

CA Report

Audit #	154	Summary	
Audit Type	Comprehensive	Audit Status	Waiting for QA/QC
Assigned Group	Tate Hill Jacobs Architects, Inc	Assigned To	Margaret-Jacobs
Provider		Action Data Source	Audit 2019
Scheduled Date		Date Completed	

Safe Harbor Academy (Facility)



Address	134 Macey Avenue
School District	Woodford County
ModelType	School Facility
Size	12,471 Sq.Ft.
Construction Year	1952
Template	Vocational School

Description The site of this learning center is a portion of the historic 3-acre property originally developed for Versailles Elementary School constructed in 1938. The historic 3 story elementary school was sold in approximately 2014 and was renovated for elderly housing. Woodford County Board of Education still owns approximately 2 acres of the site where Safe Harbor is located. Prior to selling the historic school, the board was using this building as an Alternative Education facility for middle and high school students and for Adult Education.

The facility does not sit in or near a flood plain and site drainage is good. All public utilities are furnished, including natural gas. All areas of both buildings are equipped with heating and air conditioning systems.

Safe Harbor, consists of two, single story buildings, a classroom building and Gym building connected by an exterior covered walkway. The classroom building was constructed in 2000 and is approximately 5,423 GSF. This building was originally constructed as an Early Childhood Center for Pre-School and Kindergarten students. When the Board sold the historic elementary school, the Alternative Education program known as Safe Harbor was moved into the classroom & Gym buildings.

The Classroom building is a single-story load bearing masonry structure. Exterior walls are brick veneer on concrete masonry units. Interior walls are nominal 8" concrete masonry units. Floors are cast in place concrete slab on grade. The roof structure is steel bar joists with corrugated metal decking. The roof is a low slope, fully adhered EPDM with perimeter gutters.

The Gym building was constructed in 1952 and has a gross area of approximately 7,800. The building was constructed as a Gym/Auditorium. It includes a stage which sits approximately 30" above the main floor level. The stage is not handicap accessible. The Gym building is a masonry load bearing structure. Exterior walls are brick veneer on concrete masonry units. Interior walls are nominal 8" concrete masonry units. Floors are cast in place concrete slab on grade. The roof structure is steel bar joists with poured gypsum roof deck. Roofing system is a low slope single ply Tremco TPA membrane system with perimeter gutters installed by American Roofing in 2014.

Condition Summary

General Summary

The overall condition of the 5,423 GSF single story classroom building constructed in 2000 is very good.
The overall condition of the 7,800 GSF single story Gym building constructed in 1952 is Fair.

Architectural Summary

The classroom building has been well maintained. Exterior doors and windows are the original products installed in 2000 with the exception of selected areas of door glazing which was replaced with security glass in 2018. Roofing on the building is the original fully adhered EPDM single ply membrane material installed in 2000. This type of roofing has an average life of approximately 20 years. Exterior masonry walls are in good condition. Interior masonry walls are in good condition. Interior doors and hardware are in good condition. Interior finishes are clean and well maintained.

The 1952 Gym Building has been appropriately maintained for the number of students served and the age of the building. Exterior doors are aging hollow metal, however they are serviceable. Exterior windows are single pane and not energy efficient. Roofing was replaced in 2014 and is a single ply TPA membrane. Roof insulation does not comply with current IECC code requirements. The stage is not accessible to wheelchairs.

Mechanical Summary

The Classroom building is not equipped with a fire suppression system and it is not required to be equipped with a fire suppression system.
Corridor doors and hardware are properly rated and furnished with closers as required.
Plumbing systems are in good condition.
HVAC equipment was replaced in 2017. New systems are Goodman Split Systems with Honeywell 8000 programmable thermostats.

The Gym is not equipped with a fire suppression system and it is not required to be equipped with a fire suppression system.
Plumbing systems in restrooms are in good condition.
Plumbing systems in the Kitchen are not used, and the condition is unknown.
HVAC equipment was replaced within the past 10 years. Gas heat with electric air conditioning package units are installed through the windows of the Gym.
Gas piping previously serving unit heaters hung from roof structure is still present, it has been appropriated capped, and sealed.

Electrical Summary

The classroom building electrical service is the original equipment installed in 2000 and is in good condition.
Fire alarm, building intrusion, CCTV, intercom, clock, bell and communication systems are in good, operating condition and have been well maintained.

The electrical switchgear and branch panels in the Gym are more than 30 years old but they are manageable.
Other electrical and communication systems including fire alarm, CCTV, and clock systems in the GYM appear to be in good serviceable condition.

Facility Custom Details

Elements by Category**A10 - Foundations [1]**

Discipline	Substructure
Category	A10 - Foundations
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$85,633
Last Major Action	1952
Location/Name	Substructure
Brief Description	Cast in place Concrete
Overall Condition	■ Good
Commentary	

Pictures

E-16073-20200428153619.jpg

Custom Details**Actions****A10 - Foundations [1]**

Discipline	Substructure
Category	A10 - Foundations
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$65,889
Last Major Action	2000
Location/Name	Substructure
Brief Description	Cast-in-place concrete
Overall Condition	■ Good
Commentary	

Pictures

E-16074-20200428122657.jpg

Custom Details**Actions****B10 - Superstructure [1]**

Discipline	Shell
Category	B10 - Superstructure
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$89,369
Last Major Action	1952
Location/Name	Superstructure
Brief Description	Load bearing masonry, steel roof bar joists and poured gypsum roof deck
Overall Condition	■ Good
Commentary	

Pictures

E-16075-20200428135138.jpg

Custom Details**Actions****B10 - Superstructure [1]**

Discipline	Shell
Category	B10 - Superstructure
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$68,764
Last Major Action	2000
Location/Name	Superstructure
Brief Description	Load bearing CMU with steel roof bar joists and metal roof deck
Overall Condition	■ Good
Commentary	

Pictures

E-16076-20200428124143.jpg

Custom Details**Actions****B2010 - Exterior Walls [1]**

Discipline	Shell
Category	B2010 - Exterior Walls
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$187,054
Last Major Action	1952
Location/Name	Exterior
Brief Description	Brick veneer over load bearing masonry
Overall Condition	■ Good
Commentary	

Pictures

E-16077-20200428152327.jpg



E-16077-20200428152959.jpg



E-16077-20200428152359.jpg



E-16077-20200428152257.jpg

Custom Details**Actions**

Action Summary:	Repair
Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$18,705
Year	2028
Repeat Interval	38
Action: Commentary	

B2010 - Exterior Walls [1]

Discipline	Shell
Category	B2010 - Exterior Walls
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$143,926
Last Major Action	2000
Location/Name	Exterior
Brief Description	Brick veneer exterior finish, insulated cavity wall with air space and painted, load-bearing CMU interior walls
Overall Condition	■ Good
Commentary	

Pictures

E-16078-20200428152022.jpg



E-16079-20200428152730.jpg



E-16078-20200428152055.jpg



E-16078-20200428152134.jpg

Custom Details**Actions****Action Summary:** Repair

Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$14,393
Year	2038
Repeat Interval	38
Action: Commentary	

B2020 - Exterior Windows [1]

Discipline	Shell
Category	B2020 - Exterior Windows
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$41,358
Last Major Action	1952
Location/Name	Exterior
Brief Description	Single glazed aluminum project out
Overall Condition	■ Poor
Commentary	Exterior windows need attention - but it is not considered urgent

Pictures

E-16079-20200428135217.jpg



E-16079-20200428152809.jpg



E-16079-20200428153128.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	High
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$41,358
Year	2023
Repeat Interval	30
Action: Commentary	

B2020 - Exterior Windows [1]

Discipline	Shell
Category	B2020 - Exterior Windows
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$31,822
Last Major Action	2000
Location/Name	Exterior
Brief Description	Factory finish aluminum
Overall Condition	■ Good
Commentary	

Pictures

E-16080-20200428122613.jpg

E-16080-20200428122533.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$31,822
Year	2030
Repeat Interval	30
Action: Commentary	

B2030 - Exterior Doors [1]

Discipline	Shell
Category	B2030 - Exterior Doors
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$14,885
Last Major Action	2000
Location/Name	Exterior
Brief Description	Hollow Metal doors and frames
Overall Condition	■ Good
Commentary	

Pictures

E-16081-20200428135300.jpg



E-16081-20200428135311.jpg



E-16081-20200428152851.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$14,885
Year	2030
Repeat Interval	30
Action: Commentary	

B2030 - Exterior Doors [1]

Discipline	Shell
Category	B2030 - Exterior Doors
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$11,453
Last Major Action	2000
Location/Name	Exterior
Brief Description	Painted hollow metal
Overall Condition	■ Good
Commentary	

Pictures

E-16082-20200428122510.jpg



E-16082-20200428122630.jpg



E-16082-20200428131651.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$11,453
Year	2030
Repeat Interval	30
Action: Commentary	

B30 - Roofing [1]

Discipline	Shell
Category	B30 - Roofing
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$56,906
Last Major Action	2013
Location/Name	Roof
Brief Description	New Tremco TPA installed in 2014
Overall Condition	■ Good
Commentary	

Pictures

IMG_4868.JPG



IMG_4840.JPG



IMG_4842.JPG



IMG_4841.JPG

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$56,906
Year	2033
Repeat Interval	20
Action: Commentary	

B30 - Roofing [1]

Discipline	Shell
Category	B30 - Roofing
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$43,785
Last Major Action	2000
Location/Name	Roof
Brief Description	Fully Adhered EPDM with perimeter gutters and downspouts
Overall Condition	■ Fair
Commentary	

Pictures

IMG_2235.JPG



IMG_2236.JPG



IMG_2237.JPG

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Medium
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$43,785
Year	2020
Repeat Interval	20
Action: Commentary	

C1010 - Partitions [1]

Discipline	Interiors
Category	C1010 - Partitions
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$57,448
Last Major Action	1952
Location/Name	Interior
Brief Description	Factory glazed clay tile and painted concrete masonry units
Overall Condition	■ Good
Commentary	

Pictures

E-16089-20200428135405.jpg

E-16089-20200428135425.jpg

E-16089-20200428135339.jpg

Custom Details**Actions****C1010 - Partitions [1]**

Discipline	Interiors
Category	C1010 - Partitions
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$44,203
Last Major Action	2000
Location/Name	Interior
Brief Description	Painted Concrete Block
Overall Condition	■ Good
Commentary	

Pictures

E-16090-20200428130617.jpg



E-16090-20200428130646.jpg

Custom Details**Actions****C1020 - Fittings [1]**

Discipline	Interiors
Category	C1020 - Fittings
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$67,915
Last Major Action	2000
Location/Name	Interior
Brief Description	Very few built-in fittings of significance
Overall Condition	■ Good
Commentary	

Pictures

E-16091-20200428135445.jpg



E-16091-20200428135527.jpg



E-16091-20200428135506.jpg



E-16091-20200428135550.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$67,915
Year	2030
Repeat Interval	30
Action: Commentary	

C1020 - Fittings [1]

Discipline	Interiors
Category	C1020 - Fittings
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$52,256
Last Major Action	2000
Location/Name	Interior
Brief Description	Display boards, plastic laminate casework
Overall Condition	■ Good
Commentary	

Pictures

E-16092-20200428131059.jpg



E-16092-20200428125557.jpg



E-16092-20200428130743.jpg



E-16092-20200428131620.jpg

Custom Details**Actions**

Action Summary: Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$52,256
Year	2030
Repeat Interval	30
Action: Commentary	

C1030 - Interior Doors [1]

Discipline	Interiors
Category	C1030 - Interior Doors
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$26,641
Last Major Action	2000
Location/Name	Interior
Brief Description	Wood doors and hollow metal frames
Overall Condition	■ Good
Commentary	

Pictures

E-16143-20200428125633.jpg



E-16143-20200428125617.jpg



E-16143-20200428125642.jpg



E-16143-20200428135733.jpg

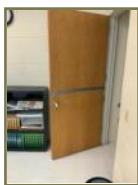
Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$26,641
Year	2030
Repeat Interval	30
Action: Commentary	

C1030 - Interior Doors [1]

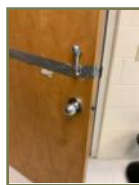
Discipline	Interiors
Category	C1030 - Interior Doors
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$20,499
Last Major Action	2000
Location/Name	Interior
Brief Description	Wood veneer
Overall Condition	■ Good
Commentary	

Pictures

E-16144-20200428130811.jpg



E-16144-20200428130944.jpg



E-16144-20200428130827.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$20,499
Year	2030
Repeat Interval	30
Action: Commentary	

C20 - Stairs [1]

Discipline	Interiors
Category	C20 - Stairs
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$18,945
Last Major Action	1992
Location/Name	Interior
Brief Description	Five risers, four treads in three locations serving the stage. The stage is used for a library/books/AV.
Overall Condition	■ Good
Commentary	The stage is not handicap accessible

Pictures

E-16093-20200428135840.jpg



E-16093-20200428135819.jpg



E-16093-20200428135904.jpg

Custom Details**Actions**

Action Summary:	Repair
Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$1,895
Year	2030
Repeat Interval	38
Action: Commentary	

C3010 - Wall Finishes [1]

Discipline	Interiors
Category	C3010 - Wall Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$24,932
Last Major Action	2000
Location/Name	Interior
Brief Description	Painted wall finish.
Overall Condition	■ Good
Commentary	

Pictures

E-16145-20200428140108.jpg



E-16145-20200428140131.jpg



E-16145-20200428135949.jpg



E-16145-20200428140034.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$24,932
Year	2030
Repeat Interval	30
Action: Commentary	

C3010 - Wall Finishes [1]

Discipline	Interiors
Category	C3010 - Wall Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$19,184
Last Major Action	2000
Location/Name	Interior
Brief Description	Painted wall finish.
Overall Condition	■ Good
Commentary	

Pictures

E-16146-20200428130926.jpg



E-16146-20200428130855.jpg



E-16146-20200428131327.jpg



E-16146-20200428131011.jpg

Custom Details**Actions**

Action Summary: Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$19,184
Year	2030
Repeat Interval	30
Action: Commentary	

C3020 - Floor Finishes [1]

Discipline	Interiors
Category	C3020 - Floor Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$65,899
Last Major Action	2000
Location/Name	Interior
Brief Description	Vinyl composition tile and ceramic tile in restrooms
Overall Condition	■ Good
Commentary	

Pictures

E-16147-20200428140250.jpg

E-16147-20200428140215.jpg

E-16147-20200428140147.jpg

E-16147-20200428140228.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$65,899
Year	2030
Repeat Interval	30
Action: Commentary	

C3020 - Floor Finishes [1]

Discipline	Interiors
Category	C3020 - Floor Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$50,705
Last Major Action	2000
Location/Name	Interior
Brief Description	Vinyl composition floor tile, sealed concrete in mechanical room
Overall Condition	■ Good
Commentary	

Pictures

E-16148-20200428124611.jpg



E-16148-20200428131258.jpg



E-16148-20200428131118.jpg



E-16148-20200428131316.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$50,705
Year	2030
Repeat Interval	30
Action: Commentary	

C3030 - Ceiling Finishes [1]

Discipline	Interiors
Category	C3030 - Ceiling Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$31,039
Last Major Action	2000
Location/Name	Interior
Brief Description	No ceiling in Gym and Stage - open to roof structure. Painted Gypsum wallboard ceilings in kitchen and restrooms
Overall Condition	■ Good
Commentary	

Pictures

E-16149-20200428140323.jpg



E-16149-20200428140401.jpg



E-16149-20200428140331.jpg



E-16149-20200428140342.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$31,039
Year	2030
Repeat Interval	30
Action: Commentary	

C3030 - Ceiling Finishes [1]

Discipline	Interiors
Category	C3030 - Ceiling Finishes
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$23,883
Last Major Action	2000
Location/Name	Interior
Brief Description	Suspended acoustic ceiling tile
Overall Condition	■ Good
Commentary	

Pictures

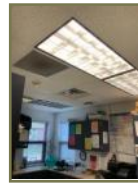
E-16150-20200428131358.jpg



E-16150-20200428131438.jpg



E-16150-20200428131416.jpg



E-16150-20200428131428.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$23,883
Year	2030
Repeat Interval	30
Action: Commentary	

D2010 - Plumbing Fixtures [1]

Discipline	Services - Mechanical
Category	D2010 - Plumbing Fixtures
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$28,925
Last Major Action	2000
Location/Name	Interior
Brief Description	white vitreous china. Floor mount water closets with flush valves. Wall mounted lavatories. Electric water cooler - no bottle filler
Overall Condition	■ Good
Commentary	

Pictures

E-16097-20200428140442.jpg



E-16097-20200428140456.jpg



E-16097-20200428140424.jpg



E-16097-20200428140518.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$28,925
Year	2030
Repeat Interval	30
Action: Commentary	

D2010 - Plumbing Fixtures [1]

Discipline	Services - Mechanical
Category	D2010 - Plumbing Fixtures
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$22,256
Last Major Action	2000
Location/Name	Interior
Brief Description	White vitreous china floor mounted water closets with flush valves, wall mounted vitreous china lavatories, handicap accessible electric water cooler
Overall Condition	■ Good
Commentary	water cooler does not have a bottle filler

Pictures

E-16098-20200428131457.jpg



E-16098-20200428131542.jpg



E-16098-20200428131556.jpg



E-16098-20200428131522.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$22,256
Year	2030
Repeat Interval	30
Action: Commentary	

D2020 - Domestic Water Distribution [1]

Discipline	Services - Mechanical
Category	D2020 - Domestic Water Distribution
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$44,106
Last Major Action	2000
Location/Name	Interior
Brief Description	Domestic water distribution system including re-circulation piping and pumps.
Overall Condition	■ Good
Commentary	

Pictures

E-16151-20200428141005.jpg



E-16151-20200428140542.jpg



E-16151-20200428140558.jpg




E-16151-20200428140842.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$44,106
Year	2030
Repeat Interval	30
Action: Commentary	


D2020 - Domestic Water Distribution [1]

Discipline	Services - Mechanical
Category	D2020 - Domestic Water Distribution
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$33,937
Last Major Action	2000
Location/Name	Interior
Brief Description	Domestic water distribution system including re-circulation piping and pumps.
Overall Condition	 Good
Commentary	

Pictures**Custom Details****Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$33,937
Year	2030
Repeat Interval	30
Action: Commentary	

D2030 - Sanitary Waste [1]

Discipline	Services - Mechanical
Category	D2030 - Sanitary Waste
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$37,594
Last Major Action	2005
Location/Name	Interior
Brief Description	Sanitary waste system including waste and vent piping.
Overall Condition	 Good
Commentary	

Pictures

E-16099-20200428140648.jpg



E-16099-20200428140641.jpg



E-16099-20200428140711.jpg

Custom Details**Actions****Action Summary:** Repair

Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$3,759
Year	2030
Repeat Interval	25
Action: Commentary	

D2030 - Sanitary Waste [1]

Discipline	Services - Mechanical
Category	D2030 - Sanitary Waste
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$28,926
Last Major Action	2000
Location/Name	Interior
Brief Description	Sanitary waste system including waste and vent piping.
Overall Condition	■ Good
Commentary	

Pictures

E-16100-20200428124645.jpg

E-16100-20200428131745.jpg

Custom Details**Actions**[Action Summary:](#) Repair

Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$2,893
Year	2025
Repeat Interval	25
Action: Commentary	

D2040 - Rain Water Drainage [1]

Discipline	Services - Mechanical
Category	D2040 - Rain Water Drainage
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$11,051
Last Major Action	1983
Location/Name	Interior
Brief Description	Gutters and downspouts.
Overall Condition	■ Good
Commentary	

Pictures

E-16101-20200428153210.jpg



E-16101-20200428153742.jpg

Custom Details**Actions****Action Summary:**

Replace

Action Type

Replacement

Life Safety / Code Related?

No

Adverse Effect on Security?

No

Risk of building shut down?

No

Accessibility Related?

No

Urgency of Action?

Low

Operation / Energy Savings?

N/A

Status

Not Specified

Funding Source**Cost**

\$11,051

Year

2033

Repeat Interval

50

Action: Commentary**D2040 - Rain Water Drainage [1]****Discipline**

Services - Mechanical

Category

D2040 - Rain Water Drainage

Element Number

1

Maintenance Type

Reactive

Replacement Cost

\$8,503

Last Major Action

2000

Location/Name

Interior

Brief Description

Gutters and downspouts.

Overall Condition■ Good**Commentary**

Pictures

E-16102-20200428153813.jpg



E-16102-20200428153223.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$8,503
Year	2050
Repeat Interval	50
Action: Commentary	

D2095 - Domestic Water Heaters [1]

Discipline	Services - Mechanical
Category	D2095 - Domestic Water Heaters
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$3,573
Last Major Action	2018
Location/Name	Interior
Brief Description	Electric water heater.
Overall Condition	■ Fair
Commentary	Water heater was replaced in 2018

Pictures

E-16103-20200428141039.jpg

E-16103-20200428141027.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Medium
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$3,573
Year	2033
Repeat Interval	15
Action: Commentary	

D2095 - Domestic Water Heaters [1]

Discipline	Services - Mechanical
Category	D2095 - Domestic Water Heaters
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$2,749
Last Major Action	2010
Location/Name	Interior
Brief Description	Electric water heater.
Overall Condition	■ Good
Commentary	Water heater was replaced in 2010

Pictures

E-16104-20200428123831.jpg

E-16104-20200428123754.jpg

E-16104-20200428123521.jpg

E-16104-20200428123444.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$2,749
Year	2025
Repeat Interval	15
Action: Commentary	

D2095 - Domestic Water Heaters [2]

Discipline	Services - Mechanical
Category	D2095 - Domestic Water Heaters
Element Number	2
Maintenance Type	Reactive
Replacement Cost	\$0
Last Major Action	2000
Location/Name	
Brief Description	
Overall Condition	■ Good
Commentary	

Pictures**Custom Details**

Actions**Action Summary:**

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$0
Year	2020
Repeat Interval	
Action: Commentary	

D3012 - Gas Supply System [1]

Discipline	Services - Mechanical
Category	D3012 - Gas Supply System
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$6,047
Last Major Action	1952
Location/Name	Interior
Brief Description	Gas supply system including piping and metering.
Overall Condition	■ Good
Commentary	

Pictures

E-16105-20200428141254.jpg



E-16105-20200428141330.jpg



E-16105-20200428142841.jpg



E-16105-20200428152530.jpg

Custom Details**Actions**

D3034 - Packaged Air Conditioning Units [1]

Discipline	Services - Mechanical
Category	D3034 - Packaged Air Conditioning Units
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$106,751
Last Major Action	2010
Location/Name	Interior
Brief Description	Packaged HVAC units installed in windows - gas heat, electric air conditioning
Overall Condition	■ Good
Commentary	new in 2010

Pictures

E-16155-20200428143000.jpg



E-16155-20200428141159.jpg



E-16155-20200428145034.jpg



E-16155-20200428152917.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$106,751
Year	2035
Repeat Interval	25
Action: Commentary	

D3034 - Packaged Air Conditioning Units [1]

Discipline	Services - Mechanical
Category	D3034 - Packaged Air Conditioning Units
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$82,138
Last Major Action	2000
Location/Name	Interior
Brief Description	Split system HVAC equipment was replaced in 2017
Overall Condition	■ Good
Commentary	

Pictures

E-16156-20200428122448.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$82,138
Year	2025
Repeat Interval	25
Action: Commentary	

D3041 - Air Distribution Systems [1]

Discipline	Services - Mechanical
Category	D3041 - Air Distribution Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$49,752
Last Major Action	1952
Location/Name	Interior
Brief Description	Metal duct
Overall Condition	■ Good
Commentary	

Pictures

E-16113-20200428143101.jpg



E-16113-20200428143033.jpg



E-16113-20200428143114.jpg

Custom Details**Actions****D3041 - Air Distribution Systems [1]**

Discipline	Services - Mechanical
Category	D3041 - Air Distribution Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$38,281
Last Major Action	2000
Location/Name	Interior
Brief Description	insulated metal duct
Overall Condition	■ Good
Commentary	

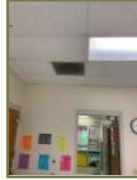
Pictures



E-16114-20200428123957.jpg



E-16114-20200428124021.jpg



E-16114-20200428131907.jpg



E-16114-20200428131932.jpg

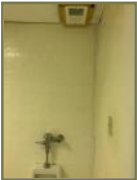
Custom Details

Actions

D3045 - Exhaust Ventilation Systems [1]

Discipline	Services - Mechanical
Category	D3045 - Exhaust Ventilation Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$7,675
Last Major Action	2000
Location/Name	Interior
Brief Description	Exhaust fans
Overall Condition	■ Good
Commentary	

Pictures



E-16117-20200428143152.jpg



E-16097-20200428143247.jpg

Custom Details

Actions

Action Summary: Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$7,675
Year	2030
Repeat Interval	30
Action: Commentary	

D3045 - Exhaust Ventilation Systems [1]

Discipline	Services - Mechanical
Category	D3045 - Exhaust Ventilation Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$5,906
Last Major Action	2000
Location/Name	Interior
Brief Description	Exhaust fans
Overall Condition	■ Good
Commentary	

Pictures

E-16118-20200428131959.jpg

E-16118-20200428132026.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$5,906
Year	2030
Repeat Interval	30
Action: Commentary	

D3057 - Radiant Heater Units [1]

Discipline	Services - Mechanical
Category	D3057 - Radiant Heater Units
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$11,630
Last Major Action	2000
Location/Name	Interior
Brief Description	Electric unit heater is located in the mechanical room
Overall Condition	■ Good
Commentary	

Pictures

E-16158-20200428123920.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$11,630
Year	2045
Repeat Interval	45
Action: Commentary	

D3060 - Controls And Instrumentation [1]

Discipline	Services - Mechanical
Category	D3060 - Controls And Instrumentation
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$16,915
Last Major Action	2010
Location/Name	Interior
Brief Description	Honeywell Thermostats - non-DDC
Overall Condition	■ Good
Commentary	

Pictures

E-16119-20200428145134.jpg

E-16119-20200428143550.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$16,915
Year	2034
Repeat Interval	24
Action: Commentary	

D3060 - Controls And Instrumentation [1]

Discipline	Services - Mechanical
Category	D3060 - Controls And Instrumentation
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$13,015
Last Major Action	2017
Location/Name	Interior
Brief Description	New Honeywell 800 programmable thermostats were installed in 2017 when HVAC equipment was replaced.
Overall Condition	■ Good
Commentary	

Pictures

E-16120-20200428151900.jpg

E-16120-20200428130202.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$13,015
Year	2041
Repeat Interval	24
Action: Commentary	

D4010 - Sprinklers [1]

Discipline	Services - Mechanical
Category	D4010 - Sprinklers
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$29,447
Last Major Action	2000
Location/Name	Interior
Brief Description	There is a limited area sprinkler system in the mechanical room and custodial closet.
Overall Condition	■ Good
Commentary	

Pictures

E-16122-20200428132924.jpg

E-16122-20200428124116.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$29,447
Year	2047
Repeat Interval	47
Action: Commentary	

D5010 - Electrical Service And Distribution [1]

Discipline	Services - Electrical
Category	D5010 - Electrical Service And Distribution
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$44,163
Last Major Action	2000
Location/Name	Interior
Brief Description	Electrical service distribution. -Includes circuit panel and all electrical equipment.
Overall Condition	■ Good
Commentary	

Pictures

E-16125-20200428143657.jpg



E-16125-20200428153049.jpg



E-16125-20200428143748.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$44,163
Year	2030
Repeat Interval	30
Action: Commentary	

D5010 - Electrical Service And Distribution [1]

Discipline	Services - Electrical
Category	D5010 - Electrical Service And Distribution
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$33,981
Last Major Action	2000
Location/Name	Interior
Brief Description	Electrical service distribution. -Includes circuit panel and all electrical equipment.
Overall Condition	■ Good
Commentary	

Pictures

E-16126-20200428132300.jpg



E-16126-20200428132359.jpg



E-16126-20200428132420.jpg



E-16126-20200428132324.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$33,981
Year	2030
Repeat Interval	30
Action: Commentary	

D5021 - Branch Wiring [1]

Discipline	Services - Electrical
Category	D5021 - Branch Wiring
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$77,162
Last Major Action	2015
Location/Name	Interior
Brief Description	Branch wiring devices and components. -Include wiring, conduit, equipment connections, receptacles and switches.
Overall Condition	■ Good
Commentary	

Pictures

E-16127-20200428144329.jpg



E-16127-20200428144440.jpg



E-16127-20200428144705.jpg



E-16127-20200428143851.jpg

Custom Details**Actions**

Action Summary:	Repair
Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$7,716
Year	2030
Repeat Interval	15
Action: Commentary	

D5021 - Branch Wiring [1]

Discipline	Services - Electrical
Category	D5021 - Branch Wiring
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$59,371
Last Major Action	2000
Location/Name	Interior
Brief Description	Branch wiring devices and components. -Include wiring, conduit, equipment connections, receptacles and switches.
Overall Condition	■ Good
Commentary	

Pictures

E-16128-20200428151825.jpg



E-16128-20200428151558.jpg



E-16128-20200428151725.jpg



E-16128-20200428151805.jpg

Custom Details**Actions**

Action Summary:	Repair
Action Type	Repair
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$5,937
Year	2030
Repeat Interval	15
Action: Commentary	

D5022 - Lighting Equipment [1]

Discipline	Services - Electrical
Category	D5022 - Lighting Equipment
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$81,820
Last Major Action	2015
Location/Name	Interior
Brief Description	Newer LED in GYM, T8 fluorescent in smaller areas & other miscellaneous fixture types
Overall Condition	■ Good
Commentary	

Pictures

E-16153-20200428144627.jpg



E-16153-20200428145103.jpg



E-16153-20200428144605.jpg



E-16153-20200428144749.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$81,820
Year	2040
Repeat Interval	25
Action: Commentary	

D5022 - Lighting Equipment [1]

Discipline	Services - Electrical
Category	D5022 - Lighting Equipment
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$62,956
Last Major Action	2000
Location/Name	Interior
Brief Description	Lighting is general T8 Fluorescent 2x4 lay-in fixtures
Overall Condition	■ Good
Commentary	

Pictures

E-16154-20200428124252.jpg



E-16154-20200428132524.jpg



E-16154-20200428132458.jpg



E-16154-20200428132535.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$62,956
Year	2025
Repeat Interval	25
Action: Commentary	

D5032 - Intercommunications And Paging [1]

Discipline	Services - Electrical
Category	D5032 - Intercommunications And Paging
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$13,796
Last Major Action	2000
Location/Name	Interior
Brief Description	Intercom systems are integral with the VOIP telephone system
Overall Condition	■ Good
Commentary	

Pictures

E-16130-20200428133307.jpg



E-16130-20200428133235.jpg



E-16130-20200428133106.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$13,796
Year	2025
Repeat Interval	25
Action: Commentary	

D5033 - Telephone Systems [1]

Discipline	Services - Electrical
Category	D5033 - Telephone Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$8,373
Last Major Action	1952
Location/Name	Interior
Brief Description	
Overall Condition	■ Good
Commentary	

Pictures

E-16131-20200428153109.jpg

E-16131-20200428152503.jpg

Custom Details**Actions****D5033 - Telephone Systems [1]**

Discipline	Services - Electrical
Category	D5033 - Telephone Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$6,443
Last Major Action	2000
Location/Name	Interior
Brief Description	Telephones are located in all classrooms
Overall Condition	■ Good
Commentary	

Pictures

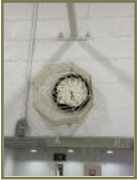
E-16132-20200428133457.jpg



E-16132-20200428133334.jpg

Custom Details**Actions****D5036 - Clock & Program System [1]**

Discipline	Services - Electrical
Category	D5036 - Clock & Program System
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$23,343
Last Major Action	2000
Location/Name	Interior
Brief Description	Battery Operated
Overall Condition	■ Fair
Commentary	

Pictures

E-16133-20200428144822.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Medium
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$23,343
Year	2025
Repeat Interval	25
Action: Commentary	

D5036 - Clock & Program System [1]

Discipline	Services - Electrical
Category	D5036 - Clock & Program System
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$17,961
Last Major Action	2000
Location/Name	Interior
Brief Description	Battery operated clocks are utilized
Overall Condition	■ Good
Commentary	

Pictures

E-16134-20200428125537.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$17,961
Year	2025
Repeat Interval	25
Action: Commentary	

D5037 - Fire Alarm System [1]

Discipline	Services - Electrical
Category	D5037 - Fire Alarm System
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$21,898
Last Major Action	2000
Location/Name	Interior
Brief Description	Notifier
Overall Condition	■ Good
Commentary	

Pictures

E-16135-20200428150024.jpg



E-16135-20200428151501.jpg



E-16135-20200428144919.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$21,898
Year	2025
Repeat Interval	25
Action: Commentary	

D5037 - Fire Alarm System [1]

Discipline	Services - Electrical
Category	D5037 - Fire Alarm System
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$16,849
Last Major Action	2000
Location/Name	Interior
Brief Description	The fire alarm system is by Notifier.
Overall Condition	■ Good
Commentary	

Pictures

E-16136-20200428124318.jpg



E-16136-20200428133626.jpg



E-16136-20200428133655.jpg



E-16136-20200428133728.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$16,849
Year	2025
Repeat Interval	25
Action: Commentary	

D5038 - Security Systems [1]

Discipline	Services - Electrical
Category	D5038 - Security Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$39,765
Last Major Action	2005
Location/Name	Interior
Brief Description	CCTV cameras
Overall Condition	■ Good
Commentary	

Pictures

E-16137-20200428145343.jpg



E-16137-20200428145315.jpg



E-16137-20200428153402.jpg



E-16137-20200428153706.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$39,765
Year	2030
Repeat Interval	25
Action: Commentary	

D5038 - Security Systems [1]

Discipline	Services - Electrical
Category	D5038 - Security Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$30,597
Last Major Action	2000
Location/Name	Interior
Brief Description	CCTV cameras, Paxton card access system, security vestibule, aiphone, and bullet resistant glass at reception window.
Overall Condition	■ Good
Commentary	

Pictures

E-16138-20200428122341.jpg



E-16138-20200428130240.jpg



E-16138-20200428130254.jpg



E-16138-20200428133903.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$30,597
Year	2025
Repeat Interval	25
Action: Commentary	

D5091 - Exit & Emergency Light Systems [1]

Discipline	Services - Electrical
Category	D5091 - Exit & Emergency Light Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$797
Last Major Action	2005
Location/Name	Interior
Brief Description	Exit signs and emergency lighting - batter pack powered
Overall Condition	■ Good
Commentary	

Pictures

E-16139-20200428145444.jpg



E-16139-20200428145426.jpg



E-16139-20200428145405.jpg

Custom Details**Actions**

[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$797
Year	2030
Repeat Interval	25
Action: Commentary	

D5091 - Exit & Emergency Light Systems [1]

Discipline	Services - Electrical
Category	D5091 - Exit & Emergency Light Systems
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$613
Last Major Action	2000
Location/Name	Interior
Brief Description	Exit signs and emergency lighting.
Overall Condition	■ Good
Commentary	

Pictures

E-16140-20200428134118.jpg


E-16140-20200428134057.jpg

E-16140-20200428134041.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$613
Year	2025
Repeat Interval	25
Action: Commentary	


E1010 - Kitchen Equipment [1]

Discipline	Equipment and Furnishings
Category	E1010 - Kitchen Equipment
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$64,870
Last Major Action	2000
Location/Name	Interior
Brief Description	None of the equipment located in the "Kitchen" is used. Milk coolers, mini-refrigerators, and serving lines are located in the main multi-purpose room area. There is no real "cooking" performed at this site.
Overall Condition	 Good
Commentary	

Pictures**Custom Details****Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$64,870
Year	2030
Repeat Interval	30
Action: Commentary	

E1010 - Kitchen Equipment [1]

Discipline	Equipment and Furnishings
Category	E1010 - Kitchen Equipment
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$49,913
Last Major Action	2000
Location/Name	Interior
Brief Description	Kitchen equipment. -Includes 3 compartment sink, residential electric ranges (2) residential reach-in refrigerator, and milk cooler.
Overall Condition	 Good
Commentary	

Pictures

E-16160-20200428130350.jpg



E-16160-20200428130423.jpg



E-16160-20200428130412.jpg



E-16160-20200428130340.jpg

Custom Details**Actions****Action Summary:** Replace**Action Type** Replacement**Life Safety / Code Related?** No**Adverse Effect on Security?** No**Risk of building shut down?** No**Accessibility Related?** No**Urgency of Action?** Low**Operation / Energy Savings?** N/A**Status** Not Specified**Funding Source****Cost** \$49,913**Year** 2030**Repeat Interval** 30**Action: Commentary****G2010 - Roadways [1]**

Discipline	Building Sitework
Category	G2010 - Roadways
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$43,514
Last Major Action	1990
Location/Name	Site
Brief Description	Asphalt roadway surfacing.
Overall Condition	■ Good
Commentary	

Pictures**Custom Details**

Actions[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$43,514
Year	2030
Repeat Interval	30
Action: Commentary	

G2020 - Parking Lots [1]

Discipline	Building Sitework
Category	G2020 - Parking Lots
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$14,603
Last Major Action	1990
Location/Name	Site
Brief Description	Asphalt parking lot surfacing.
Overall Condition	■ Poor
Commentary	

Pictures

E-16162-20200428152648.jpg

E-16162-20200428152714.jpg

Custom Details**Actions**[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	High
Operation / Energy Savings?	N/A
Status	Not Specified

Funding Source	
Cost	\$14,603
Year	2022
Repeat Interval	30
Action: Commentary	

G2030 - Pedestrian Paving [1]

Discipline	Building Sitework
Category	G2030 - Pedestrian Paving
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$20,637
Last Major Action	2000
Location/Name	Site
Brief Description	Concrete pedestrian walkways.
Overall Condition	■ Good
Commentary	

Pictures

E-16163-20200428122414.jpg

E-16163-20200428152558.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$20,637
Year	2030
Repeat Interval	30
Action: Commentary	

G2040 - Site Development [1]

Discipline	Building Sitework
Category	G2040 - Site Development
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$95,825
Last Major Action	2000
Location/Name	Site
Brief Description	There is a covered walkway that connects the classroom and Gym Building
Overall Condition	■ Good
Commentary	

Pictures

E-16164-20200428122317.jpg



E-16164-20200428122248.jpg



E-16164-20200428122754.jpg



E-16164-20200428153602.jpg

Custom Details**Actions**

Action Summary:	Replace
Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$95,825
Year	2030
Repeat Interval	30
Action: Commentary	

G2049-A - Garbage Area & Structure [1]

Discipline	Building Sitework
Category	G2049-A - Garbage Area & Structure
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$408
Last Major Action	2000
Location/Name	Site
Brief Description	There is a designated location on asphalt paving for a dumpster - but there is no dumpster enclosure
Overall Condition	■ Good
Commentary	


Pictures

E-16165-20200428153549.jpg

Custom Details**Actions**Action Summary: Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$408
Year	2030
Repeat Interval	30
Action: Commentary	


G3010 - Water Supply [1]

Discipline	Building Sitework
Category	G3010 - Water Supply
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$4,109
Last Major Action	2000
Location/Name	Site
Brief Description	Water supply distribution for the site.
Overall Condition	 Good
Commentary	

Pictures**Custom Details****Actions**[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$4,109
Year	2030
Repeat Interval	30
Action: Commentary	

G3020 - Sanitary Sewer [1]

Discipline	Building Sitework
Category	G3020 - Sanitary Sewer
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$13,285
Last Major Action	1980
Location/Name	Site
Brief Description	Sanitary disposal system for the site.
Overall Condition	 Good
Commentary	

Pictures

E-16167-20200428122106.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$13,285
Year	2030
Repeat Interval	50
Action: Commentary	

G3030 - Storm Sewer [1]

Discipline	Building Sitework
Category	G3030 - Storm Sewer
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$11,242
Last Major Action	1980
Location/Name	Site
Brief Description	Storm water collection including manholes and water collection.
Overall Condition	■ Good
Commentary	

Pictures

E-16168-20200428122142.jpg

Custom Details**Actions****Action Summary:** Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$11,242
Year	2030
Repeat Interval	50
Action: Commentary	

G4020 - Site Lighting [1]

Discipline	Building Sitework
Category	G4020 - Site Lighting
Element Number	1
Maintenance Type	Reactive
Replacement Cost	\$1,324
Last Major Action	2000
Location/Name	Site
Brief Description	Pole mounted site lighting.
Overall Condition	■ Good
Commentary	

Pictures

E-16170-20200428153015.jpg

Custom Details**Actions**[Action Summary:](#) Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$1,324
Year	2030
Repeat Interval	30
Action: Commentary	

G4020 - Site Lighting [2]

Discipline	Building Sitework
Category	G4020 - Site Lighting
Element Number	2
Maintenance Type	Reactive
Replacement Cost	\$1,324
Last Major Action	2000
Location/Name	Exterior
Brief Description	Exterior building mounted lighting.
Overall Condition	■ Good
Commentary	

Pictures

E-16170-20200428154312.jpg



E-16170-20200428153638.jpg

Custom Details**Actions**

Action Summary: Replace

Action Type	Replacement
Life Safety / Code Related?	No
Adverse Effect on Security?	No
Risk of building shut down?	No
Accessibility Related?	No
Urgency of Action?	Low
Operation / Energy Savings?	N/A
Status	Not Specified
Funding Source	
Cost	\$1,324
Year	2030
Repeat Interval	30
Action: Commentary	