-Hot Water Return Lines	1st Floor	13,953	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply	1st Floor	13,953	SF	6	6-10 years	
	(Horizontal Lines)		•			-	
	Sanitary Piping	1st Floor	13,953	SF	6	6-10 years	
	Storm Piping	1st Floor	13,953	SF	6	6-10 years	
	Vent Piping	1st Floor	13,953	SF	6	6-10 years	
	. •		,			,	
Catego	ry : Room		В	uilding	: Branc	h-Fleming	
	Item - Type	Location	Quantity	UOM		Recommend	Comments
	.,,,,,	. ,					



					Replacement	
Administrative Suites/Offices						
Ceiling - Plaster/Drywall	Copy room	60	SF	6	6-10 years	
Doors - Wood Doors inclu hw	Copy room	1	EA	7	10+ years	
Floor - Tile	Copy room	60	SF	7	10+ years	
Lighting - Pendent/Surface	Copy room	1	EΑ	7	6-10 years	
Power Distribution	Copy room	2	EΑ	7	6-10 years	
Walls - Concrete Block	Copy room	250	SF	7	10+ years	
Ceiling - Lay-in	Food Prep (on plan as Teachers	296	SF	6	6-10 years	
	Lounge)				-	
Doors - Wood Doors inclu hw	Food Prep (on plan as Teachers	1	EΑ	7	10+ years	
	Lounge)					
Floor - Tile	Food Prep (on plan as Teachers	296	SF	7	10+ years	
	Lounge)					
Lighting - Lay-in	Food Prep (on plan as Teachers	4	EΑ	7	6-10 years	
	Lounge)					
Power Distribution	Food Prep (on plan as Teachers	7	EΑ	6	6-10 years	
	Lounge)					
Walls - Concrete Block	Food Prep (on plan as Teachers	625	SF	7	10+ years	
	Lounge)					
Work SInk	Food Prep (on plan as Teachers	3	EΑ	7	6-10 years	Updated quantity
	Lounge)					
Ceiling - Plaster/Drywall	Food Prep Office off Gymnasium	84	SF	7	10+ years	
Floor - Tile/Sheet	Food Prep Office off Gymnasium	84	SF	7	10+ years	
Lighting - Pendent/Surface	Food Prep Office off Gymnasium	2	EA	7	10+ years	
Walls - Concrete Block	Food Prep Office off Gymnasium	380	SF	7	10+ years	
Work SInk	Food Prep Office off Gymnasium	1	EA	7	10+ years	
Ceiling - Plaster/Drywall	Main Office	385	SF	7	6-10 years	
Doors - Wood Doors inclu hw	Main Office	1	EA	7	10+ years	
Floor - Tile	Main Office	385	SF	7	10+ years	
Lighting - Pendent/Surface	Main Office	9	EA	7	6-10 years	
Power Distribution	Main Office	12	EA	6	6-10 years	
Storage/ Closet	Main Office	71	SF	7	6-10 years	
Walls - Concrete Block	Main Office	1,275	SF	7	10+ years	
Ceiling - Plaster/Drywall	Principals Office	170	SF	7	6-10 years	
Doors - Wood Doors inclu hw	Principals Office	1	EA	7	10+ years	
Floor - Tile	Principals Office	170	SF	7	10+ years	
Lighting - Pendent/Surface	Principals Office	2	EA	7	6-10 years	
Power Distribution	Principals Office	6	EA	6	6-10 years	
Storage/ Closet	Principals Office	56	SF	7	6-10 years	
Walls - Concrete Block	Principals Office	516	SF	6	10+ years	
Ceiling - Plaster/Drywall	boiler room office.	52	SF	7	6-10 years	
Doors - Wood Doors inclu hw	boiler room office.	1	EA	6	10+ years	
Floor - Concrete	boiler room office.	52	SF	7	10+ years	
Lighting - Pendent/Surface	boiler room office.	2	EA	7	6-10 years	
Power Distribution	boiler room office.	6	EA	6	6-10 years	
Walls - Concrete Block	boiler room office.	207	SF	7	10+ years	

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						5450 W 64th PLACE, Chicago, iL 60656
					Replacement	
Walls - Masonry	boiler room office.	88	SF	7	10+ years	
·					·	
Gymnasia						
•	1st Floor	1,812	SF	6	6 10 years	
Ceiling - Lay-in			_	6	6-10 years	
Doors - Steel Doors incl hw	1st Floor	2	EA	7	10+ years	
Floor - Tile	1st Floor	1,812	SF	7	10+ years	
Lighting - Pendent/Surface	1st Floor	27	EA	7	6-10 years	
Storage/ Closet	1st Floor	30	SF	7	6-10 years	
Walls - Concrete Block	1st Floor	2,585	SF	7	10+ years	
MDF_IDF						
Doors - Steel Doors incl hw	1st Floor	1	EA	6	10+ years	
Finishes	1st Floor	110	SF	7	10+ years	
Other Cooling Unit	1st Floor	110	EA	7	6-10 years	
Other Cooling Offic	151 11001	ı	LA	,	0-10 years	
Mechanical/ Service Rooms						
Boiler Room	Boiler Room	687	SF	7	6-10 years	
Janitor's Closet	Boiler Room	28	SF	7	10+ years	
Storage Room	Boiler Room	47	SF	7	6-10 years	
Restroom						
Accessories	100	27	SF	7	6-10 years	
Ceiling - Plaster/Drywall	100	27	SF	6	6-10 years	
Doors - Wood Doors inclu hw	100	1	EA	6	10+ years	
Floor - Tile		=	SF	6		
	100	27	SF EA	_	10+ years	
Lavatory	100	1		6	6-10 years	
Lighting - Lay-in	100	1	EA	7	6-10 years	
Walls - Concrete Block	100	177	SF	7	10+ years	
Water Closet	100	1	EA	6	6-10 years	
Accessories	1st Floor-Near Boy's Restroom	38	SF	7	6-10 years	
Ceiling - Plaster/Drywall	1st Floor-Near Boy's Restroom	38	SF	6	6-10 years	
Doors - Wood Doors inclu hw	1st Floor-Near Boy's Restroom	1	EA	6	10+ years	
Floor - Tile	1st Floor-Near Boy's Restroom	38	SF	7	10+ years	
Lavatory	1st Floor-Near Boy's Restroom	1	EA	6	6-10 years	
Lighting - Pendent/Surface	1st Floor-Near Boy's Restroom	1	EΑ	6	6-10 years	
Walls - Concrete Block	1st Floor-Near Boy's Restroom	212	SF	6	10+ years	
Water Closet	1st Floor-Near Boy's Restroom	1	EA	6	6-10 years	
Accessories	1st Floor-Near Teacher's Lounge	54	SF	7	6-10 years	
Ceiling - Plaster/Drywall	1st Floor-Near Teacher's Lounge	5 <del>4</del>	SF	6	6-10 years	
					•	
Doors - Wood Doors inclu hw	1st Floor-Near Teacher's Lounge	1	EA SF	6	10+ years	
Floor - Tile	1st Floor-Near Teacher's Lounge	54		7	10+ years	
Lavatory	1st Floor-Near Teacher's Lounge	1	EA	6	6-10 years	
Lighting - Pendent/Surface	1st Floor-Near Teacher's Lounge	1	EA	6	6-10 years	
Lighting - Wall Mounted	1st Floor-Near Teacher's Lounge	1	EA	6	6-10 years	
Walls - Concrete Block	1st Floor-Near Teacher's Lounge	255	SF	7	10+ years	



					Replacement	
Water Closet	1st Floor-Near Teacher's Lounge	1	EA	6	6-10 years	
Accessories	Boys bathroom, across from room 102	250	SF	7	6-10 years	
Ceiling - Plaster/Drywall	Boys bathroom, across from room 102	250	SF	7	6-10 years	
Doors - Wood Doors inclu hw	Boys bathroom, across from room	2	EA	6	10+ years	
Floor - Tile Ceramic/ Porcelain	Boys bathroom, across from room	250	SF	6	10+ years	
Floor Drain	Boys bathroom, across from room 102	1	EA	7	10+ years	
Lavatory	Boys bathroom, across from room	3	EA	6	6-10 years	
Lighting - Pendent/Surface	Boys bathroom, across from room	2	EA	7	6-10 years	
Partitions	Boys bathroom, across from room	2	EA	7	6-10 years	
Urinals	Boys bathroom, across from room	4	EA	7	6-10 years	
Walls - Concrete Block	Boys bathroom, across from room	702	SF	7	10+ years	
Water Closet	Boys bathroom, across from room 102	2	EA	6	6-10 years	
Accessories	Main Office	47	SF	7	6-10 years	
Ceiling - Plaster/Drywall	Main Office	47	SF	7	6-10 years	
Doors - Wood Doors inclu hw	Main Office	1	ĒΑ	7	10+ years	
Floor - Tile	Main Office	47	SF	6	10+ years	
Lavatory	Main Office	1	EA	6	6-10 years	
Lighting - Pendent/Surface	Main Office	1	EA	6	6-10 years	
Walls - Concrete Block	Main Office	235	SF	7	10+ years	
Water Closet	Main Office	1	EA	6	6-10 years	
Accessories	boiler room	35	SF	7	6-10 years	
Ceiling - Plaster/Drywall	boiler room	35	SF	6	10+ years	
Doors - Wood Doors inclu hw	boiler room	1	EA	6	10+ years	
Floor - Tile	boiler room	35	SF	7	10+ years	
Lavatory	boiler room	1	EA	7	6-10 years	
Lighting - Pendent/Surface	boiler room	1	EA	6	6-10 years	
Lighting - Wall Mounted	boiler room	1	EA	6	6-10 years	
Walls - Concrete Block	boiler room	255	SF	7	10+ years	
Water Closet	boiler room	1	EA	6	6-10 years	
Accessories	girls restroom, across from room 102	250	SF	7	6-10 years	
Ceiling - Plaster/Drywall	girls restroom,across from room 102	250	SF	6	6-10 years	
Doors - Wood Doors inclu hw	girls restroom,across from room 102	2	EA	6	10+ years	
Floor - Tile Ceramic/ Porcelain	girls restroom,across from room 102	250	SF	6	10+ years	
Floor Drain	girls restroom,across from room 102	1	ĒΑ	7	10+ years	
Lavatory	girls restroom,across from room 102	3	EA	6	6-10 years	
Lighting - Pendent/Surface	girls restroom,across from room 102	2	EA	7	6-10 years	
5 5	•				•	



Replacement

						Replacement			
	Partitions	girls restroom, across from room 102	6	EA	7	6-10 years			
	Walls - Concrete Block	girls restroom, across from room 102	702	SF	7	10+ years			
	Water Closet	girls restroom,across from room 102	6	EA	6	6-10 years			
		g	_		•	- · · · · · · · · · · · · · · · · · · ·			
Catego	ory : Classroom		R	uildina	· Branc	h-Flemina			
Catego	ily . Classicolli		Building : Branch-Fleming Recommend						
	<del></del>	1	0		<b>.</b>		<b>0</b>		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
_Classroo	om #100 (Pre School)								
	Casework	1st Floor	30	LF	6	6-10 years			
	Ceiling - Lay-in	1st Floor	1,013	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	. 1	EA	7	10+ years			
	Floor - Tile	1st Floor	1,013	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Storage/ Closet	1st Floor	20	SF	7	6-10 years			
	Student Lockers - One Tier	1st Floor	10	EA	6	6-10 years			
	Walls - Concrete Block	1st Floor	1,525	SF	7	10+ years			
	Work Sink		1,525	EA	7	•			
	WORK SINK	1st Floor	1	EA	1	6-10 years			
_Classroo	om #102 (Faculty Lounge)								
	Casework	1st Floor	8	LF	7	6-10 years			
	Ceiling - Lay-in	1st Floor	378	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years			
	Floor - Tile	1st Floor	375	SF	6	10+ years			
	Floor - Tile	1st Floor	3	SF	5	1-2 years	Chipping and cracking		
	Lighting - Lay-in	1st Floor	6	EA	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Walls - Concrete Block	1st Floor	723	SF	7	10+ years			
	Work Sink	1st Floor	1	ĒΑ	7	6-10 years			
			-		-	- · · · · · · · · · · · · · · · · · · ·			
Classroo	om #103 (Regular Classroom)								
	Casework	1st Floor	5	LF	6	6-10 years			
	Ceiling - Lay-in	1st Floor	770	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years			
	Floor - Tile	1st Floor	770	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
		1st Floor		LF	-	0-10 years			
	Marker Board		20		7	6-10 years			
	Walls - Concrete Block	1st Floor	824	SF	6	10+ years			
	Work Sink	1st Floor	1	EA	7	6-10 years			
01	"404 (D O)								
_Classroo	om #104 (Regular Classroom)	4.4.51		. –		0.40			
	Casework	1st Floor	5	LF	6	6-10 years			
	Ceiling - Lay-in	1st Floor	770	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years			
	Floor - Tile	1st Floor	770	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			

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Catego	ry : Classroom		В	uilding	: Branc	h-Fleming	3430 W 04III PLACE, CHICAGO, IL 60036
J						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	1st Floor	824	SF	6	10+ years	
	Work Sink	1st Floor	1	EA	7	6-10 years	
Classroo	om #105 (Regular Classroom)						
	Casework	1st Floor	8	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	770	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	770	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	ĒΑ	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	1st Floor	824	SF	6	10+ years	
	Work Sink	1st Floor	1	EA	7	6-10 years	
Classroo	om #106 (Regular Classroom)						
	Casework	1st Floor	8	LF	6	6-10 years	
	Ceiling - Lay-in	1st Floor	770	SF	6	6-10 years	
	Chalk Board	1st Floor	20	LF	4	2-5 years	Updated quantity
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	Opuated quantity
	Floor - Tile	1st Floor	770	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	1st Floor	824	SF	6	10+ years	
	Work Sink	1st Floor	1	EA	7	6-10 years	
Classro	om #107 (Regular Classroom)						
_Classiu	Casework	1st Floor	8	LF	6	6.10 years	
		1st Floor		SF		6-10 years	
	Ceiling - Lay-in Doors - Wood Doors inclu hw		796	SF EA	6	6-10 years	
		1st Floor	1	SF	6 6	10+ years	
	Floor - Tile	1st Floor	796			10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF SF	7	6-10 years	
	Walls - Concrete Block Work Sink	1st Floor 1st Floor	875 1	SF EA	7 7	10+ years 6-10 years	
						,	
_Classroo	om #108 (Regular Classroom)						
	Casework	1st Floor	8	LF	7	6-10 years	
	Ceiling - Lay-in	1st Floor	796	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	796	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Walls - Concrete Block	1st Floor	875	SF	6	10+ years	

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**Building: Branch-Fleming** Category : Classroom Recommend Item - Type Work Sink Location Group Quantity UOM Rank Replacement Comments 1st Floor EΑ 6-10 years

**Category: Interior Building: Branch-Fleming** 

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Corridor		2004.0	Quantity		- Turk	rtopiacomont	
	Ceiling - Lay-in	1st Floor	1,468	SF	6	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor	84	SF	6	6-10 years	
	Doors - Steel Doors incl hw	1st Floor	8	EA	6	10+ years	
	Drinking Fountains - Single Fountain	1st Floor	1	EA	7	6-10 years	
	Floor - Tile Ceramic/ Porcelain	1st Floor	84	SF	6	10+ years	
	Floor - Tile/Sheet	1st Floor	1,468	SF	7	10+ years	
	Lighting - Lay-in	1st Floor	16	EA	6	6-10 years	
	Lighting - Pendent/Surface	1st Floor	2	EA	6	6-10 years	
	Walls - Concrete Block	1st Floor	2,903	SF	6	10+ years	
	Walls - Masonry	1st Floor	500	SF	6	10+ years	
_Safetv							
	Camera Viewing Station	entire building	1	EA	7	6-10 years	Updated security systems
	Metal Detector	entire building	1	EA	7	10+ years	
	Security Cameras	entire building	1	EA	7	6-10 years	Updated security systems
	Security Cameras	entire building	4	EA	7	6-10 years	Updated security systems

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Category: Exterior Building: Modular 1 @ Fleming Branch (8-Classroom) Recommend Location Replacement Comments Item - Type Quantity **UOM** Rank Group Entrance FΑ 7 Entrance Control - Audio and Video Entrance 6 - South 1 6-10 years 2 FΑ Exterior Doors - Exterior Steel Door Entrance 6 - South 6 10+ years Power Door Operator and Controls Entrance 6 - South 1 EΑ 10+ years Exterior Doors - Exterior Steel Door Entrance 7 - North 2 EΑ 6 10+ years 1 F Exterior Stairs - Concrete Entrance 7 - North 72 7 10+ years Ramp Handrail - Steel\_Ramp Handrail 50 LF Entrance 7 - North 6 10+ years LF Ramps - Concrete Entrance 7 - North 45 7 10+ years Stair Handrail - Steel Stair Handrail Entrance 7 - North 30 LF 6 10+ years Foundation Foundation - Masonry **Entire Building** LF 7 416 10+ years SF Superstructure - Steel **Entire Building** 9,820 7 10+ years Liahtina Exterior Lighting - Wall Mounted 12 EΑ 6 **Entire Building** 10+ years Roof System Coping - Metal LF Roof 3 416 6 10+ years LF Downspouts - Exterior Downspouts Roof 3 328 6 10+ years Roof - EPDM/ Synthetic Rubber SF 6 Roof 3 9.820 6-10 years Roof Structure - Steel / Metal Deck/ Roof 3 9,820 SF 10+ years Concrete Topping Walls Exterior Walls - Wood Siding **Entire Building** 4.332 SF 7 10+ years Windows SF Guard - Guards perforated **Entire Building** 576 7 10+ years Windows - Sash Aluminum Double-pane **Entire Building** 576 SF 7 10+ years Category: Electrical Building: Modular 1 @ Fleming Branch (8-Classroom) Recommend Location **UOM** Replacement Comments Item - Type Quantity Rank Emergency System Security System - CCTV SF 3 **Entire Building** 1 0-1 vear Not operational Security System - Intrusion Detection Entire Building 9.660 SF 6 6-10 years Exit Signs - Corridors and Stairs **Entire Building** 5 2 EΑ 2-5 years Over 15 years old and incandescent bulbs Emergency Battery Packs - Corridors and **Entire Building** 6 EΑ 6 6-10 years Stairs

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em - Type nergency Battery Packs - Students Toilets en ain Electrical Service - 1200 A	<b>Location</b> Entire Building	Quantity 2	UOM	Rank	Recommend Replacement	Comments
nergency Battery Packs - Students Toilets ain Electrical Service - 1200 A				Rank	Replacement	Comments
ein Electrical Service - 1200 A	Entire Building	2				- Commonto
ain Electrical Service - 1200 A			EA	6	6-10 years	
ain Electrical Service - 1200 A						
	Electrical Room	1	EA	6	10+ years	
20/208/3PH					,	
A System	Entire Building	9,660	SF	6	6-10 years	
oution						
ghting and Power Panels - Above 100 A	Entire Building	4	EA	6	6-10 years	
Fire Protection		В	uilding	: Modul	ar 1 @ Fleming	Branch (8-Classroom )
_					Recommend	
em - Type	Location	Quantity	UOM	Rank	Replacement	Comments
AL 0. 1. 1. 1.						
						Fed from branch building
e Alaim_System	Entire Building	9,000	SF	,	10+ years	red from branch building
stem						
	Entire Building	9,660	SF	7	6-10 years	
	Entire Building	9,660	SF	6	6-10 years	
et Sprinkler System	Entire Building	9,660	SF	6	6-10 years	
Mechanical		В	uilding	: Modul	ar 1 @ Fleming	Branch (8-Classroom )
					Recommend	
	Location	Quantity	UOM	Rank	Replacement	Comments
ectric Thermostat	Entire Building	8	EA	6	6-10 years	
on						
nit Ventilators - Vertical Package Electric	Exterior	8	EA	5	2-5 years	Struggles to maintain temperature or
eat & Self Contained Cooling						excessive heat days
chaust Fans- Indoor - Less than 500 CFM	Entire Building	4	EA	6	6-10 years	
	Entire Building	2	EA	6	6-10 years	
Plumbing		В	uilding	: Modul	ar 1 @ Fleming	Branch (8-Classroom )
					Recommend	
em - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	ghting and Power Panels - Above 100 A  Fire Protection  em - Type  re Alarm Strobe Lights re Alarm_System  Stem  Drinkler Heads Drinkler Piping ret Sprinkler System  Mechanical  em - Type  2 Control ectric Thermostat  ion Drit Ventilators - Vertical Package Electric eat & Self Contained Cooling  Achaust Fans- Indoor - Less than 500 CFM Achaust Fans- Roof Mounted - 500 - 1500 FM  Plumbing  em - Type	Fire Protection  Pem - Type  Location  Ter Alarm Strobe Lights For Alarm_System  Stem  Prinkler Heads Forinkler Piping Fet Sprinkler System  Mechanical  Pem - Type  Location  Mechanical  Pem - Type  Location  Entire Building	Fire Protection  Best - Type  Location  Cauntity  The Alarm Strobe Lights re Alarm_System  Torinkler Heads Dear - Type  Entire Building Entire	### Fire Protection  ### Type    Location   Quantity   UOM	### Fire Protection  ### Type    Location   Quantity   UOM   Rank	Fire Protection  Building: Modular 1 @ Fleming Recommend Replacement  Type  Location  Quantity  To Hory years  The Alarm Strobe Lights The Alarm Strob

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Catego	ry : Plumbing	Building: Modular 1 @ Fleming Branch (8-Classroom)					
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Electric Heater - Less than 20 KW	Mechanical Room	1	EA	6	6-10 years	
<b>.</b> .							
Piping	Demostic Biolica Het Weter Betom Lines	4-4-51	0.000	05		0.40	
	Domestic Piping-Hot Water Return Lines	1st Floor	9,660	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	1st Floor	9,660	SF	6	6-10 years	
	Sanitary Piping	1st Floor	9,660	SF	6	6-10 years	
	Storm Piping	1st Floor	9,660	SF	6	6-10 years	
	Vent Piping	1st Floor	9,660	SF	6	6-10 years	
Cateno	ry : Classroom		<b>-</b>	Ruildina	· Modul	ar 1 @ Flemine	g Branch (8-Classroom )
Calego	ry . Glassioolii		<u> </u>	Juliuling	. Wodu	Recommend	J Branch (o-Classicolli )
Group	Item - Type	Location	Quantity	UOM	Rank		Comments
Classroo	om #109 (Regular Classroom)						
	Ceiling - Lay-in	1st Floor	814	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	814	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Storage/ Closet	1st Floor	74	SF	7	6-10 years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	7	10+ years	
Classroo	om #110 (Regular Classroom)						
	Ceiling - Lay-in	1st Floor	814	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	ĒΑ	7	10+ years	
	Floor - Tile	1st Floor	814	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	ĒΑ	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years	
	Storage/ Closet	1st Floor	57	SF	7	6-10 years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	7	10+ years	
Clacero	om #111 (Regular Classroom)						
JIGSSI UL	Ceiling - Lay-in	1st Floor	814	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	814	SF	6	10+ years	
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years	
	Marker Board	1st Floor	20	LF	7	6-10 years 6-10 years	
	Storage/ Closet	1st Floor	70	SF	7	6-10 years	
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	6	10+ years	
Closses	m #112 (Pagular Classessa)						
71922100	om #112 (Regular Classroom)  Ceiling - Lay-in	1st Floor	011	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	1st Floor	814 1	SF EA	6 7	6-10 years	
	Doors - Wood Doors IIICIU IIW	I St FIUUI	ı	ĽΑ	,	10+ years	
Compus	Name: Grimes	D	age : 20 of 35				Assessment Date: 07/31/2

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Catego	Category : Classroom			Building: Modular 1 @ Fleming Branch (8-Classroom)					
						Recommend			
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
	Floor - Tile	1st Floor	814	SF	7	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Storage/ Closet	1st Floor	69	SF	7	6-10 years			
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	7	10+ years			
Classroo	om #113 (Regular Classroom)								
	Ceiling - Lay-in	1st Floor	814	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years			
	Floor - Tile	1st Floor	814	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Storage/ Closet	1st Floor	85	SF	7	6-10 years			
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	7	10+ years			
Classroo	om #114 (Regular Classroom)								
	Ceiling - Lay-in	1st Floor	814	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	ĒΑ	7	10+ years			
	Floor - Tile	1st Floor	814	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Storage/ Closet	1st Floor	85	SF	7	6-10 years			
	Walls - Vinyl Coated Gypsum Panel	1st Floor	836	SF	6	10+ years			
Classroo	om #115 (Regular Classroom)								
	Ceiling - Lay-in	1st Floor	790	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	EA	7	10+ years			
	Floor - Tile	1st Floor	790	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	ĒΑ	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	Storage/ Closet	1st Floor	85	SF	7	6-10 years			
	Walls - Vinyl Coated Gypsum Panel	1st Floor	830	SF	6	10+ years			
Classroo	om #116 (Music Room)								
	Ceiling - Lay-in	1st Floor	790	SF	6	6-10 years			
	Doors - Wood Doors inclu hw	1st Floor	1	ĒΑ	7	10+ years			
	Floor - Tile	1st Floor	790	SF	6	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Marker Board	1st Floor	20	LF	7	6-10 years			
	manco Douid								
	Storage/ Closet	1st Floor	85	SF	7	6-10 years			

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	Category : Room			Building : Modular 1 @ Fleming Branch (8-Classroom )				
						Recommend		
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
MDF_ID	F							
	Doors - Wood Doors inclu hw	112	1	EA	7	10+ years		
	Finishes	112	98	SF	7	10+ years		
						•		
Mechani	cal/ Service Rooms							
	Mechanical/ Service Rooms	1st Floor	98	SF	7	6-10 years		
	Mechanical/ Service Rooms	1st Floor	74	SF	7	6-10 years		
	Mechanical/ Service Rooms	1st Floor	39	SF	7	6-10 years		
Daataa	_							
Restroor		Near 115	100	SF	7	6.10 voore		
	Accessories Ceiling - Plaster/Drywall		188	SF	7	6-10 years		
	Doors - Wood Doors inclu hw	Near 115	188	SF EA	6	6-10 years		
		Near 115	1	SF	7	10+ years		
	Floor - Terrazzo	Near 115	188		6	10+ years		
	Floor Drain	Near 115	1	EΑ	7	10+ years		
	Hand Dryer	Near 115	2	EA	7	6-10 years		
	Lavatory	Near 115	4	EA	6	6-10 years		
	Lighting - Pendent/Surface	Near 115	2	EA	7	6-10 years		
	Partitions	Near 115	4	EA	7	6-10 years		
	Urinals	Near 115	3	EA	6	6-10 years		
	Walls - Vinyl Coated Gypsum Panel	Near 115	486	SF	7	10+ years		
	Water Closet	Near 115	2	EA	6	6-10 years		
	Accessories	Near 116	212	SF	7	6-10 years		
	Ceiling - Plaster/Drywall	Near 116	212	SF	6	6-10 years		
	Doors - Wood Doors inclu hw	Near 116	1	EA	7	10+ years		
	Floor - Terrazzo	Near 116	212	SF	6	10+ years		
	Floor Drain	Near 116	1	EA	7	10+ years		
	Hand Dryer	Near 116	3	EA	7	6-10 years		
	Lavatory	Near 116	4	EA	6	6-10 years		
	Lighting - Pendent/Surface	Near 116	2	EA	7	6-10 years		
	Partitions	Near 116	4	EA	7	6-10 years		
	Walls - Vinyl Coated Gypsum Panel	Near 116	519	SF	7	10+ years		
	Water Closet	Near 116	5	EA	6	6-10 years		
	Accessories	Next to 111	93	SF	7	6-10 years		
	Ceiling - Lay-in	Next to 111	93	SF	7	6-10 years		
	Doors - Wood Doors inclu hw	Next to 111	1	EΑ	7	10+ years		
	Floor - Terrazzo	Next to 111	93	SF	6	10+ years		
	Floor Drain	Next to 111	1	EΑ	7	10+ years		
	Hand Dryer	Next to 111	1	EA	7	6-10 years		
	Lavatory	Next to 111	1	EA	6	6-10 years		
	Lighting - Lay-in	Next to 111	1	EA	7	6-10 years		
	Walls - Vinyl Coated Gypsum Panel	Next to 111	323	SF	7	10+ years		
	Water Closet	Next to 111	1	EA	6	6-10 years		
	vvaler Ciusel	INGAL LO III	'	EA	U	0-10 years		



Catego	ry : Room		В	uilding	: Modul	ar 1 @ Fleming	Branch (8-Classroom )
						Recommend	
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments
	Accessories	Next to 112	61	SF	7	6-10 years	
	Ceiling - Lay-in	Next to 112	61	SF	6	6-10 years	
	Doors - Wood Doors inclu hw	Next to 112	1	EΑ	7	10+ years	
	Floor - Terrazzo	Next to 112	61	SF	6	10+ years	
	Floor Drain	Next to 112	1	EΑ	7	10+ years	
	Hand Dryer	Next to 112	1	EΑ	7	6-10 years	
	Lavatory	Next to 112	1	EA	6	6-10 years	
	Lighting - Lay-in	Next to 112	1	EΑ	7	6-10 years	
	Walls - Vinyl Coated Gypsum Panel	Next to 112	242	SF	7	10+ years	
	Water Closet	Next to 112	1	EA	6	10+ years	

Building: Modular 1 @ Fleming Branch (8-Classroom) **Category: Interior** 

	· , · · · · · · · · · · · · · · · · · ·		_	·		<u>د </u>	j Dranen (o olaceroem )		
			Recommend						
Group	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments		
Corridor									
	Ceiling - Lay-in	1st Floor	312	SF	6	6-10 years			
	Doors - Steel Doors incl hw	1st Floor	4	EA	7	10+ years			
	Drinking Fountains - Double Fountain	1st Floor	2	EA	7	6-10 years			
	Floor - Tile/Sheet	1st Floor	312	SF	7	10+ years			
	Lighting - Lay-in	1st Floor	12	EA	7	6-10 years			
	Walls - Vinyl Coated Gypsum Panel	1st Floor	1,600	SF	7	10+ years			

Campus Name: Grimes Page : 32 of 35 Assessment Date: 07/31/2023



Category : Site Building : Site

Category : Site			Building : Site					
						Recommend		
iroup	Item - Type	Location	Quantity	UOM	Rank	Replacement	Comments	
thletic								
	Surface - Asphalt	Grimes	2,600	SF	6	2-5 years		
	Surface - Asphalt	Grimes	100	SF	5	1-2 years	Large cracks	
ivil/Drai								
	Civil/ Drainage - Catch Basin	Fleming	9	EA	6	10+ years		
	Civil/ Drainage - Site Drain	Fleming	1	EA	6	10+ years		
	Civil/ Drainage - Site Manhole	Fleming	2	EA	6	10+ years		
	Civil/ Drainage - Catch Basin	Grimes	2	EA	6	10+ years		
	Civil/ Drainage - Site Manhole	Grimes	2	EA	6	10+ years		
anaina								
encing_	Fencing - Chain Link	Fleming	385	LF	7	10+ years		
	Fencing - New Standard Ornamental	Fleming	272	LF	6	10+ years		
	Fencing - Chain Link	Grimes	600	LF	6	10+ years		
	Tollowing Chain Link	Clinics	000		Ū	101 years		
andsca	pe							
	Benches	Fleming	6	EA	7	10+ years		
	Landscape - Hardscape- Asphalt	Fleming	2,465	SF	4	1-2 years	Disintegrated surface	
	Landscape - Hardscape- Pavers	Fleming	11,922	SF	6	10+ years		
	Landscape - Mulch	Fleming	10,721	SF	6	10+ years		
	Parkway trees	Fleming	17	EA	6	10+ years		
	Planting Beds/ Area	Fleming	1,975	SF	6	6-10 years		
	Trash Receptacles	Fleming	1	EA	6	10+ years		
	Benches	Grimes	6	EA	7	10+ years		
	Landscape - Grass	Grimes	13,459	SF	6	10+ years		
	Parkway trees	Grimes	13	EA	6	10+ years		
	Planting Beds/ Area	Grimes	6,100	SF	6	10+ years		
	Play Area - Hardscape- Asphalt	Grimes	1,500	SF	6	10+ years		
	Play Area - Synthetic Turf	Grimes	2,500	SF	6	6-10 years		
	Retaining Wall - Masonry	Grimes	150	SF	6	10+ years		
	Trash Receptacles	Grimes	1	EA	6	10+ years		
orkina I	ot.							
arking I	Surface - Asphalt	Fleming	745	SF	6	10+ years		
	Surface - Asphalt	Fleming	200	SF	4	1-2 years	Disintegrated surface, alligatoring	
	Surface - Aspiralt Surface - Concrete	Fleming	300	SF	7	10+ years	Diamogration surface, anigatoring	
	Trash Enclosure - Chain Links	Fleming	445	SF	7	6-10 years		
	Surface - Concrete	Grimes	400	SF	7	10+ years		
	Juliane - Outlotele	Office	+00	SF	,	io-rycais		



Catego	ry : Site		В	uilding	: Site		
Group	Itam Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
Group	Item - Type	Location	Quantity	UOW	Kalik	Replacement	Comments
Playgrou							
	Equipment - School Age 5-12	Fleming	1	EA	7	10+ years	
	Surface - Poured Surface	Fleming	2,533	SF	7	6-10 years	
Sidewall	KS						
	Sidewalks - Internal Walks	Fleming	45	LF	6	10+ years	
	Sidewalks - Perimeter Sidewalks	Fleming	4,339	SF	6	10+ years	
	Sidewalks - Internal Walks	Grimes	125	LF	6	10+ years	
	Sidewalks - Internal Walks	Grimes	15	LF	6	10+ years	
	Sidewalks - Internal Walks	Grimes	15	LF	5	1-2 years	Cracked and sunken sidewalk near number one
	Sidewalks - Perimeter Sidewalks	Grimes	100	SF	7	10+ years	number one
	Sidewalks - Perimeter Sidewalks	Grimes	4,577	SF	6	10+ years	
Signage							
0 0	Flag Pole - Flag Pole	Fleming	1	EA	6	10+ years	
	Marquee - Free Standing Back Lighted	Fleming	1	EΑ	6	6-10 years	
	Monument - Building Mounted Cut Letter Sign	Fleming	1	EA	7	10+ years	New sign
	Flag Pole - Flag Pole	Grimes	1	EA	7	10+ years	
	Marquee - Free Standing Back Lighted	Grimes	1	EA	7	10+ years	
	Monument - Building Mounted Cut Letter Sign	Grimes	1	EA	7	10+ years	Repaired

#### **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").

<sup>1</sup> 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.





Classroom Summary

0			Room	Floor Plan Room	Area	Glazed Window	Operable Window	Window	Smart-
Current Usage	Intended Usage	Room Location	Number	Number	(SF)	Area	Area	Stop	Board
Building : Main	D	Ast Floor	100	400	4.007	050	00	N.	l NI
Kindergarten	Regular Classroom	1st Floor	106	106	1,027	250	66	N	N
Pre School	Regular Classroom	1st Floor	101	101	851	250	66	N	N
Regular Classroom	Regular Classroom	1st Floor	100	100	590	167	44	N	N
Regular Classroom	Regular Classroom	1st Floor	102	102	890	0	0	N	Y
Regular Classroom	Regular Classroom	1st Floor	103	103	948	250	66	N	N
Regular Classroom	Regular Classroom	1st Floor	104	104	885	167	44	N	N
Regular Classroom	Regular Classroom	1st Floor	105	105	767	223	59	N	N
Building : Branch-Fleming									
Faculty Lounge	Regular Classroom	1st Floor	102	n/a	378	92	10	Υ	N
Pre School	Pre School	1st Floor	100	n/a	1,013	225	99	N	N
Regular Classroom	Regular Classroom	1st Floor	103	n/a	770	200	22	N	N
Regular Classroom	Regular Classroom	1st Floor	104	n/a	770	200	22	N	N
Regular Classroom	Regular Classroom	1st Floor	105	n/a	770	200	22	N	N
Regular Classroom	Regular Classroom	1st Floor	106	n/a	770	200	22	N	N
Regular Classroom	Regular Classroom	1st Floor	107	n/a	796	200	22	N	N
Regular Classroom	Regular Classroom	1st Floor	108	n/a	796	200	22	N	N
Destration of Astable or									
Building : Addition	On an automit all	4-4-51	D40	D40	0.40	400	00	V	
Music Room	Computer Lab	1st Floor	D16	D16	640	108	36	<u> Y</u>	N
Building : Modular 1 @ Fle	ming Branch (8-Classroom )								
Music Room	Regular Classroom	1st Floor	116	116	790	50	24	N	Υ
Regular Classroom	Regular Classroom	1st Floor	109	109	814	50	28	N	N
Regular Classroom	Regular Classroom	1st Floor	110	110	814	50	24	N	Y
Regular Classroom	Regular Classroom	1st Floor	111	111	814	50	24	N	N
Regular Classroom	Regular Classroom	1st Floor	112	112	814	50	24	N	N
Regular Classroom	Regular Classroom	1st Floor	113	113	814	50	24	N	N
Regular Classroom	Regular Classroom	1st Floor	114	114	814	50	24	N	N
Regular Classroom	Regular Classroom	1st Floor	115	115	790	50	24	N	N