



**BUREAU
VERITAS**

FACILITY CONDITION ASSESSMENT

prepared for

Montgomery County Public Schools

45 West Gude Drive, Suite 4000

Rockville, MD 20850



Roberto W. Clemente Middle School
18808 Waring Station Road
Germantown, MD 20874

PREPARED BY:

Bureau Veritas

6021 University Boulevard, Suite 200

Ellicott City, MD 21043

800.733.0660

www.bvna.com

BV CONTACT:

Bill Champion

Senior Program Manager

443.622.5067

Bill.Champion@bureauveritas.com

BV PROJECT #:

172559.25R000-143.354

DATE OF REPORT:

May 11, 2026

ON SITE DATE:

February 9, 2026

Bureau Veritas

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1. Executive Summary

Property Overview and Assessment Details

General Information	
Property Type	Middle school campus
Number of Buildings	1
Main Address	18808 Waring Station Road, Germantown, MD 20874
Site Developed	1992
Outside Occupants / Leased Spaces	None
Date(s) of Visit	February 9, 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)	Jaqueline Mejia
Assessment & Report Prepared By	Jake Stauffer
Reviewed By	Daniel White, Technical Report Reviewer for, Bill Champion Program Manager 443.622.5067 Bill.Champion@bureauveritas.com
AssetCalc Link	Full dataset for this assessment can be found at: https://www.assetcalc.net/

Campus Findings and Deficiencies

Historical Summary

Roberto W. Clemente Middle School, originally constructed in 1992, consists of one permanent main building on its campus. The campus received a roof replacement in 2016, ADA restrooms at the special education classrooms 2021, and chiller upgrades in 2008.

Architectural

The main building structure is masonry framed and feature brick veneer and stucco exteriors with a built-up roofing system. Porticos are present at the main and secondary entrances and feature asphalt shingle roofing systems. Skylights are present at multiple locations to provide natural light to the common areas. The main building sits on a concrete slab foundation. Floor cracks and settlement issues were observed at the main entrance, cafeteria restroom, and room 235. An engineering study is recommended to verify the extent of the damage. Moisture intrusion was reported and observed at the exterior windows. 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 two water-cooled chillers and two gas fired boilers with air handling units and cooling towers. Supplemental heating and cooling are provided by rooftop package units. Additionally, unit heaters and split system heat pumps units were observed in several areas throughout the campus and roof level for supplemental heating and cooling. Most of the heating and cooling system was observed to be in poor condition or very near and will require replacement in the short to near term. Exhaust ventilation is provided by roof mounted exhaust fans and will require replacement in the short term.

Domestic hot water is provided by gas-fired water heaters located in the mechanical room. The plumbing fixtures were observed to be in fair condition with restroom fixtures believed to be original to the building's construction. Restrooms were recently added to the special education section of the building.

The electrical system is composed of main switchboards, panel boards, and transformers and will require replacement in the study period. The lighting system currently utilizes linear fluorescent fixtures and LED.

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 fair condition and will require renovation. The commercial kitchen equipment is generally in good to fair condition with some of the equipment replaced in recent years. The limited access and security equipment was observed to be aged and will require replacement. Typical lifecycle replacements and ongoing maintenance of the MEPF equipment are budgeted and anticipated.

Site

The site parking lot and driveway asphalt pavement are currently in fair condition. Seal and striping are anticipated within the study period. The schools' sports fields, and courts and their components are in fair condition. Site drainage was observed and reported to be in poor condition with moisture intrusion at the buildings lower level. An engineering study is recommended to verify the extent of the issue. Overall, the site features good landscaping. Concrete pedestrian walkways and site stairs were observed to be deteriorated. Repairs are recommended.

Recommended Additional Studies

See the Systems Summary tables in the latter sections of this report for recommended additional studies associated with accessibility, moisture intrusion, and site drainage.

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 0.595368.

Immediate Needs

There are no immediate needs to report.

Key Findings



Exterior Walls in Poor condition.

Stucco
Main Building Roberto W. Clemente Middle School Building Exterior

Uniformat Code: B2010
Recommendation: **Prep & Fog Coat or Paint in 2027**

Priority Score: **89.7**

Plan Type:
Performance/Integrity

Cost Estimate: \$15,300

\$\$\$\$

Stucco material was observed to be weather damaged. - AssetCALC ID: 10322283



Glazing in Poor condition.

any type by SF
Main Building Roberto W. Clemente Middle School Building Exterior

Uniformat Code: B2020
Recommendation: **Replace in 2027**

Priority Score: **87.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$297,000

\$\$\$\$

Original exterior windows are age deteriorated with evidence of moisture intrusion. - AssetCALC ID: 10322269



Site Stairs & Ramps in Poor condition.

Steps, Concrete (per LF of nosing)
Site Roberto W. Clemente Middle School Site

Uniformat Code: G2030
Recommendation: **Repair in 2026**

Priority Score: **85.9**

Plan Type:
Performance/Integrity

Cost Estimate: \$10,000

\$\$\$\$

Site stairs were observed to be deteriorated which could create tripping hazards. - AssetCALC ID: 10322474



Pump in Poor condition.

Distribution, HVAC Heating Water, 11 to 15 HP
Main Building Roberto W. Clemente Middle School Boiler Room 247

Uniformat Code: D3050
Recommendation: **Replace in 2027**

Priority Score: **85.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$7,600

\$\$\$\$

Heating hot water pump is corroded and deteriorated. - AssetCALC ID: 10322233



Sidewalk in Poor condition.

Concrete, Large Areas
 Site Roberto W. Clemente Middle School Site Areas

Uniformat Code: G2030
 Recommendation: **Replace in 2027**

Priority Score: **85.8**

Plan Type:
 Performance/Integrity

Cost Estimate: \$33,400

\$\$\$\$

Sidewalks at the parking areas and school perimeter were observed to be deteriorated. - AssetCALC ID: 10322462



Pump in Poor condition.

Distribution, HVAC Heating Water, 11 to 15 HP
 Main Building Roberto W. Clemente Middle School Boiler Room 247

Uniformat Code: D3050
 Recommendation: **Replace in 2027**

Priority Score: **85.8**

Plan Type:
 Performance/Integrity

Cost Estimate: \$7,600

\$\$\$\$

Heating hot water pump is corroded and deteriorated. - AssetCALC ID: 10322392



Plumbing System in Poor condition.

Supply & Sanitary, Low Density (excludes fixtures)
 Main Building Roberto W. Clemente Middle School Throughout Building

Uniformat Code: D2010
 Recommendation: **Replace in 2027**

Priority Score: **84.8**

Plan Type:
 Performance/Integrity

Cost Estimate: \$185,300

\$\$\$\$

The plumbing sanitary system emits odors at floor drains and staff reported problems with frequent clogged drains and backups. - AssetCALC ID: 10322433



**Recommended Follow-up Study:
Structural, Superstructure**

Structural, Superstructure
Main Building Roberto W. Clemente Middle School Main Entry/Cafeteria Restroom/Room 235

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

Priority Score: **81.9**
Plan Type:
Performance/Integrity
Cost Estimate: \$20,000
\$\$\$\$

During the assessment a representative sample of the building was observed. However, BV recommends a expanding the structural study to other areas of the building to verify the extent of the damage of sinking floor.
- AssetCALC ID: 10322273



**Recommended Follow-up Study:
Civil, Site Drainage**

Civil, Site Drainage
Site Roberto W. Clemente Middle School Lower Level

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

Priority Score: **81.9**
Plan Type:
Performance/Integrity
Cost Estimate: \$7,000
\$\$\$\$

Inadequate drainage allows water to seep into the lower level at the retaining area of the building. -
AssetCALC ID: 10366323



Foodservice Equipment in Poor condition.

Icemaker, Freestanding
Main Building Roberto W. Clemente Middle School Commercial Kitchen

Uniformat Code: E1030
Recommendation: **Replace in 2026**

Priority Score: **81.9**
Plan Type:
Performance/Integrity
Cost Estimate: \$6,700
\$\$\$\$

The icemaker was observed to be inoperative. - AssetCALC ID: 10322406



Flooring in Poor condition.

Quarry Tile
Main Building Roberto W. Clemente Middle School Commercial kitchen

Uniformat Code: C2030
Recommendation: **Repair in 2026**

Priority Score: **81.9**

Plan Type:
Performance/Integrity

Cost Estimate: \$13,000

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Quarry tile and ceramic cove base are cracked in scattered locations. - AssetCALC ID: 10322243



Roof Skylight in Poor condition.

per SF of glazing
Main Building Roberto W. Clemente Middle School Roof

Uniformat Code: B3060
Recommendation: **Replace in 2027**

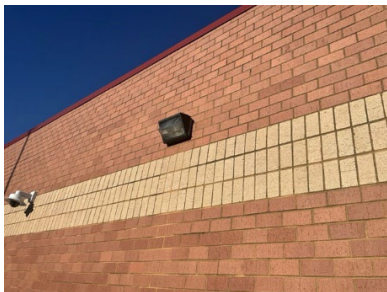
Priority Score: **81.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$200,000

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The skylights were observed to be deteriorated and showed signs of moisture intrusion and microbial growth. - AssetCALC ID: 10322443



Exterior Light in Poor condition.

Building-Mounted, Higher-Lumen for Large Areas
Main Building Roberto W. Clemente Middle School Building exterior

Uniformat Code: D5040
Recommendation: **Replace in 2027**

Priority Score: **81.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$24,000

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Exterior lighting at the campus was observed to be inadequate. - AssetCALC ID: 10322451



Unit Ventilator in Poor condition.

approx/nominal 3 Ton, 751 to 1250 CFM
Main Building Roberto W. Clemente Middle School Classrooms General

Uniformat Code: D3030
Recommendation: **Replace in 2027**

Priority Score: **81.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$468,000

\$\$\$\$

Unit ventilators appear corroded and are believed to be original equipment. - AssetCALC ID: 10322376



Intercom/PA System in Poor condition.

Public Address Upgrade, Facility-Wide
Main Building Roberto W. Clemente Middle School Throughout Building

Uniformat Code: D6060
Recommendation: **Replace in 2027**

Priority Score: **81.8**

Plan Type:
Performance/Integrity

Cost Estimate: \$244,600

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The PA system is exceedingly aged and reportedly poorly functioning. - AssetCALC ID: 10322338



ADA Paths of Travel

Drop-Off Area, Passenger/Public Transportation
Main Building Roberto W. Clemente Middle School Student Drop Off

Uniformat Code: Y1020
Recommendation: **Install in 2026**

Priority Score: **63.9**

Plan Type: Accessibility

Cost Estimate: \$2,500

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The student drop off area was observed not to have an ADA compliant path of travel. - AssetCALC ID: 10322298



ADA Paths of Travel

Walkways, Curb Cut Ramp
Main Building Roberto W. Clemente Middle School Main Parking Lot

Uniformat Code: Y1020
Recommendation: **Install in 2026**

Priority Score: **63.9**

Plan Type: Accessibility

Cost Estimate: \$4,000

\$\$\$\$

ADA path of travel was observed to be deteriorated and appears to be a hazard. - AssetCALC ID: 10322251



ADA Kitchen & Laundry Areas

Sink/Counter/Maneuverability, Full Reconfiguration
Main Building Roberto W. Clemente Middle School 215

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

Priority Score: **63.9**

Plan Type: Accessibility

Cost Estimate: \$15,000

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Kitchen area at the staff lounge was observed not to be ADA compliant. - AssetCALC ID: 10322348



ADA Kitchen & Laundry Areas

Sink/Counter/Maneuverability, Full Reconfiguration
 Main Building Roberto W. Clemente Middle 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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Kitchen area at the staff lounge was observed not to be ADA compliant. - AssetCALC ID: 10322408



Expansion Joint Covers

Aluminum Assembly, up to 2"
 Main Building Roberto W. Clemente Middle School Special Education

Uniformat Code: B2010
 Recommendation: **Replace in 2026**

Priority Score: **63.9**
 Plan Type: Accessibility
 Cost Estimate: \$4,000
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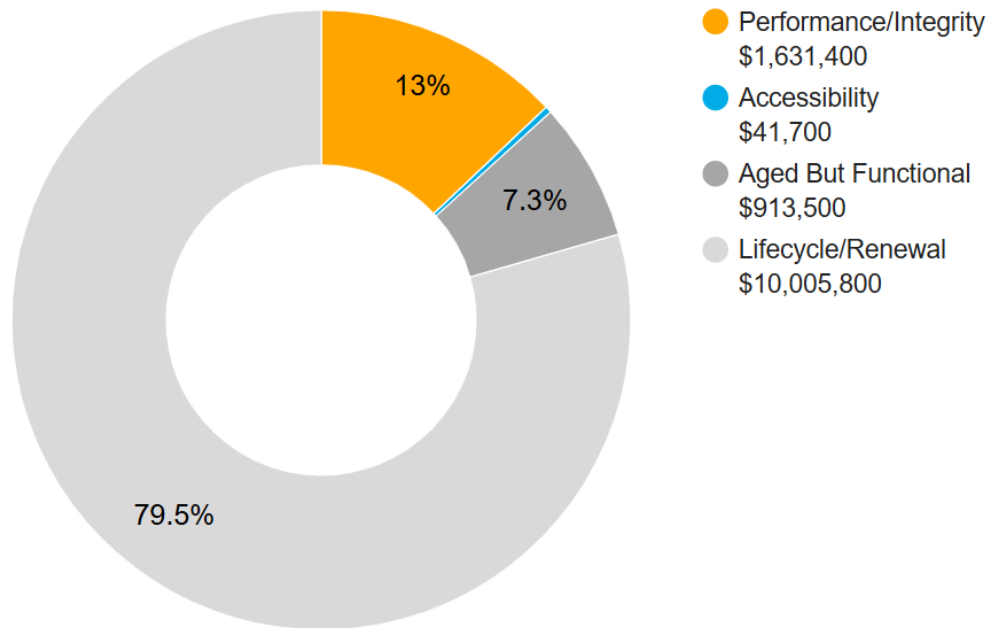
Expansion joint covers at the special education section of the building were observed to be damaged and creates a safety and accessibility hazard. - AssetCALC ID: 10322390

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

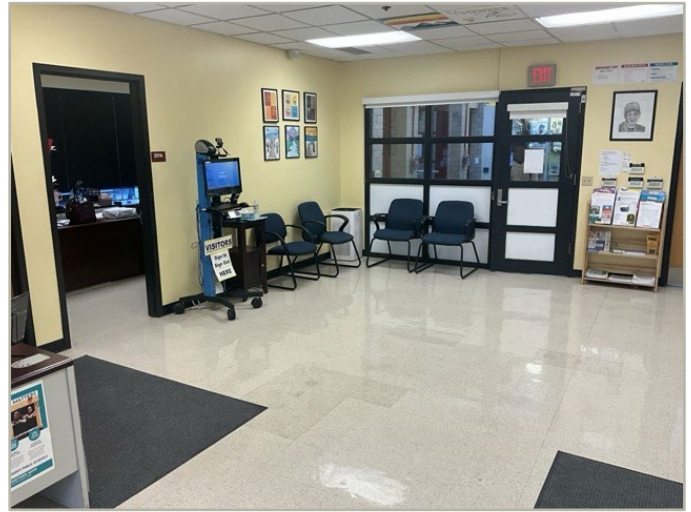
Safety	■	An observed or reported unsafe condition that if left unaddressed could result in injury; a system or component that presents potential liability risk.
Performance/Integrity	■	Component or system has failed, is almost failing, performs unreliably, does not perform as intended, and/or poses risk 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: \$12,592,400



2. Main Building



Main Building: Systems Summary

Address	18808 Waring Station Road, Germantown, MD 20874	
GPS Coordinates	39.1665918, -77.2475064	
Constructed/Renovated	1992	
Building Area	148,246 SF	
Number of Stories	Two above grade	
<i>System</i>	<i>Description</i>	<i>Condition</i>
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 Secondary Wall Finish: Stucco, Metal siding Windows: Steel	Fair
Roof	Primary: Flat construction with built-up finish Secondary: Pyramid construction with asphalt shingles	Fair
Interiors	Walls: Painted gypsum board, ceramic tile Floors: Carpet, VCT, ceramic tile, quarry tile, wood strip, coated concrete Ceilings: ACT, Unfinished/exposed	Fair
Elevators	Passenger: One hydraulic car serving all two floors	Fair

Main Building: Systems Summary		
Plumbing	Distribution: Copper supply and cast iron/PVC waste & venting Hot Water: Gas water heaters with integral tanks Fixtures: Toilets, urinals, and sinks in all restrooms	Fair
HVAC	Central System: Boilers, chillers, air handlers, and cooling towers feeding fan coil terminal units Non-Central System: Packaged units, Split-system heat pumps Supplemental components: Suspended unit heaters	Fair
Fire Suppression	Wet-pipe sprinkler system and fire extinguishers, and kitchen hood system	Fair
Electrical	Source & Distribution: Main switchboard with copper wiring Interior Lighting: LED, linear fluorescent Exterior Building-Mounted Lighting: Metal halide 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	The structure and site drainage showed signs of settlement issues and moisture intrusion. A professional engineer must be retained to analyze the existing condition, provide recommendations and, if necessary, estimate the scope and cost of any required repairs. The cost of this study is included in the cost tables.	
Areas Observed	A representative sample of 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 roofs.	
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	-	-	-	\$19,000	-	\$19,000
Facade	-	\$335,400	-	\$190,300	\$131,300	\$657,000
Roofing	-	\$212,200	-	\$2,000	\$1,598,900	\$1,813,100
Interiors	-	\$13,400	\$868,700	\$1,437,800	\$2,037,500	\$4,357,300
Conveying	-	-	\$67,500	\$10,700	-	\$78,300
Plumbing	-	\$196,600	\$26,500	\$221,900	\$112,200	\$557,200
HVAC	-	\$512,600	\$202,500	\$1,028,200	\$2,505,500	\$4,248,800
Fire Protection	-	-	\$15,700	-	\$238,800	\$254,600
Electrical	-	\$25,500	-	\$1,283,600	\$1,174,300	\$2,483,400
Fire Alarm & Electronic Systems	-	\$259,500	-	\$893,700	\$672,700	\$1,825,900
Equipment & Furnishings	-	\$6,900	\$922,600	\$716,100	\$369,700	\$2,015,300
Site Development	-	-	-	-	-	-
Follow-up Studies	-	\$20,600	-	-	-	\$20,600
Accessibility	-	\$37,600	-	-	-	\$37,600
TOTALS (3% inflation)	-	\$1,620,300	\$2,103,500	\$5,803,300	\$8,840,800	\$18,367,900

3. Site Summary



Site Information		
Site Area	19.57 acres	
Parking Spaces	225 total spaces all in open lots; five 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, wrought iron, and CMU wall fencing Sports fields and courts with bleachers Limited park benches, picnic tables, trash receptacles	Fair
Landscaping & Topography	Limited landscaping features include lawns, trees, bushes Irrigation not present 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: HPS	Fair
Ancillary Structures	None	--

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 Development	-	-	\$142,400	\$2,140,600	\$524,400	\$2,807,400
Site Pavement	-	\$45,700	\$59,000	\$616,400	\$365,300	\$1,086,400
Site Utilities	-	-	\$54,000	-	-	\$54,000
Follow-up Studies	-	\$7,200	-	-	-	\$7,200
TOTALS (3% inflation)	-	\$52,900	\$255,400	\$2,757,000	\$889,700	\$3,955,000

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			
<i>Facility</i>	<i>Year Built/ Renovated</i>	<i>Prior Study Provided?</i>	<i>Major/Moderate Issues Observed?</i>
General Site	1992	No	No
Main Building	1992 / 2021	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 Roberto W. Clemente Middle School, 18808 Waring Station Road, Germantown, MD, 20874, 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.

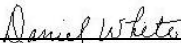
The conclusions and recommendations presented in this report are based on the brief review of the plans and records made available to our Project Manager during the site visit, interviews of available property management personnel and maintenance contractors familiar with the Property, appropriate inquiry 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.

Prepared by: Jake Stauffer
Project Assessor

Reviewed by: 

Daniel White
Technical Report Reviewer
for
Bill Champion
Program Manager
443.733.0660
Bill.Champion@bureauveritas.com

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

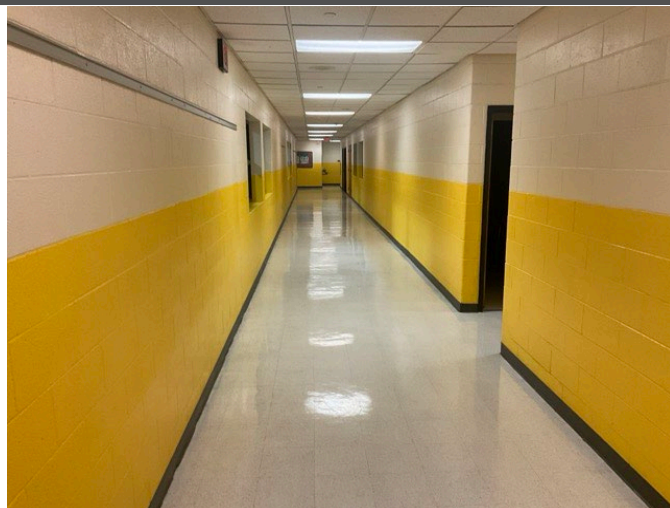


6 - TYPICAL CLASSROOM

Photographic Overview



7 - GYMNASIUM



8 - TYPICAL HALLWAY



9 - LIBRARY



10 - ADMINISTRATION



11 - CAFETERIA



12 - NURSES OFFICE



Photographic Overview



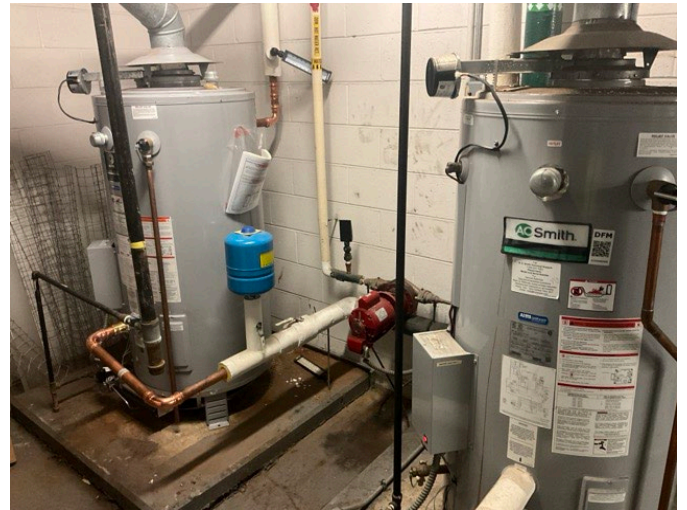
13 - MUSIC ROOM



14 - ELEVATOR MACHINERY



15 - CAB FINISHES



16 - WATER HEATERS



17 - ROOFTOP MECHANICAL EQUIPMENT



18 - BOILERS

Photographic Overview



19 - CHILLERS & PUMPS



20 - MAIN ELECTRICAL ROOM



21 - EMERGENCY GENERATOR



22 - FIRE ALARM PANEL



23 - FIRE SPRINKLER RISERS



24 - FIRE ALARM DEVICES

Photographic Overview



25 - PROPERTY SIGNAGE



26 - SECONDARY PARKING AREA



27 - MAIN PARKING AREA



28 - SIDEWALKS & LANDSCAPING



29 - SPORTS COURTS & FIELDS



30 - SPORTS COURTS

Appendix B:

Site Plan(s)

Site Plan



Image © 2026 Airbus



Project Number

172559.25R000-143.354

Source

Google

Project Name

Roberto W. Clemente Middle School

On-Site Date

February 09, 2026



Appendix C:

Pre-Survey Questionnaire(s)

BV FACILITY CONDITION ASSESSMENT: PRE-SURVEY QUESTIONNAIRE

Building / Facility Name: Roberto W. Clemente Middle School

Name of person completing form: Jaqueline Mejia

Title / Association w/ property: Building Services Manager

Length of time associated w/ property: 4 years

Date Completed: February 11, 2026

Phone Number: 301-284-4750

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 1992	Renovated	
2	Building size in SF	148,246	SF	
3	Major Renovation/Rehabilitation		Year	Additional Detail
		Facade		
		Roof	2016	
		Interiors		
		HVAC		
		Electrical		
		Site Pavement	2023	
		Accessibility		
4	List other significant capital improvements (focus on recent years; provide approximate date).	2 bathrooms added special education. Kitchen walk in and equipment		
5	List any major capital expenditures planned/requested for the next few years. Have they been budgeted?	Exterior doors. Trash room floor. Gym floor		
6	Describe any on-going extremely problematic, historically chronic, or immediate facility needs.	HVAC, Sanitary Lines, Settlement issues, skylights mildew buildup, retaining wall stairs, flood plain water riser. Room 235 sinking, Shed gets broken into so equipment has been moved into the building, additional exterior lighting.		

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?	X				
8	Are there any wall, window, basement or roof leaks?	X				
9	Has any part of the facility ever contained visible suspect mold growth, or have there been any indoor air quality complaints?	X				Trident locker rooms. HVAC issues girls locker room. Humidity issues upper level.
10	Are your elevators unreliable, with frequent service calls?		X			
11	Are there any plumbing leaks, water pressure, or clogging/backup issues?	X				
12	Have there been any leaks or pressure problems with natural gas, HVAC piping, or steam service?	X				Media center. Other areas.
13	Are any areas of the facility inadequately heated, cooled or ventilated? Poorly insulated areas?	X				Throughout
14	Is the electrical service outdated, undersized, or problematic?	X				Some electrical components are past their EUL
15	Are there any problems or inadequacies with exterior lighting?	X				Vandalism occurs because the lack of lighting. Shed building broken into.
16	Is site/parking drainage inadequate, with excessive ponding or other problems?	X				
17	Are there any other unresolved construction defects or significant issues/hazards at the property that have not yet been identified above?		X			
18	ADA: Has an accessibility study been previously performed? If so, when?		X			
19	ADA: Have any ADA improvements been made to the property since original construction? Describe.	X				Special education rooms bath rooms.
20	ADA: Has building management reported any accessibility-based complaints or litigation?	X				Expansion joint at the special education and ada areas. Tripping hazard. Only one ada accessible for teachers parking lot. No ada accessible for parent drop off.
21	Are any areas of the property leased to outside occupants?		X			

Signature of Assessor

Signature of POC

Appendix D:

Accessibility Review and Photos

Visual Checklist - 2010 ADA Standards for Accessible Design

Property Name: Roberto W. Clemente Middle School

BV Project Number: 172559.25R000-143.354

Abbreviated Accessibility Checklist				
Facility History & Interview				
Question	Yes	No	Unk	Comments
1	Has an accessibility study been previously performed? If so, when?		X	
2	Have any ADA improvements been made to the property since original construction? Describe.		X	Special education rooms bath rooms.
3	Has building management reported any accessibility-based complaints or litigation?		X	Expansion joint at the special education and ada areas. Tripping hazard. Only one ada accessible for teachers parking lot. No

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 PATH



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

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 ?	X			
2	If the main entrance is not accessible, is an alternate accessible entrance provided?	X			
3	Is signage provided indicating the location of alternate accessible entrances ?	X			
4	Do doors at accessible entrances appear to have compliant maneuvering clearance area on each side ?	X			
5	Do doors at accessible entrances appear to have compliant hardware ?	X			
6	Do doors at accessible entrances appear to have a compliant clear opening width ?	X			

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

Abbreviated Accessibility Checklist

Elevators



LOBBY LOOKING AT CAB



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 ?	X			
8	Are audible and visual floor position indicators provided in the elevator car?	X			
9	Is the emergency call system on or adjacent to the control panel and does it not require voice communication ?	X			

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 CABINETS



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 | Roberto W. Clemente Middle School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Structure						
A1010	Substructure	Fair	Foundation System, Concrete Strip/Pad Footings w/ Slab, 1-2 Story Building	97,500 SF	43	10322395
B1010	Superstructure	Fair	Structural Framing, Masonry (CMU) Bearing Walls, 1-2 Story Building	148,246 SF	43	10322396
B1080	Interior Stairs	Fair	Stair Treads, Raised Rubber Tile	1,500 SF	8	10322391
Facade						
B2010	Special Education	NA	Expansion Joint Covers, Aluminum Assembly, up to 2"	100 LF	1	10322390
B2010	Building Exterior	Poor	Exterior Walls, Stucco, Prep & Fog Coat or Paint	4,000 SF	2	10322283
B2010	Building Exterior	Good	Exterior Walls, Brick/Masonry/Stone, Clean & Seal, Maintain	30,000 SF	16	10322379
B2010	Building Exterior	Good	Exterior Walls, Metal Siding	2,000 SF	32	10322400
B2020	Building Exterior	Poor	Glazing, any type by SF	5,400 SF	2	10322269
B2050	Building Exterior	Fair	Exterior Door, Steel, Commercial	37	8	10322259
B2050	Building Exterior	Fair	Overhead/Dock Door, Aluminum, 12'x12' (144 SF)	3	14	10322239
Roofing						
B3010	Roof	Good	Roofing, Asphalt Shingle, 30-Year Premium	1,440 SF	22	10322260
B3010	Roof	Good	Roofing, Built-Up	96,000 SF	17	10322263
B3020	Roof	Fair	Roof Appurtenances, Gutters & Downspouts, Aluminum w/ Fittings	950 LF	12	10322439
B3060	Roof	Fair	Roof Hatch, Metal	1	9	10803814
B3060	Roof	Poor	Roof Skylight, per SF of glazing	4,000 SF	2	10322443
Interiors						
C1010	Gymnasium	Fair	Movable Partition, Gym Divider, Basic/Manual	1,500 SF	6	10322385
C1020	Building interior	Fair	Interior Glazing, any type by SF	1,800 SF	8	10322317
C1030	Throughout Building	Fair	Interior Door, Wood, Solid-Core Commercial	172	11	10322267
C1030	Hallways & Common Areas	Fair	Interior Door, Steel/Wood, Fire-Rated at 90 Minutes or Over	18	11	10322254

Component Condition Report | Roberto W. Clemente Middle School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
C1030	Throughout Building	Fair	Interior Door, Steel, Standard	6	11	10322407
C1070	Throughout Building	Fair	Suspended Ceilings, Acoustical Tile (ACT)	104,000 SF	7	10322356
C1090	Locker Rooms	Fair	Lockers, Steel-Baked Enamel, 6' Height per LF	220 LF	5	10322362
C1090	Hallways & Common Areas	Fair	Lockers, Steel-Baked Enamel, 6' Height per LF	400 LF	7	10322337
C1090	Restrooms	Fair	Toilet Partitions, Plastic/Laminate	37	8	10322294
C2010	Throughout Building	Fair	Wall Finishes, any surface, Prep & Paint	220,000 SF	6	10322281
C2010	Restrooms	Fair	Wall Finishes, Ceramic Tile	8,000 SF	16	10322340
C2010	Gymnasium	Fair	Wall Finishes, Gym Wall Pads, Secured and 1.5" Thick	1,200 SF	4	10322293
C2010	Gymnasium	Fair	Wall Finishes, Acoustical Panels, Sound-Dampening	2,300 SF	11	10322270
C2030	Auxiliary Gymnasium	Fair	Flooring, Athletic Resilient Rolled Sheeting	950 SF	4	10322450
C2030	Throughout Building	Fair	Flooring, Vinyl Tile (VCT)	82,600 SF	3	10322320
C2030	Commercial kitchen	Poor	Flooring, Quarry Tile, Repair	500 SF	1	10322243
C2030	Gymnasium	Fair	Flooring, Wood, Sports	10,000 SF	3	10322414
C2030	Stage	Fair	Flooring, Wood, Strip	1,000 SF	3	10322326
C2030	Commercial Kitchen	Fair	Flooring, Quarry Tile	2,700 SF	18	10322363
C2030	Restrooms	Fair	Flooring, Ceramic Tile	5,500 SF	8	10322437
C2030	Mechanical Room	Fair	Flooring, Any Surface, w/ Elastomeric Coating, Prep & Paint	3,300 SF	4	10322434
C2030	Throughout Building	Good	Flooring, Carpet, Commercial Standard	6,800 SF	9	10322354
C2050	Gymnasium	Fair	Ceiling Finishes, exposed irregular elements, Prep & Paint	10,000 SF	3	10322374
Conveying						
D1010	Elevator Shafts/Utility	Fair	Elevator Cab Finishes, Standard	1	6	10322347
D1010	Elevator Shafts/Utility	Fair	Passenger Elevator, Hydraulic, 2 Floors, 3000 to 4000 LB, 3500 LB, Renovate	1	4	10322289
Plumbing						
D2010	Boiler Room 247	Fair	Water Heater, Gas, Commercial (199 MBH), 75 to 99 GAL, 81 GAL	1	12	10322355

Component Condition Report | Roberto W. Clemente Middle School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D2010	Classrooms Science	Fair	Emergency Plumbing Fixtures, Eye Wash	4	13	10322266
D2010	Boiler Room 247	Good	Water Heater, Gas, Commercial (125 MBH), 75 to 99 GAL, 81 GAL	1	20	10322321
D2010	Throughout Building	Poor	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	74,123 SF	2	10322433
D2010	Chiller Room	Fair	Backflow Preventer, Domestic Water, 2 IN, 1.5 IN	1	3	10322275
D2010	Boiler Room 247	Fair	Backflow Preventer, Domestic Water, 1 IN, 1 IN	1	3	10322316
D2010	Utility room	Fair	Sink/Lavatory, Service Sink, Wall-Hung	9	7	10322344
D2010	Classrooms Science	Fair	Emergency Plumbing Fixtures, Eye Wash & Shower Station	3	13	10322248
D2010	Hallways & Common Areas	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	9	5	10322256
D2010	Restrooms	Fair	Sink/Lavatory, Wall-Hung	46	6	10322301
D2010	Boiler Room 247	Fair	Backflow Preventer, Domestic Water, 3 IN, 3 IN	1	4	10322325
D2010	Restrooms	Fair	Urinal, Standard	12	6	10322454
D2010	Locker Rooms	Fair	Shower, Valves & Heads, Single Showerhead	30	19	10322232
D2010	Restrooms	Fair	Toilet, Commercial Water Closet	43	6	10322278
D2030	Chiller Room	Fair	Pump, Sump, 20 HP, No dataplate	1	9	10322456
D2060	Boiler Room 247	Fair	Air Compressor, Tank-Style, 5 HP, 3 HP	1	7	10322422
HVAC						
D3020	Mechanical Room 227	Fair	Unit Heater, Hydronic, 101 to 160 MBH, Inaccessible	1	4	10322236
D3020	Chiller Room	Fair	Unit Heater, Electric, 1 to 5 KW, Inaccessible [UH3]	1	9	10322237
D3020	Chiller Room	Fair	Unit Heater, Electric, 1 to 5 KW, Inaccessible [UH2]	1	12	10322287
D3020	Boiler Room 247	Good	Boiler Supplemental Components, Expansion Tank, 101 to 175 GAL, 160 GAL	1	35	10322403
D3020	Boiler Room 247	Fair	Boiler, Gas, HVAC, 2501 to 5000 MBH, 4704 MBH [B2]	1	6	10322226
D3020	Mechanical Room 227	Fair	Unit Heater, Hydronic, 37 to 85 MBH, 48 MBH	1	3	10322409
D3020	Boiler Room 247	Fair	Boiler, Gas, HVAC, 2501 to 5000 MBH, 4704 MBH [Boiler1]	1	6	10322401
D3020	Trash Compactor	Fair	Unit Heater, Electric, 1 to 5 KW, Inaccessible	1	3	10322272

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3020	Mechanical Penthouse	Fair	Unit Heater, Hydronic, 37 to 85 MBH, Inaccessible	1	3	10322225
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump, 5 TON, Illegible	1	6	10322375
D3030	Chiller Roof	Fair	Cooling Tower, (Typical) Open Circuit, 189 TON [COOLING TOWER-1]	1	8	10803816
D3030	Classrooms General	Poor	Unit Ventilator, approx/nominal 3 Ton, 751 to 1250 CFM, No dataplate	52	2	10322376
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump, 5 TON, 5 TON	1	5	10322352
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump, 5 TON, Illegible	1	7	10322402
D3030	Chiller Room	Fair	Chilled Water, Chemical Feed Dosing System	1	10	10322230
D3030	Chiller Room	Fair	Chiller, Water-Cooled, 151 to 200 TON, 86 TON [Chiller2]	1	11	10322231
D3030	Chiller Roof	Fair	Cooling Tower, (Typical) Open Circuit, 189 TON [COOLING TOWER-2]	1	8	10803815
D3030	Roof	Fair	Split System, Condensing Unit/Heat Pump, 31 to 50 TON, 40 TON	1	4	10322257
D3030	Chiller Room	Fair	Chiller, Water-Cooled, 151 to 200 TON, 186 TON [Chiller1]	1	11	10322335
D3050	Chiller Room	Fair	Pump, Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP, 15 HP [CWP2]	1	9	10322297
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 6 to 7.5 TON, 6 TON	1	19	10322404
D3050	Boiler Room 247	Poor	Pump, Distribution, HVAC Heating Water, 11 to 15 HP, 15 HP	1	2	10322392
D3050	Boiler Room 247	Fair	Pump, Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP, 10 HP [CWP4]	1	9	10322235
D3050	Mechanical Penthouse	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 4400 CFM [HV3]	1	6	10322440
D3050	Boiler Room 247	Fair	Pump, Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP, 10 HP	1	8	10322383
D3050	Mechanical Room 227	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 5500 CFM [AHU4]	1	6	10322255
D3050	Mechanical Room 227	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 6000 CFM [AHU5]	1	6	10322381
D3050	Mechanical Penthouse	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 5000 CFM [HV4]	1	6	10322417
D3050	Boiler Room 247	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 6000 CFM [AHU2]	1	6	10322324
D3050	Roof	Fair	Make-Up Air Unit, MUA or MAU, 6001 to 12000 CFM, No dataplate	1	10	10322387

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3050	Mechanical Penthouse	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 8001 to 10000 CFM, 8500 CFM [AHU1]	1	14	10322351
D3050	Mechanical Penthouse	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 5000 CFM [HV1]	1	6	10322282
D3050	Throughout Building	Fair	HVAC System, Ductwork, Medium Density	148,246 SF	11	10322372
D3050	Mechanical Room 227	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 6000 CFM [AHU6]	1	6	10322424
D3050	Mechanical Penthouse	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 5000 CFM [HV2]	1	6	10322353
D3050	Chiller Room	Fair	Pump, Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP, 15 HP [CWP1]	1	9	10322420
D3050	Mechanical Room 227	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 5500 CFM [AHU7]	1	6	10322446
D3050	Boiler Room 247	Poor	Pump, Distribution, HVAC Heating Water, 11 to 15 HP, 15 HP [HWP1]	1	2	10322233
D3050	Mechanical Room 227	Fair	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, 6000 CFM [HV5]	1	6	10322447
D3050	Throughout Building	Fair	HVAC System, Hydronic Piping, 2-Pipe	148,246 SF	11	10322398
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible [EF41]	1	3	10322280
D3060	Commercial kitchen	Fair	Supplemental Components, Air Curtain, 5' Wide Non-Heated	1	6	10322258
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Illegible [EF9]	1	3	10322397
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF7]	1	3	10322360
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF20A]	1	3	10322423
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF1]	1	3	10322276
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF35]	1	3	10322343
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, No dataplate [EF26]	1	3	10322304
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF38]	1	3	10322300

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF6]	1	3	10322249
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF5]	1	3	10322380
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF16]	1	3	10322305
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF30]	1	3	10322428
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF24]	1	3	10322265
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible [ef21]	1	3	10322290
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF20]	1	3	10322253
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF14]	1	3	10322241
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF18A]	1	3	10322238
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible	1	3	10322309
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, No dataplate [EF32]	1	3	10322342
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF34-3]	1	3	10322453
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF40]	1	3	10322427
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF29]	1	3	10322441
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Illegible	1	3	10322331
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Inaccessible [EF11]	1	3	10322306
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF27]	1	3	10322436
D3060	Mechanical Room 227	Fair	Fan, Centrifugal, 36" Diameter, 8501 to 15000 CFM, 12185 CFM [RAF2]	1	6	10322328
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF34-1]	1	3	10322430

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Illegible [EF4]	1	3	10322268
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF37]	1	3	10322313
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF34-2]	1	3	10322365
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF36]	1	3	10322393
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF12]	1	3	10322416
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Illegible [EF18B]	1	3	10322318
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, No dataplate [EF17]	1	3	10322435
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible [EF21A]	1	3	10322418
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF3]	1	3	10322413
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, 250 CFM	1	18	10322410
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF28]	1	3	10322277
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF8]	1	3	10322382
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Illegible [EF33]	1	3	10322378
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, No dataplate [EF2]	1	3	10322286
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Illegible [EF42]	1	3	10322250
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF34-4]	1	3	10322455
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible [EF19]	1	3	10322262
D3060	Chiller Roof	Fair	Exhaust Fan, Centrifugal, 28" Damper, 5001 - 8500 CFM [EF-43]	1	16	10803817
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible [EF15]	1	3	10322388
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Illegible	1	3	10322415
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, No dataplate [EF23]	1	3	10322457
D3060	Commercial kitchen	Fair	Supplemental Components, Air Curtain, 5' Wide Non-Heated	1	6	10322448

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3060	Roof	Fair	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Illegible [EF25]	1	3	10322244
Fire Protection						
D4010	Throughout Building	Fair	Fire Suppression System, Existing Sprinkler Heads, by SF	148,246 SF	13	10322358
D4010	Commercial Kitchen	Fair	Fire Suppression System, Commercial Kitchen, per LF of Hood	10 LF	13	10322302
D4010	Boiler Room 247	Fair	Backflow Preventer, Fire Suppression, 8 IN, 8 IN	1	3	10322285
Electrical						
D5010	Generator Enclosure	Fair	Generator, Gas or Gasoline, 105 to 125 KW, 125 KW	1	8	10322421
D5010	Boiler Room 247	Good	Automatic Transfer Switch, ATS, 400 AMP, 230 AMP [ATS2]	1	18	10322292
D5010	Boiler Room 247	Good	Automatic Transfer Switch, ATS, 400 AMP, 230 AMP [ATS1]	1	18	10322246
D5020	Electrical Room - Building Services Closet 3	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	6	10322412
D5020	Mechanical Room 227	Fair	Motor Control Center, w/ Main Breaker, 800 AMP, 600 AMPS [MCCB]	1	6	10322229
D5020	Chiller Room	Fair	Secondary Transformer, Dry, Stepdown, 30 KVA, 30 KVA	1	13	10322311
D5020	Mechanical Penthouse	Fair	Motor Control Center, w/ Main Breaker, 800 AMP, 600 AMP	1	6	10322227
D5020	Electrical Room 248A	Fair	Switchboard, 277/480 V, 3000 AMP, 3000 AMP	1	11	10322371
D5020	Electrical Room 248A	Fair	Secondary Transformer, Dry, Stepdown, 150 KVA, 150 KVA	1	6	10322252
D5020	Electrical Room - Elevator Equipment Room	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	6	10322308
D5020	Electrical Room - Classroom 225	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	6	10322359
D5020	Electrical Room - Room 119	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	6	10322369
D5020	Chiller Room	Fair	Distribution Panel, 277/480 V, 600 AMP, 600 AMP	1	13	10322445
D5020	Boiler Room 247	Good	Secondary Transformer, Dry, Stepdown, 75 KVA, 75 KVA	1	24	10322284
D5020	Electrical Room - Classroom 235	Fair	Distribution Panel, 120/208 V, 400 AMP, 400 AMP	1	6	10322377
D5020	Electrical Room - Stairway A133	Fair	Secondary Transformer, Dry, Stepdown, 30 KVA, 30 KVA	1	6	10322303
D5020	Electrical Room - Classroom 147	Fair	Secondary Transformer, Dry, Stepdown, 45 KVA, 45 KVA	1	6	10322315

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D5020	Electrical Room 248A	Fair	Distribution Panel, 120/208 V, 400 AMP, 400 AMP	1	6	10322444
D5020	Boiler Room 247	Fair	Motor Control Center, w/ Main Breaker, 800 AMP, 600 AMP [MCCA]	1	6	10322357
D5020	Boiler Room 247	Good	Secondary Transformer, Dry, Stepdown, 75 KVA, 75 KVA	1	24	10322367
D5020	Electrical Room 248A	Fair	Secondary Transformer, Dry, Stepdown, 112.5 KVA, 112.5 KVA	1	6	10322370
D5030	Mechanical Penthouse	Fair	Variable Frequency Drive, VFD, by HP of Motor, 15 HP [AHU1]	1	6	10322312
D5030	Electrical Room	Fair	Electrical System, Wiring & Switches, Average or Low Density/Complexity	148,246 SF	16	10322361
D5040	Auditorium	Fair	Stage Lighting System, Full Upgrade, Specialty Fixtures	500 SF	11	10322330
D5040	Throughout Building	Fair	Interior Lighting System, Full Upgrade, Medium Density & Standard Fixtures	148,246 SF	8	10322310
D5040	Building exterior	Poor	Exterior Light, Building-Mounted, Higher-Lumen for Large Areas	30	2	10322451
D5040	Throughout Building	Fair	Emergency & Exit Lighting System, Full Interior Upgrade, LED	148,246 SF	6	10322245
D5040	Gymnasium	Fair	High Intensity Discharge (HID) Fixtures, Metal Halide, Gymnasium Lighting, 400 W	22	6	10322364
Fire Alarm & Electronic Systems						
D6030	Stage	Fair	Sound System, Theater/Auditorium/Church	2,000 SF	7	10322399
D6060	Throughout Building	Poor	Intercom/PA System, Public Address Upgrade, Facility-Wide	148,246 SF	2	10322338
D7030	Throughout Building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	148,246 SF	9	10322429
D7050	Throughout Building	Fair	Fire Alarm System, Full System Upgrade, Standard Addressable, Upgrade/Install	148,246 SF	14	10322350
D7050	Boiler Room 247	Fair	Fire Alarm Panel, Fully Addressable	1	9	10322452
D8010	Throughout Building	Fair	BAS/HVAC Controls, Basic System or Legacy Upgrades, Upgrade/Install	148,246 SF	9	10322261
Equipment & Furnishings						
E1030	Commercial Kitchen	Good	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich	1	15	10322442
E1030	Commercial Kitchen	Good	Foodservice Equipment, Walk-In, Refrigerator	1	20	10322346
E1030	Commercial Kitchen	Good	Foodservice Equipment, Food Warmer, Tabletop Drawers (Set of 4)	1	15	10322341
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Sink, 3-Bowl	1	4	10322333
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Sink, 3-Bowl	1	4	10322274

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
E1030	Commercial Kitchen	Good	Foodservice Equipment, Dairy Cooler/Wells	1	15	10322349
E1030	Commercial Kitchen	Good	Foodservice Equipment, Dairy Cooler/Wells	1	15	10322322
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	6	10322389
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	4	10322334
E1030	Commercial Kitchen	Good	Foodservice Equipment, Food Warmer, Tabletop Drawers (Set of 4)	1	15	10322296
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	5	10322419
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	4	10322271
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Steamer, Freestanding	1	8	10322291
E1030	Commercial Kitchen	Good	Foodservice Equipment, Walk-In, Freezer	1	20	10322279
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Single	1	3	10322386
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	3	10322242
E1030	Commercial Kitchen	Good	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	12	10322299
E1030	Commercial Kitchen	Poor	Foodservice Equipment, Icemaker, Freestanding	1	1	10322406
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Griddle	1	4	10322323
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Refrigerator, 4-Door Reach-In	1	9	10322394
E1030	Commercial Kitchen	Good	Foodservice Equipment, Food Warmer, Tabletop Drawers (Set of 4)	1	15	10322345
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Convection Oven, Double, No dataplate	1	3	10322336
E1030	Generator Enclosure	Good	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer	1	15	10322327
E1030	Trash Compactor	Fair	Foodservice Equipment, Trash Compactor, 600 LB	1	4	10322329
E1030	Commercial Kitchen	Good	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich	1	15	10322228
E1030	Generator Enclosure	Good	Foodservice Equipment, Walk-In, Condenser for Refrigerator/Freezer	1	15	10322368
E1030	Commercial Kitchen	Good	Foodservice Equipment, Prep Table Refrigerated, Salad/Sandwich	1	15	10322339
E1040	Classrooms Science	Fair	Laboratory Equipment, Sink, 1-Bowl	21	4	10322314
E1040	131	Fair	Laboratory Equipment, Exhaust Hood, 4 LF, No dataplate	1	5	10322384

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UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
E1040	Throughout Building	Fair	Healthcare Equipment, Defibrillator (AED), Cabinet-Mounted	7	3	10322425
E1070	Gymnasium	Fair	Basketball Backboard, Ceiling-Mounted, Operable	6	18	10322411
E1070	Gymnasium	Fair	Gym Scoreboard, Electronic Standard	1	10	10322288
E1070	Auditorium	Fair	Theater & Stage Equipment, Flameproof Curtain, Medium Weight Velour	4,000 SF	7	10322240
E2010	Gymnasium	Fair	Bleachers, Telescoping Manual, 16 to 30 Tier (per Seat)	800	8	10322307
E2010	Library	Fair	Library Shelving, Double-Faced, up to 90" Height	160 LF	5	10322432
E2010	Classrooms Science	Fair	Casework, Cabinetry, High-End or Laboratory	500 LF	3	10322319
E2010	Throughout Building	Fair	Window Treatments, Operable Blinds, Fire-Resistant	4,700 SF	3	10322295
E2010	Classrooms General	Fair	Casework, Cabinetry, Standard	1,100 LF	3	10322373
E2010	Library	Fair	Casework, Cabinetry, Standard	140 LF	3	10322449
Sitework						
G2060	Site	Good	Bollard, Concrete or Metal	13	21	10322234
Follow-up Studies						
P2030	Main Entry/Cafeteria Restroom/Room 235	NA	Engineering Study, Structural, Superstructure, Evaluate/Report	2	1	10322273
Accessibility						
Y1020	Main Parking Lot	NA	ADA Paths of Travel, Walkways, Curb Cut Ramp, Install	2	1	10322251
Y1020	Student Drop Off	NA	ADA Paths of Travel, Drop-Off Area, Passenger/Public Transportation, Install	1	1	10322298
Y1060	Staff Lounge	NA	ADA Kitchen & Laundry Areas, Sink/Counter/Maneuverability, Full Reconfiguration, Renovate	1	1	10322408
Y1060	215	NA	ADA Kitchen & Laundry Areas, Sink/Counter/Maneuverability, Full Reconfiguration, Renovate	1	1	10322348

Component Condition Report | Roberto W. Clemente Middle School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Pedestrian Plazas & Walkways						
G2020	Site Parking Areas	Fair	Parking Lots, Pavement, Asphalt, Seal & Stripe	120,000 SF	3	10322482
G2020	Site Parking Areas	Fair	Parking Lots, Pavement, Asphalt, Mill & Overlay	120,000 SF	9	10322460
G2020	Site Parking Areas	Fair	Parking Lots, Curb & Gutter, Concrete	3,800 LF	18	10322466
G2030	Site	Poor	Site Stairs & Ramps, Steps, Concrete (per LF of nosing), Repair	1,000 LF	1	10322474
G2030	Site Areas	Poor	Sidewalk, Concrete, Large Areas	4,000 SF	2	10322462
Athletic, Recreational & Playfield Areas						
G2050	Site Sports Fields & Courts	Fair	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Seal & Stripe	27,000 SF	3	10322468
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Tennis/Volleyball, Net w/ Posts & Anchors	6	13	10322484
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Basketball, Backboard w/ Pole	6	7	10322461
G2050	Site Sports Fields & Courts	Fair	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	27,000 SF	12	10322470
G2050	Site Sports Fields & Courts	Fair	Athletic Surfaces & Courts, Tennis/Volleyball, 2-Color Surface, Seal & Stripe	43,000 SF	5	10322465
G2050	Site Sports Fields & Courts	Fair	Sports Apparatus, Baseball, Backstop Chain-Link	3	10	10322472
G2050	Site	Fair	Sports Apparatus, Player/Dugout Benches, 12' Length	8	7	10322480
Sitework						
G2060	Site Sports Fields & Courts	Good	Fences & Gates, Fence, Chain Link 8'	1,700 LF	35	10322469
G2060	Site	Fair	Flagpole, Metal	2	4	10322471
G2060	Site General	Fair	Fences & Gates, Fence, Chain Link 6'	350 LF	8	10322467
G2060	Site Sports Fields & Courts	Fair	Fences & Gates, Screen Walls, Concrete Masonry Unit (CMU)	1,400 SF	18	10322475
G2060	Site General	Fair	Fences & Gates, Fence, Wrought Iron 4'	600 LF	18	10322481
G2060	Site General	Fair	Fences & Gates, Screen Walls, Concrete Masonry Unit (CMU)	4,400 SF	18	10322473
G2060	Site General	Fair	Bike Rack, Fixed 6-10 Bikes	4	6	10322463
G2060	Site General	Fair	Picnic Table, Metal Powder-Coated	6	9	10322478
G2060	Site General	Fair	Fences & Gates, Fence, Metal Tube 6'	75 LF	8	10322483
G2060	Site General	Fair	Signage, Property, Monument, Replace/Install	1	7	10322479

Component Condition Report | Roberto W. Clemente Middle School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
G2060	Building exterior	Fair	Signage, Property, Building or Pole-Mounted, Replace/Install	28	5	10322464
G2060	Site General	Fair	Retaining Wall, Brick/Stone	11,500 SF	8	10322477
G4050	Site Parking Areas	Fair	Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, 150 W, Replace/Install	12	4	10322476
Follow-up Studies						
P2030	Lower Level	NA	Engineering Study, Civil, Site Drainage, Evaluate/Report	1	1	10366323

Appendix F: Replacement Reserves

Replacement Reserves Report



5/6/2026

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
D2010	Utility room	10322344	Sink/Lavatory, Service Sink, Wall-Hung, Replace	35	28	7	9	EA	\$1,400.00	\$12,600								\$12,600														\$12,600
D2010	Classrooms Science	10322266	Emergency Plumbing Fixtures, Eye Wash, Replace	20	7	13	4	EA	\$1,500.00	\$6,000														\$6,000								\$6,000
D2010	Classrooms Science	10322248	Emergency Plumbing Fixtures, Eye Wash & Shower Station, Replace	20	7	13	3	EA	\$2,300.00	\$6,900														\$6,900								\$6,900
D2010	Locker Rooms	10322232	Shower, Valves & Heads, Single Showerhead, Replace	30	11	19	30	EA	\$800.00	\$24,000																		\$24,000			\$24,000	
D2030	Chiller Room	10322456	Pump, Sump, 20 HP, Replace	25	16	9	1	EA	\$13,400.00	\$13,400									\$13,400													\$13,400
D2060	Boiler Room 247	10322422	Air Compressor, Tank-Style, 5 HP, Replace	20	13	7	1	EA	\$10,600.00	\$10,600								\$10,600														\$10,600
D3020	Boiler Room 247	10322226	Boiler, Gas, HVAC, 2501 to 5000 MBH, Replace	30	24	6	1	EA	\$135,000.00	\$135,000							\$135,000															\$135,000
D3020	Boiler Room 247	10322401	Boiler, Gas, HVAC, 2501 to 5000 MBH, Replace	30	24	6	1	EA	\$135,000.00	\$135,000							\$135,000															\$135,000
D3020	Trash Compactor	10322272	Unit Heater, Electric, 1 to 5 KW, Replace	20	17	3	1	EA	\$1,800.00	\$1,800				\$1,800																		\$1,800
D3020	Mechanical Room 227	10322409	Unit Heater, Hydronic, 37 to 85 MBH, Replace	20	17	3	1	EA	\$2,100.00	\$2,100				\$2,100																		\$2,100
D3020	Mechanical Penthouse	10322225	Unit Heater, Hydronic, 37 to 85 MBH, Replace	20	17	3	1	EA	\$2,100.00	\$2,100				\$2,100																		\$2,100
D3020	Mechanical Room 227	10322236	Unit Heater, Hydronic, 101 to 160 MBH, Replace	20	16	4	1	EA	\$2,900.00	\$2,900				\$2,900																		\$2,900
D3020	Chiller Room	10322237	Unit Heater, Electric, 1 to 5 KW, Replace	20	11	9	1	EA	\$1,800.00	\$1,800									\$1,800													\$1,800
D3020	Chiller Room	10322287	Unit Heater, Electric, 1 to 5 KW, Replace	20	8	12	1	EA	\$1,800.00	\$1,800											\$1,800											\$1,800
D3030	Chiller Roof	10803816	Cooling Tower, (Typical) Open Circuit, Replace	25	17	8	1	EA	\$77,875.00	\$77,875									\$77,875													\$77,875
D3030	Chiller Roof	10803815	Cooling Tower, (Typical) Open Circuit, Replace	25	17	8	1	EA	\$77,875.00	\$77,875									\$77,875													\$77,875
D3030	Chiller Room	10322231	Chiller, Water-Cooled, 151 to 200 TON, Replace	25	14	11	1	EA	\$155,000.00	\$155,000											\$155,000											\$155,000
D3030	Chiller Room	10322335	Chiller, Water-Cooled, 151 to 200 TON, Replace	25	14	11	1	EA	\$155,000.00	\$155,000											\$155,000											\$155,000
D3030	Classrooms General	10322376	Unit Ventilator, approx/nominal 3 Ton, 751 to 1250 CFM, Replace	20	18	2	52	EA	\$9,000.00	\$468,000			\$468,000																			\$468,000
D3030	Roof	10322257	Split System, Condensing Unit/Heat Pump, 31 to 50 TON, Replace	15	11	4	1	EA	\$60,000.00	\$60,000					\$60,000														\$60,000			\$120,000
D3030	Roof	10322352	Split System, Condensing Unit/Heat Pump, 5 TON, Replace	15	10	5	1	EA	\$7,100.00	\$7,100					\$7,100														\$7,100			\$14,200
D3030	Roof	10322375	Split System, Condensing Unit/Heat Pump, 5 TON, Replace	15	9	6	1	EA	\$7,100.00	\$7,100							\$7,100															\$7,100
D3030	Roof	10322402	Split System, Condensing Unit/Heat Pump, 5 TON, Replace	15	8	7	1	EA	\$7,100.00	\$7,100								\$7,100														\$7,100
D3030	Chiller Room	10322230	Chilled Water, Chemical Feed Dosing System, Replace	15	5	10	1	EA	\$5,000.00	\$5,000											\$5,000											\$5,000
D3050	Boiler Room 247	10322392	Pump, Distribution, HVAC Heating Water, 11 to 15 HP, Replace	25	23	2	1	EA	\$7,600.00	\$7,600			\$7,600																			\$7,600
D3050	Boiler Room 247	10322233	Pump, Distribution, HVAC Heating Water, 11 to 15 HP, Replace	25	23	2	1	EA	\$7,600.00	\$7,600			\$7,600																			\$7,600
D3050	Boiler Room 247	10322383	Pump, Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP, Replace	25	17	8	1	EA	\$6,800.00	\$6,800									\$6,800													\$6,800
D3050	Chiller Room	10322297	Pump, Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP, Replace	25	16	9	1	EA	\$7,600.00	\$7,600										\$7,600												\$7,600
D3050	Boiler Room 247	10322235	Pump, Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP, Replace	25	16	9	1	EA	\$6,800.00	\$6,800										\$6,800												\$6,800
D3050	Chiller Room	10322420	Pump, Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP, Replace	25	16	9	1	EA	\$7,600.00	\$7,600										\$7,600												\$7,600
D3050	Throughout Building	10322398	HVAC System, Hydronic Piping, 2-Pipe, Replace	40	29	11	148246	SF	\$5.00	\$741,230											\$741,230											\$741,230
D3050	Mechanical Penthouse	10322440	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Room 227	10322255	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Room 227	10322381	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Penthouse	10322417	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Boiler Room 247	10322324	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Penthouse	10322282	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Room 227	10322424	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Penthouse	10322353	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Room 227	10322446	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Mechanical Room 227	10322447	Air Handler, Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM, Replace	30	24	6	1	EA	\$31,000.00	\$31,000							\$31,000															\$31,000
D3050	Roof	10322387	Make-Up Air Unit, MUA or MAU, 6001 to 12000 CFM, Replace	20	10	10	1	EA	\$48,000.00	\$48,000											\$48,000											\$48,000
D3050	Throughout Building	10322372	HVAC System, Ductwork, Medium Density, Replace	30	19	11	148246	SF	\$4.00	\$592,984											\$592,984											\$592,984
D3050	Mechanical Penthouse	10322351	Air Handler, Interior AHU, Easy/Moderate Access, 8001 to 10000 CFM, Replace	30	16	14	1	EA	\$49,000.00	\$49,000															\$49,000							\$49,000
D3050	Roof	10322404	Packaged Unit, RTU, Pad or Roof-Mounted, 6 to 7.5 TON, Replace	20	1	19	1	EA	\$15,000.00	\$15,000																		\$15,000				\$15,000
D3060	Roof	10322309	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																		\$3,000
D3060	Roof	10322280	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																		

Replacement Reserves Report



5/6/2026

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
D3060	Roof	10322343	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322304	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322300	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322249	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322380	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322305	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322428	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322265	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322331	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322306	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322436	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322342	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM, Replace	20	17	3	1	EA	\$1,400.00	\$1,400				\$1,400																	\$1,400	
D3060	Roof	10322453	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322427	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322441	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322430	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322268	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322313	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322365	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322393	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322416	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322318	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322435	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																	\$3,000	
D3060	Roof	10322418	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																	\$3,000	
D3060	Roof	10322413	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322277	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322382	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322378	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322286	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	17	3	1	EA	\$1,200.00	\$1,200				\$1,200																	\$1,200	
D3060	Roof	10322250	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322455	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322262	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																	\$3,000	
D3060	Roof	10322388	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322415	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM, Replace	20	17	3	1	EA	\$4,000.00	\$4,000				\$4,000																	\$4,000	
D3060	Roof	10322457	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM, Replace	20	17	3	1	EA	\$2,400.00	\$2,400				\$2,400																	\$2,400	
D3060	Roof	10322244	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM, Replace	20	17	3	1	EA	\$3,000.00	\$3,000				\$3,000																	\$3,000	
D3060	Mechanical Room 227	10322328	Fan, Centrifugal, 36" Diameter, 8501 to 15000 CFM, Replace	25	19	6	1	EA	\$5,600.00	\$5,600							\$5,600														\$5,600	
D3060	Chiller Roof	10803817	Exhaust Fan, Centrifugal, 28" Damper, Replace	25	9	16	1	EA	\$4,000.00	\$4,000																\$4,000					\$4,000	
D3060	Roof	10322410	Exhaust Fan, Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM, Replace	20	2	18	1	EA	\$1,200.00	\$1,200																		\$1,200			\$1,200	
D3060	Commercial kitchen	10322258	Supplemental Components, Air Curtain, 5' Wide Non-Heated, Replace	20	14	6	1	EA	\$1,500.00	\$1,500							\$1,500														\$1,500	
D3060	Commercial kitchen	10322448	Supplemental Components, Air Curtain, 5' Wide Non-Heated, Replace	20	14	6	1	EA	\$1,500.00	\$1,500							\$1,500														\$1,500	
D4010	Boiler Room 247	10322285	Backflow Preventer, Fire Suppression, 8 IN, Replace	30	27	3	1	EA	\$14,400.00	\$14,400				\$14,400																	\$14,400	
D4010	Throughout Building	10322358	Fire Suppression System, Existing Sprinkler Heads, by SF, Replace	25	12	13	148246	SF	\$1.07	\$158,623															\$158,623						\$158,623	
D4010	Commercial Kitchen	10322302	Fire Suppression System, Commercial Kitchen, per LF of Hood, Replace	20	7	13	10	LF	\$400.00	\$4,000															\$4,000						\$4,000	
D5010	Generator Enclosure	10322421	Generator, Gas or Gasoline, 105 to 125 KW, Replace	25	17	8	1	EA	\$82,000.00	\$82,000									\$82,000												\$82,000	
D5010	Boiler Room 247	10322292	Automatic Transfer Switch, ATS, 400 AMP, Replace	25	7	18	1	EA	\$20,000.00	\$20,000																		\$20,000			\$20,000	
D5010	Boiler Room 247	10322246	Automatic Transfer Switch, ATS, 400 AMP, Replace	25	7	18	1	EA	\$20,000.00	\$20,000																	\$20,000				\$20,000	
D5020	Electrical Room - Building Services Closet 3	10322412	Secondary Transformer, Dry, Stepdown, 45 KVA, Replace	30	24	6	1	EA	\$7,600.00	\$7,600							\$7,600														\$7,600	
D5020	Electrical Room 248A	10322252	Secondary Transformer, Dry, Stepdown, 150 KVA, Replace	30	24	6	1	EA	\$20,000.00	\$20,000							\$20,000														\$20,000	
D5020	Electrical Room - Elevator Equipment Room	10322308	Secondary Transformer, Dry, Stepdown, 45 KVA, Replace	30	24	6	1	EA	\$7,600.00	\$7,600							\$7,600														\$7,600	
D5020	Electrical Room - Classroom 225	10322359	Secondary Transformer, Dry, Stepdown, 45 KVA, Replace	30	24	6	1	EA	\$7,600.00	\$7,600							\$7,600														\$7,600	
D5020	Electrical Room - Room 119	10322369	Secondary Transformer, Dry, Stepdown, 45 KVA, Replace	30	24	6	1	EA	\$7,600.00	\$7,600							\$7,600														\$7,600	
D5020	Electrical Room - Stairway A133	10322303	Secondary Transformer, Dry, Stepdown, 30 KVA, Replace	30	24	6	1	EA	\$6,700.00	\$6,700							\$6,700														\$6,700	
D5020	Electrical Room - Classroom 147	10322315	Secondary Transformer, Dry, Stepdown, 45 KVA, Replace	30	24	6	1	EA	\$7,600.00	\$7,600							\$7,600														\$7,600	
D5020	Electrical Room 248A	10322370	Secondary Transformer, Dry, Stepdown, 112.5 KVA, Replace	30	24																											

Replacement Reserves Report



5/6/2026

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
E2010	Classrooms Science	10322319	Casework, Cabinetry, High-End or Laboratory, Replace	20	17	3	500	LF	\$500.00	\$250,000				\$250,000																	\$250,000	
E2010	Classrooms General	10322373	Casework, Cabinetry, Standard, Replace	20	17	3	1100	LF	\$300.00	\$330,000				\$330,000																	\$330,000	
E2010	Library	10322449	Casework, Cabinetry, Standard, Replace	20	17	3	140	LF	\$300.00	\$42,000				\$42,000																	\$42,000	
E2010	Library	10322432	Library Shelving, Double-Faced, up to 90" Height, Replace	20	15	5	160	LF	\$480.00	\$76,800					\$76,800																\$76,800	
E2010	Gymnasium	10322307	Bleachers, Telescoping Manual, 16 to 30 Tier (per Seat), Replace	20	12	8	800	EA	\$600.00	\$480,000								\$480,000													\$480,000	
P2030	Main Entry/Cafeteria Restroom/Room 235	10322273	Engineering Study, Structural, Superstructure, Evaluate/Report	0	-1	1	2	EA	\$10,000.00	\$20,000	\$20,000																				\$20,000	
Y1020	Main Parking Lot	10322251	ADA Paths of Travel, Walkways, Curb Cut Ramp, Install	0	-1	1	2	EA	\$2,000.00	\$4,000	\$4,000																				\$4,000	
Y1020	Student Drop Off	10322298	ADA Paths of Travel, Drop-Off Area, Passenger/Public Transportation, Install	0	-1	1	1	EA	\$2,500.00	\$2,500	\$2,500																				\$2,500	
Y1060	Staff Lounge	10322408	ADA Kitchen & Laundry Areas, Sink/Counter/Maneuverability, Full Reconfiguration, Renovate	0	-1	1	1	EA	\$15,000.00	\$15,000	\$15,000																				\$15,000	
Y1060	215	10322348	ADA Kitchen & Laundry Areas, Sink/Counter/Maneuverability, Full Reconfiguration, Renovate	0	-1	1	1	EA	\$15,000.00	\$15,000	\$15,000																				\$15,000	
Totals, Unescalated											\$0	\$80,200	\$1,449,393	\$1,435,134	\$249,165	\$219,900	\$1,394,090	\$649,300	\$1,769,007	\$779,136	\$61,500	\$1,952,514	\$35,610	\$246,883	\$531,193	\$51,000	\$1,109,150	\$960,000	\$581,880	\$192,585	\$81,380	\$13,829,019
Totals, Escalated (3.0% inflation, compounded annually)											\$0	\$82,606	\$1,537,661	\$1,568,210	\$280,437	\$254,924	\$1,664,616	\$798,557	\$2,240,925	\$1,016,596	\$82,651	\$2,702,736	\$50,771	\$362,556	\$803,477	\$79,456	\$1,779,860	\$1,586,734	\$990,612	\$337,698	\$146,981	\$18,368,065

Roberto W. Clemente Middle 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	10322482	Parking Lots, Pavement, Asphalt, Seal & Stripe	5	2	3	120000	SF	\$0.45	\$54,000				\$54,000					\$54,000													\$54,000
G2020	Site Parking Areas	10322460	Parking Lots, Pavement, Asphalt, Mill & Overlay	25	16	9	120000	SF	\$3.50	\$420,000									\$420,000													\$420,000
G2020	Site Parking Areas	10322466	Parking Lots, Curb & Gutter, Concrete, Replace	50	32	18	3800	LF	\$30.00	\$114,000																	\$114,000				\$114,000	
G2030	Site Areas	10322462	Sidewalk, Concrete, Large Areas, Replace	50	48	2	4000	SF	\$8.34	\$33,360			\$33,360																		\$33,360	
G2030	Site	10322474	Site Stairs & Ramps, Steps, Concrete (per LF of nosing), Repair	0	-1	1	1000	LF	\$10.00	\$10,000	\$10,000																				\$10,000	
G2050	Site Sports Fields & Courts	10322468	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Seal & Stripe	5	2	3	27000	SF	\$0.45	\$12,150				\$12,150					\$12,150												\$12,150	
G2050	Site Sports Fields & Courts	10322465	Athletic Surfaces & Courts, Tennis/Volleyball, 2-Color Surface, Seal & Stripe	10	5	5	43000	SF	\$1.50	\$64,500					\$64,500												\$64,500				\$64,500	
G2050	Site Sports Fields & Courts	10322461	Sports Apparatus, Basketball, Backboard w/ Pole, Replace	25	18	7	6	EA	\$4,750.00	\$28,500							\$28,500														\$28,500	
G2050	Site	10322480	Sports Apparatus, Player/Dugout Benches, 12' Length, Replace	15	8	7	8	EA	\$450.00	\$3,600							\$3,600														\$3,600	
G2050	Site Sports Fields & Courts	10322472	Sports Apparatus, Baseball, Backstop Chain-Link, Replace	20	10	10	3	EA	\$5,000.00	\$15,000									\$15,000												\$15,000	
G2050	Site Sports Fields & Courts	10322470	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	25	13	12	27000	SF	\$3.50	\$94,500											\$94,500										\$94,500	
G2050	Site Sports Fields & Courts	10322484	Sports Apparatus, Tennis/Volleyball, Net w/ Posts & Anchors, Replace	20	7	13	6	EA	\$1,400.00	\$8,400														\$8,400							\$8,400	
G2060	Site General	10322463	Bike Rack, Fixed 6-10 Bikes, Replace	20	14	6	4	EA	\$800.00	\$3,200						\$3,200															\$3,200	
G2060	Site General	10322467	Fences & Gates, Fence, Chain Link 6', Replace	40	32	8	350	LF	\$21.00	\$7,350								\$7,350													\$7,350	
G2060	Site General	10322483	Fences & Gates, Fence, Metal Tube 6', Replace	40	32	8	75	LF	\$40.00	\$3,000								\$3,000													\$3,000	
G2060	Site General	10322478	Picnic Table, Metal Powder-Coated, Replace	20	11	9	6	EA	\$700.00	\$4,200									\$4,200												\$4,200	
G2060	Site Sports Fields & Courts	10322475	Fences & Gates, Screen Walls, Concrete Masonry Unit (CMU), Replace	50	32	18	1400	SF	\$20.00	\$28,000																	\$28,000				\$28,000	
G2060	Site General	10322481	Fences & Gates, Fence, Wrought Iron 4', Replace	50	32	18	600	LF	\$40.00	\$24,000																	\$24,000				\$24,000	
G2060	Site General	10322473	Fences & Gates, Screen Walls, Concrete Masonry Unit (CMU), Replace	50	32	18	4400	SF	\$20.00	\$88,000																	\$88,000				\$88,000	
G2060	Site	10322471	Flagpole, Metal, Replace	30	26	4	2	EA	\$2,500.00	\$5,000				\$5,000																	\$5,000	
G2060	Building exterior	10322464	Signage, Property, Building or Pole-Mounted, Replace/Install	20	15	5	28	EA	\$1,500.00	\$42,000					\$42,000																\$42,000	
G2060	Site General	10322479	Signage, Property, Monument, Replace/Install	20	13	7	1	EA	\$3,000.00	\$3,000							\$3,000														\$3,000	
G2060	Site General	10322477	Retaining Wall, Brick/Stone, Replace	40	32	8	11500	SF	\$140.00	\$1,610,000								\$1,610,000													\$1,610,000	
G4050	Site Parking Areas	10322476	Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, 150 W, Replace/Install	20	16	4	12	EA	\$4,000.00	\$48,000				\$48,000																	\$48,000	
P2030	Lower Level	10366323	Engineering Study, Civil, Site Drainage, Evaluate/Report	0	-1	1	1	EA	\$7,000.00	\$7,000	\$7,000																				\$7,000	
Totals, Unescalated											\$0	\$17,000	\$33,360	\$66,150	\$53,000	\$106,500	\$3,200	\$35,100	\$1,686,500	\$424,200	\$15,000	\$0	\$94,500	\$74,550	\$0	\$64,500	\$0	\$0	\$320,150	\$0	\$0	\$2,993,710
Totals, Escalated (3.0% inflation, compounded annually)											\$0	\$17,510	\$35,392	\$72,284	\$59,652	\$123,463	\$3,821	\$43,169	\$2,136,408	\$553,485	\$20,159	\$0	\$134,734	\$109,479	\$0	\$100,489	\$0	\$0	\$545,034	\$0	\$0	\$3,955,077

* 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	10322289	D1010	Passenger Elevator	Hydraulic, 2 Floors, 3000 to 4000 LB	3500 LB	Roberto W. Clemente Middle School / Main Building	Elevator Shafts/Utility	Otis	LRV3500	H013246	1992		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D20 Plumbing													
1	10322321	D2010	Water Heater	Gas, Commercial (125 MBH), 75 to 99 GAL	81 GAL	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	State	SBD81199NE118	2540145540595	2025		
2	10322355	D2010	Water Heater	Gas, Commercial (199 MBH), 75 to 99 GAL	81 GAL	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	A.O. Smith	BTR199118	1548M001641	2016		
3	10322316	D2010	Backflow Preventer	Domestic Water, 1 IN	1 IN	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Wilkins	975 XL	3570597	1997		
4	10322275	D2010	Backflow Preventer	Domestic Water, 2 IN	1.5 IN	Roberto W. Clemente Middle School / Main Building	Chiller Room	Watts	Illegible	Illegible			
5	10322325	D2010	Backflow Preventer	Domestic Water, 3 IN	3 IN	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Neptune-Benson	NSF61	NA			
6	10322456	D2030	Pump	Sump, 20 HP	No dataplate	Roberto W. Clemente Middle School / Main Building	Chiller Room	No dataplate	No dataplate	No dataplate	2008		
7	10322422	D2060	Air Compressor	Tank-Style, 5 HP	3 HP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Curtis	No dataplate	No dataplate			

Index	ID	UFCODE	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D30 HVAC													
1	10322226	D3020	Boiler [B2]	Gas, HVAC, 2501 to 5000 MBH	4704 MBH	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Kewanee	KW50521G	97195	1997		
2	10322401	D3020	Boiler [Boiler1]	Gas, HVAC, 2501 to 5000 MBH	4704 MBH	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Kewanee	KW50521G	97155	1997		
3	10322272	D3020	Unit Heater	Electric, 1 to 5 KW	Inaccessible	Roberto W. Clemente Middle School / Main Building	Trash Compactor	Inaccessible	Inaccessible	Inaccessible			
4	10322236	D3020	Unit Heater	Hydronic, 101 to 160 MBH	Inaccessible	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	Sterling	Inaccessible	Inaccessible			
5	10322409	D3020	Unit Heater	Hydronic, 37 to 85 MBH	48 MBH	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	Reed National	HS48S	HS567591			
6	10322225	D3020	Unit Heater	Hydronic, 37 to 85 MBH	Inaccessible	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	Sterling	Inaccessible	Inaccessible			
7	10322287	D3020	Unit Heater [UH2]	Electric, 1 to 5 KW	Inaccessible	Roberto W. Clemente Middle School / Main Building	Chiller Room	QMark	Inaccessible	Inaccessible			
8	10322237	D3020	Unit Heater [UH3]	Electric, 1 to 5 KW	Inaccessible	Roberto W. Clemente Middle School / Main Building	Chiller Room	QMark	Inaccessible	Inaccessible			
9	10322403	D3020	Boiler Supplemental Components	Expansion Tank, 101 to 175 GAL	160 GAL	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Taco	CA600125	460120	2019		
10	10322335	D3030	Chiller [Chiller1]	Water-Cooled, 151 to 200 TON	186 TON	Roberto W. Clemente Middle School / Main Building	Chiller Room	Carrier	30HXC186MYE661KA	1008Q08852	2008		
11	10322231	D3030	Chiller [Chiller2]	Water-Cooled, 151 to 200 TON	86 TON	Roberto W. Clemente Middle School / Main Building	Chiller Room	Carrier	30HXC186MYE661KA	1008Q08851	2008		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10803816	D3030	Cooling Tower [COOLING TOWER-1]	(Typical) Open Circuit	189 TON	Roberto W. Clemente Middle School / Main Building	Chiller Roof	Evapco	LPT-829	7-327292	2007		
13	10803815	D3030	Cooling Tower [COOLING TOWER-2]	(Typical) Open Circuit	189 TON	Roberto W. Clemente Middle School / Main Building	Chiller Roof	Evapco	LPT-829	7-327291	2007		
14	10322375	D3030	Split System	Condensing Unit/Heat Pump, 5 TON	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Goodman	Illegible	Illegible			
15	10322352	D3030	Split System	Condensing Unit/Heat Pump, 5 TON	5 TON	Roberto W. Clemente Middle School / Main Building	Roof	Goodman	CKL604L	Illegible			
16	10322402	D3030	Split System	Condensing Unit/Heat Pump, 5 TON	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Goodman	Illegible	Illegible			
17	10322376	D3030	Unit Ventilator	approx/nominal 3 Ton, 751 to 1250 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Classrooms General	No dataplate	No dataplate	No dataplate			52
18	10322230	D3030	Chilled Water	Chemical Feed Dosing System		Roberto W. Clemente Middle School / Main Building	Chiller Room						
19	10322383	D3050	Pump	Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP	10 HP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	No dataplate	No dataplate	No dataplate			
20	10322392	D3050	Pump	Distribution, HVAC Heating Water, 11 to 15 HP	15 HP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Taco	FM30109582H1C2L1010	NA	1992		
21	10322420	D3050	Pump [CWP1]	Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP	15 HP	Roberto W. Clemente Middle School / Main Building	Chiller Room	Taco	Illegible	Illegible	2008		
22	10322297	D3050	Pump [CWP2]	Distribution, HVAC Chilled or Condenser Water, 11 to 15 HP	15 HP	Roberto W. Clemente Middle School / Main Building	Chiller Room	Taco	F14013E2HAJ2L0A	NA	2008		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10322235	D3050	Pump [CWP4]	Distribution, HVAC Chilled or Condenser Water, 8 to 10 HP	10 HP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	No dataplate	No dataplate	No dataplate	2008		
24	10322233	D3050	Pump [HWP1]	Distribution, HVAC Heating Water, 11 to 15 HP	15 HP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Taco	FM301095B2H1C2L0	NA	1992		
25	10322351	D3050	Air Handler [AHU1]	Interior AHU, Easy/Moderate Access, 8001 to 10000 CFM	8500 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	Trane	MCCB017UA0C0UA	K08E59732	2008		
26	10322324	D3050	Air Handler [AHU2]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	6000 CFM	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	McQuay	LSL122DV	3WL0101004	1992		
27	10322255	D3050	Air Handler [AHU4]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	5500 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	McQuay	LSL111CV	3WL0101206	1992		
28	10322381	D3050	Air Handler [AHU5]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	6000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	McQuay	LSL122DH	3WL0101304	1992		
29	10322424	D3050	Air Handler [AHU6]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	6000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	McQuay	LSL122DH	3WL0101404	1992		
30	10322446	D3050	Air Handler [AHU7]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	5500 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	McQuay	LSL111CV	3WL0101506	1992		
31	10322282	D3050	Air Handler [HV1]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	5000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	McQuay	LH0106CM	3WL0140506	1992		
32	10322353	D3050	Air Handler [HV2]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	5000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	McQuay	LH0106C4	3WL0140606			
33	10322440	D3050	Air Handler [HV3]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	4400 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	McQuay	LH0111CV	3WL01407406	1992		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
34	10322417	D3050	Air Handler [HV4]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	5000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	McQuay	LHD106CV	3WL0140806	1992		
35	10322447	D3050	Air Handler [HV5]	Interior AHU, Easy/Moderate Access, 4001 to 6000 CFM	6000 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	McQuay	LH0128DH	3WL0140904	1992		
36	10322387	D3050	Make-Up Air Unit	MUA or MAU, 6001 to 12000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	Reznor	No dataplate	No dataplate			
37	10322404	D3050	Packaged Unit	RTU, Pad or Roof-Mounted, 6 to 7.5 TON	6 TON	Roberto W. Clemente Middle School / Main Building	Roof	Daikin	DFG0724DL1SAA	2307017475	2023		
38	10322410	D3060	Exhaust Fan	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	250 CFM	Roberto W. Clemente Middle School / Main Building	Roof	Greenheck	G070D117X	20657435226	2022		
39	10322331	D3060	Exhaust Fan	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
40	10322309	D3060	Exhaust Fan	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
41	10322415	D3060	Exhaust Fan	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	CaptiveAire	Illegible	Illegible			
42	10322276	D3060	Exhaust Fan [EF1]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
43	10322306	D3060	Exhaust Fan [EF11]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	Inaccessible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
44	10322416	D3060	Exhaust Fan [EF12]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			

Index	ID	UFCODE	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
45	10322241	D3060	Exhaust Fan [EF14]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
46	10322388	D3060	Exhaust Fan [EF15]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
47	10322305	D3060	Exhaust Fan [EF16]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
48	10322435	D3060	Exhaust Fan [EF17]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
49	10322238	D3060	Exhaust Fan [EF18A]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
50	10322318	D3060	Exhaust Fan [EF18B]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
51	10322262	D3060	Exhaust Fan [EF19]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
52	10322286	D3060	Exhaust Fan [EF2]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
53	10322253	D3060	Exhaust Fan [EF20]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
54	10322423	D3060	Exhaust Fan [EF20A]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
55	10322290	D3060	Exhaust Fan [ef21]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Cook	Illegible	Illegible			

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
56	10322418	D3060	Exhaust Fan [EF21A]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Cook	Illegible	Illegible			
57	10322457	D3060	Exhaust Fan [EF23]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
58	10322265	D3060	Exhaust Fan [EF24]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
59	10322244	D3060	Exhaust Fan [EF25]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
60	10322304	D3060	Exhaust Fan [EF26]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
61	10322436	D3060	Exhaust Fan [EF27]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
62	10322277	D3060	Exhaust Fan [EF28]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
63	10322441	D3060	Exhaust Fan [EF29]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
64	10322413	D3060	Exhaust Fan [EF3]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
65	10322428	D3060	Exhaust Fan [EF30]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
66	10322342	D3060	Exhaust Fan [EF32]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
67	10322378	D3060	Exhaust Fan [EF33]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
68	10322430	D3060	Exhaust Fan [EF34-1]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
69	10322365	D3060	Exhaust Fan [EF34-2]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
70	10322453	D3060	Exhaust Fan [EF34-3]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
71	10322455	D3060	Exhaust Fan [EF34-4]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
72	10322343	D3060	Exhaust Fan [EF35]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
73	10322393	D3060	Exhaust Fan [EF36]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
74	10322313	D3060	Exhaust Fan [EF37]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
75	10322300	D3060	Exhaust Fan [EF38]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
76	10322268	D3060	Exhaust Fan [EF4]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
77	10322427	D3060	Exhaust Fan [EF40]	Roof or Wall-Mounted, 28" Damper, 5001 to 8500 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			

Index	ID	UFCODE	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
78	10322280	D3060	Exhaust Fan [EF41]	Roof or Wall-Mounted, 24" Damper, 2001 to 5000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
79	10322250	D3060	Exhaust Fan [EF42]	Roof or Wall-Mounted, 16" Damper, 1001 to 2000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
80	10803817	D3060	Exhaust Fan [EF-43]	Centrifugal, 28" Damper	5001 - 8500 CFM	Roberto W. Clemente Middle School / Main Building	Chiller Roof	Cook	165 ACE 165C10D	143S985862-00/0000701			
81	10322380	D3060	Exhaust Fan [EF5]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
82	10322249	D3060	Exhaust Fan [EF6]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
83	10322360	D3060	Exhaust Fan [EF7]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
84	10322382	D3060	Exhaust Fan [EF8]	Roof or Wall-Mounted, 10" Damper, 50 to 500 CFM	No dataplate	Roberto W. Clemente Middle School / Main Building	Roof	No dataplate	No dataplate	No dataplate			
85	10322397	D3060	Exhaust Fan [EF9]	Roof or Wall-Mounted, 12" Damper, 501 to 1000 CFM	Illegible	Roberto W. Clemente Middle School / Main Building	Roof	Illegible	Illegible	Illegible			
86	10322328	D3060	Fan [RAF2]	Centrifugal, 36" Diameter, 8501 to 15000 CFM	12185 CFM	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	CentriMaster	XB365N	XPD846742			
87	10322258	D3060	Supplemental Components	Air Curtain, 5' Wide Non-Heated		Roberto W. Clemente Middle School / Main Building	Commercial kitchen	Mars Air Systems	LPN2361UASS	1088920	2010		
88	10322448	D3060	Supplemental Components	Air Curtain, 5' Wide Non-Heated		Roberto W. Clemente Middle School / Main Building	Commercial kitchen	Mars Air Systems	LPN2361UASS	1088921	2010		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D40 Fire Protection													
1	10322285	D4010	Backflow Preventer	Fire Suppression, 8 IN	8 IN	Roberto W. Clemente Middle School / Main Building	Boiler Room 247				1992		
2	10322302	D4010	Fire Suppression System	Commercial Kitchen, per LF of Hood		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen						10

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D50 Electrical													
1	10322421	D5010	Generator	Gas or Gasoline, 105 to 125 KW	125 KW	Roberto W. Clemente Middle School / Main Building	Generator Enclosure	Onsite Energy	MTU10V0068GS125	94070500418	2007		
2	10322246	D5010	Automatic Transfer Switch [ATS1]	ATS, 400 AMP	230 AMP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Asco	D03ATSA30230NGOC	1738917003RE	2017		
3	10322292	D5010	Automatic Transfer Switch [ATS2]	ATS, 400 AMP	230 AMP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Asco	D03ATSA30230NGOC	1738917006RE	2017		
4	10322370	D5020	Secondary Transformer	Dry, Stepdown, 112.5 KVA	112.5 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room 248A	Siemens	3F3Y112	NA			
5	10322252	D5020	Secondary Transformer	Dry, Stepdown, 150 KVA	150 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room 248A	Siemens	3F3Y150	NA	1992		
6	10322311	D5020	Secondary Transformer	Dry, Stepdown, 30 KVA	30 KVA	Roberto W. Clemente Middle School / Main Building	Chiller Room	Square D	EE30T3HCU	NA	2007		
7	10322303	D5020	Secondary Transformer	Dry, Stepdown, 30 KVA	30 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Stairway A133	Siemens	3F3Y030	NA	1992		
8	10322412	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Building Services Closet 3	Siemens	3F3Y045	NA	1992		
9	10322308	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Elevator Equipment Room	Siemens	Illegible	NA	1992		
10	10322359	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Classroom 225	Siemens	3F3Y045	NA	1992		
11	10322369	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Room 119	Siemens	3F3Y045	NA	1992		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10322315	D5020	Secondary Transformer	Dry, Stepdown, 45 KVA	45 KVA	Roberto W. Clemente Middle School / Main Building	Electrical Room - Classroom 147	Siemens	3F3Y045	NA	1992		
13	10322284	D5020	Secondary Transformer	Dry, Stepdown, 75 KVA	75 KVA	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Square D	EX75T3H	1053018246	2018		
14	10322367	D5020	Secondary Transformer	Dry, Stepdown, 75 KVA	75 KVA	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Square D	EX75T3H	1021218064	2018		
15	10322377	D5020	Distribution Panel	120/208 V, 400 AMP	400 AMP	Roberto W. Clemente Middle School / Main Building	Electrical Room - Classroom 235	Siemens	NA	NA	1992		
16	10322444	D5020	Distribution Panel	120/208 V, 400 AMP	400 AMP	Roberto W. Clemente Middle School / Main Building	Electrical Room 248A	Siemens	SG42MB4350STM	NA			
17	10322445	D5020	Distribution Panel	277/480 V, 600 AMP	600 AMP	Roberto W. Clemente Middle School / Main Building	Chiller Room	Square D	12245671460010001	NA			
18	10322227	D5020	Motor Control Center	w/ Main Breaker, 800 AMP	600 AMP	Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	Siemens	90018002353	53141580023	1992		
19	10322357	D5020	Motor Control Center [MCCA]	w/ Main Breaker, 800 AMP	600 AMP	Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Siemens	90018002351	51141580023	1992		
20	10322229	D5020	Motor Control Center [MCCB]	w/ Main Breaker, 800 AMP	600 AMPS	Roberto W. Clemente Middle School / Main Building	Mechanical Room 227	Siemens	90018002352	52141580023	1992		
21	10322312	D5030	Variable Frequency Drive [AHU1]	VFD, by HP of Motor, 15 HP		Roberto W. Clemente Middle School / Main Building	Mechanical Penthouse	Trane	178B5301	046132H268	2004		
22	10322364	D5040	High Intensity Discharge (HID) Fixtures	Metal Halide, Gymnasium Lighting, 400 W		Roberto W. Clemente Middle School / Main Building	Gymnasium						22

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D70 Electronic Safety & Security													
1	10322452	D7050	Fire Alarm Panel	Fully Addressable		Roberto W. Clemente Middle School / Main Building	Boiler Room 247	Honeywell	5820XLEVS	NA			

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
E10 Equipment													
1	10322389	E1030	Foodservice Equipment	Convection Oven, Double		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	No dataplate	No dataplate	No dataplate			
2	10322242	E1030	Foodservice Equipment	Convection Oven, Double		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Blodgett	No dataplate	No dataplate			
3	10322336	E1030	Foodservice Equipment	Convection Oven, Double	No dataplate	Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Blodgett	No dataplate	No dataplate			
4	10322386	E1030	Foodservice Equipment	Convection Oven, Single		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Blodgett	No dataplate	No dataplate			
5	10322349	E1030	Foodservice Equipment	Dairy Cooler/Wells		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Delfield	NLFACP8	2406820101504	2024		
6	10322322	E1030	Foodservice Equipment	Dairy Cooler/Wells		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Traulsen	RMC58D4	24B00802	2024		
7	10322419	E1030	Foodservice Equipment	Exhaust Hood, 8 to 10 LF		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	CaptiveAire	6024R	NA			
8	10322271	E1030	Foodservice Equipment	Exhaust Hood, 8 to 10 LF		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	CaptiveAire	6024R	NA			
9	10322334	E1030	Foodservice Equipment	Food Warmer, Proofing Cabinet on Wheels		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Vulcan	No dataplate	No dataplate			
10	10322299	E1030	Foodservice Equipment	Food Warmer, Proofing Cabinet on Wheels		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Vulcan	VHFA18	521020902	2021		
11	10322341	E1030	Foodservice Equipment	Food Warmer, Tabletop Drawers (Set of 4)		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	No dataplate	No dataplate	No dataplate	2024		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10322296	E1030	Foodservice Equipment	Food Warmer, Tabletop Drawers (Set of 4)		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	No dataplate	No dataplate	No dataplate	2024		
13	10322345	E1030	Foodservice Equipment	Food Warmer, Tabletop Drawers (Set of 4)		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Delfield	No dataplate	No dataplate	2024		
14	10322323	E1030	Foodservice Equipment	Griddle		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Vulcan	No dataplate	No dataplate			
15	10322406	E1030	Foodservice Equipment	Icemaker, Freestanding		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Scotsman	C0322SA1E	17091320014057			
16	10322442	E1030	Foodservice Equipment	Prep Table Refrigerated, Salad/Sandwich		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	No dataplate	No dataplate	No dataplate	2024		
17	10322228	E1030	Foodservice Equipment	Prep Table Refrigerated, Salad/Sandwich		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Delfield	No dataplate	No dataplate	2024		
18	10322339	E1030	Foodservice Equipment	Prep Table Refrigerated, Salad/Sandwich		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Delfield	No dataplate	No dataplate	2024		
19	10322394	E1030	Foodservice Equipment	Refrigerator, 4-Door Reach-In		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Traulsen	Inaccessible	V187830391	2018		
20	10322333	E1030	Foodservice Equipment	Sink, 3-Bowl		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen						
21	10322274	E1030	Foodservice Equipment	Sink, 3-Bowl		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen						
22	10322291	E1030	Foodservice Equipment	Steamer, Freestanding		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Stellar-Steam	Sirius6	031136018			

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10322329	E1030	Foodservice Equipment	Trash Compactor, 600 LB		Roberto W. Clemente Middle School / Main Building	Trash Compactor	Harmony	450SS	450SS0994			
24	10322327	E1030	Foodservice Equipment	Walk-In, Condenser for Refrigerator/Freezer		Roberto W. Clemente Middle School / Main Building	Generator Enclosure	Bohn	BCH0055LCBCZ0897	T24A13899	2024		
25	10322368	E1030	Foodservice Equipment	Walk-In, Condenser for Refrigerator/Freezer		Roberto W. Clemente Middle School / Main Building	Generator Enclosure	Bohn	BCH0012MCACZC0897	T24A13895	2024		
26	10322279	E1030	Foodservice Equipment	Walk-In, Freezer		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Bally	368353WPA	DX2400190101	2024		
27	10322346	E1030	Foodservice Equipment	Walk-In, Refrigerator		Roberto W. Clemente Middle School / Main Building	Commercial Kitchen	Bally	368353AW	DX240019002	2024		
28	10322384	E1040	Laboratory Equipment	Exhaust Hood, 4 LF	No dataplate	Roberto W. Clemente Middle School / Main Building	131	No dataplate	No dataplate	No dataplate			
29	10322425	E1040	Healthcare Equipment	Defibrillator (AED), Cabinet-Mounted		Roberto W. Clemente Middle School / Main Building	Throughout Building						7