

FACILITY CONDITION ASSESSMENT



prepared for

Montgomery County Public Schools
45 West Gude Drive, Suite 4000
Rockville, MD 20850



Wheaton Woods Elementary School
4510 Faroe Place
Rockville, MD 20853

PREPARED BY:

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DATE OF REPORT:

May 4, 2026

ON SITE DATE:

January 22, 2026

Bureau Veritas

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1. Executive Summary

Property Overview and Assessment Details

General Information	
Property Type	Elementary school campus
Number of Buildings	1
Main Address	4510 Faroe Place, Rockville, MD, 20853
Site Developed	2017
Outside Occupants / Leased Spaces	None
Date(s) of Visit	January 22, 2026
Management Point of Contact	Montgomery County Public Schools Mr. Greg Kellner Facilities Manager, Office of Facilities Management Direct 240.740.7746 Gregory_Kellner@mcpsmd.org
On-site Point of Contact (POC)	Geyser Mendez
Assessment & Report Prepared By	Jake Stauffer
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AssetCalc Link	Full dataset for this assessment can be found at: https://www.assetcalc.net/

Campus Findings and Deficiencies

Historical Summary

The former Wheaton Woods Elementary School was demolished in 2016 to make way for a new and larger school. The entire campus was renovated and the new school reopened in 2017. No major renovations have taken place since original construction.

Architectural

The two-story structure steel column and beam construction with masonry exterior and a modified bitumen roofing system. A green roofing barrier is present to assist with insulation and stormwater management. The building sits upon a concrete slab foundation and was observed to be structurally sound, showing no signs of settlement or deficiencies. No moisture intrusion was reported or observed near the windows and exterior walls. Interior finishes have been well-maintained and are in fair condition. Lifecycle replacements for finishes, including wall coverings, flooring, and ceiling materials, are likely based on their useful life and normal wear.

Mechanical, Electrical, Plumbing and Fire (MEPF)

The building utilizes a central cooling and heating system for most of the spaces. The system runs off a ground loop geothermal system featuring water source heat pumps that provide heating and cooling. Supplemental heating and cooling for some common areas and classrooms are provided by a rooftop packed unit and a VRV (Variable Refrigerant Volume) unit. Additionally, unit heaters and ductless mini-split units were observed in several areas throughout the building and roof level for supplemental heating and cooling. The heating and cooling system was observed to be in fair to good condition. Exhaust ventilation is provided by roof mounted exhaust fans. Hot water is provided by a gas-fired water heater located in the mechanical room. The plumbing fixtures are original construction and in good condition. The electrical system is composed of main switchboards, panel boards, and transformers. The lighting system currently utilizes LED fixtures. The fire alarm system is currently in fair condition and operating sufficiently. The building utilizes a fire suppression system that was observed to be in good condition. The commercial kitchen equipment is generally in fair condition and is original to the building's construction. The limited access control and security equipment was observed to function well. Typical lifecycle replacements and ongoing maintenance of the MEPF equipment are budgeted and anticipated.

Site

The site parking lot, asphalt, and concrete pavement driveway are currently in good condition. Seal and striping are anticipated within the study period. The schools' sports courts, playgrounds, and field components are in fair condition. Overall, the site features good landscaping. The landscaping and concrete pedestrian walkways were observed to be generally in good condition.

Recommended Additional Studies

No additional studies recommended at this time.

Facility Characteristic Survey

The facility characteristics of school and associated buildings are shown below.

Indoor air quality including temperature and relative humidity level are monitored centrally. Most instructional spaces are equipped with IAQ sensors. Each general and specialty classroom has a heating, ventilation, and air conditioning (HVAC) system capable of maintaining a temperature between 68°F and 75°F and a relative humidity between 30% and 60% at full occupancy. Each general, science, and fine-arts classroom had an HVAC system that continuously moves air and is capable of maintaining a carbon dioxide level of not more than 1,200 parts per million. The temperature, relative humidity and air quality were measured at a work surface in the approximate center of the classroom.

The acoustics with the exception of physical-education spaces, each general and specialty classroom are maintainable at a sustained background sound level of less than 55 decibels. The sound levels were measured at a work surface in the approximate center of the classroom.

Each general and specialty classroom had a lighting system capable of maintaining at least 50 foot-candles of well-distributed light. The school has appropriate task lighting in specialty classrooms where enhanced visibility is required. The light levels measured at a work surface located in the approximate center of the classroom, between clean light fixtures. The school makes efficient use of natural light for students, teachers, and energy conversation.

Classroom spaces, including those for physical education, were sufficient for educational programs that are appropriate for the class-level needs. With the exception of physical-education spaces, each general and specialty classroom contained a work surface and seat for each student in the classroom. The work surface and seat were appropriate for the normal activity of the class conducted in the room.

Each general and specialty classroom had an erasable surface and a surface suitable for projection purposes, appropriate for group classroom instruction, and a display surface. Each general and specialty classroom had storage for classroom materials or access to conveniently located storage.

With the exception of physical-education spaces and music-education spaces, each general and specialty classroom shall had a work surface and seat for the teacher and for any aide assigned to the classroom. The classroom had secure storage for student records that is located in the classroom or is conveniently accessible to the classroom.

The school was constructed with sustainable design practices. The schools use durable, timeless, low-maintenance exterior materials. The school's materials (particularly shell) should withstand time as well as potential impacts related to structural, site and climate changes.

The school is functionally equitable. All students in this school have access to safe, well-maintained, and appropriately equipped learning environments as students in other MCPS schools. As part of the evaluation factor, the MDCI will be presented upon final of all assessments.

Facility Condition Index (FCI) Depleted Value

A School Facility's total FCI Depleted Value (below) and FCI Replacement Value (above) are the sum of all of its building assets and systems values. A School Facility with full estimated life of all systems (a brand new school) would have a 0 FCI. The FCIs cannot exceed 1.

The Facility Condition Index (FCI) Depleted Value quantifies the depleted life and value of a facility's primary building assets, systems and components such as roofs, windows, walls, and HVAC systems. FCI Depleted Value metrics are useful for estimating the levels of spending necessary to achieve and maintain a specific level of physical condition. Lower scores are better, as facilities with lower FCI scores have fewer building-system deficiencies, are more reliable, and will require less maintenance spending on systems replacement and mission-critical emergencies.

The FCI Depleted Value of this school is 0.258846

Immediate Needs

There are no immediate needs to report.

Key Findings



Recommended Follow-up Study: Elevator/Conveying, Study

Elevator/Conveying, Study
Wheaton Woods Elementary School Elevator

Uniformat Code: P2030
Recommendation: **Evaluate/Report in 2026**

Priority Score: **81.9**

Plan Type:
Performance/Integrity

Cost Estimate: \$5,000

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The elevator was reported to have constant and ongoing issues that require regular repairs. BV anticipates retaining a consultant to evaluate the elevator and provide recommendations. - AssetCALC ID: 10297706



ADA Kitchen & Laundry Areas

Sink/Counter/Maneuverability, Full
Reconfiguration
Wheaton Woods Elementary School Staff
Lounge

Uniformat Code: Y1060
Recommendation: **Renovate in 2026**

Priority Score: **63.9**

Plan Type: Accessibility

Cost Estimate: \$15,000

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The sink area in the staff lounge is not wheelchair accessible. - AssetCALC ID: 10285047



ADA Parking

Designated Stall, Pavement Markings only
Wheaton Woods Elementary School Parking
lot

Uniformat Code: Y1010
Recommendation: **Install in 2026**

Priority Score: **63.9**

Plan Type: Accessibility

Cost Estimate: \$2,000

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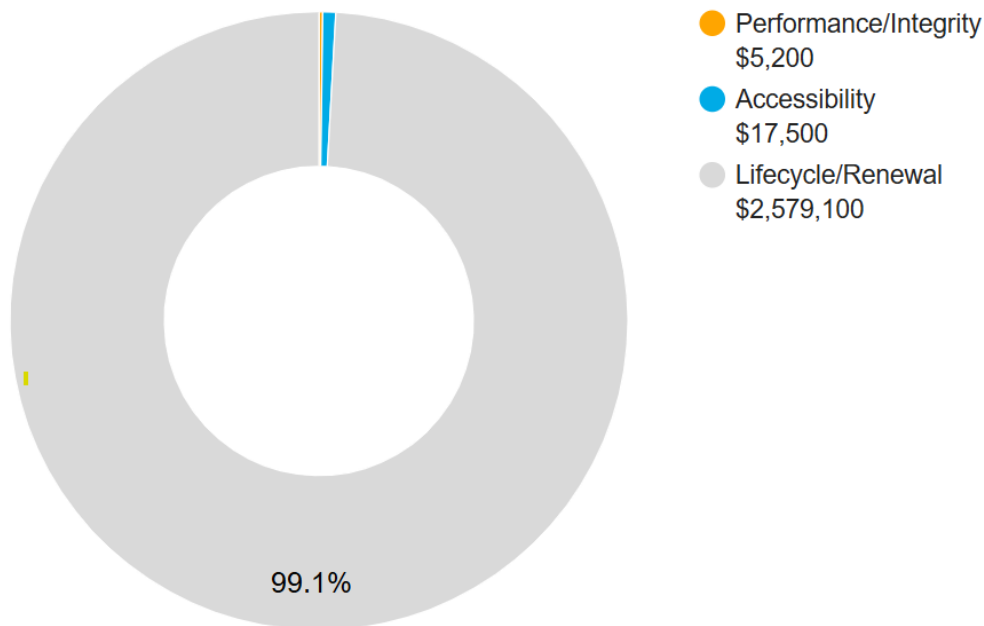
The ADA parking pavement markings was observed to be faded. Repairs are anticipated in the short term. - AssetCALC ID: 10285048

Plan Types

Each line item in the cost database is assigned a Plan Type, which is the primary reason or rationale for the recommended replacement, repair, or other corrective action. This is the “why” part of the equation. A cost or line item may commonly have more than one applicable Plan Type; however, only one Plan Type will be assigned based on the “best” fit, typically the one with the greatest significance and highest on the list below.

Plan Type Descriptions & Distribution

Safety	■	An observed or reported unsafe condition that if left unaddressed could result in injury; a system or component that presents potential liability risk.
Performance/Integrity	■	Component or system has failed, is almost failing, performs unreliably, does not perform as intended, and/or poses risk to overall system stability.
Accessibility	■	Does not meet ADA, UFAS, and/or other accessibility requirements.
Environmental	■	Improvements to air or water quality, including removal of hazardous materials from the building or site.
Retrofit/Adaptation	■	Components, systems, or spaces recommended for upgrades in in order to meet current standards, facility usage, or client/occupant needs.
Aged But Functional	■	Any component or system that has aged past its industry-average expected useful life (EUL) but is not currently deficient or problematic.
Lifecycle/Renewal	■	Any component or system that is neither deficient nor aged past EUL but for which future replacement or repair is anticipated and budgeted.



10-YEAR TOTAL: \$2,601,800

2. Main Building



Main Building: Systems Summary

Address	4510 Faroe Place, Rockville, MD, 20853	
GPS Coordinates	39.0682698, -77.0888902	
Constructed/Renovated	2017	
Building Area	120,154 SF	
Number of Stories	2 above grade with 1 below-grade basement level	
System	Description	Condition
Structure	Masonry bearing walls with metal roof deck supported by open-web steel joists and concrete strip/wall footing foundation system	Fair
Façade	Primary Wall Finish: Brick Windows: Aluminum	Fair
Roof	Primary: Flat construction with modified bituminous finish Secondary: Flat construction with green roofing barrier	Fair
Interiors	Walls: Painted gypsum board and ceramic tile Floors: VCT, ceramic tile, quarry tile, wood strip, coated concrete Ceilings: ACT, Unfinished/exposed	Fair
Elevators	Passenger: One traction car serving all three floors	Fair

Main Building: Systems Summary

Plumbing	Distribution: Copper supply and cast iron and PVC waste & venting Hot Water: Gas water heater with integral tanks Fixtures: Toilets, urinals, and sinks in all restrooms	Fair
HVAC	Central System: Cooling towers, air handlers, ground loop geothermal system feeding water source heat pump terminal units Non-Central System: Packaged units, VRV Unit Supplemental components: Ductless split systems, Suspended unit heaters	Fair
Fire Suppression	Wet-pipe sprinkler system and fire extinguishers	Fair
Electrical	Source & Distribution: Main switchboard with copper wiring Interior Lighting: LED Exterior Building-Mounted Lighting: LED Emergency Power: Natural gas generator with automatic transfer switch	Fair
Fire Alarm	Alarm panel with smoke detectors, heat detectors, alarms, strobes, pull stations, back-up emergency lights, and exit signs	Fair
Equipment/Special	Commercial kitchen equipment	Fair
Accessibility	Presently it does not appear an accessibility study is needed for this building. See the appendix for associated photos and additional information.	
Additional Studies	No additional studies are currently recommended for the building.	
Areas Observed	The interior spaces were observed to gain a clear understanding of the facility's overall condition. Other areas accessed and assessed included the exterior equipment and assets directly serving the building, the exterior walls of the facility, and the roof.	
Key Spaces Not Observed	All key areas of the facility were accessible and observed.	

The table below shows the anticipated costs by trade or building system over the next 20 years.

System Expenditure Forecast						
System	Immediate	Short Term (1-2 yr)	Near Term (3-5 yr)	Med Term (6-10 yr)	Long Term (11-20 yr)	TOTAL
Structure	-	-	-	-	\$99,700	\$99,700
Facade	-	-	-	-	\$215,100	\$215,100
Roofing	-	-	\$221,400	-	\$1,441,000	\$1,662,400
Interiors	-	-	\$399,300	\$683,100	\$1,707,600	\$2,790,000
Conveying	-	-	-	\$11,400	-	\$11,400
Plumbing	-	-	-	\$20,900	\$47,200	\$68,100
HVAC	-	-	-	\$193,500	\$1,701,200	\$1,894,700
Fire Protection	-	-	-	-	\$218,900	\$218,900
Electrical	-	-	\$85,300	-	\$1,409,300	\$1,494,600
Fire Alarm & Electronic Systems	-	-	-	\$703,900	\$824,900	\$1,528,800
Equipment & Furnishings	-	-	\$28,300	\$100,100	\$1,287,300	\$1,415,600
TOTALS (3% inflation)	-	-	\$734,300	\$1,712,900	\$8,952,000	\$11,399,200

3. Site Summary



Site Information		
Site Area	8.65 acres (estimated)	
Parking Spaces	85 total spaces all in open lots; four of which are accessible	
<i>System</i>	<i>Description</i>	<i>Condition</i>
Site Pavement	Asphalt lots with limited areas of concrete aprons and pavement and adjacent concrete sidewalks, curbs, ramps, and stairs	Fair
Site Development	Building-mounted and Property entrance signage; chain link fencing; brick wall dumpster enclosures Playgrounds and sports fields and courts Limited park benches, picnic tables, trash receptacles	Fair
Landscaping & Topography	Limited landscaping features including lawns, trees, bushes, and planters Irrigation not present CMU and Brick retaining walls Low to moderate site slopes throughout	Fair
Utilities	Municipal water and sewer Local utility-provided electric and natural gas	Fair
Site Lighting	Pole-mounted: LED	Fair
Ancillary Structures	None	Fair

Site Information	
Site Accessibility	Presently it does not appear an accessibility study is needed for the exterior site areas. See the appendix for associated photos and additional information.
Site Additional Studies	No additional studies are currently recommended for the exterior site areas.
Site Areas Observed	The exterior areas within the property boundaries were observed to gain a clear understanding of the site's overall condition.
Site Key Spaces Not Observed	All key areas of the exterior site were accessible and observed.

The table below shows the anticipated costs by trade or site system over the next 20 years.

System Expenditure Forecast						
System	Immediate	Short Term (1-2 yr)	Near Term (3-5 yr)	Med Term (6-10 yr)	Long Term (11-20 yr)	TOTAL
Site Pavement	-	-	\$28,700	\$33,300	\$411,000	\$472,900
Site Development	-	-	\$12,700	\$57,200	\$505,200	\$575,100
Site Utilities	-	-	-	-	\$111,600	\$111,600
TOTALS (3% inflation)	-	-	\$41,400	\$90,500	\$1,027,700	\$1,159,600

4. ADA Accessibility

Generally, Title II of the Americans with Disabilities Act (ADA) prohibits discrimination by entities to access and use of “areas of public accommodations” and “public facilities” on the basis of disability. Regardless of their age, these areas and facilities must be maintained and operated to comply with the Americans with Disabilities Act Accessibility Guidelines (ADAAG).

A public entity (i.e. city governments) shall operate each service, program, or activity so that the service, program, or activity, when viewed in its entirety, is readily accessible to and usable by individuals with disabilities.

However, this does not:

1. Necessarily require a public entity to make each of its existing facilities accessible to and usable by individuals with disabilities;
2. Require a public entity to take any action that would threaten or destroy the historic significance of an historic property; or
3. Require a public entity to take any action that it can demonstrate would result in a fundamental alteration in the nature of a service, program, or activity or in undue financial and administrative burdens. In those circumstances where personnel of the public entity believe that the proposed action would fundamentally alter the service, program, or activity or would result in undue financial and administrative burdens, a public entity has the burden of proving that compliance with 35.150(a) of this part would result in such alteration or burdens. The decision that compliance would result in such alteration or burdens must be made by the head of a public entity or his or her designee after considering all resources available for use in the funding and operation of the service, program, or activity, and must be accompanied by a written statement of the reasons for reaching that conclusion. If an action would result in such an alteration or such burdens, a public entity shall take any other action that would not result in such an alteration or such burdens but would nevertheless ensure that individuals with disabilities receive the benefits or services provided by the public entity.

Removal of barriers to accessibility should be addressed from a liability standpoint in order to comply with federal law, but the barriers may or may not be building code violations. The Americans with Disabilities Act Accessibility Guidelines are part of the ADA federal civil rights law pertaining to the disabled and are not a construction code. State and local jurisdictions have adopted the ADA Guidelines or have adopted other standards for accessibility as part of their construction codes.

During the FCA, Bureau Veritas performed a limited high-level accessibility review of the facility non-specific to any local regulations or codes. The scope of the visual observation was limited to the same areas observed while performing the FCA and the categories set forth in the material included in the appendix. It is understood by the Client that the limited observations described herein do not comprise a full ADA Compliance Survey, and that such a survey is beyond the scope of this assessment. A full measured ADA survey would be required to identify more specific potential accessibility issues. Additional clarifications of this limited survey:

- This survey was visual in nature and actual measurements were not taken to verify compliance
- Only a representative sample of areas was observed
- Two overview photos were taken for each subsection regardless of perceived compliance or non-compliance
- Itemized costs for individual non-compliant items are included in the dataset
- For any “none” boxes checked or reference to “no issues” identified, that alone does not guarantee full compliance

The following table summarizes the accessibility conditions of the general site and each significant building or building group included in this report:

Accessibility Summary			
Facility	Year Built/ Renovated	Prior Study Provided?	Major/Moderate Issues Observed?
General Site	2017	No	No
Main Building	2017	No	No

No detailed follow-up accessibility study is currently recommended since no major or moderate issues were identified at the subject site. Reference the appendix for specific data, photos, and tables or checklists associated with this limited accessibility survey.



5. Purpose and Scope

Purpose

Bureau Veritas was retained by the client to render an opinion as to the Property's current general physical condition on the day of the site visit.

Based on the observations, interviews and document review outlined below, this report identifies significant deferred maintenance issues, existing deficiencies, and material code violations of record, which affect the Property's use. Opinions are rendered as to its structural integrity, building system condition and the Property's overall condition. The report also notes building systems or components that have realized or exceeded their typical expected useful lives.

The physical condition of building systems and related components are typically defined as being in one of five condition ratings. For the purposes of this report, the following definitions are used:

Condition Ratings	
Excellent	New or very close to new; component or system typically has been installed within the past year, sound and performing its function. Eventual repair or replacement will be required when the component or system either reaches the end of its useful life or fails in service.
Good	Satisfactory as-is. Component or system is sound and performing its function, typically within the first third of its lifecycle. However, it may show minor signs of normal wear and tear. Repair or replacement will be required when the component or system either reaches the end of its useful life or fails in service.
Fair	Showing signs of wear and use but still satisfactory as-is, typically near the median of its estimated useful life. Component or system is performing adequately at this time but may exhibit some signs of wear, deferred maintenance, or evidence of previous repairs. Repair or replacement will be required due to the component or system's condition and/or its estimated remaining useful life.
Poor	Component or system is significantly aged, flawed, functioning intermittently or unreliably; displays obvious signs of deferred maintenance; shows evidence of previous repair or workmanship not in compliance with commonly accepted standards; has become obsolete; or exhibits an inherent deficiency. The present condition could contribute to or cause the deterioration of contiguous elements or systems. Either full component replacement is needed or repairs are required to restore to good condition, prevent premature failure, and/or prolong useful life.
Failed	Component or system has ceased functioning or performing as intended. Replacement, repair, or other significant corrective action is recommended or required.
Not Applicable	Assigning a condition does not apply or make logical sense, most commonly due to the item in question not being present.

Scope

The standard scope of the Facility Condition Assessment includes the following:

- Visit the Property to evaluate the general condition of the building and site improvements, review available construction documents in order to familiarize ourselves with, and be able to comment on, the in-place construction systems, life safety, mechanical, electrical, and plumbing systems, and the general built environment.
- Identify those components that are exhibiting deferred maintenance issues and provide cost estimates for Immediate Costs and Replacement Reserves based on observed conditions, maintenance history and industry standard useful life estimates. This will include the review of documented capital improvements completed within the last five-year period and work currently contracted for, if applicable.
- Provide a full description of the Property with descriptions of in-place systems and commentary on observed conditions.
- Provide a high-level categorical general statement regarding the subject Property's compliance to Title III of the Americans with Disabilities Act. This will not constitute a full ADA survey, but will help identify exposure to issues and the need for further review.
- Obtain background and historical information about the facility from a building engineer, property manager, maintenance staff, or other knowledgeable source. The preferred methodology is to have the client representative or building occupant complete a Pre-Survey Questionnaire (PSQ) in advance of the site visit. Common alternatives include a verbal interview just prior to or during the walk-through portion of the assessment.
- Review maintenance records and procedures with the in-place maintenance personnel.
- Observe a representative sample of the interior spaces/units, including vacant spaces/units, to gain a clear understanding of the property's overall condition. Other areas to be observed include the exterior of the property, the roofs, interior common areas, and the significant mechanical, electrical and elevator equipment rooms.
- Provide recommendations for additional studies, if required, with related budgetary information.
- Provide an Executive Summary at the beginning of this report, which highlights key findings and includes a Facility Condition Index as a basis for comparing the relative conditions of the buildings within the portfolio.

6. Opinions of Probable Costs

Cost estimates are embedded throughout this report, including the detailed Replacement Reserves report in the appendix. The cost estimates are predominantly based on construction rehabilitation costs developed by the *RSMeans data from Gordian*. While the *RSMeans data from Gordian* is the primary reference source for the Bureau Veritas cost library, secondary and supporting sources include but are not limited to other industry experts work, such as *Marshall & Swift* and *CBRE Whitestone*. For improved accuracy, additional research integrated with Bureau Veritas's historical experience with past costs for similar properties, city cost indexes, and assumptions regarding future economic conditions also come into play when deemed necessary. Invoice or bid documents provided either by the owner or facility construction resources may be reviewed early in the process or for specific projects as warranted.

Opinions of probable costs should only be construed as preliminary, order of magnitude budgets. Actual costs most probably will vary from the consultant's opinions of probable costs depending on such matters as type and design of suggested remedy, quality of materials and installation, manufacturer and type of equipment or system selected, field conditions, whether a physical deficiency is repaired or replaced in whole, phasing or bundling of the work (if applicable), quality of contractor, quality of project management exercised, market conditions, use of subcontractors, and whether competitive pricing is solicited, etc. Certain opinions of probable costs cannot be developed within the scope of this guide without further study. Opinions of probable cost for further study should be included in the FCA.

Methodology

Based upon site observations, research, and judgment, along with referencing Expected Useful Life (EUL) tables from various industry sources, Bureau Veritas opines as to when a system or component will most probably necessitate replacement. Accurate historical replacement records, if provided, are typically the best source of information. Exposure to the elements, initial quality and installation, extent of use, the quality and amount of preventive maintenance exercised, etc., are all factors that impact the effective age of a system or component. As a result, a system or component may have an effective age that is greater or less than its actual chronological age. The Remaining Useful Life (RUL) of a component or system equals the EUL less its *effective age*, whether explicitly or implicitly stated. Projections of Remaining Useful Life (RUL) are based primarily on age and condition with the presumption of continued use and maintenance of the Property similar to the observed and reported past use and maintenance practices, in conjunction with the professional judgment of Bureau Veritas's assessors. Significant changes in occupants and/or usage may affect the service life of some systems or components.

Where quantities could not be or were not derived from an actual construction document take-off or facility walk-through, and/or where systemic costs are more applicable or provide more intrinsic value, budgetary square foot and gross square foot costs are used. Estimated costs are based on professional judgment and the probable or actual extent of the observed defect, inclusive of the cost to design, procure, construct and manage the corrections.

To account for differences in prices between locations, the base costs are modified by geographical location factors to adjust for market conditions, transportation costs, or other local contributors. When requested by the client, the costs may be further adjusted by several additional factors including; labor rates (prevailing minimum wage), general contractor fees for profit and overhead, and insurance. If desired, costs for design and permits, and a contingency factor, may also be included in the calculations.

Definitions

Immediate Needs

Immediate Needs are line items that require immediate action as a result of: (1) material existing or potential unsafe conditions, (2) failed or imminent failure of mission critical building systems or components, or (3) conditions that, if not addressed, have the potential to result in, or contribute to, critical element or system failure within one year or will most probably result in a significant escalation of its remedial cost.

For database and reporting purposes the line items with RUL=0, and commonly associated with *Safety* or *Performance/Integrity* Plan Types, are considered Immediate Needs.

Replacement Reserves

Cost line items traditionally called Replacement Reserves (equivalently referred to as Lifecycle/Renewals) are for recurring probable renewals or expenditures, which are not classified as operation or maintenance expenses. The replacement reserves should be budgeted for in advance on an annual basis. Replacement Reserves are reasonably predictable both in terms of frequency and cost. However, Replacement Reserves may also include components or systems that have an indeterminable life but, nonetheless, have a potential for failure within an estimated time period.

Replacement Reserves generally exclude systems or components that are estimated to expire after the reserve term and are not considered material to the structural and mechanical integrity of the subject property. Furthermore, systems and components that are not deemed to have a material effect on the use of the Property are also excluded. Costs that are caused by acts of God, accidents, or other occurrences that are typically covered by insurance, rather than reserved for, are also excluded.

Replacement costs are solicited from ownership/property management, Bureau Veritas's discussions with service companies, manufacturers' representatives, and previous experience in preparing such schedules for other similar facilities. Costs for work performed by the ownership's or property management's maintenance staff are also considered.

Bureau Veritas's reserve methodology involves identification and quantification of those systems or components requiring capital reserve funds within the assessment period. The assessment period is defined as the effective age plus the reserve term. Additional information concerning system or component replacement costs (in today's dollars), typical expected useful lives, and remaining useful lives were estimated so that a funding schedule could be prepared. The Replacement Reserves Schedule presupposes that all required remedial work has been performed or that monies for remediation have been budgeted for items defined as Immediate Needs.

For the purposes of 'bucketizing' the System Expenditure Forecasts in this report, the Replacement Reserves have been subdivided and grouped as follows: Short Term (years 1-3), Near Term (years 4-5), Medium Term (years 6-10), and Long Term (years 11-20).

Key Findings

In an effort to highlight the most significant cost items and not be overwhelmed by the Replacement Reserves report in its totality, a subsection of Key Findings is included within the Executive Summary section of this report. Key Findings typically include repairs or replacements of deficient items within the first five-year window, as well as the most significant high-dollar line items that fall anywhere within the ten-year term. Note that while there is some subjectivity associated with identifying the Key Findings, the Immediate Needs are always included as a subset.

7. Certification

Montgomery County Public Schools (the Client) retained Bureau Veritas to perform this Facility Condition Assessment in connection with its continued operation of Wheaton Woods Elementary School, 4510 Faroe Place, Rockville, MD 20853, the "Property". It is our understanding that the primary interest of the Client is to locate and evaluate materials and building system defects that might significantly affect the value of the property and to determine if the present Property has conditions that will have a significant impact on its continued operations.

The conclusions and recommendations presented in this report are based on the brief review of the plans and records made available to our Project Manager during the site visit, interviews of available property management personnel and maintenance contractors familiar with the Property, appropriate inquiry of municipal authorities, our Project Manager's walk-through observations during the site visit, and our experience with similar properties.

No testing, exploratory probing, dismantling or operating of equipment or in-depth studies were performed unless specifically required under the *Purpose and Scope* section of this report. This assessment did not include engineering calculations to determine the adequacy of the Property's original design or existing systems. Although walk-through observations were performed, not all areas may have been observed (see Section 1 for specific details). There may be defects in the Property, which were in areas not observed or readily accessible, may not have been visible, or were not disclosed by management personnel when questioned. The report describes property conditions at the time that the observations and research were conducted.

This report has been prepared for and is exclusively for the use and benefit of the Client identified on the cover page of this report. The purpose for which this report shall be used shall be limited to the use as stated in the contract between the client and Bureau Veritas.

This report, or any of the information contained therein, is not for the use or benefit of, nor may it be relied upon by any other person or entity, for any purpose without the advance written consent of Bureau Veritas. Any reuse or distribution without such consent shall be at the client's or recipient's sole risk, without liability to Bureau Veritas.

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8. Appendices

- Appendix A: Photographic Record
- Appendix B: Site Plan(s)
- Appendix C: Pre-Survey Questionnaire(s)
- Appendix D: Accessibility Review and Photos
- Appendix E: Component Condition Report
- Appendix F: Replacement Reserves
- Appendix G: Equipment Inventory List

Appendix A:

Photographic Record

Photographic Overview



1 - FRONT ELEVATION



2 - LEFT ELEVATION



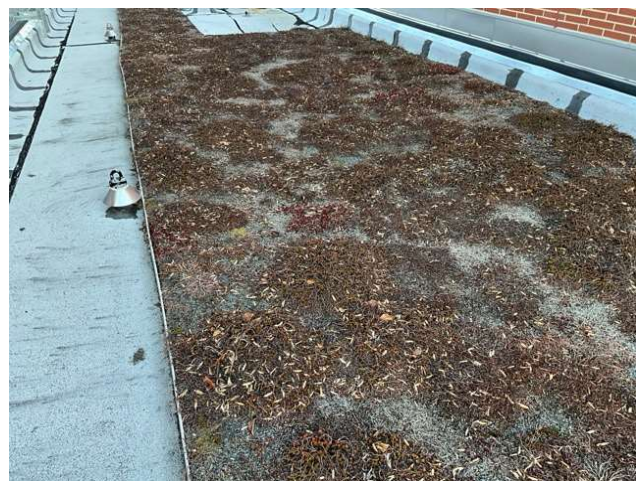
3 - REAR ELEVATION



4 - RIGHT ELEVATION



5 - PRIMARY ROOF OVERVIEW



6 - SECONDARY ROOF OVERVIEW

Photographic Overview



7 - TYPICAL CLASSROOM



8 - STAIRWELL



9 - GYMNASIUM



10 - TYPICAL HALLWAY



11 - STAFF LOUNGE



12 - OFFICES

Photographic Overview



13 - LIBRARY



14 - ADMINISTRATION



15 - CAFETERIA



16 - ELEVATOR CONTROL ROOM



17 - WATER HEATER



18 - WATER SOURCE HEAT PUMPS

Photographic Overview



19 - ROOFTOP MECHANICAL EQUIPMENT



20 - MAIN MECHANICAL ROOM



21 - EMERGENCY GENERATOR



22 - MAIN ELECTRICAL ROOM



23 - FIRE SPRINKLER RISERS



24 - FIRE ALARM PANEL

Photographic Overview



25 - SECONDARY PARKING AREA



26 - SPORTS COURTS



27 - SIDEWALKS & LANDSCAPING



28 - MAIN PARKING AREA



29 - PLAYGROUND



30 - PROPERTY SIGNAGE

Appendix B:

Site Plan(s)



Site Plan



	Project Number	Project Name	
	172559.25R000-131.354	Wheaton Woods Elementary School	
	Source	On-Site Date	
	Google	January 22, 2026	

Appendix C:

Pre-Survey Questionnaire(s)

BV FACILITY CONDITION ASSESSMENT: PRE-SURVEY QUESTIONNAIRE

Building / Facility Name: Wheaton Woods Elementary School

Name of person completing form: Geyser Mendez

Title / Association w/ property: Building Services Manager

Length of time associated w/ property: 15 Years

Date Completed: January 22, 2026

Phone Number: 240-740-0220

Method of Completion: INTERVIEW - verbally completed during interview

Directions: Please answer all questions to the best of your knowledge and in good faith. Please provide additional details in the Comments column, or backup documentation for any **Yes** responses.

Data Overview		Response		
1	Year(s) constructed	Constructed 2017	Renovated	
2	Building size in SF	120,154 SF		
3	Major Renovation/Rehabilitation		Year	Additional Detail
		Facade		
		Roof		
		Interiors		
		HVAC		
		Electrical		
		Site Pavement	2024	
		Accessibility		
4	List other significant capital improvements (focus on recent years; provide approximate date).			
5	List any major capital expenditures planned/requested for the next few years. Have they been budgeted?			
6	Describe any on-going extremely problematic, historically chronic, or immediate facility needs.			

Mark the column corresponding to the appropriate response. Please provide additional details in the Comments column, or backup documentation for any **Yes** responses. (**NA** indicates "Not Applicable", **Unk** indicates "Unknown")

Question		Response				Comments
		Yes	No	Unk	NA	
7	Are there any problems with foundations or structures, like excessive settlement?		✗			
8	Are there any wall, window, basement or roof leaks?		✗			
9	Has any part of the facility ever contained visible suspect mold growth, or have there been any indoor air quality complaints?		✗			
10	Are your elevators unreliable, with frequent service calls?	✗				Frequent calls because the elevator stops working
11	Are there any plumbing leaks, water pressure, or clogging/backup issues?		✗			
12	Have there been any leaks or pressure problems with natural gas, HVAC piping, or steam service?		✗			
13	Are any areas of the facility inadequately heated, cooled or ventilated? Poorly insulated areas?		✗			
14	Is the electrical service outdated, undersized, or problematic?		✗			
15	Are there any problems or inadequacies with exterior lighting?		✗			
16	Is site/parking drainage inadequate, with excessive ponding or other problems?		✗			
17	Are there any other unresolved construction defects or significant issues/hazards at the property that have not yet been identified above?		✗			
18	ADA: Has an accessibility study been previously performed? If so, when?		✗			
19	ADA: Have any ADA improvements been made to the property since original construction? Describe.		✗			
20	ADA: Has building management reported any accessibility-based complaints or litigation?		✗			
21	Are any areas of the property leased to outside occupants?		✗			



Signature of Assessor



Signature of POC

Appendix D:

Accessibility Review and Photos

Visual Checklist - 2010 ADA Standards for Accessible Design

Property Name: Wheaton Woods Elementary School

BV Project Number: 172559.25R000-131.354

Abbreviated Accessibility Checklist					
Facility History & Interview					
Question		Yes	No	Unk	Comments
1	Has an accessibility study been previously performed? If so, when?		✗		
2	Have any ADA improvements been made to the property since original construction? Describe.		✗		
3	Has building management reported any accessibility-based complaints or litigation?		✗		

Abbreviated Accessibility Checklist

Parking



OVERVIEW OF ACCESSIBLE PARKING AREA



CLOSE-UP OF STALL

Question		Yes	No	NA	Comments
1	Does the required number of standard ADA designated spaces appear to be provided ?	✗			
2	Does the required number of van-accessible designated spaces appear to be provided ?	✗			
3	Are accessible spaces on the shortest accessible route to an accessible building entrance ?	✗			
4	Does parking signage include the International Symbol of Accessibility ?	✗			
5	Does each accessible space have an adjacent access aisle ?	✗			
6	Do parking spaces and access aisles appear to be relatively level and without obstruction ?	✗			

Abbreviated Accessibility Checklist

Exterior Accessible Route



ACCESSIBLE RAMP



CURB CUT

Question		Yes	No	NA	Comments
1	Is an accessible route present from public transportation stops and municipal sidewalks on or immediately adjacent to the property ?	✗			
2	Does a minimum of one accessible route appear to connect all public areas on the exterior, such as parking and other outdoor amenities, to accessible building entrances ?	✗			
3	Are curb ramps present at transitions through raised curbs on all accessible routes?	✗			
4	Do curb ramps appear to have compliant slopes for all components ?	✗			
5	Do ramp runs on an accessible route appear to have compliant slopes ?	✗			
6	Do ramp runs on an accessible route appear to have a compliant rise and width ?	✗			

7	Do ramps on an accessible route appear to have compliant end and intermediate landings ?	✕			
8	Do ramps and stairs on an accessible route appear to have compliant handrails?	✕			
9	For stairways that are open underneath, are permanent barriers present that prevent or discourage access?			✕	

Abbreviated Accessibility Checklist

Building Entrances



ACCESSIBLE ENTRANCE



ADDITIONAL ENTRANCE

Question		Yes	No	NA	Comments
1	Do a sufficient number of accessible entrances appear to be provided ?	✗			
2	If the main entrance is not accessible, is an alternate accessible entrance provided?	✗			
3	Is signage provided indicating the location of alternate accessible entrances ?	✗			
4	Do doors at accessible entrances appear to have compliant maneuvering clearance area on each side ?	✗			
5	Do doors at accessible entrances appear to have compliant hardware ?	✗			
6	Do doors at accessible entrances appear to have a compliant clear opening width ?	✗			

7	Do pairs of accessible entrance doors in series appear to have the minimum clear space between them ?	X			
8	Do thresholds at accessible entrances appear to have a compliant height ?	X			

Abbreviated Accessibility Checklist

Interior Accessible Route



ACCESSIBLE INTERIOR PATH



DOOR HARDWARE

Question		Yes	No	NA	Comments
1	Does an accessible route appear to connect all public areas inside the building ?	✗			
2	Do accessible routes appear free of obstructions and/or protruding objects ?	✗			
3	Do ramps on accessible routes appear to have compliant slopes ?	✗			
4	Do ramp runs on an accessible route appear to have a compliant rise and width ?	✗			
5	Do ramps on accessible routes appear to have compliant end and intermediate landings ?	✗			
6	Do ramps on accessible routes appear to have compliant handrails ?	✗			

7	Are accessible areas of refuge and the accessible means of egress to those areas identified with accessible signage ?	✕			
8	Do public transaction areas have an accessible, lowered service counter section ?	✕			
9	Do public telephones appear mounted with an accessible height and location ?	✕			
10	Do doors at interior accessible routes appear to have compliant maneuvering clearance area on each side ?	✕			
11	Do doors at interior accessible routes appear to have compliant hardware ?	✕			
12	Do non-fire hinged, sliding, or folding doors on interior accessible routes appear to have compliant opening force ?	✕			
13	Do doors on interior accessible routes appear to have a compliant clear opening width ?	✕			

Abbreviated Accessibility Checklist

Elevators



LOBBY LOOKING AT CABS (WITH DOORS OPEN)



IN-CAB CONTROLS

Question		Yes	No	NA	Comments
1	Are hallway call buttons configured with the "UP" button above the "DOWN" button?	✗			
2	Is accessible floor identification signage present on the hoistway sidewalls on each level ?	✗			
3	Do the elevators have audible and visual arrival indicators at the lobby and hallway entrances?	✗			
4	Do the elevator hoistway and car interior appear to have a minimum compliant clear floor area ?	✗			
5	Do the elevator car doors have automatic re-opening devices to prevent closure on obstructions?	✗			
6	Do elevator car control buttons appear to be mounted at a compliant height ?	✗			

7	Are tactile and Braille characters mounted to the left of each elevator car control button ?	✕			
8	Are audible and visual floor position indicators provided in the elevator car?	✕			
9	Is the emergency call system on or adjacent to the control panel and does it not require voice communication ?	✕			

Abbreviated Accessibility Checklist

Public Restrooms



TOILET STALL OVERVIEW



SINK, FAUCET HANDLES AND ACCESSORIES

Question		Yes	No	NA	Comments
1	Do publicly accessible toilet rooms appear to have a minimum compliant floor area ?	✗			
2	Does the lavatory appear to be mounted at a compliant height and with compliant knee area ?	✗			
3	Does the lavatory faucet have compliant handles ?	✗			
4	Is the plumbing piping under lavatories configured to protect against contact ?	✗			
5	Are grab bars provided at compliant locations around the toilet ?	✗			
6	Do toilet stall doors appear to provide the minimum compliant clear width ?	✗			

7	Do toilet stalls appear to provide the minimum compliant clear floor area ?	X			
8	Where more than one urinal is present in a multi-user restroom, does minimum one urinal appear to be mounted at a compliant height and with compliant approach width ?	X			
9	Do accessories and mirrors appear to be mounted at a compliant height ?	X			

Abbreviated Accessibility Checklist

Kitchens/Kitchenettes



KITCHEN OVERVIEW



SINK CLEARANCE

Question		Yes	No	NA	Comments
1	Do kitchens/kitchenettes appear to have a minimum compliant path of travel or area of maneuverability ?	✗			
2	Are the appliances centered for a parallel or forward approach with adequate clear floor space ?	✗			
3	Is there an accessible countertop/preparation space of proper width and height ?	✗			
4	Is there an accessible sink space of proper width and height ?		✗		
5	Does the sink faucet have compliant handles ?	✗			
6	Is the plumbing piping under the sink configured to protect against contact ?		✗		

7	Are the cooktop/range controls front-mounted (or in a location that does not require reaching across the burners) ?			✕	
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Abbreviated Accessibility Checklist

Playgrounds & Swimming Pools



ACCESSIBLE ROUTE TO PLAYGROUND



OVERVIEW OF PLAYGROUND

Question		Yes	No	NA	Comments
1	Is there an accessible route to the play area / s?	✗			
2	Has the play area been reviewed for accessibility ?	✗			
3	Are publicly accessible swimming pools equipped with an entrance lift ?			✗	

Appendix E:

Component Condition Report

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Structure						
A1010	Substructure	Good	Foundation System, Concrete Strip/Pad Footings w/ Slab, 1-2 Story Building	73,000 SF	68	10263146
B1010	Superstructure	Good	Structural Framing, Masonry (CMU) Bearing Walls, 1-2 Story Building	78,750 SF	68	10262991
B1080	Interior Stairs	Fair	Stair Treads, Raised Rubber Tile	7,200 SF	11	10263184
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Brick/Masonry/Stone, Clean & Seal, Maintain	78,750 SF	13	10263015
B2010	Building Exterior	Good	Curtain Wall, Glazing	2,300 SF	43	10263175
B2020	Building Exterior	Good	Glazing, any type by SF	8,800 SF	23	10263183
B2050	Building Exterior	Good	Overhead/Dock Door, Aluminum, 12'x12' (144 SF)	2	23	10263110
B2050	Building Exterior	Good	Exterior Door, Steel, Commercial	28	33	10263010
Roofing						
B3010	Roof	Fair	Roofing, Modified Bitumen	77,500 SF	13	10263150
B3010	Roof	Fair	Green roof, Green Roof	68,000 SF	3	10263032
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	400 LF	13	10263119
Interiors						
C1010	Interior Stairs	Good	Interior Wall Construction, Wire Mesh Channel-Frame	300 SF	18	10263028
C1030	Throughout	Good	Interior Door, Wood, Solid-Core Commercial	186	33	10263105
C1030	Throughout Building	Good	Interior Door, Steel, Standard	53	33	10263136
C1030	Corridors	Good	Interior Door, Steel/Wood, Fire-Rated at 90 Minutes or Over	24	33	10263022
C1070	Classrooms General	Good	Suspended Ceilings, Acoustical Tile (ACT)	90,000 SF	18	10263122
C1090	Restrooms	Fair	Toilet Partitions, Plastic/Laminate	30	13	10263025
C1090	Hallways & Common Areas	Fair	Lockers, Steel-Baked Enamel, 6' Height per LF	700 LF	13	10263163
C2010	Restrooms	Good	Wall Finishes, Ceramic Tile	5,600 SF	33	10263011
C2010	Gymnasium	Good	Wall Finishes, Acoustical Panels, Sound-Dampening	3,100 SF	18	10263038

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
C2010	Gymnasium	Fair	Wall Finishes, Gym Wall Pads, Secured and 1.5" Thick	850 SF	8	10263152
C2010	Classrooms General	Fair	Wall Finishes, any surface, Prep & Paint	180,000 SF	3	10262978
C2030	Commercial Kitchen	Good	Flooring, Quarry Tile	2,200 SF	43	10262995
C2030	Restrooms	Good	Flooring, Ceramic Tile	3,800 SF	33	10263082
C2030	Gymnasium	Fair	Flooring, Wood, Sports, Refinish	5,200 SF	3	10263055
C2030	Classrooms General	Fair	Flooring, Vinyl Tile (VCT)	105,000 SF	8	10262977
C2030	Building interior	Fair	Flooring, any surface, w/ Epoxy Coating, Prep & Paint	4,700 SF	3	10263134
C2050	Gymnasium	Fair	Ceiling Finishes, exposed irregular elements, Prep & Paint	5,200 SF	3	10263138
Conveying						
D1010	241	Good	Passenger Elevator, Overhead Traction, 2-5 Floors, 2000 to 5000 LB, 3500 LB, Renovate	1	28	10263107
D1010	Elevator Shafts/Utility	Fair	Elevator Cab Finishes, Standard	1	8	10263034
Plumbing						
D2010	003M	Fair	Water Heater, Gas, Commercial (200 MBH), 100 to 199 GAL, 130 GAL	1	13	10263168
D2010	Utility room	Good	Sink/Lavatory, Service Sink, Floor	7	28	10263036
D2010	Building interior	Good	Sink/Lavatory, Drop-In Style, Stainless Steel	44	23	10263016
D2010	Restrooms	Good	Toilet, Child-Sized	12	23	10263030
D2010	Restrooms	Good	Sink/Lavatory, Wall-Hung	45	23	10263029
D2010	Hallways & Common Areas	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	11	8	10263161
D2010	Restrooms	Good	Toilet, Commercial Water Closet	39	23	10263164
D2010	003M	Good	Backflow Preventer, Domestic Water, 2 IN, 1.25 IN	1	23	10263092
D2010	Restrooms	Good	Urinal, Standard	9	23	10263157
D2010	Throughout Building	Good	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	120,154 SF	33	10263037
D2030	003M	Good	Pump, Sump, 20 HP, No dataplate	1	18	10263102
HVAC						
D3020	003M	Good	Boiler Supplemental Components, Expansion Tank, 401 to 800 GAL, 528 GAL	1	33	10263085

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3020	122E Trash	Fair	Unit Heater, Electric, 6 to 10 KW, 7.5 KW [EUH3]	1	13	10263113
D3020	Storage 15	Fair	Unit Heater, Electric, 1 to 5 KW, 3.3 KW	1	13	10262987
D3020	003M	Fair	Unit Heater, Electric, 11 to 20 KW, 15 KW [EUH2]	1	13	10263054
D3020	122D Sprinkler	Fair	Unit Heater, Electric, 1 to 5 KW, 3.3 KW [EUH4]	1	13	10263078
D3030	276M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP45]	1	13	10263127
D3030	125	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP29]	1	13	10263153
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 3 TON [ACCU3]	1	8	10263154
D3030	263M	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP53]	1	13	10263042
D3030	253M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP57]	1	13	10262998
D3030	175M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP12]	1	13	10263174
D3030	208M	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP68]	1	13	10263009
D3030	147	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP24]	1	13	10263084
D3030	203M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP71]	1	13	10263185
D3030	208M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP69]	1	13	10262975
D3030	272M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP48]	1	13	10263086
D3030	294M	Fair	Heat Pump, Water Source, 5 TON, No dataplate [GSHP-37]	1	13	10263027
D3030	202M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP72]	1	13	10262999
D3030	145	Fair	Heat Pump, Water Source, 5 TON, 3.5 TON [GSHP25]	1	13	10263060
D3030	275B	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP49]	1	13	10263043
D3030	153M	Fair	Heat Pump, Water Source, 5 TON, 2 ton [GSHP21]	1	13	10263070
D3030	163C	Fair	Heat Pump, Water Source, 7.5 TON, 6 TON [GSHP17]	1	13	10263117
D3030	157M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP18]	1	13	10263133
D3030	272M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP47]	1	13	10263192
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU7]	1	8	10263041
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 2 TON [ACCU12]	1	8	10263017

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3030	192M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP5]	1	13	10262984
D3030	216M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP65]	1	13	10262989
D3030	147	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP23]	2	13	10263033
D3030	137M	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP28]	1	13	10262997
D3030	125	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP30]	1	13	10263079
D3030	286M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP40]	1	13	10263047
D3030	108	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP35]	1	13	10263149
D3030	202M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP73]	1	13	10263066
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 4 TON [CU2A]	1	8	10263094
D3030	184	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP9]	1	13	10263177
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 3 TON [ACCU5]	1	8	10263187
D3030	137M	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP28]	1	13	10263114
D3030	276M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP46]	1	13	10263071
D3030	188M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP7]	1	13	10263051
D3030	175M	Fair	Heat Pump, Water Source, 5 TON, 2.5 TON [GSHP11]	1	13	10263171
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON	1	8	10263093
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON	1	8	10262993
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU13]	1	8	10263141
D3030	294M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP36]	1	13	10262985
D3030	275B	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP50]	1	13	10263062
D3030	184	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP10]	1	13	10263140
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU11]	1	8	10262990
D3030	277M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP43]	1	13	10263089
D3030	286M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP41]	1	13	10263050
D3030	290M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP39]	1	13	10262981

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3030	137M	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP26]	1	13	10263112
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU4]	1	8	10263142
D3030	237M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP61]	1	13	10263139
D3030	188M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP8]	1	13	10263176
D3030	176M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP13]	1	13	10263001
D3030	257M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP55]	1	13	10263145
D3030	298M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP3]	1	13	10263039
D3030	153M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP20]	1	13	10263116
D3030	290M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP38]	1	13	10263173
D3030	277M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP44]	1	13	10263005
D3030	170M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP15]	1	13	10263126
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU15]	1	8	10263181
D3030	220M	Fair	Heat Pump, Water Source, 5 TON, 3.5 TON [GSHP66]	1	13	10263065
D3030	263M	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP52]	1	13	10263056
D3030	119	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP33]	1	13	10263040
D3030	176M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP14]	1	13	10263191
D3030	003M	Fair	Heat Pump, Water Source, 5 TON, 1 TON [GSHP1]	1	13	10263048
D3030	108	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP34]	1	13	10263069
D3030	163C	Fair	Heat Pump, Water Source, 5 TON, 1.5 TON [GSHP16]	1	13	10263188
D3030	237M	Fair	Heat Pump, Water Source, 5 TON, No dataplate [GSHP62]	1	13	10263021
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU6]	1	8	10263180
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 3 TON [ACCU8]	1	8	10263080
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 3 TON [ACCU2]	1	8	10263106
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, 1.5 TON [ACCU14]	1	8	10263123
D3030	157M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP19]	1	13	10263103

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3030	253M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP58]	1	13	10263099
D3030	298M	Fair	Heat Pump, Water Source, 5 TON, 5.5 TON [GSHP59]	1	13	10263135
D3030	119	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP32]	1	13	10263172
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, 3 TON [ACCU1]	1	8	10263190
D3030	192M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP6]	1	13	10263159
D3030	147	Fair	Heat Pump, Water Source, 7.5 TON, 6 TON [GSHP22]	1	13	10263081
D3030	Building interior	Fair	Fan Coil Cassette, Variable Refrigerant Volume (VRV) Interior Unit, 3 to 4 TON, No dataplate	5	8	10263072
D3030	257M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP56]	1	13	10263158
D3030	203M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP70]	1	13	10263031
D3030	Roof	Fair	Heat Pump, Variable Refrigerant Volume (VRV), 10 TON, 6 TON [CU1A]	1	8	10262992
D3030	207M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP67]	1	13	10262994
D3030	216M	Fair	Heat Pump, Water Source, 5 TON, 2 TON [GSHP2]	1	13	10263076
D3030	194M	Fair	Heat Pump, Water Source, 5 TON, 4 ton [GSHP4]	1	13	10263013
D3050	003M	Good	Pump, Distribution, HVAC Heating Water, 26 to 50 HP, 50 HP [P2]	1	18	10263165
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 8001 to 10000 CFM, 9600CFM [DOAS4]	1	13	10263100
D3050	Roof	Fair	Air Handler, Exterior AHU, 6001 to 8000 CFM, 7000 CFM [RTU3]	1	13	10263111
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 8001 to 10000 CFM, 9600 CFM [RTU1]	1	13	10263148
D3050	Roof	Fair	Packaged Unit, RTU, Pad or Roof-Mounted, 3 TON, 3 TON [DOAS6]	1	13	10262982
D3050	Throughout Building	Good	HVAC System, Ductwork w/ VAV/FCU, Medium Density	120,154 SF	23	10263008
D3050	Throughout Building	Good	HVAC System, Hydronic Piping, 2-Pipe	102,154 SF	33	10263166
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 8001 to 10000 CFM, 9000 CFM [DOAS5]	1	13	10263109
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 6001 to 8000 CFM, 8000 CFM [DOAS2]	1	13	10263073
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 8001 to 10000 CFM, 9000 CFM [DOAS1]	1	13	10262983
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 6001 to 8000 CFM, 7000 CFM [RTU2]	1	13	10263063
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 8001 to 10000 CFM, 9000 CFM [DOAS3]	1	13	10263059

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3050	Roof	Fair	Air Handler, Exterior AHU, Packaged, 6001 to 8000 CFM, 7000 CFM [RTU4]	1	13	10263004
D3050	003M	Good	Pump, Distribution, HVAC Heating Water, 26 to 50 HP, 50 HP [P1]	1	18	10263046
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, 125 CFM [EF8]	1	13	10263090
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, 8200 CFM [EF2]	1	13	10263170
D3060	Commercial kitchen	Fair	Supplemental Components, Air Curtain, 5' Wide Non-Heated	1	13	10263024
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, 1500 CFM [EF6]	1	13	10262986
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, 125 CFM [EF5]	1	13	10263151
D3060	Commercial kitchen	Fair	Supplemental Components, Air Curtain, 5' Wide Non-Heated	1	13	10262996
D3060	Commercial kitchen	Fair	Supplemental Components, Air Curtain, 5' Wide Heated	1	13	10263147
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, 450 CFM [EF3]	1	13	10263057
Fire Protection						
D4010	Throughout Building	Good	Fire Suppression System, Existing Sprinkler Heads, by SF	120,154 SF	18	10263132
D4010	122D Sprinkler	Good	Backflow Preventer, Fire Suppression, 4 IN, 4 IN	1	23	10263006
D4010	122D Sprinkler	Good	Backflow Preventer, Fire Suppression, 6 IN, 6 IN	1	23	10263002
Electrical						
D5010	131EER	Good	Automatic Transfer Switch, ATS, 100 AMP, 70 AMP [ATS1]	1	18	10263124
D5010	131EER	Good	Automatic Transfer Switch, ATS, 600 AMP, 600 AMP [ATS2]	1	18	10263137
D5010	Electrical Room	Good	Generator, Gas or Gasoline, 190 to 250 KW, 350 KW	1	18	10263160
D5020	133	Good	Secondary Transformer, Dry, Stepdown, 112.5 KVA, 112.5 KVA	1	23	10263012
D5020	133	Good	Secondary Transformer, Dry, Stepdown, 30 KVA, 30 KVA	1	23	10263179
D5020	131EER	Good	Distribution Panel, 277/480 V, 600 AMP, 600 AMP	1	23	10263018
D5020	133	Good	Distribution Panel, 277/480 V, 400 AMP, 400 AMP	1	23	10263020
D5020	131EER	Good	Secondary Transformer, Dry, Stepdown, 75 KVA, 75 KVA	1	23	10263007
D5020	133	Good	Distribution Panel, 277/480 V, 800 AMP, 800 AMP	1	23	10263189
D5020	214C	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	23	10263000

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D5020	133	Good	Distribution Panel, 277/480 V, 600 AMP, 600 AMP	1	23	10263075
D5020	133	Good	Switchboard, 277/480 V, 2000 AMP, 2000 AMP	1	33	10263128
D5020	133	Good	Secondary Transformer, Dry, Stepdown, 112.5 KVA, 112.5 KVA	1	23	10263003
D5020	163A	Good	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	23	10263091
D5020	214C	Good	Distribution Panel, 277/480 V, 400 AMP, 400 AMP	1	23	10263026
D5020	214C	Good	Secondary Transformer, Dry, Stepdown, 75 KVA, 75 KVA	1	23	10263019
D5020	163A	Good	Secondary Transformer, Dry, Stepdown, 30 KVA, 30 KVA	1	23	10263023
D5020	214C	Good	Secondary Transformer, Dry, Stepdown, 30 KVA, 30 KVA	1	23	10263052
D5020	131EER	Good	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	23	10263095
D5020	Commercial Kitchen	Good	Distribution Panel, 120/208 V, 400 AMP, 400 AMP	1	23	10263044
D5020	131EER	Good	Distribution Panel, 277/480 V, 600 AMP, 600 AMP	1	23	10263064
D5020	133	Good	Distribution Panel, 120/208 V, 400 AMP, 400 AMP	1	23	10263131
D5020	116E	Good	Secondary Transformer, Dry, Stepdown, 15 KVA, 15 KVA	1	23	10263087
D5030	003M	Fair	Variable Frequency Drive, VFD, by HP of Motor, 50 HP, 50 HP [VFD1]	1	13	10263169
D5030	Throughout	Good	Electrical System, Wiring & Switches, High Density/Complexity	120,154 SF	33	10263167
D5030	003M	Fair	Variable Frequency Drive, VFD, by HP of Motor, 50 HP, 50 HP [VFD2]	1	13	10263035
D5040	Building exterior	Fair	Exterior Light, Building-Mounted, Higher-Lumen for Large Areas	22	13	10263129
D5040	Throughout Building	Fair	Emergency & Exit Lighting System, Full Interior Upgrade, LED	120,154 SF	3	10263155
D5040	Cafeteria	Fair	Stage Lighting System, Full Upgrade, Specialty Fixtures	500 SF	13	10263178
D5040	Throughout Building	Fair	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	120,154 SF	13	10263130
D5040	Gymnasium	Fair	High Intensity Discharge (HID) Fixtures, Metal Halide, Gymnasium Lighting, 400 W	10	13	10263074
Fire Alarm & Electronic Systems						
D6030	Auditorium	Fair	Sound System, Theater/Auditorium/Church	2,000 SF	13	10263156
D6060	Throughout Building	Fair	Intercom/PA System, Public Address Upgrade, Facility-Wide	120,154 SF	13	10263108
D7030	Throughout Building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	120,154 SF	8	10263053

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D7050	Main Electrical Room	Fair	Fire Alarm Panel, Fully Addressable	1	8	10263097
D7050	Throughout Building	Fair	Fire Alarm System, Full System Upgrade, Standard Addressable, Upgrade/Install	120,154 SF	13	10263162
D8010	Throughout Building	Fair	BAS/HVAC Controls, Basic System or Legacy Upgrades, Upgrade/Install	120,154 SF	8	10263104
Equipment & Furnishings						
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	8	10263083
E1030	Roof	Fair	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer	1	8	10263186
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Dairy Cooler/Wells	1	8	10263098
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	8	10263115
E1030	122E Trash	Fair	Foodservice Equipment, Trash Compactor, 600 LB	1	13	10263121
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Walk-In, Refrigerator	1	13	10263118
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	3	10263143
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Refrigerator, 2-Door Reach-In	1	8	10262980
E1030	Commercial Kitchen	Good	Foodservice Equipment, Sink, 3-Bowl	1	23	10263120
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Dairy Cooler/Wells	1	8	10263014
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich	1	8	10263067
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich	1	8	10263182
E1030	Roof	Fair	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer	1	8	10263049
E1030	Commercial Kitchen	Good	Foodservice Equipment, Walk-In, Freezer	1	18	10263068
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Single	1	3	10263096
E1040	Throughout Building	Fair	Healthcare Equipment, Defibrillator (AED), Cabinet-Mounted	8	3	10263144
E1070	Gymnasium	Good	Basketball Backboard, Wall-Mounted, Operable	6	23	10263077
E1070	Auditorium	Fair	Theater & Stage Equipment, Flameproof Curtain, Medium Weight Velour	3,000 SF	8	10262976
E2010	Library	Fair	Library Shelving, Single-Faced, up to 90" Height	200 LF	13	10262988
E2010	Classrooms General	Fair	Casework, Cabinetry, Standard	2,100 LF	13	10263125
E2010	Classrooms General	Fair	Window Treatments, Operable Blinds, Fire-Resistant	4,300 SF	13	10263058

Component Condition Report | Wheaton Woods Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
E2010	Library	Fair	Casework, Cabinetry, Standard	120 LF	13	10263061
E2010	Library	Fair	Library Shelving, Double-Faced, up to 90" Height	80 LF	13	10262979

Component Condition Report | Wheaton Woods Elementary School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Pedestrian Plazas & Walkways						
G2020	Site Parking Areas	Good	Parking Lots, Pavement, Asphalt, Seal & Stripe	55,000 SF	5	10262967
G2020	Site Parking Areas	Good	Parking Lots, Curb & Gutter, Concrete	4,500 LF	43	10262971
G2020	Site Parking Areas	Good	Parking Lots, Pavement, Pavers	3,000 SF	43	10262944
G2020	Site Parking Areas	Good	Parking Lots, Pavement, Concrete	5,000 SF	43	10262972
G2020	Site Parking Areas	Good	Parking Lots, Pavement, Asphalt, Mill & Overlay	55,000 SF	18	10262952
G2030	Site Parking Areas	Good	Sidewalk, Concrete, Large Areas	33,000 SF	43	10262950
G2030	Site	Good	Site Stairs & Ramps, Steps, Concrete (per LF of nosing)	1,800 LF	43	10262949
Athletic, Recreational & Playfield Areas						
G2050	Site Sports Fields & Courts	Good	Sports Apparatus, Basketball, Backboard w/ Pole	4	18	10262973
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Baseball/Football, Protective Netting	7,500 SF	8	10262945
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Small	1	13	10262947
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Small	1	13	10262948
G2050	Site Sports Fields & Courts	Good	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Seal & Stripe	18,000 SF	5	10262964
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Medium	1	13	10262963
G2050	Site Sports Fields & Courts	Fair	Playground Surfaces, Engineered Wood Fiber Chips, 6" Depth	1,500 SF	3	10262960
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Small	1	13	10262961
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Baseball, Backstop Chain-Link	1	13	10262956
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Large	1	13	10262954
G2050	Site Sports Fields & Courts	Good	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	18,000 SF	18	10262970

Component Condition Report | Wheaton Woods Elementary School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Player/Dugout Benches, 12' Length	8	8	10262953
G2050	Site Playground Areas	Fair	Play Structure, Multipurpose, Medium	1	13	10262942
G2050	Site Sports Fields & Courts	Fair	Playground Surfaces, Rubber, Poured-in-Place	1,500 SF	13	10262969
Sitework						
G2060	Site General	Good	Retaining Wall, Brick/Stone	8,300 SF	33	10262965
G2060	Site General	Fair	Park Bench, Metal Powder-Coated	7	13	10262951
G2060	Site	Good	Seating Wall, Brick/Stone, 18" Height	80 LF	33	10262962
G2060	Site General	Good	Fences & Gates, Fence, Chain Link 4'	550 LF	33	10262946
G2060	Site	Good	Flagpole, Metal	1	23	10262957
G2060	Site General	Good	Fences & Gates, Fence, Wrought Iron 6'	800 LF	43	10262966
G2060	Site General	Good	Fences & Gates, Fence, Chain Link 6'	700 LF	33	10262943
G2060	Building exterior	Fair	Signage, Property, Building or Pole-Mounted, Replace/Install	22	13	10262959
G2060	Site General	Fair	Bike Rack, Fixed Single Loop	40	13	10262955
G2060	Site	Good	Dumpster Enclosure, Masonry (CMU) Walls, 8' High (per LF)	65 LF	33	10262958
G2060	Site General	Fair	Signage, Property, Pylon Robust/Electronic Programmable	1	13	10262968
G4050	Site Parking Areas	Fair	Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, 150 W, Replace/Install	19	13	10262974

Component Condition Report | Wheaton Woods Elementary School

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Follow-up Studies						
P2030	Elevator	NA	Consultant, Elevator/Conveying, Study, Evaluate/Report	1	1	10297706
Accessibility						
Y1010	Parking lot	NA	ADA Parking, Designated Stall, Pavement Markings only, Install	4	1	10285048
Y1060	Staff Lounge	NA	ADA Kitchen & Laundry Areas, Sink/Counter/Maneuverability, Full Reconfiguration, Renovate	1	1	10285047

Appendix F:

Replacement Reserves

Replacement Reserves Report



4/9/2026

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
D3030	Roof	10263123	Split System Ductless, Single Zone, Condenser & Evaporator, 1.5 to 2 TON, Replace	15	7	8	1	EA	\$4,800.00	\$4,800									\$4,800													\$4,800
D3030	Roof	10263190	Split System Ductless, Single Zone, Condenser & Evaporator, 2.5 to 3 TON, Replace	15	7	8	1	EA	\$6,100.00	\$6,100									\$6,100													\$6,100
D3030	Building interior	10263072	Fan Coil Cassette, Variable Refrigerant Volume (VRV) Interior Unit, 3 to 4 TON, Replace	15	7	8	5	EA	\$4,830.00	\$24,150									\$24,150													\$24,150
D3030	Roof	10262992	Heat Pump, Variable Refrigerant Volume (VRV), 10 TON, Replace	15	7	8	1	EA	\$44,000.00	\$44,000									\$44,000													\$44,000
D3030	276M	10263127	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	125	10263153	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	263M	10263042	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	253M	10262998	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	175M	10263174	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	208M	10263009	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	147	10263084	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	203M	10263185	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	208M	10262975	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	272M	10263086	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	294M	10263027	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	202M	10262999	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	145	10263060	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	275B	10263043	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	153M	10263070	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	163C	10263117	Heat Pump, Water Source, 7.5 TON, Replace	20	7	13	1	EA	\$10,900.00	\$10,900														\$10,900								\$10,900
D3030	157M	10263133	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	272M	10263192	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	192M	10262984	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	216M	10262989	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	147	10263033	Heat Pump, Water Source, 5 TON, Replace	20	7	13	2	EA	\$5,900.00	\$11,800														\$11,800								\$11,800
D3030	137M	10262997	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	125	10263079	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	286M	10263047	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	108	10263149	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	202M	10263066	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	184	10263177	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	137M	10263114	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	276M	10263071	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	188M	10263051	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	175M	10263171	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	294M	10262985	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$5,900
D3030	275B	10263062	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	\$5,900.00	\$5,900														\$5,900								\$

Replacement Reserves Report

4/9/2026

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate	
D8010	Throughout Building	10263104	BAS/HVAC Controls, Basic System or Legacy Upgrades, Upgrade/Install	15	7	8	120	154	SF	\$2.50	\$300,385								\$300,385													\$300,385	
E1030	Commercial Kitchen	10263143	Foodservice Equipment, Convection Oven, Double, Replace	10	7	3	1	EA	\$8,280.00	\$8,280				\$8,280										\$8,280								\$16,560	
E1030	Commercial Kitchen	10263096	Foodservice Equipment, Convection Oven, Single, Replace	10	7	3	1	EA	\$5,600.00	\$5,600				\$5,600										\$5,600								\$11,200	
E1030	Commercial Kitchen	10263083	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels, Replace	15	7	8	1	EA	\$1,700.00	\$1,700									\$1,700													\$1,700	
E1030	Roof	10263186	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer, Replace	15	7	8	1	EA	\$6,300.00	\$6,300									\$6,300													\$6,300	
E1030	Commercial Kitchen	10263098	Foodservice Equipment, Dairy Cooler/Wells, Replace	15	7	8	1	EA	\$3,600.00	\$3,600									\$3,600													\$3,600	
E1030	Commercial Kitchen	10263115	Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	7	8	1	EA	\$4,500.00	\$4,500									\$4,500													\$4,500	
E1030	Commercial Kitchen	10262980	Foodservice Equipment, Refrigerator, 2-Door Reach-In, Replace	15	7	8	1	EA	\$4,600.00	\$4,600									\$4,600													\$4,600	
E1030	Commercial Kitchen	10263014	Foodservice Equipment, Dairy Cooler/Wells, Replace	15	7	8	1	EA	\$3,600.00	\$3,600									\$3,600													\$3,600	
E1030	Commercial Kitchen	10263067	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich, Replace	15	7	8	1	EA	\$4,700.00	\$4,700									\$4,700													\$4,700	
E1030	Commercial Kitchen	10263182	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich, Replace	15	7	8	1	EA	\$4,700.00	\$4,700									\$4,700													\$4,700	
E1030	Roof	10263049	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer, Replace	15	7	8	1	EA	\$6,300.00	\$6,300									\$6,300													\$6,300	
E1030	122E Trash	10263121	Foodservice Equipment, Trash Compactor, 600 LB, Replace	20	7	13	1	EA	\$13,000.00	\$13,000														\$13,000								\$13,000	
E1030	Commercial Kitchen	10263118	Foodservice Equipment, Walk-In, Refrigerator, Replace	20	7	13	1	EA	\$15,000.00	\$15,000														\$15,000								\$15,000	
E1030	Commercial Kitchen	10263068	Foodservice Equipment, Walk-In, Freezer, Replace	20	2	18	1	EA	\$25,000.00	\$25,000																		\$25,000				\$25,000	
E1040	Throughout Building	10263144	Healthcare Equipment, Defibrillator (AED), Cabinet-Mounted, Replace	10	7	3	8	EA	\$1,500.00	\$12,000				\$12,000										\$12,000								\$24,000	
E1070	Auditorium	10262976	Theater & Stage Equipment, Flameproof Curtain, Medium Weight Velour, Replace	15	7	8	3000	SF	\$13.00	\$39,000									\$39,000													\$39,000	
E2010	Classrooms General	10263058	Window Treatments, Operable Blinds, Fire-Resistant	20	7	13	4300	SF	\$5.42	\$23,306														\$23,306								\$23,306	
E2010	Library	10262988	Library Shelving, Single-Faced, up to 90" Height, Replace	20	7	13	200	LF	\$330.00	\$66,000														\$66,000								\$66,000	
E2010	Classrooms General	10263125	Casework, Cabinetry, Standard, Replace	20	7	13	2100	LF	\$300.00	\$630,000														\$630,000								\$630,000	
E2010	Library	10263061	Casework, Cabinetry, Standard, Replace	20	7	13	120	LF	\$300.00	\$36,000														\$36,000								\$36,000	
E2010	Library	10262979	Library Shelving, Double-Faced, up to 90" Height, Replace	20	7	13	80	LF	\$480.00	\$38,400														\$38,400								\$38,400	
Totals, Unescalated											\$0	\$0	\$0	\$672,020	\$0	\$0	\$0	\$0	\$1,352,223	\$0	\$0	\$0	\$72,000	\$0	\$5,109,385	\$0	\$0	\$0	\$0	\$792,465	\$0	\$0	\$7,998,093
Totals, Escalated (3.0% inflation, compounded annually)											\$0	\$0	\$0	\$734,335	\$0	\$0	\$0	\$0	\$1,712,956	\$0	\$0	\$0	\$99,665	\$0	\$7,503,304	\$0	\$0	\$0	\$0	\$1,349,118	\$0	\$0	\$11,399,378

Wheaton Woods Elementary School / Site

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
G2020	Site Parking Areas	10262967	Parking Lots, Pavement, Asphalt, Seal & Stripe	5	0	5	55000	SF	\$0.45	\$24,750						\$24,750				\$24,750					\$24,750					\$24,750		\$99,000
G2020	Site Parking Areas	10262952	Parking Lots, Pavement, Asphalt, Mill & Overlay	25	7	18	55000	SF	\$3.50	\$192,500																		\$192,500				\$192,500
G2050	Site Sports Fields & Courts	10262964	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Seal & Stripe	5	0	5	18000	SF	\$0.45	\$8,100				\$8,100						\$8,100					\$8,100					\$8,100		\$32,400
G2050	Site Sports Fields & Courts	10262945	Sports Apparatus, Baseball/Football, Protective Netting, Replace	15	7	8	7500	SF	\$4.00	\$30,000								\$30,000														\$30,000
G2050	Site Sports Fields & Courts	10262953	Sports Apparatus, Player/Dugout Benches, 12' Length, Replace	15	7	8	8	EA	\$450.00	\$3,600								\$3,600														\$3,600
G2050	Site Sports Fields & Courts	10262956	Sports Apparatus, Baseball, Backstop Chain-Link, Replace	20	7	13	1	EA	\$5,000.00	\$5,000													\$5,000									\$5,000
G2050	Site Sports Fields & Courts	10262973	Sports Apparatus, Basketball, Backboard w/ Pole, Replace	25	7	18	4	EA	\$4,750.00	\$19,000																		\$19,000				\$19,000
G2050	Site Sports Fields & Courts	10262970	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	25	7	18	18000	SF	\$3.50	\$63,000																		\$63,000				\$63,000
G2050	Site Sports Fields & Courts	10262960	Playground Surfaces, Engineered Wood Fiber Chips, 6" Depth, Replace	5	2	3	1500	SF	\$2.00	\$3,000				\$3,000				\$3,000					\$3,000					\$3,000				\$12,000
G2050	Site Playground Areas	10262947	Play Structure, Multipurpose, Small, Replace	20	7	13	1	EA	\$10,000.00	\$10,000													\$10,000									\$10,000
G2050	Site Playground Areas	10262948	Play Structure, Multipurpose, Small, Replace	20	7	13	1	EA	\$10,000.00	\$10,000													\$10,000									\$10,000
G2050	Site Playground Areas	10262963	Play Structure, Multipurpose, Medium, Replace	20	7	13	1	EA	\$20,000.00	\$20,000													\$20,000									\$20,000
G2050	Site Playground Areas	10262961	Play Structure, Multipurpose, Small, Replace	20	7	13	1	EA	\$10,000.00	\$10,000													\$10,000									\$10,000
G2050	Site Playground Areas	10262954	Play Structure, Multipurpose, Large, Replace	20																												

* Markup has been included in unit costs.

Appendix G:

Equipment Inventory List

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D10 Conveying													
1	10263107	D1010	Passenger Elevator	Overhead Traction, 2-5 Floors, 2000 to 5000 LB	3500 LB	Wheaton Woods Elementary School / Main Building	241	ThyssenKrupp	MT7335	NA	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D20 Plumbing													
1	10263168	D2010	Water Heater	Gas, Commercial (200 MBH), 100 to 199 GAL	130 GAL	Wheaton Woods Elementary School / Main Building	003M	Conquest	70L130AGCML	F003331	2017		
2	10263092	D2010	Backflow Preventer	Domestic Water, 2 IN	1.25 IN	Wheaton Woods Elementary School / Main Building	003M	Watts	LF009M2QT	14279	2017		
3	10263102	D2030	Pump	Sump, 20 HP	No dataplate	Wheaton Woods Elementary School / Main Building	003M	No dataplate	No dataplate	No dataplate	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D30 HVAC													
1	10262987	D3020	Unit Heater	Electric, 1 to 5 KW	3.3 KW	Wheaton Woods Elementary School / Main Building	Storage 15	TPI Corporation	P3P5107CA1N	NA	2017		
2	10263054	D3020	Unit Heater [EUH2]	Electric, 11 to 20 KW	15 KW	Wheaton Woods Elementary School / Main Building	003M	TPI Corporation	P3P5115CA1N	NA	2017		
3	10263113	D3020	Unit Heater [EUH3]	Electric, 6 to 10 KW	7.5 KW	Wheaton Woods Elementary School / Main Building	122E Trash	TPI Corporation	P3P5107CA1N	NA	2017		
4	10263078	D3020	Unit Heater [EUH4]	Electric, 1 to 5 KW	3.3 KW	Wheaton Woods Elementary School / Main Building	122D Sprinkler	TPI Corporation	P3P5103CA1N	NA	2017		
5	10263085	D3020	Boiler Supplemental Components	Expansion Tank, 401 to 800 GAL	528 GAL	Wheaton Woods Elementary School / Main Building	003M	Wessels	NLA2000	CRNK577850	2017		
6	10263072	D3030	Fan Coil Cassette	Variable Refrigerant Volume (VRV) Interior Unit, 3 to 4 TON	No dataplate	Wheaton Woods Elementary School / Main Building	Building interior	Daikin	No dataplate	No dataplate	2017		5
7	10262992	D3030	Heat Pump [CU1A]	Variable Refrigerant Volume (VRV), 10 TON	6 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	REYQ72TYDN	1606194277	2017		
8	10263048	D3030	Heat Pump [GSHP1]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	003M	Daikin	WGSV012B1JGLLT5	E026156400100	2017		
9	10263140	D3030	Heat Pump [GSHP10]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	184	Daikin	WGTV026B1JGLLT4	E026156403600	2017		
10	10263171	D3030	Heat Pump [GSHP11]	Water Source, 5 TON	2.5 TON	Wheaton Woods Elementary School / Main Building	175M	Square D	WGTV032B1JGLRT4	E026156400500	2017		
11	10263174	D3030	Heat Pump [GSHP12]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	175M	Daikin	WGTV026B1JGLLT4	E026156403700	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10263001	D3030	Heat Pump [GSHP13]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	176M	Daikin	WGTV026B1JGLLT4	E026156403800	2017		
13	10263191	D3030	Heat Pump [GSHP14]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	176M	Daikin	WGTV026B1JGLRT4	E026156403900	2017		
14	10263126	D3030	Heat Pump [GSHP15]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	170M	Daikin	WGTV026B1JGLLT4	E026156404000	2017		
15	10263188	D3030	Heat Pump [GSHP16]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	163C	Daikin	WGSV015B1JGLLT4	E026156400600	2017		
16	10263117	D3030	Heat Pump [GSHP17]	Water Source, 7.5 TON	6 TON	Wheaton Woods Elementary School / Main Building	163C	Daikin	WGTV072B1KGLRT4	E026156400800	2017		
17	10263133	D3030	Heat Pump [GSHP18]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	157M	Daikin	WGTV026B1JGLRT4	E026156404100	2017		
18	10263103	D3030	Heat Pump [GSHP19]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	157M	Daikin	WGTV026B1JGLLT4	E026156404200	2017		
19	10263076	D3030	Heat Pump [GSHP2]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	216M	Daikin	WGTV026B1JGLRT4	E026156406300	2017		
20	10263116	D3030	Heat Pump [GSHP20]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	153M	Daikin	WGTV026B1JGLLT4	E026156404400	2017		
21	10263070	D3030	Heat Pump [GSHP21]	Water Source, 5 TON	2 ton	Wheaton Woods Elementary School / Main Building	153M	Daikin	WGTV026B1JGLRT4	E026156404300	2017		
22	10263081	D3030	Heat Pump [GSHP22]	Water Source, 7.5 TON	6 TON	Wheaton Woods Elementary School / Main Building	147	Daikin	WGTV072B1KGLLT4	E026156402800	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10263033	D3030	Heat Pump [GSHP23]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	147	Daikin	WGTV026B1JGLLT4	E026156401600	2017		2
24	10263084	D3030	Heat Pump [GSHP24]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	147	Daikin	WGSV012B1JGLRT5	E026156401900	2017		
25	10263060	D3030	Heat Pump [GSHP25]	Water Source, 5 TON	3.5 TON	Wheaton Woods Elementary School / Main Building	145	Daikin	WGTV044B1KGLLT4	E026156400400	2017		
26	10263112	D3030	Heat Pump [GSHP26]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	137M	Daikin	WGSV012B1JGLLT5	E026156402000	2017		
27	10262997	D3030	Heat Pump [GSHP28]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	137M	Daikin	WGSV012B1JGLLT5	E026156402200	2017		
28	10263114	D3030	Heat Pump [GSHP28]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	137M	Daikin	WGSV012B1JGLLT5	E026156402200	2017		
29	10263153	D3030	Heat Pump [GSHP29]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	125	Daikin	WGSV012B1JGLRT5	E026156402100	2017		
30	10263039	D3030	Heat Pump [GSHP3]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	298M	Daikin	WGTV026B1JGLLT4	E026156403100	2017		
31	10263079	D3030	Heat Pump [GSHP30]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	125	Daikin	WGTV026B1JGLLT4	E026156404500	2017		
32	10263172	D3030	Heat Pump [GSHP32]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	119	Daikin	WGTV026B1JGLRT4	E026156404600	2017		
33	10263040	D3030	Heat Pump [GSHP33]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	119	Daikin	WGTV026B1JGLLT4	E026156404700	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
34	10263069	D3030	Heat Pump [GSHP34]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	108	Daikin	WGSV015B1JGLRT4	E026156402300	2017		
35	10263149	D3030	Heat Pump [GSHP35]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	108	Daikin	WGSV019B1JGLLT4	E026156401000	2017		
36	10262985	D3030	Heat Pump [GSHP36]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	294M	Daikin	WGTV026B1JGLLT4	E026156404800	2017		
37	10263027	D3030	Heat Pump [GSHP-37]	Water Source, 5 TON	No dataplate	Wheaton Woods Elementary School / Main Building	294M	Daikin	No dataplate	No dataplate	2017		
38	10263173	D3030	Heat Pump [GSHP38]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	290M	Daikin	WGTV026B1JGLRT4	E026156405100	2017		
39	10262981	D3030	Heat Pump [GSHP39]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	290M	Daikin	WGTV026B1JGLLT4	E026156405000	2017		
40	10263013	D3030	Heat Pump [GSHP4]	Water Source, 5 TON	4 ton	Wheaton Woods Elementary School / Main Building	194M	Daikin	WGTV049B1KGLRT4	E026156400300	2017		
41	10263047	D3030	Heat Pump [GSHP40]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	286M	Daikin	WGTV026B1JGLLT4	E026156405200	2017		
42	10263050	D3030	Heat Pump [GSHP41]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	286M	Daikin	WGTV026B1JGLRT4	E026156405300	2017		
43	10263089	D3030	Heat Pump [GSHP43]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	277M	Daikin	WGTV026B1JGLRT4	E026156405400	2017		
44	10263005	D3030	Heat Pump [GSHP44]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	277M	Daikin	WGTV026B1JGLLT4	E026156405500	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
45	10263127	D3030	Heat Pump [GSHP45]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	276M	Daikin	WGTV026B1JGLRT4	E026156405700	2017		
46	10263071	D3030	Heat Pump [GSHP46]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	276M	Daikin	WGTV026B1JGLLT4	E026156405600	2017		
47	10263192	D3030	Heat Pump [GSHP47]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	272M	Daikin	WGTV026B1JGLLT4	E026156405800	2017		
48	10263086	D3030	Heat Pump [GSHP48]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	272M	Daikin	WGTV026B1JGLRT4	E026156405900	2017		
49	10263043	D3030	Heat Pump [GSHP49]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	275B	Daikin	WGSV015B1JGLLT4	E026156402400	2017		
50	10262984	D3030	Heat Pump [GSHP5]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	192M	Daikin	WGTV026B1JGLLT4	E026156403200	2017		
51	10263062	D3030	Heat Pump [GSHP50]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	275B	Daikin	WGSV015B1JGLLT4	E026156401700	2017		
52	10263056	D3030	Heat Pump [GSHP52]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	263M	Daikin	WGSV015B1JGLRT4	E026156402500	2017		
53	10263042	D3030	Heat Pump [GSHP53]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	263M	Daikin	WGSV015B1JGLRT4	E026156402600	2017		
54	10263145	D3030	Heat Pump [GSHP55]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	257M	Daikin	WGTV026B1JGLRT4	E026156407000	2017		
55	10263158	D3030	Heat Pump [GSHP56]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	257M	Daikin	WGTV026B1JGLLT4	E026156407100	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
56	10262998	D3030	Heat Pump [GSHP57]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	253M	Daikin	WGTV026B1JGLRT4	E026156407200	2017		
57	10263099	D3030	Heat Pump [GSHP58]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	253M	Daikin	WGTV026B1JGLLT4	E026156407300	2017		
58	10263135	D3030	Heat Pump [GSHP59]	Water Source, 5 TON	5.5 TON	Wheaton Woods Elementary School / Main Building	298M	Daikin	WGTV064B1KGLRT4	E026156401400	2017		
59	10263159	D3030	Heat Pump [GSHP6]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	192M	Daikin	WGTV026B1JGLRT4	E026156403300	2017		
60	10263139	D3030	Heat Pump [GSHP61]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	237M	Daikin	WGTV026B1JGLRT4	E026156406000	2017		
61	10263021	D3030	Heat Pump [GSHP62]	Water Source, 5 TON	No dataplate	Wheaton Woods Elementary School / Main Building	237M		No dataplate	No dataplate	2017		
62	10262989	D3030	Heat Pump [GSHP65]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	216M	Daikin	WGTV026B1JGLLT4	E026156400200	2017		
63	10263065	D3030	Heat Pump [GSHP66]	Water Source, 5 TON	3.5 TON	Wheaton Woods Elementary School / Main Building	220M	Daikin	WGTV044B1KGLLT4	E026156402900	2017		
64	10262994	D3030	Heat Pump [GSHP67]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	207M	Daikin	WGTV026B1JGLRT4	E026156406400	2017		
65	10263009	D3030	Heat Pump [GSHP68]	Water Source, 5 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	208M	Daikin	WGSV019B1JGLLT4	E026156403000	2017		
66	10262975	D3030	Heat Pump [GSHP69]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	208M	Daikin	WGTV026B1JGLRT4	E026156406500	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
67	10263051	D3030	Heat Pump [GSHP7]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	188M	Daikin	WGTV026B1JGLLT4	E026156403400	2017		
68	10263031	D3030	Heat Pump [GSHP70]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	203M	Daikin	WGTV026B1JGLRT4	E026156406600	2017		
69	10263185	D3030	Heat Pump [GSHP71]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	203M	Daikin	WGTV026B1JGLLT4	E026156406700	2017		
70	10262999	D3030	Heat Pump [GSHP72]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	202M	Daikin	WGTV026B1JGLLT4	E026156406800	2017		
71	10263066	D3030	Heat Pump [GSHP73]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	202M	Daikin	WGTV026B1JGLRT4	E026156406900	2017		
72	10263176	D3030	Heat Pump [GSHP8]	Water Source, 5 TON	2 TON	Wheaton Woods Elementary School / Main Building	188M	Daikin	WGTV026B1JGLRT4	E026156403500	2017		
73	10263177	D3030	Heat Pump [GSHP9]	Water Source, 5 TON	1 TON	Wheaton Woods Elementary School / Main Building	184	Daikin	WGSV012B1JGLRT5	E026156401800	2017		
74	10263093	D3030	Split System Ductless	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002049	2017		
75	10262993	D3030	Split System Ductless	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002026	2017		
76	10263190	D3030	Split System Ductless [ACCU1]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RXS36LVJU	E010062	2017		
77	10262990	D3030	Split System Ductless [ACCU11]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002037	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
78	10263017	D3030	Split System Ductless [ACCU12]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	2 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR24PVJU	A001422	2017		
79	10263141	D3030	Split System Ductless [ACCU13]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZQ18PVJU9	A006391	2017		
80	10263123	D3030	Split System Ductless [ACCU14]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002357	2017		
81	10263181	D3030	Split System Ductless [ACCU15]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZQ18PVJU9	A006394	2017		
82	10263106	D3030	Split System Ductless [ACCU2]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RXS36LVJU	E010168	2017		
83	10263154	D3030	Split System Ductless [ACCU3]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RKS36LVJU	E007577	2017		
84	10263142	D3030	Split System Ductless [ACCU4]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002045	2017		
85	10263187	D3030	Split System Ductless [ACCU5]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RX36LVJU	E010166	2017		
86	10263180	D3030	Split System Ductless [ACCU6]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJU	A002027	2017		
87	10263041	D3030	Split System Ductless [ACCU7]	Single Zone, Condenser & Evaporator, 1.5 to 2 TON	1.5 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RZR18PVJUA	A002048	2017		
88	10263080	D3030	Split System Ductless [ACCU8]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RKS36LVJU	E007587	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
89	10263094	D3030	Split System Ductless [CU2A]	Single Zone, Condenser & Evaporator, 2.5 to 3 TON	4 TON	Wheaton Woods Elementary School / Main Building	Roof	Daikin	RXTQ48TAVJU	F001190	2017		
90	10263046	D3050	Pump [P1]	Distribution, HVAC Heating Water, 26 to 50 HP	50 HP	Wheaton Woods Elementary School / Main Building	003M	Armstrong Air	Inaccessible	Inaccessible	2017		
91	10263165	D3050	Pump [P2]	Distribution, HVAC Heating Water, 26 to 50 HP	50 HP	Wheaton Woods Elementary School / Main Building	003M	Armstrong Air	Inaccessible	Inaccessible	2017		
92	10262983	D3050	Air Handler [DOAS1]	Exterior AHU, Packaged, 8001 to 10000 CFM	9000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE05EWDHRWM30SS	2716010217	2017		
93	10263073	D3050	Air Handler [DOAS2]	Exterior AHU, Packaged, 6001 to 8000 CFM	8000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE02EWDHRWM12SS	2716020117	2017		
94	10263059	D3050	Air Handler [DOAS3]	Exterior AHU, Packaged, 8001 to 10000 CFM	9000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE02EWOHRWM15SS	2716030117	2017		
95	10263100	D3050	Air Handler [DOAS4]	Exterior AHU, Packaged, 8001 to 10000 CFM	9600CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE07EWDHRWM30SS	2716040217	2017		
96	10263109	D3050	Air Handler [DOAS5]	Exterior AHU, Packaged, 8001 to 10000 CFM	9000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE09EWDHRWM46SS	2716050217	2017		
97	10263148	D3050	Air Handler [RTU1]	Exterior AHU, Packaged, 8001 to 10000 CFM	9600 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE02EWDHRWM12SS	2716060217	2017		
98	10263063	D3050	Air Handler [RTU2]	Exterior AHU, Packaged, 6001 to 8000 CFM	7000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE07EWDHRWM30SS	2716070217	2017		
99	10263111	D3050	Air Handler [RTU3]	Exterior AHU, 6001 to 8000 CFM	7000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	AHUE07HG	2716080217	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
100	10263004	D3050	Air Handler [RTU4]	Exterior AHU, Packaged, 6001 to 8000 CFM	7000 CFM	Wheaton Woods Elementary School / Main Building	Roof	AnnexAir	ERPE02EWDHRWM12SS	2716090217	2017		
101	10262982	D3050		RTU, Pad or Roof-Mounted, 3 TON	3 TON	Wheaton Woods Elementary School / Main Building	Roof	AAON	RQ-003-3-V-EA09-319	2017Q2AYGC19636	2017		
102	10263170	D3060	Exhaust Fan [EF2]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	8200 CFM	Wheaton Woods Elementary School / Main Building	Roof	Loren Cook	300ACE300C9B	105SG653632301	2017		
103	10263057	D3060		Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	450 CFM	Wheaton Woods Elementary School / Main Building	Roof	Loren Cook	90ACEH90C17DHEC	105SG653633601	2017		
104	10263151	D3060	Exhaust Fan [EF5]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	125 CFM	Wheaton Woods Elementary School / Main Building	Roof	Loren Cook	90ACEH90C17DHEC	105SG653636401	2017		
105	10262986	D3060		Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	1500 CFM	Wheaton Woods Elementary School / Main Building	Roof	Loren Cook	135VCR135V17DVF	105SG653637601	2017		
106	10263090	D3060	Exhaust Fan [EF8]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	125 CFM	Wheaton Woods Elementary School / Main Building	Roof	Loren Cook	90ACEH90C17DHEC	105SG653639001	2017		
107	10263024	D3060		Air Curtain, 5' Wide Non-Heated		Wheaton Woods Elementary School / Main Building	Commercial kitchen	Mars Air Systems	LPN2361UAOB	1012864	2017		
108	10262996	D3060	Supplemental Components	Air Curtain, 5' Wide Non-Heated		Wheaton Woods Elementary School / Main Building	Commercial kitchen	Mars Air Systems	LPN2361UAOB	1012863	2017		
109	10263147	D3060		Air Curtain, 5' Wide Heated		Wheaton Woods Elementary School / Main Building	Commercial kitchen	Mars Air Systems	No dataplate	No dataplate	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D40 Fire Protection													
1	10263006	D4010	Backflow Preventer	Fire Suppression, 4 IN	4 IN	Wheaton Woods Elementary School / Main Building	122D Sprinkler	Wilkins	350	J53466	2017		
2	10263002	D4010	Backflow Preventer	Fire Suppression, 6 IN	6 IN	Wheaton Woods Elementary School / Main Building	122D Sprinkler	Wilkins	350	J53751	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D50 Electrical													
1	10263160	D5010	Generator	Gas or Gasoline, 190 to 250 KW	350 KW	Wheaton Woods Elementary School / Main Building	Electrical Room	Generac	SG350	3001610080	2017		
2	10263124	D5010	Automatic Transfer Switch [ATS1]	ATS, 100 AMP	70 AMP	Wheaton Woods Elementary School / Main Building	131EER	Asco	D03ATSB30070NGXC	1424558RE	2017		
3	10263137	D5010	Automatic Transfer Switch [ATS2]	ATS, 600 AMP	600 AMP	Wheaton Woods Elementary School / Main Building	131EER	Asco	H03ATSB30600NGXC	1424559RE	2017		
4	10263012	D5020	Secondary Transformer	Dry, Stepdown, 112.5 KVA	112.5 KVA	Wheaton Woods Elementary School / Main Building	133	Square D	EX112T3H	2022217198A	2017		
5	10263003	D5020	Secondary Transformer	Dry, Stepdown, 112.5 KVA	112.5 KVA	Wheaton Woods Elementary School / Main Building	133	Square D	EX112T3H	2022217151A	2017		
6	10263087	D5020	Secondary Transformer	Dry, Stepdown, 15 KVA	15 KVA	Wheaton Woods Elementary School / Main Building	116E	Square D	EX15T3HNLP	1011617229	2017		
7	10263179	D5020	Secondary Transformer	Dry, Stepdown, 30 KVA	30 KVA	Wheaton Woods Elementary School / Main Building	133	Square D	EX30T3HNLP	1020817006	2017		
8	10263023	D5020	Secondary Transformer	Dry, Stepdown, 30 KVA	30 KVA	Wheaton Woods Elementary School / Main Building	163A	Square D	EX30T3HNLP	1020717276	2017		
9	10263052	D5020	Secondary Transformer	Dry, Stepdown, 30 KVA	30 KVA	Wheaton Woods Elementary School / Main Building	214C	Square D	EX30T3HNLP	1022117212	2017		
10	10263000	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Wheaton Woods Elementary School / Main Building	214C	Square D	EX45T3HNLP	1021517258	2017		
11	10263091	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Wheaton Woods Elementary School / Main Building	163A	Square D	EX45T3H	1022317246	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10263095	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Wheaton Woods Elementary School / Main Building	131EER	Square D	Inaccessible	Inaccessible	2017		
13	10263007	D5020	Secondary Transformer	Dry, Stepdown, 75 KVA	75 KVA	Wheaton Woods Elementary School / Main Building	131EER	Square D	Inaccessible	Inaccessible	2017		
14	10263019	D5020	Secondary Transformer	Dry, Stepdown, 75 KVA	75 KVA	Wheaton Woods Elementary School / Main Building	214C	Square D	EX75T3H	1022217215	2017		
15	10263128	D5020	Switchboard	277/480 V, 2000 AMP	2000 AMP	Wheaton Woods Elementary School / Main Building	133	Square D	37626416001	A79633047	2017		
16	10263044	D5020	Distribution Panel	120/208 V, 400 AMP	400 AMP	Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Square D	45376264160110001	NA	2017		
17	10263131	D5020	Distribution Panel	120/208 V, 400 AMP	400 AMP	Wheaton Woods Elementary School / Main Building	133	Square D	45376264160160001	NA	2017		
18	10263020	D5020	Distribution Panel	277/480 V, 400 AMP	400 AMP	Wheaton Woods Elementary School / Main Building	133	Square D	45376264160130001	NA	2017		
19	10263026	D5020	Distribution Panel	277/480 V, 400 AMP	400 AMP	Wheaton Woods Elementary School / Main Building	214C	Square D	45376264160380001	NA	2017		
20	10263018	D5020	Distribution Panel	277/480 V, 600 AMP	600 AMP	Wheaton Woods Elementary School / Main Building	131EER	Square D	12376264160280001	NA	2017		
21	10263075	D5020	Distribution Panel	277/480 V, 600 AMP	600 AMP	Wheaton Woods Elementary School / Main Building	133	Square D	4437626416010001	NA	2017		
22	10263064	D5020	Distribution Panel	277/480 V, 600 AMP	600 AMP	Wheaton Woods Elementary School / Main Building	131EER	Square D	123762641611001	NA	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10263189	D5020	Distribution Panel	277/480 V, 800 AMP	800 AMP	Wheaton Woods Elementary School / Main Building	133	Square D	44376264160420001	NA	2017		
24	10263169	D5030	Variable Frequency Drive [VFD1]	VFD, by HP of Motor, 50 HP	50 HP	Wheaton Woods Elementary School / Main Building	003M	ABB	NA	2164602659	2017		
25	10263035	D5030	Variable Frequency Drive [VFD2]	VFD, by HP of Motor, 50 HP	50 HP	Wheaton Woods Elementary School / Main Building	003M	ABB	NA	2164602621	2017		
26	10263074	D5040	High Intensity Discharge (HID) Fixtures	Metal Halide, Gymnasium Lighting, 400 W		Wheaton Woods Elementary School / Main Building	Gymnasium				2017		10

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D70 Electronic Safety & Security													
1	10263097	D7050	Fire Alarm Panel	Fully Addressable		Wheaton Woods Elementary School / Main Building	Main Electrical Room	Edwards Systems Technology	EST3	No dataplate	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
E10 Equipment													
1	10263143	E1030	Foodservice Equipment	Convection Oven, Double		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Blodgett	ZEPHAIRE200E	051817CP077S	2017		
2	10263096	E1030	Foodservice Equipment	Convection Oven, Single		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Rational	SCCWE61	NA	2017		
3	10263098	E1030	Foodservice Equipment	Dairy Cooler/Wells		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Beverage-Air	STF58Y1S	12107475	2017		
4	10263014	E1030	Foodservice Equipment	Dairy Cooler/Wells		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Delfield	TG1826H	1610150002757	2017		
5	10263115	E1030	Foodservice Equipment	Exhaust Hood, 8 to 10 LF		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	CaptiveAire	6630VHB	2498750	2017		
6	10263083	E1030	Foodservice Equipment	Food Warmer, Proofing Cabinet on Wheels		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Metro	C5	No dataplate	2017		
7	10263067	E1030	Foodservice Equipment	Prep Table Refrigerated, Salad/Sandwich		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Delfield	KCFT36NU	161015002756	2017		
8	10263182	E1030	Foodservice Equipment	Prep Table Refrigerated, Salad/Sandwich		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Delfield	N8643UM	1610150002755	2017		
9	10262980	E1030	Foodservice Equipment	Refrigerator, 2-Door Reach-In		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Continental	DL1RSSHD	156A8374	2017		
10	10263120	E1030	Foodservice Equipment	Sink, 3-Bowl		Wheaton Woods Elementary School / Main Building	Commercial Kitchen				2017		
11	10263121	E1030	Foodservice Equipment	Trash Compactor, 600 LB		Wheaton Woods Elementary School / Main Building	122E Trash	INTL. DYNETICS	10T	9616I0817	2017		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10263186	E1030	Foodservice Equipment	Walk-In, Condenser for Refrigerator/Freezer		Wheaton Woods Elementary School / Main Building	Roof	Bohn	BHS015X6C	T17C12940	2017		
13	10263049	E1030	Foodservice Equipment	Walk-In, Condenser for Refrigerator/Freezer		Wheaton Woods Elementary School / Main Building	Roof	Bohn	BZS035L6C	T17C13587	2017		
14	10263068	E1030	Foodservice Equipment	Walk-In, Freezer		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Bally	3480753WA	DX160265002	2022		
15	10263118	E1030	Foodservice Equipment	Walk-In, Refrigerator		Wheaton Woods Elementary School / Main Building	Commercial Kitchen	Bally	348075	dx160265001	2017		
16	10263144	E1040	Healthcare Equipment	Defibrillator (AED), Cabinet-Mounted		Wheaton Woods Elementary School / Main Building	Throughout Building				2017		8