

## 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<sup>1</sup>. 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	1913	3	32,562
Addition	1958	3	6,419
<b>Campus Total</b>			<b>38,981</b>

### Category : Exterior

### Building : Main

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<b>Entrance</b>							
	Entrance Control - Audio and Video	#1 - Main - E	1	EA	7	6-10 years	
	Exterior Doors - Exterior Steel Door	#1 - Main - E	4	EA	5	2-5 years	
	Exterior Doors - Transom Lite	#1 - Main - E	4	EA	6	6-10 years	
	Exterior Stairs - Concrete	#1 - Main - E	75	LF	5	1-2 years	Cracking/chipping
	Exterior Doors - Exterior FRP Door	#2 - S	4	EA	7	10+ years	New doors
	Exterior Doors - Transom Lite	#2 - S	4	EA	6	6-10 years	
	Exterior Stairs - Stone	#2 - S	20	LF	4	0-1 year	Extensive cracking/chipping
	Entrance Control - Audio and Video	#3 - SW	1	EA	7	6-10 years	
	Exterior Doors - Exterior FRP Door	#3 - SW	2	EA	7	10+ years	New doors
	Exterior Stairs - Concrete	#3 - SW	24	LF	4	1-2 years	Chipped at the railings base
	Ramp Handrail - Steel_Ramp Handrail	#3 - SW	20	LF	5	2-5 years	
	Ramps - Concrete	#3 - SW	10	LF	6	10+ years	
	Stair Handrail - Steel_Stair Handrail	#3 - SW	16	LF	4	1-2 years	Corroded. Not connected to the floor/loose
	Exterior Doors - Exterior Steel Door	#4 - W	1	EA	6	6-10 years	
	Exterior Doors - Transom Lite	#4 - W	2	EA	6	6-10 years	
<b>Foundation</b>							
	Foundation - Masonry	Entire Building	502	LF	6	10+ years	
	Superstructure - Concrete	Entire Building	32,460	SF	7	10+ years	Changed to match current observations

**Category : Exterior**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<b>Lighting</b>							
	Exterior Lighting - Wall Mounted	Entire Building	8	EA	6	6-10 years	
<b>Roof System</b>							
	Coping - Stone	Low S roof	45	LF	6	10+ years	
	Downspouts - Interior Downspouts	Low S roof	14	LF	6	10+ years	Added to match current observations
	Parapet - Parapet > 30"	Low S roof	45	LF	5	6-10 years	
	Roof - Metal	Low S roof	208	SF	6	6-10 years	
	Roof Structure - Steel with Clay Tile Arch	Low S roof	208	SF	7	10+ years	
	Chimney - Brick Chimney- Concrete/ Mortar Liner	Low W roof	74	LF	4	1-2 years	Displaced/cracking
	Coping - Stone	Low W roof	189	LF	6	10+ years	
	Downspouts - Interior Downspouts	Low W roof	26	LF	5	0-1 year	Leaking in the basement
	Parapet - 16" - 30" Height	Low W roof	20	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Low W roof	57	LF	6	10+ years	
	Parapet - Parapet > 30"	Low W roof	112	LF	6	10+ years	
	Roof - Asphalt Gravel Ballast	Low W roof	3,056	SF	5	2-5 years	
	Roof Structure - Steel with Clay Tile Arch	Low W roof	3,056	SF	6	10+ years	
	Access Ladder - Metal	Main Roof	1	EA	7	10+ years	
	Coping - Stone	Main Roof	415	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	100	LF	5	2-5 years	
	Parapet - 16" - 30" Height	Main Roof	132	LF	6	10+ years	
	Parapet - Parapet < 16" Height	Main Roof	134	LF	6	10+ years	
	Parapet - Parapet > 30"	Main Roof	135	LF	6	10+ years	
	Parapet - Parapet > 30"	Main Roof	14	LF	4	0-1 year	Displaced
	Roof - Asphalt Gravel Ballast	Main Roof	9,331	SF	5	2-5 years	
	Roof - Modified Bitumen	Main Roof	50	SF	5	2-5 years	
	Roof Hatch - Metal	Main Roof	1	EA	7	10+ years	
	Roof Structure - Steel with Clay Tile Arch	Main Roof	9,381	SF	7	10+ years	
	Coping - Stone	N - Elevator roof	55	LF	6	10+ years	
	Downspouts - Exterior Downspouts	N - Elevator roof	45	LF	6	6-10 years	
	Parapet - 16" - 30" Height	N - Elevator roof	55	LF	6	10+ years	
	Roof - Modified Bitumen	N - Elevator roof	351	SF	4	1-2 years	Standing water/soft spots
	Roof Structure - Steel / Metal Deck/ Concrete Topping	N - Elevator roof	351	SF	7	10+ years	
<b>Walls</b>							
	Cheek-Wall - Concrete	Entire Building	25	SF	6	10+ years	
	Cornice - Cast Stone	Entire Building	502	LF	6	10+ years	
	Cornice - Cast Stone	Entire Building	415	LF	6	10+ years	
	Cornice - Metal Projecting	Entire Building	415	LF	5	2-5 years	
	Exterior Walls - Brick	Entire Building	21,480	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	10	SF	4	1-2 years	Cracking

**Category : Exterior**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exterior Walls - Stone-Cast	Entire Building	1,004	SF	5	10+ years	
	Exterior Walls - Stone-Cast	Entire Building	6	SF	4	0-1 year	Deteriorating

Windows

	Curtain wall - Glazed Single Pane	Entire Building	64	SF	6	6-10 years	
	Curtain wall - Insulated Panel	Entire Building	7	SF	6	6-10 years	
	Guard - Guards perforated	Entire Building	850	SF	6	6-10 years	
	Guard - Guards wire guard	Entire Building	120	SF	6	6-10 years	
	Lintels - Steel	Entire Building	413	LF	6	10+ years	
	Skylite - Glass Single-Pane	Entire Building	64	SF	4	1-2 years	Corroded frame
	Windows - Decorative	Entire Building	40	SF	6	6-10 years	
	Windows - Sash Aluminum Double-pane	Entire Building	3,808	SF	6	6-10 years	
	Windows - Sash Lexan	Entire Building	12	SF	6	6-10 years	

**Category : Electrical**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Automatic Transfer Switch	Boiler Room	1	EA	6	6-10 years	
	Exit Signs - Corridors and Stairs	Entire Building	10	EA	6	6-10 years	
	Emergency Battery Packs - Corridors and Stairs	Entire Building	8	EA	6	6-10 years	
	Security System - CCTV	Entire Building	38,981	SF	3	0-1 year	Cameras are all non-functional
	Security System - Intrusion Detection	Entire Building	38,981	SF	6	6-10 years	
	Emergency A/C Power - Corridors and Stairs	Entire Building	7,532	SF	6	6-10 years	
	Emergency A/C Power - Students Toilets	Entire Building	2,258	SF	6	6-10 years	

Main Service

	Independent Electrical Service for emergency power	Electrical Room	1	EA	6	6-10 years	Serves main and addition. Bypassed meter
	Main Electrical Service - 1200 A 120/208/3PH	Electrical Room	1	EA	6	2-5 years	
	PA System	Entire Building	38,981	SF	6	6-10 years	PA system operational

Power Distribution

	Lighting and Power Panels - 100 A	Entire Building	3	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	1	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Entire Building	7	EA	6	10+ years	
	Transformers - 120/240 - 120/208	Entire Building	1	EA	6	6-10 years	

**Category : Fire Protection**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend	Comments
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**Replacement**
Fire Alarm

Fire ALarm Anunciator	Entire Building	1	EA	7	6-10 years	
Fire Alarm Panel	Entire Building	1	EA	6	6-10 years	
Fire Alarm Strobe Lights	Entire Building	32,562	SF	6	6-10 years	
Fire Alarm_System	Entire Building	32,562	SF	6	6-10 years	

**Category : Mechanical**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Air Handling Systems</u>							
	Air Handling Unit- Built Up-Multi Zone- Steam Coils - 15001 - 25000 cfm	Mechanical Room - AHU-1	1	EA	7	6-10 years	AHU-1
	Air Intake	Mechanical Room - AHU-1	1	EA	7	6-10 years	
	Auxiliaries - 15001 - 25000 cfm	Mechanical Room - AHU-1	1	EA	6	6-10 years	
	Zone Dampers	Mechanical Room - AHU-1	19	EA	7	6-10 years	
<u>Boiler Systems</u>							
	Boiler Auxiliary- Scotch Marine- Steam Low Pressure Boiler - 76 - 100 HP	Boiler Room	2	EA	6	6-10 years	
	Chemical Feed System	Boiler Room	1	EA	6	6-10 years	
	Chemical Feeder	Boiler Room	1	EA	6	6-10 years	
	Combustion Dampers	Boiler Room	2	EA	7	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- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 76 - 100 HP	Boiler Room	1	EA	5	2-5 years	
	Non Condensing- Fire Tube- Scotch Marine- Steam- Low Pressure Boiler - 76 - 100 HP	Boiler Room	1	EA	5	2-5 years	
	Piping - Condensate Pipe- Steel	Boiler Room	200	LF	5	1-2 years	Insulation deteriorated
	Piping - Steam Pipe- Steel	Boiler Room	200	LF	6	6-10 years	
	Steam Traps	Boiler Room	14	EA	6	6-10 years	
<u>Heating Devices</u>							
	Unit Heater - Gas	Boiler Room	1	EA	6	6-10 years	
	Wall Heater - Electric	Entire Building	12	EA	6	2-5 years	
	Wall Heater - Electric	Entire Building	1	EA	4	0-1 year	Old & out of service. Cover missing.
	Fin Tube - Steam	Entire Building	1	LF	6	6-10 years	
<u>Temperature Control</u>							
	Electric Thermostat	Entire Building	1	EA	6	6-10 years	
	Pneumatic System	Entire Building	32,562	SF	6	6-10 years	
	Thermostats - Pneumatic	Entire Building	19	EA	6	6-10 years	
<u>Ventilation</u>							

**Category : Mechanical**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exhaust Fans- Indoor - 500 - 1500 CFM	Entire Building	1	EA	6	6-10 years	
	Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	1	EA	6	6-10 years	
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building	2	EA	6	6-10 years	

**Category : Plumbing**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Hot Water</u>							
	Gas Heater - 150000 - 300000 BTU/HR	Boiler Room	1	EA	6	6-10 years	
	Hot Water Storage Tank_Gas - 201 - 500 Gallons	Boiler Room	1	EA	5	1-2 years	Insulation cracked peeling
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	32,562	SF	6	6-10 years	
	Domestic Piping-Hot Water Return Risers	Entire Building	32,562	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	32,562	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	32,562	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Risers)	Entire Building	32,562	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	32,562	SF	6	6-10 years	
	Sanitary Piping	Entire Building	32,562	SF	6	6-10 years	
	Storm Piping	Entire Building	32,562	SF	6	6-10 years	
	Vent Piping	Entire Building	32,562	SF	6	6-10 years	
<u>Pumps</u>							
	Pumps - Domestic Booster Pump-Simplex	Entire Building	1	EA	4	2-5 years	
	Pumps - Sump-Simplex	Entire Building	1	EA	6	6-10 years	Pump is located at bottom of elevator pit

**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	AC Unit	1st floor assistant principal north end of corridor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	1st floor assistant principal north end of corridor	168	SF	7	10+ years	
	Doors - Wood Doors inclu hw	1st floor assistant principal north end of corridor	1	EA	6	10+ years	

**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Tile	1st floor assistant principal north end of corridor	168	SF	6	10+ years	
	Lighting - Pendent/Surface	1st floor assistant principal north end of corridor	2	EA	7	6-10 years	
	Power Distribution	1st floor assistant principal north end of corridor	6	EA	6	6-10 years	
	Walls - Concrete Block	1st floor assistant principal north end of corridor	467	SF	7	10+ years	
	AC Unit	Main Office	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Main Office	585	SF	6	10+ years	
	Doors - Steel Doors incl hw	Main Office	1	EA	6	10+ years	
	Floor - Tile	Main Office	585	SF	6	10+ years	
	Lighting - Pendent/Surface	Main Office	6	EA	7	6-10 years	
	Power Distribution	Main Office	8	EA	7	6-10 years	
	Storage/ Closet	Main Office	35	SF	7	10+ years	
	Walls - Plaster/Drywall	Main Office	659	SF	6	10+ years	
	Ceiling - Lay-in	Office in Teacher's Lounge	93	SF	7	10+ years	
	Doors - Wood Doors inclu hw	Office in Teacher's Lounge	1	EA	6	10+ years	
	Floor - Tile	Office in Teacher's Lounge	93	SF	6	10+ years	
	Lighting - Lay-in	Office in Teacher's Lounge	1	EA	7	6-10 years	
	Power Distribution	Office in Teacher's Lounge	4	EA	6	10+ years	
	Walls - Concrete Block	Office in Teacher's Lounge	242	SF	5	1-2 years	Cracked cmu
	AC Unit	Principal's Office 1st floor	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Principal's Office 1st floor	175	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Principal's Office 1st floor	2	EA	6	10+ years	
	Floor - Tile	Principal's Office 1st floor	175	SF	6	10+ years	
	Lighting - Pendent/Surface	Principal's Office 1st floor	2	EA	7	6-10 years	
	Power Distribution	Principal's Office 1st floor	6	EA	6	10+ years	
	Storage/ Closet	Principal's Office 1st floor	6	SF	7	10+ years	
	Walls - Plaster/Drywall	Principal's Office 1st floor	322	SF	6	10+ years	
	AC Unit	Room 104, Adjustment Ofc	1	EA	7	6-10 years	
	Ceiling - Plaster/Drywall	Room 104, Adjustment Ofc	294	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Room 104, Adjustment Ofc	1	EA	6	10+ years	
	Floor - Tile	Room 104, Adjustment Ofc	294	SF	6	10+ years	
	Lighting - Pendent/Surface	Room 104, Adjustment Ofc	4	EA	7	6-10 years	
	Power Distribution	Room 104, Adjustment Ofc	8	EA	6	10+ years	
	Walls - Plaster/Drywall	Room 104, Adjustment Ofc	424	SF	6	10+ years	
	Ceiling - Plaster/Drywall	Teacher's Lounge	502	SF	6	10+ years	
	Doors - Wood Doors inclu hw	Teacher's Lounge	1	EA	6	10+ years	
	Floor - Tile	Teacher's Lounge	502	SF	6	10+ years	
	Lighting - Pendent/Surface	Teacher's Lounge	5	EA	7	6-10 years	
	Power Distribution	Teacher's Lounge	6	EA	6	10+ years	
	Walls - Concrete Block	Teacher's Lounge	874	SF	6	10+ years	
	Work Slnk	Teacher's Lounge	1	EA	7	10+ years	

**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Library</u>							
	AC Unit	2nd flr Rm #200	1	EA	7	6-10 years	
	Casework	2nd flr Rm #200	46	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd flr Rm #200	879	SF	6	10+ years	
	Doors - Steel Doors incl hw	2nd flr Rm #200	1	EA	7	10+ years	
	Floor - Tile	2nd flr Rm #200	869	SF	7	10+ years	
	Floor - Tile	2nd flr Rm #200	10	SF	4	1-2 years	Cracks
	Lighting - Pendent/Surface	2nd flr Rm #200	16	EA	7	6-10 years	
	Storage/ Closet	2nd flr Rm #200	40	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd flr Rm #200	1,685	SF	7	10+ years	
<u>MDF_IDF</u>							
	Doors - Wood Doors inclu hw	3rd flr north end of corridor	1	EA	7	6-10 years	
	Finishes	3rd flr north end of corridor	118	SF	7	10+ years	
	Other Cooling Unit	3rd flr north end of corridor	1	EA	5	6-10 years	Ductless split system
<u>Mechanical/ Service Rooms</u>							
	Air Intake Plenums	1st Floor	663	SF	7	10+ years	
	Boiler Room	1st Floor	1,209	SF	7	10+ years	
	Coal Room	1st Floor	491	SF	7	10+ years	
	Janitor's Closet	1st Floor	195	SF	7	10+ years	
	Mechanical/ Service Rooms	1st Floor	1,040	SF	7	10+ years	
	Storage Room	1st Floor	136	SF	7	10+ years	
	Janitor's Closet	2nd Floor	30	SF	7	10+ years	
	Storage Room	2nd Floor	172	SF	7	10+ years	
	Janitor's Closet	3rd Floor	8	SF	5	10+ years	
	Storage Room	3rd Floor	47	SF	5	10+ years	
	Crawl Space - Unfinished	Basement	30,500	SF	7	10+ years	
<u>Restroom</u>							
	Accessories	1st Floor Girls	475	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	1st Floor Girls	475	SF	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st Floor Girls	475	SF	7	10+ years	
	Floor Drain	1st Floor Girls	1	EA	7	10+ years	
	Hand Dryer	1st Floor Girls	2	EA	7	6-10 years	
	Lavatory	1st Floor Girls	3	EA	7	10+ years	
	Lighting - Pendent/Surface	1st Floor Girls	6	EA	7	6-10 years	
	Partitions	1st Floor Girls	4	EA	7	10+ years	
	Walls - Plaster/Drywall	1st Floor Girls	293	SF	7	10+ years	
	Walls - Structural Glazed Tile	1st Floor Girls	293	SF	7	10+ years	
	Water Closet	1st Floor Girls	4	EA	7	10+ years	
	Accessories	1st flr north end of corridor	277	SF	7	6-10 years	



**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Plaster/Drywall	1st flr north end of corridor	277	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st flr north end of corridor	2	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	1st flr north end of corridor	277	SF	6	10+ years	
	Floor Drain	1st flr north end of corridor	1	EA	7	10+ years	
	Hand Dryer	1st flr north end of corridor	2	EA	7	6-10 years	
	Lavatory	1st flr north end of corridor	3	EA	6	10+ years	
	Lighting - Pendent/Surface	1st flr north end of corridor	5	EA	6	6-10 years	
	Partitions	1st flr north end of corridor	2	EA	7	10+ years	
	Urinals	1st flr north end of corridor	3	EA	6	10+ years	
	Walls - Plaster/Drywall	1st flr north end of corridor	244	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st flr north end of corridor	244	SF	6	10+ years	
	Water Closet	1st flr north end of corridor	2	EA	6	10+ years	
	Accessories	2nd Floor Girls	475	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor Girls	475	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor Girls	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Girls	474	SF	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Girls	1	SF	4	1-2 years	Missing tile in various locations
	Floor Drain	2nd Floor Girls	1	EA	7	10+ years	
	Hand Dryer	2nd Floor Girls	1	EA	7	6-10 years	
	Lavatory	2nd Floor Girls	2	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor Girls	6	EA	7	6-10 years	
	Partitions	2nd Floor Girls	4	EA	7	10+ years	
	Walls - Masonry	2nd Floor Girls	293	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor Girls	293	SF	6	10+ years	
	Water Closet	2nd Floor Girls	3	EA	7	10+ years	
	Water Closet	2nd Floor Girls	1	EA	4	0-1 year	Out of order
	Accessories	2nd Floor Unisex	53	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd Floor Unisex	53	SF	7	10+ years	
	Doors - Wood Doors inclu hw	2nd Floor Unisex	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd Floor Unisex	53	SF	7	10+ years	
	Lavatory	2nd Floor Unisex	1	EA	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor Unisex	1	EA	4	1-2 years	Not observed
	Lighting - Wall Mounted	2nd Floor Unisex	1	EA	5	0-1 year	Does not work.
	Partitions	2nd Floor Unisex	1	EA	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor Unisex	58	SF	6	10+ years	
	Walls - Structural Glazed Tile	2nd Floor Unisex	58	SF	6	10+ years	
	Water Closet	2nd Floor Unisex	1	EA	7	10+ years	
	Accessories	2nd floor north end of corridor	278	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	2nd floor north end of corridor	278	SF	6	10+ years	
	Doors - Wood Doors inclu hw	2nd floor north end of corridor	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	2nd floor north end of corridor	278	SF	7	10+ years	
	Floor Drain	2nd floor north end of corridor	1	EA	7	10+ years	
	Hand Dryer	2nd floor north end of corridor	1	EA	7	6-10 years	
	Lavatory	2nd floor north end of corridor	2	EA	7	10+ years	



**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Lighting - Pendent/Surface	2nd floor north end of corridor	5	EA	7	6-10 years	
	Partitions	2nd floor north end of corridor	1	EA	7	10+ years	
	Urinals	2nd floor north end of corridor	4	EA	7	10+ years	Qty updated
	Walls - Masonry	2nd floor north end of corridor	244	SF	6	10+ years	
	Walls - Plaster/Drywall	2nd floor north end of corridor	244	SF	6	10+ years	
	Water Closet	2nd floor north end of corridor	1	EA	7	10+ years	
	Accessories	3rd Floor Girls	475	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor Girls	475	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor Girls	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd Floor Girls	475	SF	7	10+ years	
	Floor Drain	3rd Floor Girls	1	EA	7	10+ years	
	Hand Dryer	3rd Floor Girls	1	EA	7	6-10 years	
	Lavatory	3rd Floor Girls	2	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor Girls	6	EA	7	6-10 years	
	Partitions	3rd Floor Girls	4	EA	7	10+ years	
	Walls - Masonry	3rd Floor Girls	293	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd Floor Girls	293	SF	6	10+ years	
	Water Closet	3rd Floor Girls	4	EA	7	10+ years	
	Accessories	3rd Floor Unisex	53	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd Floor Unisex	53	SF	7	10+ years	
	Doors - Wood Doors inclu hw	3rd Floor Unisex	1	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd Floor Unisex	53	SF	7	10+ years	
	Lavatory	3rd Floor Unisex	1	EA	6	6-10 years	
	Lighting - Pendent/Surface	3rd Floor Unisex	1	EA	7	6-10 years	
	Lighting - Wall Mounted	3rd Floor Unisex	1	EA	5	0-1 year	Does not work.
	Partitions	3rd Floor Unisex	1	EA	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor Unisex	78	SF	7	10+ years	
	Walls - Structural Glazed Tile	3rd Floor Unisex	30	SF	7	10+ years	
	Water Closet	3rd Floor Unisex	1	EA	7	10+ years	
	Accessories	3rd flr north end	278	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	3rd flr north end	278	SF	6	10+ years	
	Doors - Wood Doors inclu hw	3rd flr north end	2	EA	7	10+ years	
	Floor - Tile Ceramic/ Porcelain	3rd flr north end	278	SF	7	10+ years	
	Floor Drain	3rd flr north end	1	EA	7	10+ years	
	Hand Dryer	3rd flr north end	1	EA	7	6-10 years	
	Lavatory	3rd flr north end	2	EA	7	10+ years	
	Lighting - Pendent/Surface	3rd flr north end	5	EA	7	6-10 years	
	Partitions	3rd flr north end	1	EA	7	10+ years	
	Urinals	3rd flr north end	4	EA	7	10+ years	
	Walls - Masonry	3rd flr north end	244	SF	6	10+ years	
	Walls - Plaster/Drywall	3rd flr north end	244	SF	6	10+ years	
	Water Closet	3rd flr north end	1	EA	7	10+ years	
	Accessories	In Room 105	89	SF	7	6-10 years	
	Ceiling - Lay-in	In Room 105	89	SF	5	10+ years	

**Category : Room**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Doors - Wood Doors inclu hw	In Room 105	1	EA	6	10+ years	
	Floor - Tile	In Room 105	89	SF	6	10+ years	
	Lavatory	In Room 105	1	EA	6	10+ years	
	Lighting - Lay-in	In Room 105	2	EA	7	6-10 years	
	Partitions	In Room 105	1	EA	7	10+ years	
	Walls - Metal Panel	In Room 105	28	SF	7	10+ years	
	Walls - Plaster/Drywall	In Room 105	90	SF	6	10+ years	
	Water Closet	In Room 105	1	EA	7	10+ years	
	Accessories	In Teacher's lounge	79	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In Teacher's lounge	79	SF	6	10+ years	
	Doors - Wood Doors inclu hw	In Teacher's lounge	1	EA	5	10+ years	
	Floor - Tile	In Teacher's lounge	74	SF	6	10+ years	
	Floor - Tile	In Teacher's lounge	5	SF	4	1-2 years	Damaged tiles
	Hand Dryer	In Teacher's lounge	1	EA	7	6-10 years	
	Lavatory	In Teacher's lounge	1	EA	6	10+ years	
	Lighting - Pendent/Surface	In Teacher's lounge	1	EA	6	6-10 years	
	Lighting - Wall Mounted	In Teacher's lounge	1	EA	6	6-10 years	
	Walls - Concrete Block	In Teacher's lounge	150	SF	6	10+ years	
	Water Closet	In Teacher's lounge	1	EA	6	10+ years	
	Accessories	In the Main Office	42	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	In the Main Office	42	SF	6	10+ years	
	Doors - Wood Doors inclu hw	In the Main Office	1	EA	6	10+ years	
	Floor - Tile	In the Main Office	42	SF	6	10+ years	
	Lavatory	In the Main Office	1	EA	6	10+ years	
	Lighting - Pendent/Surface	In the Main Office	1	EA	7	6-10 years	
	Lighting - Wall Mounted	In the Main Office	1	EA	7	6-10 years	
	Partitions	In the Main Office	1	EA	7	10+ years	
	Walls - Plaster/Drywall	In the Main Office	76	SF	6	10+ years	
	Water Closet	In the Main Office	1	EA	6	10+ years	
	Accessories	Unisex, 1st Floor	53	SF	7	6-10 years	
	Ceiling - Plaster/Drywall	Unisex, 1st Floor	53	SF	5	10+ years	
	Doors - Wood Doors inclu hw	Unisex, 1st Floor	1	EA	6	10+ years	
	Floor - Tile Ceramic/ Porcelain	Unisex, 1st Floor	53	SF	5	10+ years	
	Lavatory	Unisex, 1st Floor	1	EA	6	10+ years	
	Lighting - Pendent/Surface	Unisex, 1st Floor	1	EA	7	6-10 years	
	Walls - Plaster/Drywall	Unisex, 1st Floor	58	SF	6	10+ years	
	Walls - Structural Glazed Tile	Unisex, 1st Floor	58	SF	6	10+ years	
	Water Closet	Unisex, 1st Floor	1	EA	6	10+ years	

**Category : Classroom**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<b>Classroom #102 (Regular Classroom)</b>							
	AC Units	1st Floor	1	EA	7	6-10 years	

**Category : Classroom**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Casework	1st Floor	4	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	879	SF	7	10+ years	Quality upgraded
	Chalk Board	1st Floor	18	LF	4	2-5 years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Wood	1st Floor	879	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Storage/ Closet	1st Floor	40	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,447	SF	6	10+ years	
<b>Classroom #103 (Regular Classroom)</b>							
	AC Units	1st Floor	2	EA	7	6-10 years	
	Casework	1st Floor	10	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	838	SF	7	10+ years	
	Chalk Board	1st Floor	12	LF	4	2-5 years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	6	10+ years	
	Floor - Tile	1st Floor	818	SF	7	6-10 years	
	Floor - Tile	1st Floor	20	SF	4	1-2 years	Damaged tiles
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Marker Board	1st Floor	12	LF	7	6-10 years	
	Storage/ Closet	1st Floor	12	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,542	SF	6	10+ years	
	Wireless System	1st Floor	1	EA	7	10+ years	
<b>Classroom #105 (Kindergarten)</b>							
	AC Units	1st Floor	1	EA	7	6-10 years	
	Casework	1st Floor	14	LF	6	10+ years	
	Ceiling - Plaster/Drywall	1st Floor	1,108	SF	6	10+ years	
	Chalk Board	1st Floor	18	LF	4	2-5 years	
	Doors - Steel Doors incl hw	1st Floor	1	EA	7	10+ years	
	Floor - Tile	1st Floor	1,108	SF	6	10+ years	
	Lighting - Pendent/Surface	1st Floor	14	EA	7	6-10 years	
	Storage/ Closet	1st Floor	80	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	1,614	SF	6	10+ years	
<b>Classroom #201 (Regular Classroom)</b>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	10	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	838	SF	7	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	838	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	55	SF	7	10+ years	

**Category : Classroom**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Plaster/Drywall	2nd Floor	1,542	SF	7	10+ years	
<b>Classroom #202 (Regular Classroom)</b>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	7	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	887	SF	6	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	887	SF	6	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	24	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	40	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,445	SF	7	10+ years	
<b>Classroom #203 (Regular Classroom)</b>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	10	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	838	SF	6	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	838	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	55	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,542	SF	7	10+ years	
<b>Classroom #205 (Regular Classroom)</b>							
	AC Units	2nd Floor	1	EA	7	6-10 years	
	Casework	2nd Floor	10	LF	7	10+ years	
	Ceiling - Plaster/Drywall	2nd Floor	838	SF	6	10+ years	
	Doors - Steel Doors incl hw	2nd Floor	1	EA	7	10+ years	
	Floor - Wood	2nd Floor	838	SF	7	10+ years	
	Lighting - Pendent/Surface	2nd Floor	16	EA	7	6-10 years	
	Marker Board	2nd Floor	12	LF	7	6-10 years	
	Storage/ Closet	2nd Floor	55	SF	7	10+ years	
	Walls - Plaster/Drywall	2nd Floor	1,542	SF	7	10+ years	
<b>Classroom #300 (Regular Classroom)</b>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	879	SF	6	6-10 years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Tile	3rd Floor	879	SF	6	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	24	LF	7	6-10 years	

**Category : Classroom**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Storage/ Closet	3rd Floor	40	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,414	SF	7	10+ years	
<b>Classroom #301 (Regular Classroom)</b>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	10	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	838	SF	6	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	838	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	12	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	55	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,542	SF	7	10+ years	
<b>Classroom #302 (Regular Classroom)</b>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	8	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	879	SF	7	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	879	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	18	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	40	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,414	SF	7	10+ years	
<b>Classroom #303 (Regular Classroom)</b>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	10	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	838	SF	7	10+ years	
	Chalk Board	3rd Floor	12	LF	4	2-5 years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Wood	3rd Floor	838	SF	7	10+ years	
	Lighting - Pendent/Surface	3rd Floor	16	EA	7	6-10 years	
	Marker Board	3rd Floor	12	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	55	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,542	SF	7	10+ years	
<b>Classroom #305 (Regular Classroom)</b>							
	AC Units	3rd Floor	1	EA	7	6-10 years	
	Casework	3rd Floor	40	LF	7	10+ years	
	Ceiling - Plaster/Drywall	3rd Floor	900	SF	6	10+ years	
	Doors - Steel Doors incl hw	3rd Floor	1	EA	7	10+ years	
	Floor - Tile	3rd Floor	890	SF	7	10+ years	

**Category : Classroom**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Floor - Tile	3rd Floor	10	SF	4	1-2 years	Damaged tiles
	Lighting - Pendent/Surface	3rd Floor	15	EA	7	6-10 years	
	Lighting - Pendent/Surface	3rd Floor	1	EA	5	1-2 years	Cover is loose
	Marker Board	3rd Floor	6	LF	7	6-10 years	
	Storage/ Closet	3rd Floor	6	SF	7	10+ years	
	Walls - Plaster/Drywall	3rd Floor	1,632	SF	7	10+ years	
	Work Sink	3rd Floor	2	EA	7	10+ years	

**Category : Interior**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<b>Corridor</b>							
	Ceiling - Lay-in	1st Floor	3	SF	6	10+ years	
	Ceiling - Lay-in	1st Floor	2,345	SF	6	10+ years	
	Doors - Wood Doors include hw	1st Floor	10	EA	6	10+ years	
	Drinking Fountains - Double Fountain	1st Floor	1	EA	7	10+ years	
	Drinking Fountains - Single Water Cooler	1st Floor	1	EA	7	10+ years	
	Floor - Tile/Sheet	1st Floor	2,245	SF	5	2-5 years	
	Floor - Tile/Sheet	1st Floor	100	SF	4	1-2 years	Damaged tiles
	Lighting - Lay-in	1st Floor	22	EA	7	6-10 years	
	Lighting - Pendent/Surface	1st Floor	2	EA	7	6-10 years	
	Walls - Masonry	1st Floor	200	SF	7	10+ years	
	Walls - Plaster/Drywall	1st Floor	3,294	SF	6	10+ years	
	Ceiling - Lay-in	2nd Floor	2,072	SF	7	10+ years	
	Drinking Fountains - Single Fountain	2nd Floor	2	EA	7	6-10 years	
	Drinking Fountains - Single Water Cooler	2nd Floor	2	EA	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	2,002	SF	7	10+ years	
	Floor - Tile/Sheet	2nd Floor	70	SF	4	1-2 years	Chipping and cracks
	Lighting - Lay-in	2nd Floor	25	EA	7	6-10 years	
	Walls - Plaster/Drywall	2nd Floor	3,819	SF	7	10+ years	
	Ceiling - Lay-in	3rd Floor	2,072	SF	7	10+ years	
	Drinking Fountains - Single Fountain	3rd Floor	2	EA	7	6-10 years	
	Drinking Fountains - Single Water Cooler	3rd Floor	2	EA	7	6-10 years	
	Floor - Tile/Sheet	3rd Floor	2,062	SF	7	10+ years	
	Floor - Tile/Sheet	3rd Floor	10	SF	4	1-2 years	Chipped tiles
	Lighting - Lay-in	3rd Floor	25	EA	7	6-10 years	
	Walls - Plaster/Drywall	3rd Floor	3,819	SF	7	10+ years	

**Safety**

Security Cameras	Corridors	6	EA	5	0-1 year	No interior cameras, exterior cameras not working
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**Stairs**

**Category : Interior**
**Building : Main**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Ceiling - Plaster/Drywall	North	539	SF	7	10+ years	
	Floor - Tile	North	510	SF	6	10+ years	
	Floor - Tile	North	10	SF	4	1-2 years	Separating tiles and cracks
	Handrails	North	128	LF	7	10+ years	
	Lighting - Pendent/Surface	North	8	EA	7	6-10 years	
	Stairs - Asphalt	North	336	LF	6	10+ years	
	Walls - Plaster/Drywall	North	880	SF	7	10+ years	
	Ceiling - Plaster/Drywall	South West	539	SF	7	10+ years	
	Floor - Tile	South West	520	SF	7	10+ years	
	Handrails	South West	128	LF	7	10+ years	
	Lighting - Pendent/Surface	South West	8	EA	7	6-10 years	
	Stairs - Asphalt	South West	336	LF	7	10+ years	
	Walls - Plaster/Drywall	South West	880	SF	7	10+ years	



**Category : Exterior**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<b>Entrance</b>							
	Exterior Doors - Exterior Steel Door	#5 - SW	1	EA	5	2-5 years	
	Exterior Doors - Exterior FRP Door	#6 - NW	1	EA	7	10+ years	New door
	Ramp Handrail - Steel_Ramp Handrail	#6 - NW	45	LF	6	6-10 years	
	Ramp Handrail - Steel_Ramp Handrail	#6 - NW	5	LF	4	1-2 years	Corroded/bent
	Ramps - Concrete	#6 - NW	20	LF	6	10+ years	
	Ramps - Concrete	#6 - NW	5	LF	5	1-2 years	Cracking
	Exterior Doors - Exterior FRP Door	#7 - NE	3	EA	6	10+ years	
	Exterior Doors - Transom Lite	#7 - NE	3	EA	7	10+ years	
	Exterior Stairs - Concrete	#7 - NE	149	LF	6	10+ years	
	Exterior Stairs - Concrete	#7 - NE	5	LF	4	0-1 year	Cracking
	Exterior Doors - Exterior Wood Door	#8 - Lower Roof	1	EA	5	2-5 years	
	Exterior Stairs - Steel or Aluminum	#8 - Lower Roof	3	LF	6	10+ years	
<b>Foundation</b>							
	Foundation - Concrete	Entire Building	284	LF	7	10+ years	
	Superstructure - Concrete	Entire Building	5,797	SF	7	10+ years	
<b>Lighting</b>							
	Exterior Lighting - Wall Mounted	Entire Building	4	EA	6	6-10 years	
<b>Roof System</b>							
	Access Ladder - Metal	Low roof	1	EA	7	10+ years	Changed to match current observations
	Coping - Clay Tile	Low roof	57	LF	6	10+ years	Quantity changed to match current observations
	Coping - Clay Tile	Low roof	4	LF	5	1-2 years	Chipped/cracked
	Coping - Stone	Low roof	40	LF	6	10+ years	Added to match current observations
	Downspouts - Interior Downspouts	Low roof	30	LF	6	6-10 years	
	Parapet - Parapet < 16" Height	Low roof	101	LF	6	10+ years	
	Roof - Asphalt Gravel Ballast	Low roof	1,702	SF	4	1-2 years	Vegetation growth/cracking
	Roof Structure - Concrete	Low roof	1,702	SF	7	10+ years	
	Access Ladder - Metal	Main Roof	1	EA	5	10+ years	
	Coping - Clay Tile	Main Roof	83	LF	6	10+ years	
	Coping - Stone	Main Roof	197	LF	6	10+ years	
	Downspouts - Interior Downspouts	Main Roof	50	LF	5	2-5 years	
	Parapet - 16" - 30" Height	Main Roof	280	LF	6	10+ years	
	Roof - Asphalt Gravel Ballast	Main Roof	4,095	SF	5	6-10 years	
	Roof Structure - Concrete	Main Roof	4,095	SF	7	10+ years	
<b>Walls</b>							
	Cheek-Wall - Concrete	Entire Building	10	SF	6	10+ years	

**Category : Exterior**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Exterior Walls - Brick	Entire Building	6,720	SF	6	10+ years	
	Exterior Walls - Brick	Entire Building	8	SF	4	0-1 year	Minor cracking in the exterior brick wall but larger cracking in the interior wall behind it.
	Exterior Walls - Stone-Cast	Entire Building	287	SF	6	10+ years	

Windows

	Guard - Guards perforated	Entire Building	286	SF	6	6-10 years	Quantity changed to match current observations
	Lintels - Steel	Entire Building	75	LF	6	10+ years	
	Windows - Casement Aluminum Double-pane	Entire Building	268	SF	6	6-10 years	
	Windows - Casement Aluminum Double-pane	Entire Building	18	SF	5	2-5 years	

**Category : Electrical**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Emergency System</u>							
	Emergency A/C Power - Corridors and Stairs	1st Floor	223	SF	6	6-10 years	
	Emergency A/C Power - Gym	1st Floor	2,401	SF	6	6-10 years	
	Exit Signs - Corridors and Stairs	1st Floor	3	EA	6	6-10 years	
	Exit Signs - Gym	1st Floor	3	EA	6	6-10 years	
	Security System - Intrusion Detection	Entire Building	6,419	SF	6	6-10 years	

Main Service

	PA System	Entire Building	6,419	SF	6	6-10 years	
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Power Distribution

	Lighting and Power Panels - 100 A	Gym	2	EA	6	6-10 years	
	Lighting and Power Panels - Above 100 A	Gym	2	EA	6	6-10 years	

**Category : Fire Protection**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Fire Alarm</u>							
	Fire Alarm Strobe Lights	Entire Building	6,419	SF	6	10+ years	
	Fire Alarm_System	Entire Building	6,419	SF	6	10+ years	

**Category : Mechanical**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend	Comments
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**Replacement**
Air Conditioning

Condensing Unit- Roof Mounted - Less than 5 tons	Lower Roof	1	EA	7	10+ years	2024 install. Serves MDF room.
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Air Handling Systems

Air Handling Unit- Package Single Zone- Indoor- Steam Coils - 4000-8000 cfm	Gym Mezzanine	1	EA	5	1-2 years	Bearings are going on the fan wheel motor
Air Intake	Gym Mezzanine	1	EA	6	6-10 years	
Indoor Return Fans- Centrifugal Squirrel Cage - 5000 - 10000 CFM	Gym Mezzanine	1	EA	6	6-10 years	

Boiler Systems

Condensate Pump	Entire Building	1	EA	4	0-1 year	Pump is old pump is leaking. Work order in for complete replacement. Pipes all rusty, deteriorated and leaking Pumps are old, rusty, deteriorated, leaking excessively. Work order in for complete replacement.
Piping - Condensate Pipe- Steel	Entire Building	100	LF	2	0-1 year	
Piping - Steam Pipe- Steel	Entire Building	100	LF	2	0-1 year	
Steam Traps	Entire Building	10	EA	6	6-10 years	

Heating Devices

Cabinet Heaters - With Steam Coil	1st Floor	2	EA	5	6-10 years	Minor dents and scratches
Fin Tube - Hot Water	1st Floor	6	LF	6	6-10 years	
Wall Heater - Electric	Entire Building	4	EA	6	6-10 years	Unit non-functional
Wall Heater - Electric	Entire Building	1	EA	2	0-1 year	

Temperature Control

Pneumatic System	Entire Building	6,419	SF	6	6-10 years	
Thermostats - Pneumatic	Entire Building	1	EA	6	6-10 years	

Ventilation

Exhaust Fans- Indoor - Less than 500 CFM	Entire Building	1	EA	6	6-10 years	Located in ceiling under tiles
Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	Entire Building	1	EA	7	10+ years	
Exhaust Fans- Roof Mounted - 500 - 1500 CFM	Entire Building	1	EA	7	10+ years	

**Category : Plumbing**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Hot Water

Electric Heater - Less than 20 KW	Entire Building	1	EA	7	10+ years	
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**Category : Plumbing**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Piping</u>							
	Domestic Piping-Hot Water Return Lines	Entire Building	6,419	SF	6	6-10 years	
	Domestic Piping-Hot Water from Risers to Fixtures	Entire Building	6,419	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (Horizontal Lines)	Entire Building	6,419	SF	6	6-10 years	
	Domestic Piping-Hot/Cold Water Supply (from Risers to Fixtures)	Entire Building	6,419	SF	6	6-10 years	
	Sanitary Piping	Entire Building	6,419	SF	6	6-10 years	
	Storm Piping	Entire Building	6,419	SF	6	6-10 years	
	Vent Piping	Entire Building	6,419	SF	6	6-10 years	

**Category : Room**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
<u>Administrative Suites/Offices</u>							
	Ceiling - Plaster/Drywall	Gym office	160	SF	6	10+ years	
	Doors - Steel Doors incl hw	Gym office	1	EA	6	10+ years	
	Floor - Tile	Gym office	160	SF	6	10+ years	
	Lighting - Pendent/Surface	Gym office	1	EA	7	6-10 years	
	Power Distribution	Gym office	4	EA	6	10+ years	
	Walls - Concrete Block	Gym office	104	SF	6	10+ years	peeling paint
	Walls - Structural Glazed Tile	Gym office	262	SF	6	10+ years	
<u>Gymnasias</u>							
	Ceiling - Splined	1st Floor	2,401	SF	6	10+ years	
	Doors - Wood Doors inclu hw	1st Floor	2	EA	6	10+ years	
	Floor - Wood	1st Floor	2,401	SF	6	10+ years	
	Lighting - Metal Halide/Sodium Vapor	1st Floor	12	EA	7	6-10 years	
	Sound System	1st Floor	1	EA	7	10+ years	
	Stage	1st Floor	430	SF	6	10+ years	
	Stage Curtain	1st Floor	4	EA	7	10+ years	
	Stage Lift	1st Floor	1	EA	7	10+ years	
	Stage Lighting System	1st Floor	1	EA	7	10+ years	
	Walls - Concrete Block	1st Floor	1,884	SF	6	10+ years	
	Walls - Structural Glazed Tile	1st Floor	1,884	SF	6	10+ years	
<u>Kitchen</u>							
	Ceiling - Lay-in	Next to the Gym	235	SF	6	10+ years	
	Doors - Steel Doors incl hw	Next to the Gym	1	EA	6	10+ years	
	Floor - Tile Quarry	Next to the Gym	235	SF	6	10+ years	
	Lighting - Lay-in	Next to the Gym	4	EA	7	6-10 years	
	Serving Line	Next to the Gym	6	LF	7	10+ years	

**Category : Room**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Walls - Concrete Block	Next to the Gym	364	SF	6	10+ years	

Mechanical/ Service Rooms

Storage Room	1st floor	66	SF	5	10+ years	
Crawl Space - Unfinished	Basement	5,150	SF	7	10+ years	

Restroom

Accessories	Formerly Men's restroom off gym	131	SF	7	6-10 years	
Ceiling - Plaster/Drywall	Formerly Men's restroom off gym	131	SF	7	10+ years	
Doors - Wood Doors inclu hw	Formerly Men's restroom off gym	1	EA	7	10+ years	
Floor - Tile Ceramic/ Porcelain	Formerly Men's restroom off gym	131	SF	7	10+ years	
Floor Drain	Formerly Men's restroom off gym	1	EA	7	10+ years	
Hand Dryer	Formerly Men's restroom off gym	1	EA	7	6-10 years	
Lavatory	Formerly Men's restroom off gym	1	EA	7	10+ years	
Lighting - Lay-in	Formerly Men's restroom off gym	2	EA	7	6-10 years	
Power Distribution	Formerly Men's restroom off gym	2	EA	7	10+ years	
Walls - Plaster/Drywall	Formerly Men's restroom off gym	94	SF	7	10+ years	
Walls - Tile Ceramic/ Porcelain	Formerly Men's restroom off gym	142	SF	7	10+ years	
Water Closet	Formerly Men's restroom off gym	1	EA	7	10+ years	

**Category : Interior**
**Building : Addition**

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
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Corridor

Ceiling - Plaster/Drywall	1st Floor	223	SF	6	10+ years	
Floor - Tile/Sheet	1st Floor	223	SF	7	10+ years	
Lighting - Lay-in	1st Floor	2	EA	6	6-10 years	
Walls - Plaster/Drywall	1st Floor	660	SF	6	10+ years	

Vertical Conveyance

Elevator - Hydraulic Elevator	North	1	EA	7	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	2	EA	6	10+ years	
	Civil/ Drainage - Site Drain	Entire Site	1	EA	6	10+ years	
	Civil/ Drainage - Site Manhole	Entire Site	2	EA	6	10+ years	
<u>Fencing</u>							
	Fencing - Chain Link	Entire Site	210	LF	7	10+ years	Newly replaced
	Fencing - Chain Link	Entire Site	596	LF	4	0-1 year	Old
<u>Landscape</u>							
	Landscape - Grass	Entire Site	13,665	SF	6	10+ years	
	Landscape - Hardscape- Concrete	Entire Site	514	SF	6	10+ years	
	Parkway trees	Entire Site	23	EA	7	10+ years	
	Planting Beds/ Area	Entire Site	1,585	SF	6	6-10 years	
	Play Area - Hardscape- Asphalt	Entire Site	10,042	SF	5	2-5 years	
	Play Area - Hardscape- Asphalt	Entire Site	11,684	SF	4	0-1 year	Cracking/potholes
	Retaining Wall - Concrete	Entire Site	732	SF	6	10+ years	
	Retaining Wall - Concrete	Entire Site	120	SF	4	1-2 years	Quantity changed to match current observations. Cracking/deteriorating
	Trash Receptacles	Entire Site	2	EA	6	10+ years	
<u>Parking Lot</u>							
	Surface - Asphalt	Parking Lot- West	11,241	SF	5	2-5 years	
	Surface - Asphalt	Parking Lot- West	300	SF	4	0-1 year	Potholes
	Surface - Concrete	Parking Lot- West	411	SF	6	10+ years	
	Trash Enclosure - Chain Links	Parking Lot- West	512	SF	5	2-5 years	
<u>Playground</u>							
	Equipment - School Age 5-12	South	1	EA	5	6-10 years	
	Surface - Poured Surface	South	2,623	SF	4	0-1 year	Holes.
<u>Sidewalks</u>							
	Sidewalks - Internal Walks	Entire Site	276	LF	6	10+ years	
	Sidewalks - Internal Walks	Entire Site	100	LF	4	0-1 year	Extensive cracking
	Sidewalks - Perimeter Sidewalks	Entire Site	10,366	SF	6	10+ years	
<u>Signage</u>							
	Flag Pole - Flag Pole	Entire Site	1	EA	6	6-10 years	
	Marquee - Free Standing Back Lighted	Entire Site	1	EA	5	2-5 years	Changed to match current observations
	Monument - Building Mounted Cut Letter	Entire Site	1	EA	7	10+ years	

## Category : Site

## Building : Site

Group	Item - Type	Location	Quantity	UOM	Rank	Recommend Replacement	Comments
	Sign Monument - Building Mounted Cut Letter Sign	Entire Site	1	EA	6	10+ years	

<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.

## 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
<b>Building : Main</b>									
Kindergarten	Kindergarten	1st Floor	105	105	1,108	70	28	N	Y
Regular Classroom	Regular Classroom	1st Floor	102	104	879	240	120	N	Y
Regular Classroom	Regular Classroom	1st Floor	103	103	838	28	14	N	Y
Regular Classroom	Regular Classroom	2nd Floor	201	201	838	168	84	N	Y
Regular Classroom	Regular Classroom	2nd Floor	202	202	887	240	120	N	Y
Regular Classroom	Regular Classroom	2nd Floor	203	203	838	168	84	N	Y
Regular Classroom	Regular Classroom	2nd Floor	205	205	838	168	84	N	Y
Regular Classroom	Regular Classroom	3rd Floor	300	300	879	240	120	N	Y
Regular Classroom	Regular Classroom	3rd Floor	301	301	838	154	70	N	Y
Regular Classroom	Regular Classroom	3rd Floor	302	302	879	240	120	N	Y
Regular Classroom	Regular Classroom	3rd Floor	303	303	838	154	70	N	Y
Regular Classroom	Special Program	3rd Floor	305	305	900	154	70	N	Y