

Facility Assessment Report

This report contains a summary of the results from the facility assessment completed on the date noted in the document footer below. This report will roll-up each assessed item with identical rank and total the quantity into a single line, regardless of item location (for location data, see the detailed report) . 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: rank 7 means the item is in new or in good condition and no work is required while rank 1 means the item has failed and has lead to an immediate life safety condition¹. The remaining ranks choices generally mean that the item requires regular maintenance (rank 5 or 6) or full replacement (rank 2, 3 or 4). For additional detail and definition on rank values as they relate to each assessed item, 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/About_CPS/Policies_and_guidelines/Pages/facilitystandards.aspx. Definitions for Quantity, Unit, Cost and Campus Total can be found at the end of this report.

Campus Summary				
Building Name	Year Constructed	Number of Floors	Building Area (Sq Ft)	Assessed Need
Main	2009	3	102,055	\$3,163,409
Branch	1961	1	12,639	\$1,131,821
SITE				\$564,315
Campus Total			114,694	\$4,859,545

Building: Main

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Entrance					
	Entrance Control - Audio and Video	2	EA	6	\$1,403
	Exterior Doors - Exterior Steel Door	9	EA	6	\$4,325
	Exterior Doors - Exterior Steel Door	2	EA	7	\$0
	Exterior Doors - Overhead Rolling/ Garage Door	1	EA	6	\$1,433
	Exterior Doors - Side lite	5	EA	6	\$1,567
	Exterior Doors - Store Front	15	EA	6	\$8,191
	Exterior Doors - Transom Lite	20	EA	6	\$6,266
	Power Door Operator and Controls	2	EA	6	\$0
Foundation					
	Foundation - Concrete	1,114	LF	7	\$0
	Superstructure - Steel	102,055	SF	7	\$0
Lighting					
	Exterior Lighting - Wall Mounted	37	EA	6	\$10,684
Roof System					
	Chimney - Metal Flue	63	LF	6	\$9,963
	Coping - Metal	1,234	LF	6	\$39,633
	Coping - Stone	344	LF	6	\$11,049

Building: Main
Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Roof System					
	Downspouts - Exterior Downspouts	32	LF	4	\$4,335
	Downspouts - Interior Downspouts	1,349	LF	6	\$44,832
	Parapet - 16" - 30" Height	790	LF	6	\$31,564
	Parapet - Parapet > 30"	542	LF	6	\$34,645
	Roof - Asphalt Gravel Ballast	5,303	SF	6	\$53,917
	Roof - Modified Bitumen	7,709	SF	5	\$162,161
	Roof - Modified Bitumen	25,180	SF	6	\$236,929
	Roof Structure - Steel / Metal Deck/ Concrete Topping	38,192	SF	7	\$0
Walls					
	Canopy - Concrete/ Stucco	880	SF	6	\$29,119
	Canopy - Metal	409	SF	6	\$8,785
	Exterior Walls - Brick	10	SF	5	\$238
	Exterior Walls - Brick	40,899	SF	6	\$274,882
	Exterior Walls - Concrete Block	120	SF	5	\$1,344
	Exterior Walls - Concrete Block	2,180	SF	6	\$14,652
	Exterior Walls - Prefabricated Metal Panel Wall	4	SF	5	\$34
	Exterior Walls - Prefabricated Metal Panel Wall	5,990	SF	6	\$34,782
Windows					
	Clerestory - Glass Double-Pane	628	SF	6	\$5,882
	Curtain wall - Glazed Double Pane	2,975	SF	6	\$33,353
	Curtain wall - Windows	1,357	SF	6	\$15,214
	Guard - Guards perforated	1,357	SF	6	\$17,329
	Lintels - Steel	931	LF	6	\$27,026
	Windows - Casement Aluminum Double-pane	1,517	SF	6	\$11,324
	Windows - Sash Aluminum Double-pane	3,212	SF	6	\$23,976
Building Exterior Subtotal:					\$1,160,837

Building: Main
Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Automatic Transfer Switch	1	EA	6	\$408
	Emergency A/C Power - Corridors and Stairs	21,840	SF	6	\$6,559
	Emergency A/C Power - Gym	4,365	SF	6	\$1,623
	Emergency A/C Power - Lunchrooms	4,303	SF	6	\$1,600

Building: Main
Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Emergency A/C Power - Students Toilets	4,330	SF	6	\$1,610
	Emergency Battery Packs - Corridors and Stairs	6	EA	6	\$1,215
	Emergency Battery Packs - Gym	8	EA	6	\$1,620
	Emergency Generator- Indoor- Natural Gas - Below 60 KW	1	EA	7	\$0
	Exit Signs - Corridors and Stairs	27	EA	7	\$0
	Exit Signs - Gym	6	EA	7	\$0
	Exit Signs - Lunchroom	5	EA	7	\$0
	Security System - CCTV	102,055	SF	6	\$30,647
	Security System - Intrusion Detection	102,055	SF	6	\$26,269
Main Service					
	Independent Electrical Service for emergency power	1	EA	7	\$0
	Main Electrical Service - 2001 to 3000 A 277/480/3PH	1	EA	7	\$0
	PA System	102,055	SF	6	\$33,566
Power Distribution					
	Lighting and Power Panels - 100 A	19	EA	7	\$0
	Lighting and Power Panels - Above 100 A	44	EA	7	\$0
	Main Distribution Panels - 400 - 600 amp	1	EA	7	\$0
	Main Distribution Panels - Greater than 600 amp	2	EA	7	\$0
	Main Distribution Panels - Less than 400 amp	1	EA	7	\$0
	Transformers - 277/480 - 120/208	4	EA	7	\$0
Electrical System Subtotal:					\$105,116

Building: Main
Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Fire Alarm					
	Fire Alarm Panel	1	EA	6	\$6,406
	Fire Alarm Strobe Lights	102,055	SF	7	\$0
	Fire Alarm_System	102,055	SF	7	\$0
	Fire Pump Controller	1	EA	7	\$0
Pump Room Assembly					
	Fire Pump - 25-50 hp	1	EA	7	\$0
	Jockey Pump	1	EA	7	\$0

Building: Main
Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Sprinkler System					
	Sprinkler Heads	102,055	SF	7	\$0
	Sprinkler Piping	102,055	SF	7	\$0
	Wet Sprinkler System	102,055	SF	7	\$0

Safty System Subtotal:
\$6,406
Building: Main
Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Air Conditioning					
	Chiller-Air Cooled-Screw Type-Roof Mounted - 201 - 300 tons	1	EA	5	\$70,096
	Condensing Unit- Roof Mounted - Less than 5 tons	1	EA	6	\$3,334
	Glycol Feed	1	EA	6	\$490
	Heat Pump- Ceiling Mounted- Hot Water Heating & DX Cooling- Self Contained Air Cooled Compressor - 4 - 5 tons	1	EA	6	\$1,929
	Pipes - Chilled Water Pipe- Steel	50	LF	6	\$94
	Pressure Fill System	1	EA	6	\$1,405
Air Handling Systems					
	Air Handling Unit-Package Single Zone- Indoor- Hot Water and Chilled Water Coils - 12001-20000 cfm	1	EA	6	\$3,350
	Air Handling Unit-Package Single Zone- Indoor- Hot Water and Chilled Water Coils - 8001-12000 cfm	1	EA	6	\$3,350
	Air Intake	3	EA	6	\$17,294
	Energy Recovery Unit	1	EA	6	\$2,495
	Indoor Return Fans- Centrifugal Inline - Greater than 20000 CFM	2	EA	6	\$4,865
	VAV Box	45	EA	6	\$12,562
Boiler Systems					
	Boiler Auxiliary- Condensing Hot Water - 2001 - 3000 HP	3	EA	6	\$9,215
	Chemical Pot Feeder	2	EA	6	\$1,450
	Condensing- Hot Water Boiler - 2001 - 3000 MBH	3	EA	6	\$2,994
	Glycol Feed System	2	EA	6	\$1,078
	Hot Water Pump	3	EA	6	\$1,123
	Piping - Dual Temperature Pipes- Steel	1,000	LF	6	\$1,888
	Water Fill System	1	EA	6	\$1,168
Heating Devices					
	Cabinet Heaters - With Hot Water Coil	9	EA	6	\$3,189

Building: Main
Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Heating Devices					
	Radiators - Hot Water	8	EA	6	\$2,222
	Unit Heater - Hot Water	4	EA	6	\$1,117
Mechanical Plumbing					
	Chilled Water Pump - 21 - 50 HP	2	EA	6	\$2,485
	Hot Water Pump - 10 - 20 HP	5	EA	6	\$6,212
	Hot Water Pump - Less than 10	2	EA	6	\$2,222
	Hydronic Supply and Return - Steel	1,000	LF	6	\$76,777
Temperature Control					
	DDC System	102,055	SF	6	\$58,375
	Thermostats - DDC	45	EA	6	\$0
Unit Ventilation					
	Unit Ventilators- Ceiling Mounted- Electric Heating & DX Cooling Coil W/ Remote Mounted Compressor	1	EA	6	\$1,242
Ventilation					
	Exhaust Fans- Indoor - 500 - 1500 CFM	21	EA	6	\$12,440
	Exhaust Fans- Roof Mounted - 1501 - 8000 CFM	7	EA	6	\$4,147
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	6	EA	6	\$3,554
	Exhaust Fans- Roof Mounted - Less than 500 CFM	3	EA	6	\$889
	Roof Mounted Duct Work	11	LF	6	\$4,169
	Type I Exhaust Hood- Kitchen	1	EA	7	\$0
Mechanical System Subtotal:					\$319,220

Building: Main
Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Hot Water					
	Gas Heater - 150000 - 300000 BTU/HR	2	EA	6	\$620
Piping					
	Domestic Piping-Cold Water from Risers to Fixtures	102,055	SF	7	\$0
	Domestic Piping-Cold Water Horizontal Lines	102,055	SF	7	\$0
	Domestic Piping-Cold Water Risers	102,055	SF	7	\$0
	Domestic Piping-Hot Water from Risers to Fixtures	102,055	SF	7	\$0
	Domestic Piping-Hot Water Horizontal Lines	102,055	SF	7	\$0

Building: Main
Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Piping					
	Domestic Piping-Hot Water Return Lines	102,055	SF	7	\$0
	Domestic Piping-Hot Water Return Risers	102,055	SF	7	\$0
	Sanitary Piping	102,055	SF	7	\$0
	Storm Piping	102,055	SF	7	\$0
	Vent Piping	102,055	SF	7	\$0
Pumps					
	Pumps - Domestic Booster Pump-Duplex	1	EA	7	\$0
	Pumps - Sump-Simplex	1	EA	6	\$745

Plumbing System Subtotal:
\$1,365
Building: Main
Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Art Room (1 room)					
	Casework	33	LF	6	\$833
	Ceiling - Lay-in	1,695	SF	6	\$5,090
	Doors - Side-lite	22	SF	6	\$368
	Doors - Wood Doors inclu hw	2	EA	6	\$602
	Floor - Tile	1,695	SF	6	\$3,708
	Kiln	1	EA	6	\$2,321
	Lighting - Lay-in	1	EA	7	\$0
	Lighting - Pendent/Surface	30	EA	7	\$0
	Storage/ Closet	357	SF	6	\$2,588
	Walls - Concrete Block	1,353	SF	6	\$3,966
	Walls - Plaster/Drywall	473	SF	6	\$1,305
Kindergarten (4 rooms)					
	Casework	40	LF	6	\$1,010
	Ceiling - Lay-in	5,024	SF	6	\$15,087
	Doors - Side-lite	44	SF	6	\$736
	Doors - Transom Window	1,278	SF	6	\$21,638
	Doors - Wood Doors inclu hw	7	EA	6	\$2,107
	Floor - Terrazzo	1,256	SF	6	\$2,748
	Floor - Tile	3,768	SF	6	\$8,244
	Lighting - Lay-in	2	EA	7	\$0
	Lighting - Pendent/Surface	21	EA	6	\$2,602

Building: Main
Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Kindergarten (4 rooms)					
	Lighting - Pendent/Surface	63	EA	7	\$0
	Marker Board	100	LF	7	\$0
	Storage/ Closet	280	SF	6	\$2,030
	Walls	1,230		6	\$0
	Walls - Concrete Block	3,690	SF	6	\$10,817
	Walls - Plaster/Drywall	1,000	SF	6	\$2,760
	Work Sink	6	EA	6	\$2,274
Music Room (1 room)					
	Casework	12	LF	6	\$303
	Ceiling - Lay-in	1,181	SF	6	\$3,547
	Doors - Side-lite	8	SF	6	\$134
	Doors - Steel Doors incl hw	3	EA	6	\$903
	Floor - Tile	1,181	SF	6	\$2,584
	Lighting - Lay-in	4	EA	7	\$0
	Lighting - Pendent/Surface	20	EA	7	\$0
	Marker Board	22	LF	7	\$0
	Storage/ Closet	172	SF	6	\$1,247
	Student Lockers - Two Tiers	1	EA	6	\$46
	Walls - Concrete Block	2,025	SF	6	\$5,936
	Work Sink	1	EA	6	\$379
Other Instructional Use (1 room)					
	Ceiling - Lay-in	99	SF	6	\$297
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Tile	99	SF	6	\$217
	Lighting - Lay-in	1	EA	7	\$0
	Walls - Concrete Block	391	SF	6	\$1,146
Regular Classroom (22 rooms)					
	Casework	994	LF	6	\$25,102
	Ceiling - Lay-in	19,519	SF	6	\$58,616
	Doors - Side-lite	189	SF	6	\$3,159
	Doors - Transom Window	11	SF	6	\$186
	Doors - Wood Doors inclu hw	22	EA	6	\$6,622
	Floor - Tile	19,519	SF	6	\$42,706
	Lighting - Pendent/Surface	396	EA	7	\$0
	Marker Board	516	LF	7	\$0
	Storage/ Closet	40	SF	6	\$290

Building: Main
Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Regular Classroom (22 rooms)					
	Student Lockers - Two Tiers	13	EA	6	\$603
	Walls - Concrete Block	12,357	SF	6	\$36,225
	Walls - Metal Panel	250	SF	6	\$1,866
	Walls - Plaster/Drywall	11,686	SF	6	\$32,252
	Work Sink	1	EA	6	\$379
Science Classroom (2 rooms)					
	Casework	50	LF	6	\$1,263
	Ceiling - Lay-in	2,908	SF	6	\$8,733
	Doors - Side-lite	30	SF	6	\$502
	Doors - Wood Doors inclu hw	4	EA	6	\$1,204
	Floor - Tile	2,908	SF	6	\$6,362
	Lighting - Pendent/Surface	48	EA	7	\$0
	Marker Board	51	LF	7	\$0
	Storage/ Closet	263	SF	6	\$1,907
	Student Lockers - Two Tiers	1	EA	6	\$46
	Walls - Concrete Block	268	SF	6	\$786
	Walls - Plaster/Drywall	1,511	SF	6	\$4,170
	Walls - Structural Glazed Tile	871	SF	6	\$2,740
	Work Sink	4	EA	6	\$1,516
Special Education (1 room)					
	Ceiling - Lay-in	425	SF	6	\$1,276
	Doors - Wood Doors inclu hw	1	EA	6	\$301
	Floor - Terrazzo	425	SF	6	\$930
	Lighting - Lay-in	6	EA	7	\$0
	Storage/ Closet	64	SF	6	\$464
	Walls - Concrete Block	824	SF	6	\$2,416
Special Program (3 rooms)					
	Casework	33	LF	6	\$833
	Ceiling - Lay-in	1,356	SF	6	\$4,072
	Doors - Side-lite	8	SF	6	\$134
	Doors - Transom Window	11	SF	6	\$186
	Doors - Wood Doors inclu hw	3	EA	6	\$903
	Floor - Tile	1,356	SF	6	\$2,967
	Lighting - Lay-in	3	EA	7	\$0
	Lighting - Pendent/Surface	24	EA	7	\$0
	Marker Board	16	LF	7	\$0

Building: Main
Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Special Program (3 rooms)					
	Student Lockers - Two Tiers	1	EA	6	\$46
	Walls - Concrete Block	1,917	SF	6	\$5,620
	Walls - Plaster/Drywall	250	SF	6	\$690
	Work Sink	2	EA	6	\$758

Classrooms Subtotal:
\$368,706
Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Administrative Suites/Offices					
	Ceiling - Lay-in	3,784	SF	6	\$11,363
	Doors - Side-lite	88	SF	6	\$1,471
	Doors - Steel Doors incl hw	4	EA	6	\$1,204
	Doors - Store Front	1	EA	6	\$1,208
	Doors - Transom Window	173	SF	6	\$2,929
	Doors - Wood Doors inclu hw	11	EA	6	\$3,311
	Floor - Carpet	2,633	SF	6	\$5,610
	Floor - Concrete Epoxy/ Painted	110	SF	6	\$58
	Floor - Terrazzo	311	SF	6	\$680
	Floor - Tile	727	SF	6	\$1,591
	Lighting - Lay-in	62	EA	7	\$0
	Lighting - Pendent/Surface	8	EA	7	\$0
	Power Distribution	102	EA	6	\$216,738
	Storage/ Closet	493	SF	6	\$3,574
	Walls	483		6	\$0
	Walls - Concrete Block	431	SF	5	\$4,425
	Walls - Concrete Block	5,174	SF	6	\$15,168
	Walls - Metal Panel	346	SF	6	\$2,583
	Walls - Plaster/Drywall	2,254	SF	6	\$6,221
	Work Sink	2	EA	6	\$1,016
Gymnasia					
	Bleacher Seating	92	EA	6	\$2,663
	Ceiling - Exposed	4,365	SF	6	\$6,492
	Doors - Steel Doors incl hw	6	EA	6	\$1,806
	Floor - Wood	4,365	SF	6	\$30,773

Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Gymnasia					
	Lighting - Chandelier, Incandescent	28	EA	7	\$0
	Scoreboards	1	EA	6	\$2,244
	Sound System	1	EA	6	\$41,654
	Stage	1,438	SF	6	\$8,308
	Stage Curtain	2	EA	6	\$0
	Stage Lift	1	EA	6	\$6,510
	Stage Lighting System	1	EA	6	\$12,369
	Stage-Stairs - Wood	8	LF	6	\$94
	Storage/ Closet	619	SF	6	\$4,488
	Walls - Masonry	6,890	SF	6	\$21,676
	Walls - Metal Panel	30	SF	6	\$224
	Walls - Plaster/Drywall	7,032	SF	6	\$19,408
Kitchen					
	Ceiling - Lay-in	1,211	SF	6	\$3,637
	Doors - Steel Doors incl hw	2	EA	6	\$602
	Floor - Concrete Epoxy/ Painted	1,211	SF	6	\$641
	Lighting - Lay-in	12	EA	7	\$0
	Storage/ Closet	98	SF	6	\$711
	Walls - Concrete Block	1,390	SF	6	\$4,075
Library					
	Casework	48	LF	6	\$1,212
	Ceiling - Lay-in	774	SF	6	\$2,324
	Doors - Side-lite	16	SF	6	\$267
	Doors - Steel Doors incl hw	2	EA	6	\$602
	Floor - Carpet	4,213	SF	6	\$8,977
	Lighting - Lay-in	4	EA	7	\$0
	Lighting - Metal Halide/ High Pressure Sodium	10	EA	7	\$0
	Lighting - Pendent/Surface	35	EA	7	\$0
	Walls - Concrete Block	774	SF	6	\$2,269
	Walls - Plaster/Drywall	3,945	SF	6	\$10,888
Lunch & Multipurpose Room					
	Ceiling - Lay-in	3,301	SF	6	\$9,913
	Ceiling - Plaster/Drywall	1,003	SF	6	\$3,471
	Doors - Steel Doors incl hw	4	EA	6	\$1,204
	Floor - Tile	4,304	SF	6	\$9,417
	Lighting - Lay-in	52	EA	7	\$0

Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Lunch & Multipurpose Room					
	Lighting - Pendent/Surface	8	EA	6	\$991
	Serving Line	28	LF	6	\$1,666
	Walls - Plaster/Drywall	1,895	SF	6	\$5,230
	Walls - Structural Glazed Tile	2,911	SF	6	\$9,158
MDF_IDF					
	AC Unit	1	EA	6	\$496
	Doors - Steel Doors incl hw	1	EA	6	\$301
	Finishes	828	SF	6	\$5,908
	Ventilation and Cooling	1	EA	6	\$1,855
Mechanical/ Service Rooms					
	Janitor's Closet	347	SF	6	\$2,486
	Mechanical/ Service Rooms	5,794	SF	6	\$41,510
	Storage Room	681	SF	6	\$4,879
	Vaults	447	SF	6	\$3,202
Restroom					
	Accessories	5,033	SF	6	\$46,422
	Ceiling - Lay-in	2,061	SF	6	\$6,189
	Ceiling - Plaster/Drywall	2,900	SF	6	\$10,036
	Doors - Steel Doors incl hw	1	EA	5	\$1,174
	Doors - Steel Doors incl hw	5	EA	6	\$1,505
	Doors - Transom Window	2	SF	6	\$34
	Doors - Wood Doors inclu hw	12	EA	6	\$3,612
	Floor - Concrete Epoxy/ Painted	73	SF	6	\$39
	Floor - Sport Flooring	59	SF	6	\$127
	Floor - Terrazzo	354	SF	6	\$775
	Floor - Tile	73	SF	6	\$160
	Floor - Tile Ceramic/ Porcelain	4,417	SF	6	\$9,348
	Floor Drain	29	EA	6	\$30,716
	Hand Dryer	22	EA	6	\$5,061
	Lavatory	65	EA	6	\$20,774
	Lighting - Chandelier, Incandescent	5	EA	7	\$0
	Lighting - Lay-in	8	EA	6	\$952
	Lighting - Lay-in	46	EA	7	\$0
	Partitions	30	EA	6	\$8,908
	Urinals	12	EA	6	\$4,032
	Walls - Concrete Block	2,882	SF	6	\$8,449

Building: Main
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Restroom					
	Walls - Structural Glazed Tile	2,844	SF	6	\$8,947
	Walls - Tile Ceramic/ Porcelain	7,180	SF	6	\$16,222
	Water Closet	57	EA	6	\$19,151

Rooms (Other Than Classrooms) Subtotal:
\$778,380
Building: Main
Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Corridor					
	Ceiling - Exposed	1,459	SF	6	\$2,170
	Ceiling - Lay-in	16,428	SF	6	\$49,333
	Ceiling - Plaster/Drywall	943	SF	6	\$5,839
	Doors - Side-lite	10	EA	6	\$167
	Doors - Steel Doors incl hw	26	EA	6	\$7,826
	Doors - Store Front	10	EA	6	\$12,082
	Doors - Transom Window	55	EA	6	\$931
	Drinking Fountains - Single Fountain	18	EA	6	\$4,963
	Floor - Concrete	133	SF	6	\$70
	Floor - Terrazzo	18,754	SF	6	\$157,423
	Floor - Tile/Sheet	2,409	SF	6	\$1,347
	Lighting - Lay-in	62	EA	6	\$7,377
	Lighting - Lay-in	154	EA	7	\$0
	Lighting - Pendent/Surface	20	EA	7	\$0
	Lighting - Wall Mounted	25	EA	7	\$0
	Student Lockers - One Tier	482	EA	6	\$44,747
	Walls - Concrete Block	6,821	SF	6	\$19,996
	Walls - Masonry	457	SF	6	\$1,438
	Walls - Plaster/Drywall	270	SF	6	\$1,197
	Walls - Structural Glazed Tile	19,054	SF	6	\$59,944
Safety					
	Camera Viewing Station	3	EA	6	\$2,048
	Security Cameras	16	EA	6	\$3,105
Stairs					
	Ceiling - Exposed	200	SF	6	\$297
	Ceiling - Lay-in	598	SF	6	\$1,796

Building: Main

Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Stairs					
	Ceiling - Plaster/Drywall	236	SF	6	\$1,728
	Floor - Epoxy/ Painted	86	SF	6	\$46
	Floor - Terrazzo	458	SF	6	\$3,844
	Handrails	402	LF	6	\$3,484
	Lighting - Wall Mounted	24	EA	7	\$0
	Stairs - Concrete	56	LF	6	\$464
	Stairs - Terrazzo	112	LF	6	\$1,039
	Walls - Concrete Block	892	SF	6	\$2,615
	Walls - Structural Glazed Tile	2,170	SF	6	\$6,827
Vertical Conveyance					
	Elevator - Elevator- Roped Holeless Hydraulic	1	EA	6	\$19,238

Building Interior Subtotal:

\$423,379

Total Building Cost

\$3,163,409

Building: Branch

Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Entrance					
	Entrance Control - Audio and Video	1	EA	5	\$1,567
	Entrance Control - Audio and Video	1	EA	6	\$702
	Exterior Doors - Exterior Steel Door	11	EA	6	\$5,286
	Exterior Doors - Store Front	2	EA	6	\$1,092
	Exterior Doors - Transom Lite	10	EA	6	\$3,133
	Exterior Stairs - Concrete	20	LF	5	\$2,192
	Exterior Stairs - Concrete	32	LF	6	\$2,617
	Exterior Stairs - Stone	18	LF	6	\$2,034
	Stair Handrail - Steel_Stair Handrail	34	LF	6	\$295
Foundation					
	Foundation - Concrete	17	LF	6	\$2,913
	Foundation - Concrete	621	LF	7	\$0
	Superstructure - Concrete	12,639	SF	7	\$0
Lighting					
	Exterior Lighting - Wall Mounted	20	EA	6	\$5,775

Building: Branch
Category: Building Exterior

Group	Item - Type	Quantity	Unit	Rank	Cost
Lighting					
Roof System					
	Chimney - Brick Chimney- Stainless Steel Liner	11	LF	5	\$28,771
	Chimney - Brick Chimney- Stainless Steel Liner	13	LF	6	\$12,411
	Chimney - Metal Flue	34	LF	6	\$5,377
	Coping - Metal	875	LF	6	\$28,103
	Downspouts - Exterior Downspouts	39	LF	6	\$1,296
	Downspouts - Interior Downspouts	78	LF	6	\$2,592
	Roof - Modified Bitumen	8,823	SF	4	\$241,866
	Roof - Modified Bitumen	1,302	SF	5	\$27,388
	Roof - Modified Bitumen	2,514	SF	6	\$23,655
	Roof Structure - Concrete	8,823	SF	7	\$0
	Roof Structure - Heavy Timber	3,816	SF	7	\$0
Walls					
	Exterior Walls - Brick	60	SF	5	\$1,429
	Exterior Walls - Brick	7,423	SF	6	\$49,890
	Exterior Walls - Stone-Cast	621	SF	6	\$4,174
	Exterior Walls - Stone-Cut	240	SF	6	\$1,613
Windows					
	Clerestory - Glass Double-Pane	204	SF	6	\$1,911
	Lintels - Steel	190	LF	6	\$5,516
	Windows - Casement Aluminum Double-pane	1,300	SF	6	\$9,704
	Windows - Casement Steel	112	SF	5	\$9,160

Building Exterior Subtotal:
\$482,459
Building: Branch
Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Automatic Transfer Switch	1	EA	4	\$8,200
	Emergency A/C Power - Corridors and Stairs	2,448	SF	6	\$735
	Emergency A/C Power - Lunchrooms	1,202	SF	6	\$447
	Emergency Battery Packs - Corridors and Stairs	7	EA	4	\$4,052
	Emergency Battery Packs - Students Toilets	2	EA	6	\$405
	Exit Signs - Corridors and Stairs	8	EA	2	\$4,364

Building: Branch
Category: Electrical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Emergency System					
	Exit Signs - Lunchroom	2	EA	2	\$1,091
	Security System - CCTV	12,639	SF	6	\$3,795
	Security System - Intrusion Detection	12,639	SF	6	\$3,253
Main Service					
	Independent Electrical Service for emergency power	1	EA	7	\$0
	Main Electrical Service - 1000 A 120/240/3PH	1	EA	6	\$4,540
	PA System	12,639	SF	6	\$4,157
Power Distribution					
	Lighting and Power Panels - Above 100 A	4	EA	6	\$1,988
	Transformers - 120/240 - 120/208	1	EA	6	\$3,021
Electrical System Subtotal:					\$40,049

Building: Branch
Category: Safty System

Group	Item - Type	Quantity	Unit	Rank	Cost
Fire Alarm					
	Fire Alarm Panel	1	EA	6	\$6,406
	Fire Alarm Strobe Lights	12,639	SF	5	\$9,760
	Fire Alarm_System	12,639	SF	5	\$14,098
Sprinkler System					
	Sprinkler Heads	12,639	SF	7	\$0
	Sprinkler Piping	12,639	SF	6	\$2,350
	Wet Sprinkler System	12,639	SF	6	\$3,253
Safty System Subtotal:					\$35,866

Building: Branch
Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Air Handling Systems					
	Make Up Air Unit- Roof Mounted- Gas Heating - Less than 6000 cfm	1	EA	5	\$22,527
	Roof Top Unit-Single Zone-Roof Mounted- Gas Heating and DX Cooling Coil - 5 - 10 tons	3	EA	4	\$72,964

Building: Branch

Category: Mechanical System

Group	Item - Type	Quantity	Unit	Rank	Cost
Heating Devices					
	Unit Heater - Gas	1	EA	6	\$278
Temperature Control					
	Electric Thermostat	4	EA	6	\$0
Unit Ventilation					
	Unit Ventilators- Ceiling Mounted- Electric Heating & DX Cooling Coil W/ Self Contained Compressor	1	EA	5	\$9,218
Ventilation					
	Exhaust Fans- Indoor - 500 - 1500 CFM	1	EA	6	\$592
	Exhaust Fans- Indoor - Less than 500 CFM	2	EA	6	\$592
	Exhaust Fans- Roof Mounted - 500 - 1500 CFM	2	EA	6	\$1,185
	Roof Mounted Duct Work	100	LF	4	\$166,951

Mechanical System Subtotal:

\$274,308

Building: Branch

Category: Plumbing System

Group	Item - Type	Quantity	Unit	Rank	Cost
Hot Water					
	Gas Heater - Less than 150000 BTU/HR	1	EA	6	\$310
Piping					
	Domestic Piping-Cold Water from Risers to Fixtures	12,639	SF	6	\$2,530
	Domestic Piping-Cold Water Horizontal Lines	12,639	SF	6	\$3,073
	Domestic Piping-Cold Water Risers	12,639	SF	6	\$2,350
	Domestic Piping-Hot Water from Risers to Fixtures	12,639	SF	6	\$1,988
	Domestic Piping-Hot Water Horizontal Lines	12,639	SF	6	\$2,350
	Domestic Piping-Hot Water Return Lines	12,639	SF	6	\$1,807
	Domestic Piping-Hot Water Return Risers	12,639	SF	6	\$1,807
	Sanitary Piping	12,639	SF	6	\$11,567
	Storm Piping	12,639	SF	6	\$11,025
	Vent Piping	12,639	SF	6	\$8,495

Plumbing System Subtotal:

\$47,302

Building: Branch

Category: Classrooms

Group	Item - Type	Quantity	Unit	Rank	Cost
Pre School (3 rooms)					
	Casework	19	LF	6	\$480
	Ceiling - Exposed	914	SF	6	\$1,359
	Ceiling - Lay-in	8	SF	5	\$64
	Ceiling - Lay-in	1,869	SF	6	\$5,613
	Ceiling - Plaster/Drywall	89	SF	6	\$308
	Doors - Steel Doors incl hw	3	EA	6	\$903
	Floor - Tile	8	SF	5	\$46
	Floor - Tile	2,783	SF	6	\$6,089
	Lighting - Lay-in	18	EA	7	\$0
	Lighting - Pendent/Surface	30	EA	7	\$0
	Marker Board	40	LF	7	\$0
	Storage/ Closet	37	SF	5	\$597
	Walls - Concrete Block	3,083	SF	6	\$9,038
	Walls - Plaster/Drywall	1,059	SF	6	\$2,923
	Work Sink	3	EA	6	\$1,137
Regular Classroom (3 rooms)					
	Casework	19	LF	6	\$480
	Ceiling - Exposed	1,700	SF	6	\$2,528
	Ceiling - Lay-in	16	SF	5	\$128
	Ceiling - Lay-in	765	SF	6	\$2,297
	Ceiling - Plaster/Drywall	69	SF	6	\$239
	Doors - Steel Doors incl hw	3	EA	6	\$903
	Floor - Terrazzo	850	SF	6	\$1,860
	Floor - Tile	1,700	SF	6	\$3,719
	Lighting - Lay-in	16	EA	4	\$5,374
	Lighting - Pendent/Surface	24	EA	7	\$0
	Marker Board	20	LF	7	\$0
	Walls - Concrete Block	3,823	SF	6	\$11,207
	Walls - Plaster/Drywall	594	SF	6	\$1,639
	Work Sink	3	EA	6	\$1,137
Classrooms Subtotal:					\$60,067

Building: Branch
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Administrative Suites/Offices					
	Ceiling - Lay-in	717	SF	6	\$2,153

Building: Branch
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Administrative Suites/Offices					
	Doors - Steel Doors incl hw	3	EA	6	\$903
	Floor - Carpet	717	SF	6	\$1,528
	Lighting - Lay-in	9	EA	7	\$0
	Power Distribution	16	EA	6	\$33,998
	Storage/ Closet	53	SF	6	\$384
	Walls - Concrete Block	1,047	SF	6	\$3,069
Kitchen					
	Ceiling - Plaster/Drywall	42	SF	6	\$145
	Doors - Steel Doors incl hw	1	EA	6	\$301
	Floor - Tile	42	SF	6	\$92
	Lighting - Pendent/Surface	1	EA	7	\$0
	Walls - Plaster/Drywall	207	SF	6	\$571
Lunch & Multipurpose Room					
	Ceiling - Exposed	1,202	SF	6	\$1,788
	Doors - Steel Doors incl hw	2	EA	6	\$602
	Floor - Terrazzo	1,202	SF	6	\$2,630
	Lighting - Metal Halide/Sodium Vapor	12	EA	7	\$0
	Walls - Concrete Block	1,981	SF	6	\$5,807
MDF_IDF					
	Doors - Steel Doors incl hw	1	EA	6	\$301
	Finishes	502	SF	6	\$3,582
Mechanical/ Service Rooms					
	Crawl Space - Unfinished	10,668	SF	6	\$66,055
	Interior Stairs	4	LF	6	\$36
	Mechanical/ Service Rooms	980	SF	6	\$7,021
	Storage Room	34	SF	6	\$244
Restroom					
	Accessories	842	SF	6	\$7,766
	Ceiling - Lay-in	710	SF	6	\$2,132
	Ceiling - Plaster/Drywall	131	SF	6	\$453
	Doors - Steel Doors incl hw	1	EA	6	\$301
	Doors - Wood Doors inclu hw	3	EA	6	\$903
	Floor - Tile	131	SF	6	\$287
	Floor - Tile Ceramic/ Porcelain	711	SF	6	\$1,505
	Floor Drain	2	EA	6	\$2,118

Building: Branch
Category: Rooms (Other Than Classrooms)

Group	Item - Type	Quantity	Unit	Rank	Cost
Restroom					
	Lavatory	8	EA	6	\$2,557
	Lighting - Lay-in	12	EA	7	\$0
	Lighting - Pendent/Surface	4	EA	7	\$0
	Lighting - Wall Mounted	1	EA	6	\$124
	Partitions	7	EA	6	\$2,078
	Urinals	2	EA	6	\$672
	Walls - Concrete Block	1,170	SF	6	\$3,430
	Walls - Plaster/Drywall	120	SF	6	\$331
	Water Closet	12	EA	6	\$4,032

Rooms (Other Than Classrooms) Subtotal:
\$159,900
Building: Branch
Category: Building Interior

Group	Item - Type	Quantity	Unit	Rank	Cost
Corridor					
	Ceiling - Lay-in	20	SF	5	\$178
	Ceiling - Lay-in	2,021	SF	6	\$6,069
	Ceiling - Plaster/Drywall	407	SF	6	\$2,520
	Doors - Store Front	2	EA	6	\$2,416
	Doors - Wood Doors include hw	7	EA	6	\$2,107
	Drinking Fountains - Single Fountain	2	EA	6	\$551
	Floor - Tile Ceramic/ Porcelain	312	SF	6	\$870
	Floor - Tile/Sheet	2,136	SF	6	\$1,161
	Lighting - Lay-in	25	EA	7	\$0
	Lighting - Pendent/Surface	4	EA	7	\$0
	Lighting - Wall Mounted	1	EA	7	\$0
	Walls - Concrete Block	2,640	SF	6	\$7,739
	Walls - Plaster/Drywall	1,214	SF	6	\$5,382
	Walls - Structural Glazed Tile	604	SF	6	\$1,900
	Walls - Tile Ceramic/ Porcelain	125	SF	6	\$393

Safety

	Security Cameras	3	EA	6	\$582
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Building Interior Subtotal:
\$31,869

Total Building Cost
\$1,131,821
SITE
Category: Site

Group	Item - Type	Quantity	Unit	Rank	Cost
Civil/Drainage					
	Civil/ Drainage - Bioswale	10,438	SF	6	\$62,691
	Civil/ Drainage - Catch Basin	22	EA	6	\$24,064
	Civil/ Drainage - Site Manhole	9	EA	6	\$13,435
Fencing					
	Fencing - Chain Link	60	LF	5	\$3,659
	Fencing - Chain Link	786	LF	6	\$14,758
	Fencing - New Standard Ornamental	1,540	LF	6	\$49,131
Landscape					
	Benches	5	EA	6	\$2,150
	Landscape - Grass	19,212	SF	6	\$15,934
	Landscape - Hardscape- Concrete	3,024	SF	6	\$15,611
	Landscape - Hardscape- Pavers	195	SF	6	\$1,104
	Lighting - Pole Mounted	3	EA	6	\$3,251
	Parkway trees	14	EA	6	\$9,241
	Planting Beds/ Area	8,071	SF	6	\$13,273
	Trash Receptacles	1	EA	6	\$312
Parking Lot					
	Concrete Curbs	1,310	LF	6	\$16,822
	Interior Plantings	120	LF	6	\$5,105
	Lighting - Pole Mounted	10	EA	6	\$14,525
	Surface - Asphalt	12,038	SF	4	\$95,023
	Surface - Asphalt	16,353	SF	6	\$39,520
	Surface - Concrete	1,414	SF	6	\$3,417
	Trash Compactor	1	EA	6	\$0
	Trash Enclosure - Masonry	845	SF	5	\$59,644
	Vehicular Screening	298	LF	6	\$23,463
Playground					
	Equipment - Pre K 3-5	1	EA	6	\$3,546
	Surface - Square Rubber Mats	2,202	SF	6	\$11,871
Sidewalks					
	Sidewalks - Internal Walks	20	LF	5	\$1,155
	Sidewalks - Internal Walks	1,174	LF	6	\$14,102

SITE

Category: Site

Group	Item - Type	Quantity	Unit	Rank	Cost
Sidewalks					
	Sidewalks - Perimeter Sidewalks	4,418	SF	5	\$31,083
	Sidewalks - Perimeter Sidewalks	6,595	SF	6	\$13,109
Signage					
	Flag Pole - Flag Pole	2	EA	6	\$3,314
	Marquee - Free Standing Back lighted w/ LED	1	EA	6	\$0
	Monument - Building Mounted Cut Letter Sign	1	EA	6	\$0
Site Subtotal:					\$564,315
Total Site Cost					\$564,315

Campus Total ^{2 3}	\$4,859,545
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¹ It is very rare for assessors to find a feature in this condition. If assessors do, they are required to report it immediately to CPS, and CPS addresses it immediately. Thus, no features will be ranked "1" in this report; by the time the report is compiled, they have been resolved.

² As stated above, Total Assessed Campus Need does not include the addition of features not already in a particular facility, such as programmatic improvements, school-wide ADA compliance, air conditioning, space reconfiguration or construction to alleviate overcrowding; these items are treated as separate capital needs. The Total Assessed Campus Need includes current deficiencies and is based on current unit cost estimates; it does not reflect a complete project cost.

³ The overall condition of different items can change after an assessment date due to many variables, including newly occurring deficiencies, renovation or repairs and cost changes. These dollar figures in this report are estimates only and are based solely on the data that was collected as of the assessment date in the footer below.

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").
- **Cost** means a basic estimate for each item needing some level of repair or replacement. Cost does not include all expenses that would be necessary to complete a repair or replacement project. This is because, depending on the item and on the overall scope of a construction project, repair/replacement projects can include additional costs such as destructive testing, environmental needs, discovered conditions, and additional work triggered by building codes.
- **For the same reason, the Total Campus Need listed at the end of this report reflects only a portion of what it would actually cost to repair/replace all of the listed features.**
- **Campus Total** also does not reflect features that do not yet exist at a particular facility, such as: programmatic improvements, school-wide ADA compliance, air conditioning, space reconfiguration, or construction to alleviate overcrowding; these are viewed as separate capital needs.

Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Voice Outlets	Data Outlets	Elect. Outlets	Glazed Window Area	Operable Window Area	Noise Level	Window Stop	Power Strip	Smart-Board
Main														
Art Room	Art Room	2nd Floor	201		1,695	2	10	40	51	0	40	Y	N	N
Kindergarten	Kindergarten	1st Floor	116		1,256	2	6	20	180	18	40	Y	N	N
Kindergarten	Kindergarten	1st Floor	118		1,256	2	6	20	180	18	40	Y	N	N
Kindergarten	Kindergarten	1st Floor	119		1,256	2	6	20	195	10	40	Y	Y	N
Kindergarten	Kindergarten	1st Floor	120		1,256	2	6	20	180	18	40	Y	N	N
Music Room	Music Room	3rd Floor	311	3029	1,181	2	9	28	295	28	40	Y	Y	N
Other Instructional Use		1st Floor	114 Sensory Rm		99	0	0	4	0	0	40	N	N	N
Regular Classroom	Regular Classroom	1st Floor	121		900	2	4	18	130	6	40	Y	Y	N
Regular Classroom	Regular Classroom	1st Floor	123		900	2	4	18	130	6	40	Y	Y	N
Regular Classroom	Regular Classroom	2nd Floor	212		890	1	8	24	102	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	214		890	2	9	28	102	4	40	Y	N	N
Regular Classroom	Regular Classroom	2nd Floor	216		840	2	9	28	102	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	217	2027	880	2	9	28	120	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	218		890	2	9	28	102	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	219	2026	880	2	7	28	120	4	40	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	220		890	2	9	28	102	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	221	2025	880	4	9	32	120	4	40	Y	Y	Y
Regular Classroom	Regular Classroom	2nd Floor	222		890	2	9	28	102	4	40	Y	N	Y
Regular Classroom	Regular Classroom	2nd Floor	223	2024	882	1	5	20	120	4	40	Y	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	312	3008	838	2	9	32	108	6	40	Y	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	314	3009	896	2	9	30	108	6	40	Y	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	316	3010	895	2	9	32	108	6	40	Y	N	Y
Regular Classroom	Regular Classroom	3rd Floor	317	3025	899	2	9	32	108	6	40	Y	N	Y
Regular Classroom	Regular Classroom	3rd Floor	318	3011	897	2	9	26	108	6	40	Y	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	319	3024	880	1	9	28	108	6	40	Y	N	Y
Regular Classroom	Regular Classroom	3rd Floor	320	3012	885	1	8	28	108	6	40	Y	Y	Y
Regular Classroom	Regular Classroom	3rd Floor	321	3023	885	2	9	28	108	6	40	Y	N	Y
Regular Classroom	Regular Classroom	3rd Floor	322	3013	882	2	9	32	108	6	40	Y	N	Y
Regular Classroom	Regular Classroom	3rd Floor	323	3022	900	2	9	24	108	6	40	Y	N	Y
Science Classroom	Science Classroom	2nd Floor	226		1,425	2	13	28	102	4	40	N	N	Y
Science Classroom	Science Classroom	3rd Floor	326	3015	1,483	2	9	28	149	21	40	Y	Y	Y
Special Education		1st Floor	114B		425	1	1	8	0	0	40	N	Y	N
Special Program		1st Floor	114A	NA	96	0	0	6	30	4	40	N	N	N
Special Program		1st Floor	124		690	1	2	14	80	8	40	Y	N	Y
Special Program	Special Program	2nd Floor	211	2028	570	2	7	26	81	8	40	Y	Y	Y

Classroom Summary

Current Usage	Intended Usage	Room Location	Room Number	Floor Plan Room Number	Area (SF)	Voice Outlets	Data Outlets	Elect. Outlets	Glazed Window Area	Operable Window Area	Noise Level	Window Stop	Power Strip	Smart-Board
Branch														
Pre School	Pre School	1st Floor	2	106	914	0	6	12	279	48	40	N	Y	N
Pre School	Kindergarten	1st Floor	4	114	906	1	1	14	167	29	40	N	N	N
Pre School	Pre School	1st Floor	5	112	971	0	6	12	223	38	40	N	Y	N
Regular Classroom	Regular Classroom	1st Floor	1	104	850	0	6	12	227	27	40	N	Y	N
Regular Classroom	Regular Classroom	1st Floor	3	108	850		6	12	195	24	40	N	Y	N
Regular Classroom	Regular Classroom	1st Floor	6	110	850	0	6	12	227	27	40	N	N	N