

**2018 New Schools Request For Proposals
INSPECTING ARCHITECT'S REPORT**

Please note, where ADA issues are noted herein, be sure they are included in the additional ADA Compliance Report (Appendix G).

Site Address:
1830 N Leclaire Ave., Chicago, IL 60639

Number of Buildings: 1

**School Name: Moving Everest Charter
School**

Inspector's Name:
Joe Buehler, AIA, LEED AP BD+C
President, TEAM A

Telephone: (312) 961-1292

Date: 07.19.2018

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General Building Info

Construction Type (if multiple types, list all) I-C

Approximate Age of each construction type, building addition, wing, etc. Proposed New School Facility & Parking Lot

Approximate Size of Building (sq. ft.) 78,000 sq.ft. Useable Space (sq. ft.) _____

Approximate Amount of Space School Needs (sq. ft.) Same as above

Number of Floors 3 Approximate sq. ft. per Floor 1st Floor: 31,200sf
2nd Floor: 24,500sf
3rd Floor: 22,300sf
 Occupied Unoccupied

Current and Previous Uses: Existing Vacant Land / Proposed New Building

Appearance Poor Good Excellent

Maintenance Poor Good Excellent

Describe Area Depressed Stable Prosperous

Current Zoning PD 1150 Is school use permitted? YES NO

*Will require planned development review process.

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Please indicate in the Comments whether estimates are for the entire building and/or just the portion(s) occupied by the school.

		Condition							Code Issues			
		Type	Quantity (Units)	Good (no work needed)	Minor Repairs Needed	Major Repairs needed	Replacement	Nonexistent (must be constructed/added)	Not Applicable	ADA Issue (refer to the ADA report)	Building Code Violation	Rough Cost Estimate
EXTERIOR												
Site	Street-Alley-Drives							X				
	Parking							X				
	Fences							X				
	Landscaping							X				
	Drainage							X				
	Playground							X				
	Trash Enclosure							X				
Comments		New school facility and parking lot will comply with Chicago Zoning / Building Code and ADA Standards										
Structural	Roofs							X				
	Flashing							X				
	Foundation-Piers-Beams							X				
	Parapet Walls-Capping/Coping							X				

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Gutters-Downspouts							X			
Masonry							X			
Lintels							X			
Entrance Stairs and Landings							X			
Windows							X			
Doors							X			
Foundation							X			
Comments New school facility will comply with Chicago Building Code and ADA Standards										

INTERIOR

General

Classrooms (flooring, ceiling, and walls)							X			
Stairways							X			
Corridors (Flooring, Ceiling, and Walls)							X			
Doors-Door Hardware							X			
Lighting							X			
Elevators							X			
Bathrooms							X			
Basement		None								
Code-required Natural Day							X			

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Lighting in Classrooms? (Indicate location in comments section where this doesn't exist)							X						
Exiting Distances and Egress Requirements Met?													
Do Dead Corridors Exist?													
Maximum Allowable Occupancy (by floor)													
Comments New school facility will comply with Chicago Building Code and ADA Standards													

MEP Systems

Heating System							X						
Cooling System							X						
Ventilation							X						
Plumbing System							X						
Plumbing Fixtures							X						
Water Heaters							X						

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Electrical System							X			
Comments New school facility will comply with Chicago Building Code and ADA Standards										

Fire & Life Safety

Sprinkler System							X			
Fire Alarms							X			
Emergency Exits							X			
Signage-Lighting-Smoke Detectors							X			
Carbon Monoxide detectors							X			
Security System							X			
City tie-in							X			
Annunciator Panel							X			
Numbered Exits							X			
Occupancy Placards							X			
Does the School Share the Facility with a Third-party Group (Indicate ages										

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served and how many groups in comments section)				
If Facility is Shared, does Code-Required Level of Fire Separation Exist?				
*PLEASE HAVE AN ENVIRONMENTAL REPORT COMPLETED FOR THE FACILITY BY A LICENSED ENVIRONMENTAL CONSTULTANT.				
<p>Comments New school facility will comply with Chicago Building Code and ADA Standards</p>				

School-specific

Auditorium / Lunchroom							X						
Gymnasium							X						
Kitchen							X						
Kitchen Equipment							X						
Lunchroom													
Science Labs							X						
Computer Labs							X						
Specialty Labs/Studios (Art, Dance, Music)							X						
Multi-Purpose							X						

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Room(s)										
Comments										

Total Renovation Costs (sum of above costs)

ADA Renovation Costs (additional work from ADA Report not included above)

Contingency

General Contractor's Overhead and Profit

GRAND TOTAL

New K-8 School & Parking anticipated budget is \$15M

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ADA Non-Conformance

Non-Conformance Items	Recommended Improvements and Estimated Renovation Costs
	Total Cost

Comments

New facility and site improvements will comply with ADA Standards.