



CAPITAL FACILITIES ASSESSMENT JULY, 2020

# DEERFIELD COMMUNITY SCHOOL DISTRICT

**VOGEL**  
BROS. BUILDING CO.



BlowfishArchitects, llc  
Communication  
Vision Design





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# FACILITIES OVERVIEW

This evaluation is intended to survey the physical condition of the buildings located within the Deerfield Community School District and to develop a Capital Facilities Assessment. These buildings include Deerfield Elementary, District Offices and Deerfield Middle School / High School. This report analyzes the appearance and condition of the Architectural, Plumbing, HVAC, and Electrical systems of the buildings. This data is used to determine the feasibility and cost of implementing maintenance solutions to preserve the integrity of the buildings.

The evaluation was conducted by a team of professionals, consisting of architects and engineers. The team visually reviewed the buildings, researched available building plans, and reviewed current building codes to gather information. The content of each section includes a report on the condition and maintenance costs of the Architectural, Plumbing, HVAC, and Electrical systems of the building.

Site plans, floor plans, photos, and a final budget summary are provided in each section. The building evaluation was non-destructive and comments are based on exposed conditions.

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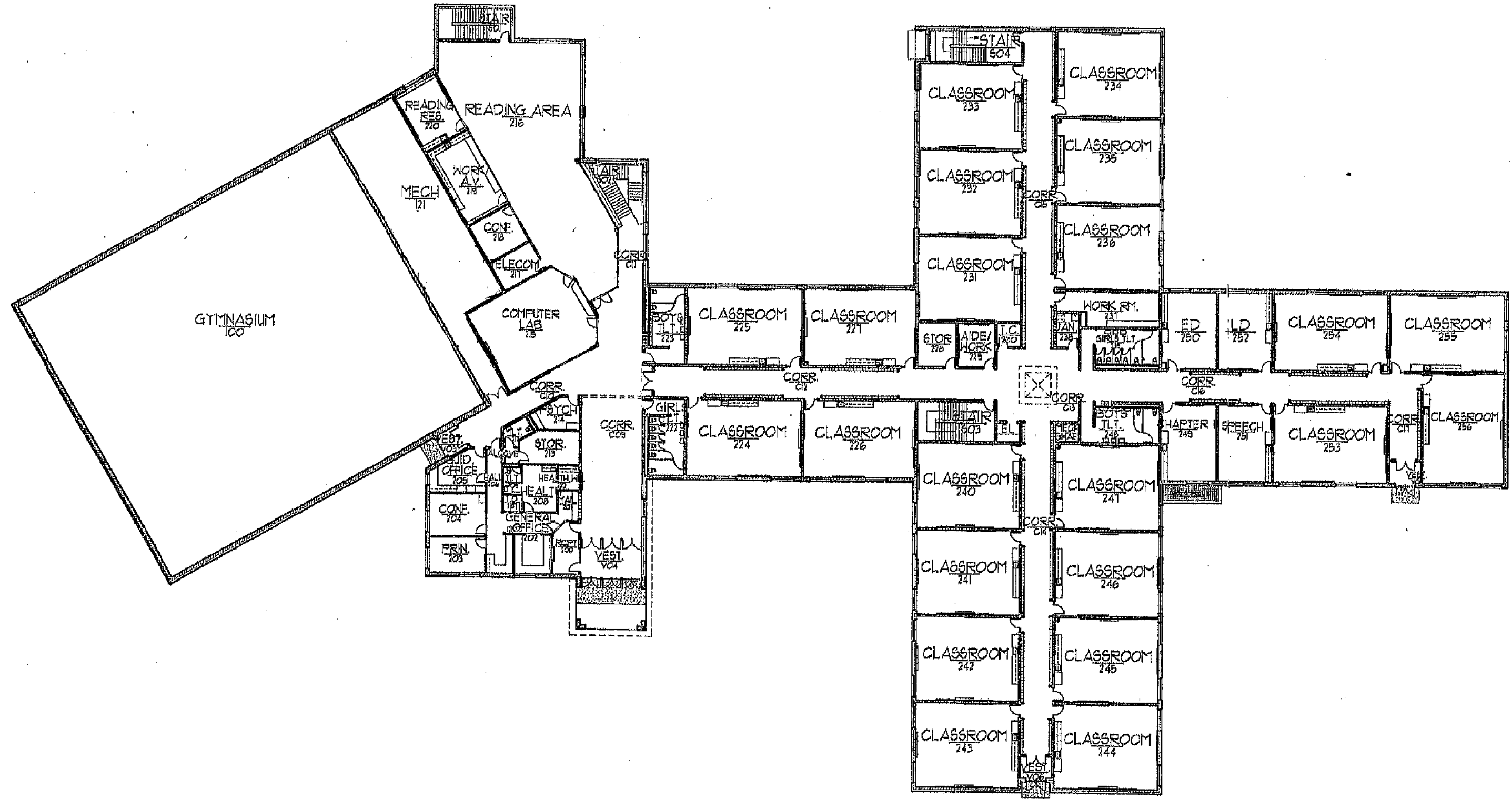


# DEERFIELD ELEMENTARY



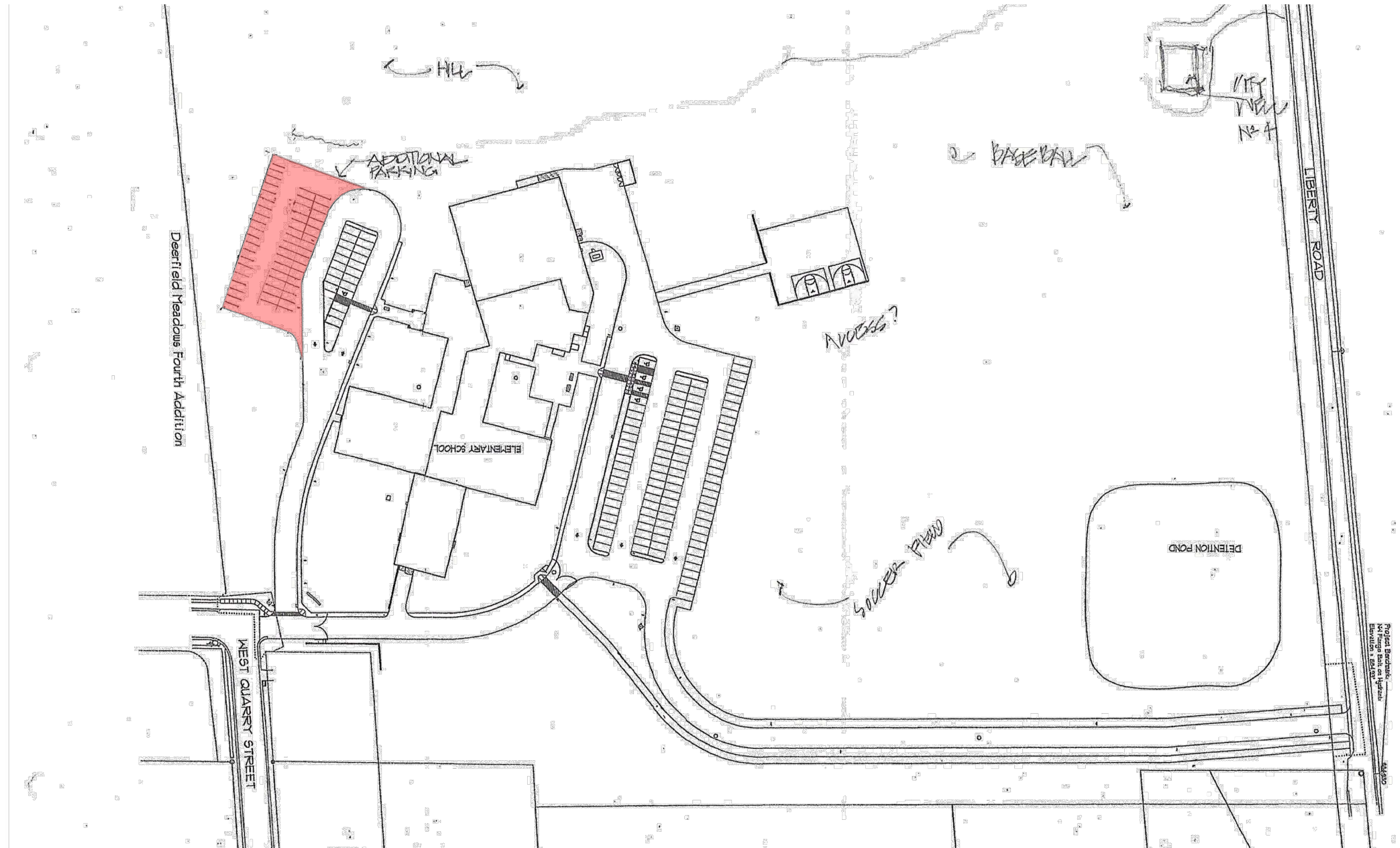
# DEERFIELD ELEMENTARY FIRST FLOOR

First Floor









Project Benchmark  
N4 Plunge Pool on N4  
Elevation = 804.00'

# DEERFIELD ELEMENTARY

## 1.0 OVERVIEW

As a result of the existing facilities survey, a scope and budget has been developed for the Deerfield Community School District for the following categories of the project.

### **SITE AND BUILDING MAINTENANCE REQUIREMENTS**

#### 1.1 THIS CATEGORY CONSISTS OF:

- 1.1.1 Review Reading Room furniture layout to move books away from the windows or provide solar shades on the windows.
- 1.1.2 Replacing the vinyl composite tile in the Main Entry Corridor, the Cafeteria, and the Corridor by the gym.
- 1.1.3 Replacing the floor in the Kitchen.
- 1.1.4 Provide premolded corners on the vinyl base and replace gym floor base.
- 1.1.5 Replace discolored stair treads and risers.
- 1.1.6 Replace toilet partitions with floor mounted top braced partitions.
- 1.1.7 Replace pipe covers on toilet room lavatories.
- 1.1.8 Provide a floor control joint at the transition of slab on grade and lower level.
- 1.1.9 Replace or repair any window that has reported leaks.
- 1.1.10 Repaint metal handrails.
- 1.1.11 Repair masonry walls that have cracks.
- 1.1.12 Expand south side parking lot.

### **ADA REQUIREMENTS**

- 1.2 Program and budget packet had no requirements for this category.

### **SAFETY AND SECURITY REQUIREMENTS**

- 1.3 Reviewing and Relocation of the dumpster enclosure further away from the playground area.

### **CAPITAL RENEWAL — MECHANICAL / ELECTRICAL REQUIREMENTS**

#### 1.4 THIS CATEGORY CONSISTS OF:

- 1.4.1 Reviewing and maintaining air handler fan motor bearings.
- 1.4.2 Reviewing and repairing boilers controls and air handler controls.
- 1.4.3 Reviewing rooftop chiller noise level. Minor plumbing adjustments.
- 1.4.4 Minor HVAC adjustments Minor electrical adjustments.



The age of the original school building is seventeen (17) years. Refer to photos attached immediately after this report section for specific comments.

### 2.1 SITE

#### 2.1.1 ASPHALT PARKING

2.1.1.1 Observed areas appear to be in good condition.

#### 2.1.2 ADEQUATE PARKING / OBSERVED TRAFFIC FLOW

2.1.2.1 Observed traffic flows appear to be adequate.

2.1.2.2 It was reported that additional parking is needed for events at the school. Plans to expand the south side parking are anticipated.

**Budget - \$ 125,000**

#### 2.1.3 PLAY AREA CONDITIONS

2.1.3.1 The close proximity of the trash enclosure is hazardous to the children due to pests (bees, hornets, etc...) and it provides a safety hazard by providing an area to hide. The trash enclosure should be relocated.

**Budget - \$ 45,000**

2.1.3.2 Water stands at the entrance to the Play Area. Add additional drainage ditch and a culvert under the entrance paving.

**Budget - \$ 25,000**

2.1.3.3 Remaining observed areas appear to be in good condition.

#### 2.1.4 CONDITION OF LANDSCAPING

2.1.4.1 Lawn care and landscape maintenance is contracted to a landscape contractor.

2.1.4.2 Observed areas appear to be in good condition.

#### 2.1.5 HANDICAP ACCESSIBILITY

2.1.5.1 Observed areas appear to be in good condition.

### 2.2 BUILDING — ROOF

#### 2.2.1 EDPM ROOFING

2.2.1.1 Observed areas appear to be in good condition. A visual inspection of the roof was conducted by SRI Consultants in October of 2018 and found to be in very good condition. Administration reported they were advised that the roof has over 10 years of service. A copy of the report is included in his study.

### 2.3 BUILDING - EXTERIOR

#### 2.3.1 CONDITION OF MASONRY

2.3.1.1 Observed areas appear to be in good condition.

#### 2.3.2 CONDITION OF WINDOWS / INSULATED GLASS / OPERATION

2.3.2.1 Some of the windows were reported to leak. It was observed that some of the windows had towels on the sills to catch the water. Any window that are reported to leak should be replaced. Budget based on estimated quantity of 5 windows.

**Budget - \$ 12,500**

2.3.2.2 IMC windows require solar shades in order to eliminate UV damage of the books or the furniture should be rearranged to move the books away from the windows.

**Budget - \$ 20,000**

2.3.2.3 Remaining observed areas appear to be in good condition.

### 2.3.3 CONDITION OF TRIM WORK (METAL COPING, TRIM ACCENT PIECES, ETC.)

2.3.3.1 Observed areas appear to be in good condition.

### 2.3.4 CONDITION OF EXTERIOR DOORS (STORE FRONT, STEEL DOORS, ETC.)

2.3.4.1 Observed areas appear to be in good condition.

### 2.3.5 CONDITION OF DRAINAGE SYSTEM (GUTTERS, DOWNSPOUTS, SCUPPERS)

2.3.5.1 Observed areas appear to be in good condition.

### 2.3.6 CAULKING

2.3.6.1 Observed areas appear to be in good condition.

## 2.4 BUILDING - INTERIOR

### 2.4.1 HANDICAP ACCESSIBILITY

2.4.1.1 Access / Entrance-Observed areas appear to be in good condition.

### 2.4.2 TOILET ROOMS

2.4.2.1 Observed areas appear to be in good condition.

2.4.2.2 The ceiling hung toilet partitions are loose with damage connectors at the panels. It is recommended to replace the partitions with floor mounted top braced partitions.

**Budget - \$ 42,000**

2.4.2.3 Pipe covers on toilet room lavatories need to be replaced.

**Budget - \$ 3,500**

### 2.4.3 INTERIOR WINDOWS / DOORS

2.4.3.1 Observed areas appear to be in good condition.

### 2.4.4 FLOORING / CARPET

2.4.4.1 Observed areas appear to be in good condition with some areas of wear. Floors in the kitchen and Cafeteria along with hallways by the main entrance and gym are scheduled to be replaced.

**Budget - \$ 43,750**

2.4.4.2 The vinyl base return at the doors are loose and curling. Recommend to replace the base with preformed corners.

**Budget - \$ 5,000**

2.4.4.3 The base in the gym is loose. Recommend to replace the base with a vinyl vent cove base.

**Budget - \$ 5,400**

2.4.4.4 Modifications to existing floor control joints at transition of slab on grade at lower level.

**Budget - \$ 1,500**

### 2.4.5 CEILINGS

2.4.5.1 Observed areas appear to be in good condition.

### 2.4.6 GENERAL PAINT CONDITION ON WALLS

2.4.6.1 Observed areas appear to be in good condition.

2.4.6.2 Observed minimal cracking at masonry walls. Repair approximately 100sf of masonry partitions.

**Budget - \$ 5,000**

### 2.4.7 CONDITION OF WOODWORK / CASEWORK

2.4.7.1 Observed areas appear to be in good condition.



### 2.5 CIRCULATION

#### 2.5.1 ELEVATOR

2.5.1.1 Observed area appear to be in good condition.

#### 2.5.2 STAIRS

2.5.2.1 Treads and risers on the stair by the IMC have discolored and should be replaced.

**Budget - \$14,950**

2.5.2.2 Metal handrails need to be repainted.

**Budget - \$2,500**

2.5.2.3 Other observed areas appear to be in good condition.

#### 2.5.3 TOILET ROOM DOORS

2.5.3.1 The school administration requested that touchless door hardware be installed on the toilet room doors. Install (10) stainless steel hands free foot door openers.

**Budget - \$2,500**

# DEERFIELD ELEMENTARY

## 3.0 ELECTRICAL

3.1 The service entrance conduits into the electric service room leaked at one time. Verify there is no corrosion on the breakers or standing water in the switchboard if this has not already been investigated. • We recommend shutting down the main service to allow for testing and inspection of the main switchgear to make sure there is no further damage. Budgeted cost includes time for performing this work. If there are changes or repairs needed, these will need to be priced separately.

**Budget - \$ 915**

3.2 The receptacles in the main data room and the satellite data room are not connected to the nonlife safety emergency panel. If the District desires to have equipment in these rooms operational during a power outage, re-feeding these circuits from Panel "UA" should be considered. This panel is in a room adjacent to the main data room; however, the satellite data room is further away. Also note that small UPS units should still be used to serve these critical loads as the generator has a slight delay in starting upon power failure.

3.2.1 Owner preference. We have seen on previous projects that there are generally generator backed-up receptacles on the non-life safety leg of the generator distribution to support IT equipment in the event of power failure. Budget cost includes refeeding (6) existing circuits in the main data room with generator backed-up power. Assumes using existing infrastructure and transfer switches.

**Budget - \$ 1,517**

3.2.2 Budget pricing includes refeeding (3) existing circuits in the satellite data room with generator backed-up power. Assumes using existing infrastructure and transfer switches.

**Budget - \$ 2,265**

3.3 To avoid having low voltage and line voltage wiring within the same box, removing the low voltage control from the building automation system should be considered. Standard toggle switches could be provided with ceiling mounted occupancy sensors to automatically turn the light fixtures off if the gymnasium is not occupied. This would save more energy than putting the fixtures on a timeclock schedule as the occupancy sensor will ensure the fixtures are off at any time of non-occupancy, not just scheduled non-occupancy.

3.3.1 Recommend that high-bay occupancy sensors be installed in the gym. Budget pricing includes installing these occupancy sensors and required material for a functional system in the gym. Also included is replacing the existing low-voltage in the gym box with line voltage toggle switches. It is assumed that existing raceways and light fixtures will remain.

**Budget - \$ 4,804**

3.4 In the IMC, there are three standard toggle switches which control the downlights in these fixtures. These three on/off switches should be replaced with dimmer switches, such that the downlights can be dimmed to increase lamp life. If the lamps are dimmed just 10%, the lamp life will approximately double. New backboxes will need to be cut into the wall as dimmers with the required ratings will not fit in the switchbox as installed.

3.4.1 After review, we were only able to find (1) switch that operates the downlights in the IMC. All other switches operated dual-level pendant fixtures in the space. We do not believe that any work is currently required in this space.

### 3.5. ADDITIONAL ITEMS

3.5.1 Replace lighting in classrooms with LED fixtures. We recommend replacing the existing light fixtures in the classrooms with LED fixtures. Budgeted cost includes a 1-for-1 swap of the existing fixtures with LED fixtures. Existing lighting circuits and wiring will be used. We are assuming (43) total classrooms to be done.

**Budget - \$ 141,636**

3.5.2 Replace lighting in hallways with LED fixtures. We recommend replacing the existing light fixtures in the hallways with LED fixtures. Budgeted cost includes a 1-for-1 swap of the existing fixtures with LED fixtures. Existing lighting circuits and wiring will be used.

**Budget - \$ 49,576**



3.5.3 Add occupancy sensor controls to light fixtures in hallways. Occupancy sensors be added to the hallways to allow for automatic operation of the lighting in the halls as opposed to switches. Cost includes adding sensors to the existing lighting circuits in the hallways.

**Budget - \$ 53,812**

3.5.4 Replace lighting in locker rooms with LED fixtures. We recommend replacing the existing light fixtures in the locker rooms with LED fixtures. Budgeted cost includes a 1-for-1 swap of the existing fixtures with LED fixtures. Existing lighting circuits and wiring will be used.

**Budget - \$ 9,047**

3.5.5 Add occupancy sensor controls to light fixtures in locker rooms. Add occupancy sensors to allow for automatic operation of the light fixtures in the locker rooms for when they are in use. Cost includes adding sensors to the existing lighting circuits in the locker rooms.

**Budget - \$ 3,034**

3.5.6 Replace remaining fixtures. Cost includes replacing existing light fixtures in all remaining areas of the building not already mentioned above (hallways, classrooms, locker rooms, existing gyms that have already been swapped) with LED fixtures. Existing lighting circuits and wiring will be used.

**Budget - \$ 93,318**

3.5.7 Arc-flash analysis and thermal imaging study. Recommend that an arc-flash analysis and thermal imaging study be done for the existing distribution to make sure that the system is safe and up to code. Budgeted pricing includes performing the arc-flash analysis and thermal imaging study and providing the proper labeling for the existing panels.

**Budget - \$6,582**

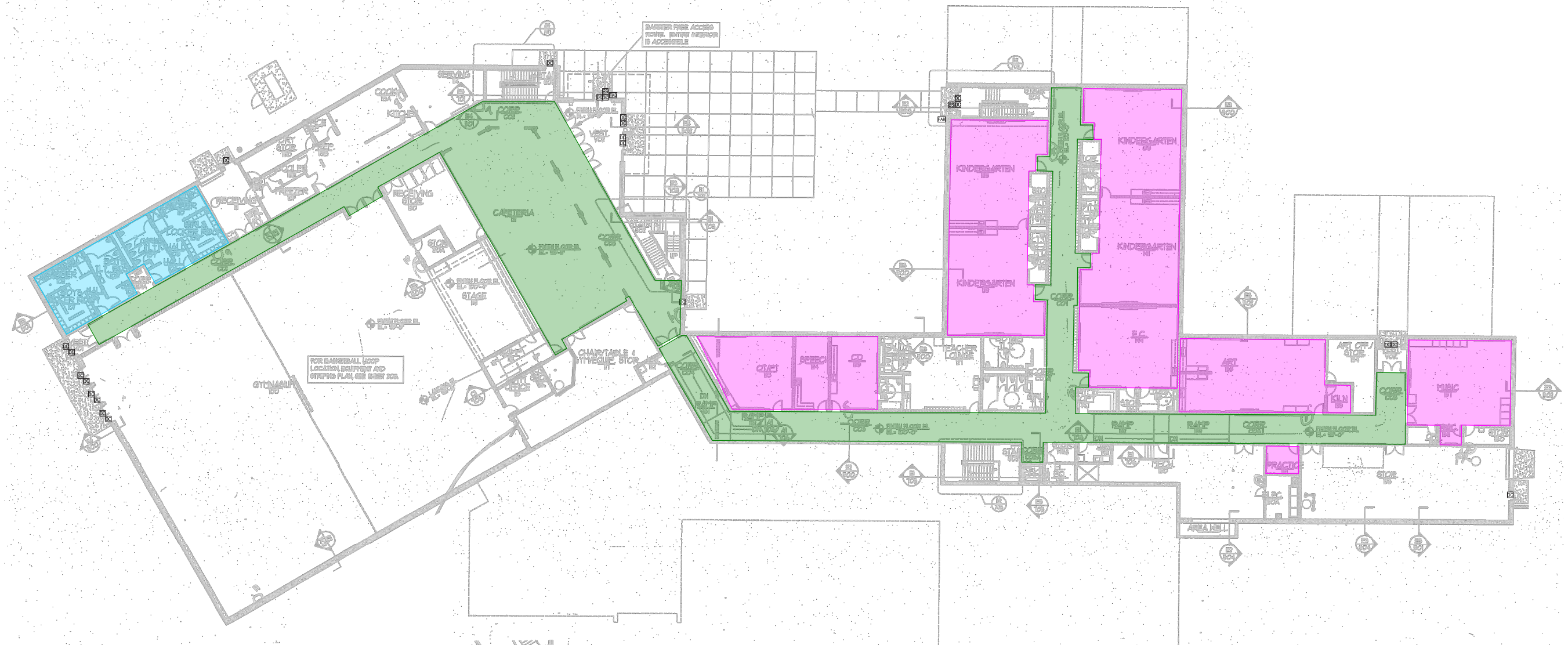
3.5.8 Add a thermal imaging study to be performed at the same time as the arc-flash analysis.

**Budget - \$ 1,435**

3.5.9 This budget pricing includes a thermal imaging study only (if not done at the same time as the arc-flash analysis).

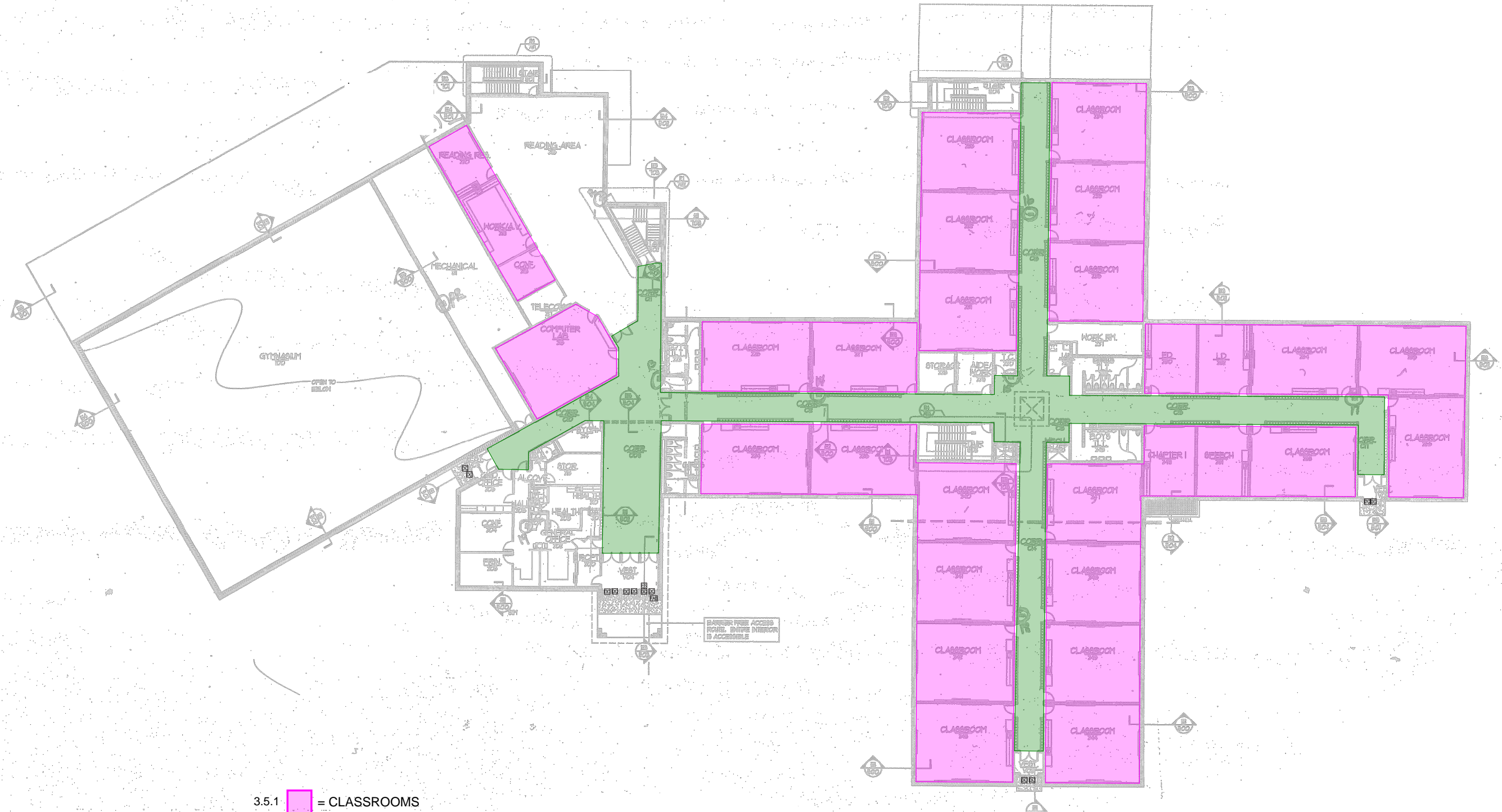
**Budget - \$ 2,149**

### First Floor



- 3.5.1  = CLASSROOMS
- 3.5.2/3.5.3  = HALLWAYS
- 3.5.4/3.5.5  = LOCKER ROOMS
- 3.5.6 NO HIGHLIGHT = ALL REMAINING AREAS

### Second Floor



- 3.5.1  = CLASSROOMS
- 3.5.2/3.5.3  = HALLWAYS
- 3.5.4/3.5.5  = LOCKER ROOMS
- 3.5.6 NO HIGHLIGHT = ALL REMAINING AREAS



# DEERFIELD ELEMENTARY

## 4.0 MECHANICAL

4.1 The HVAC O & M Manuals should be reviewed to determine service and lubrication requirements for all HVAC equipment. A lubrication list and log developed and lubrication points on all HVAC equipment should be located and accessibility verified. Missing grease fittings should be provided.

4.1.1 This item has been addressed. HVAC equipment is currently under a service contract that addresses lubrication of all points required by the manufacturer. No work.

4.2 It was previously indicated the noise generated by the chiller was a problem during the evening or night. The chiller should not operate during the evening or night unless the building is in use. The building use and chiller operation schedule should be checked.

4.2.1 This issue has not specifically been addressed. Night shutdown is not conducive to humidity control of the building during summer operations. Architectural screening with sound control could be added. No mechanical cost

4.3 The DDC ATC system is not providing proper control of the HVAC system. The following was noted:

4.3.1 The DDC software package for the ATC system should be reviewed to verify proper operation of HVAC system and equipment schedules and setpoints checked and adjusted to assure proper system set-up. ATC system training for the District Maintenance should be provided.

4.3.2 The present service provider is addressing adjustments to the current Carrier Control system. We have no reports of outstanding control problems. Budgeted pricing can be provided if the owner wishes to verify system set points and operations.

4.4 Any equipment or systems that need to be replaced because of age.

4.4.1 Chiller. This unit is 16 years old with a life expectancy of about 20 years. Operational issues have been addressed and at the present time the chiller is in need of a new economizer on circuit B. Budget for a replacement chiller with lower sound levels.

**Budget - \$ 325,000**

4.5 Any equipment or systems that need to be reviewed, replaced or repaired.

4.5.1 Chilled water venting system. Vents to the separator and expansion tank are closed off. Owner should verify this situation with the current service provider. No work.

4.5.2 AHU-4 coil freezing issues. Modifications have been made by the service provider and installing contractor. The service provider is watching the condition and reports no recent occurrences of freeze stat trips. No work.

4.5.3 IMC/Entry/School Offices. This area has been identified as "HOT-ALWAYS". The area has an overall airflow of 1 cfm/SF which is low for the amount of glass and exposure. This overheating is complicated by a two-story glass entrance that faces southwest. The entrance is not cooled and transfers the heat build up to the entry each time the doors from the vestibule are opened. Budget for 5-ton cooling fan coil and condensing unit.

**Budget - \$ 20,000**

5.1 With the school being 17 years old, all the plumbing systems and products are with-in their useful life and no issues where reported buy the Facilities management.

5.1.1 With the pending legislation coming that will require schools to test for lead and mitigate any issues. Lead testing of the drinking water is recommended.

# DEERFIELD ELEMENTARY PHOTOS



Damaged tile in Entry



Damaged floor tile in Corridor



Stairway railings needing repainting



Faded stairway treads and risers needing replacing



# DEERFIELD ELEMENTARY PHOTOS



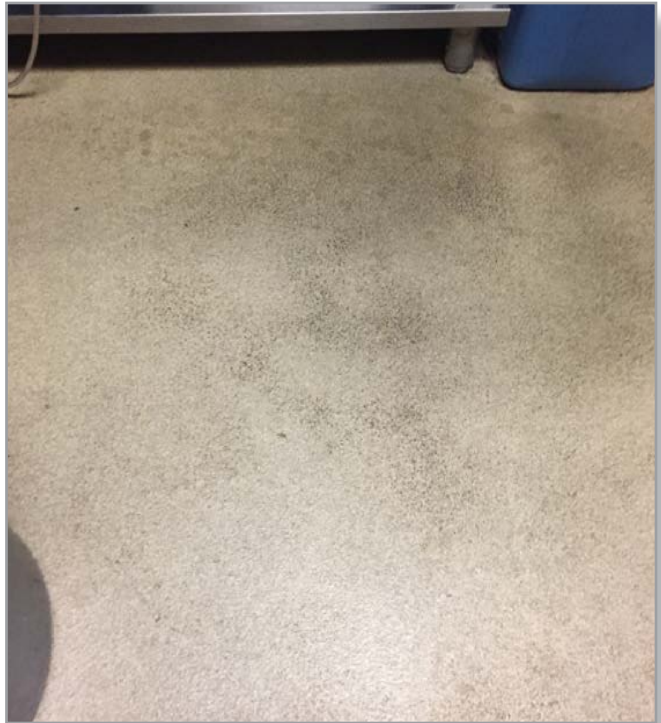
Cafeteria floor that needs to be replaced



Provide solar shades for IMC windows



Provide premolded corner floor base



Soiled kitchen floor in need of replacing

# DEERFIELD ELEMENTARY PHOTOS



Loose gym floor base in need of replacing



Provide a control joint in tile floor (soft joint)



Repair mortar joints in masonry wall



Replace leaking window

# DEERFIELD ELEMENTARY PHOTOS



Replace pipe covers in the Toilet Rooms



Replace damaged toilet partitions



Replace toilet partitions with floor mounted overhead braced partitions





DEERFIELD  
HIGH SCHOOL  
MIDDLE SCHOOL  
DISTRICT OFFICE

**DEERFIELD MIDDLE/HIGH**



A programming and budget packet has been developed for Deerfield Community School District for the following categories of the project.

## **6.1 SITE END BUILDING MAINTENANCE REQUIREMENTS**

THIS CATEGORY CONSISTS OF:

- 6.1.1 Reviewing and removing unsafe bleachers — Provide new visitor bleachers and baseball and softball diamond bleachers.
- 6.1.2 Reviewing and replacing Softball dugouts.
- 6.1.3 Reviewing, removing and providing asphalt resurfacing.
- 6.1.4 Reviewing and providing masonry facade improvements and repair and provide new cladding/siding over the existing EIFS.
- 6.1.5 Reviewing and providing new display casework.
- 6.1.6 Reviewing and repairing patch terrazzo flooring spalling and cracks.
- 6.1.7 Reviewing and providing non-slip epoxy resin flooring in locker rooms.
- 6.1.8 Reviewing and providing new lockers in Varsity locker rooms.
- 6.1.9 Reviewing and providing new hallway lockers.
- 6.1.10 Reviewing and remodel toilet rooms by the IMC corridor.
- 6.1.11 Reviewing and remodel toilet rooms in the Varsity Locker Rooms.
- 6.1.12 Reviewing, removing and providing new ceiling tile.
- 6.1.13 Reviewing, removing and providing VCT flooring.
- 6.1.14 Reviewing and providing update interior design and color scheme.

## **6.2 ADA REQUIREMENTS**

THIS CATEGORY CONSISTS OF:

- 6.2.1 Reviewing and providing ADA upgrades to all public toilet rooms.

## **6.3 SAFETY AND SECURITY REQUIREMENTS THIS CATEGORY CONSISTS OF:**

- 6.3.1 Reviewing and providing safety and code compliance issues at mezzanine.

## **6.4 CAPITAL RENEWAL —MECHANICAL / ELECTRICAL REQUIREMENTS**

THIS CATEGORY CONSISTS OF.

- 6.4.1 Reviewing and providing upgrades to mechanical and electrical systems per report.

## **6.5 ADDITION TO THE EXISTING FACILITY**

THIS CATEGORY CONSISTS OF.

- 6.5.1 Provide additional maintenance facility space.

## **6.6 HEAVY REMODEL TO THE EXISTING FACILITY**

THIS CATEGORY CONSISTS OF.

- 6.6.1 Provide a new kitchen in a new location.
- 6.6.2 Provide additional space within the existing facility by demolishing areas Provide new or larger spaces for specific departments.
- 6.6.3 Upgrade to major ADA requirements.
- 6.6.4 Replacement of demountable walls.
- 6.6.5 Major structural changes.



6.6.6 Major plumbing changes.

6.6.7 Major HVAC changes.

6.6.8 Major electrical changes.

### **6.7 LIGHT REMODEL TO THE EXISTING FACILITY**

THIS CATEGORY CONSISTS OF:

6.7.1 Provide face lift to existing spaces.

6.7.2 New classroom floor and ceiling finishes.

6.7.3 New classroom cabinets and sinks.

6.7.4 Minor structural changes.

6.7.5 Minor plumbing changes.

6.7.6 Minor HVAC changes.

6.7.7 Minor electrical changes.

The age of the school building varies since several additions have occurred. The original High School building was built in 1965. Refer to photos attached immediately after this report section.

## 7.1 SITE

### 7.1.1 PARKING

7.1.1.1 The High School/Middle School parking lot needs replacing.

7.1.1.2 The asphalt is in poor condition except for an area on the east side that was repaved two years ago. Budget includes removal, resurfacing asphalt striping.

**Budget - \$ 494,030**

7.1.1.3 Adequate Parking / Observed Traffic Flow

7.1.1.4 Traffic flow appears to be adequate.

### 7.1.2 ATHLETIC FIELD CONDITIONS

7.1.2.1 The Athletic football field appears to be in fair condition.

7.1.2.2 The visitor bleachers need to be replaced. Budget includes providing new bleachers with capacity of 250 and 8 inch rise.

**Budget - \$ 52,500**

7.1.2.3 Replace softball diamond dugouts to match the baseball dugouts.

**Budget - \$ 60,000**

7.1.2.4 Provide new softball and baseball bleachers (5 row x 15 feet length) with picket guardrails. Total of four sections.

**Budget - \$ 24,000**

### 7.1.3 CONDITION OF LANDSCAPING

7.1.3.1 The landscaping appears to be in fair condition.

### 7.1.4 HANDICAP ACCESSIBILITY

7.1.4.1 From parking lot to front door handicap accessible parking stalls are provided, but a long distance must be traveled to access the front entrance.

## 7.2 BUILDING — ROOF

### 7.2.1 ROOF

7.2.1.1 Observed areas appear to be in good condition.

7.2.1.2 Lifespan / Age / Condition. All the roofs have been replaced with oldest section being 11 years old. Many of the new roofs are fully adhered membrane and have a 25 to 30-year life expectancy.

## 7.3 BUILDING — EXTERIOR

### 7.3.1 CONDITION OF BRICK / TUCK POINTING

7.3.1.1 Tuck pointing is needed along approximately 25% of the building perimeter at masonry locations.

7.3.1.2 The exterior walls have several areas of cracked block, spalling brick and will need to be repaired. Budgeted amount is based on a total of 3,300 square feet to repair cracked or spalling brick.

**Budget - \$ 66,000**

### 7.3.2 CONDITION OF EIFS

7.3.2.1 Several locations of damaged EIFS are damaged in need of repair. Large areas are soiled even after the EIFS was cleaned last year.

7.3.2.2 All EIFS walls around the building are in poor condition and should be re-cladded with a siding material. Budget is based on covering or replacing the entire existing EIFS system for a total estimated square footage

of 19,000 square feet. Budgets indicated below range from removing and replacing with a new EIFS system to cladding over existing with a siding product.

**Budget - \$ 285,000 (replace existing EIFS with new EIFS)**

**Budget - \$ 665,000 (clad over existing with a new product)**

### 7.3.3 CONDITION OF WINDOWS / INSULATED GLASS / OPERATION

7.3.3.1 Some aluminum frame windows are in poor condition and should be replaced. Most show signs of water damage or thermal inefficiency. Window hardware and operators are non-functional or hard to operate. Budget includes replacing of approximately 12 existing windows. Replacement is assumed to be a one to one replacement with no impact to surrounding materials.

**Budget - \$ 14,400**

7.3.3.2 The remaining windows around the building are in good condition.

### 7.3.4 CONDITION OF TRIM WORK (METAL COPING, TRIM ACCENT PIECES, ETC.)

7.3.4.1 The metal fascia and roof flashings around the perimeter of the building is in good condition. The copings were replaced when the roofs were replaced.

### 7.3.5 CONDITION OF EXTERIOR DOORS (STORE FRONT, STEEL DOORS, ETC.)

7.3.5.1 Some of the exterior doors around the building are in poor condition and should be replaced. Rusted holes and blistering paint are present at both the head and sills of the frame, while rusted edges are also present on the exterior doors. Budget for replacement includes special-lite FRP doors/frames for longer useful life. The estimated quantity of replacement is 17 locations.

**Budget - \$68,000**

### 7.3.6 CONDITION OF DRAINAGE SYSTEM (GUTTERS, DOWNSPOUTS, SCUPPERS)

7.3.6.1 Aluminum drainage systems around the perimeter of the building are in fair condition.

### 7.3.7 CAULKING

7.3.7.1 Caulking around windows, doors, and control joints are in poor condition and should be replaced. Budget includes replacement of caulking at all control and expansion joints.

**Budget - \$ 51,720**

## 7.4 BUILDING — INTERIOR

### 7.4.1 HANDICAP ACCESSIBILITY

7.4.1.1 Access / Entrance-Most of the entrances around the building are handicap accessible. The Stage area in the auditorium is not accessible. A ramp or lift should be installed to gain access to the stage. Some of the doorways leading to classrooms are not accessible; due to lack of clear floor area. Budget includes a portable lift to use at the stage.

**Budget - \$ 10,000**

7.4.1.2 Replace remaining water coolers that do not meet the ADA standards. Budget includes replacement of 2 water coolers.

**Budget - \$ 4,000**

### 7.4.2 TOILET ROOMS, LOCKER ROOMS AND MISCELLANEOUS PLUMBING FIXTURES

7.4.2.1 A few of the public bathrooms, locker rooms are not handicap accessible because of size, layout, access, or a combination of all three. Budget below provides accessibility at the following toilet room locations: C130, C145, A116, A117, A119 and A120.

**Budget - \$ 210,000**

### 7.4.3 ASBESTOS ABATEMENT

7.4.3.1 Report will be available at the District offices.

## 7.4.4 INTERIOR WINDOWS / DOORS

7.4.4.1 Interior windows and doors are in fair condition.

## 7.4.5 FLOORING / CARPET

7.4.5.1 The ceramic floor tile in the building is in poor condition and should be replaced. Budget includes replacement of approximately 1,400 square feet of tile.

**Budget - \$21,465**

7.4.5.2 The cafeteria terrazzo floor has several large cracks and should be replaced. The terrazzo flooring in the entrances is spalling and is in poor condition. The budget includes repairs at these locations. It should be noted that there is potential the repairs are not an exact color match to the existing terrazzo product.

**Budget - \$ 9,275**

7.4.5.3 Most carpet is in fair condition but should be cleaned.

7.4.5.4 Carpet in the IMC should be reviewed and wrinkles in the existing carpet removed. These areas are tripping hazards. Budget below includes replacement of approximately 23,500 square feet of carpeting.

**Budget - \$117,280**

7.4.5.5 The vinyl floor around the building is in poor condition and should be replaced. Budget below includes replacement of approximately 6,000 square feet of vinyl flooring.

**Budget - \$ 24,000**

7.4.5.6 The vinyl base around the building is in poor condition and should be replaced. Budget allowance included in items 7.4.4.4 and 7.4.4.5.

7.4.5.7 Varsity Boy's and Girl's Locker room flooring should be replaced with epoxy flooring. Budget includes approximately 1,952 square feet of epoxy flooring.

**Budget - \$ 29,280**

## 7.4.6 CEILINGS

7.4.6.1 Most of the ceiling tiles and grids are in poor condition and should be replaced. Ceiling grids are discolored and the tiles are either cupping, sagging, or both. Budget includes replacement of approximately 33,000 square feet of standard ceiling tile and 7,275 square feet of vinyl coated ceiling tile. This budget does not include relocation of any low voltage wiring that is currently supported by the existing ceiling grid. That wiring would need to be anchored to the existing structure.

**Budget - \$ 140,820 (standard acoustical ceiling tile and grid)**

**Budget - \$ 32,740 (vinyl coated acoustical ceiling tile and grid)**

## 7.4.7 GENERAL CONDITION OF WALLS

7.4.7.1 Painted walls around the building are in good condition. The school was painted 5 to 6 years ago.

7.4.7.2 Demountable full height walls have some damage. These walls will be replaced in the heavy remodeling with metal studs and gypsum board. See Middle/High School heavy remodeling budget.

## 7.4.8 CONDITION OF WOODWORK / CASEWORK

7.4.8.1 Metal cabinetry should be replaced with plastic laminate cabinets, except in shop areas. Plastic laminate casework is in fair condition. Budget includes replacing 15 linear feet of plastic laminate casework in 25 classrooms.

**Budget - \$187,500**

7.4.8.2 A sink should be included in the classroom cabinets. Budget includes addition of 25 sinks and all associated plumbing requirements.

**Budget - \$ 80,000**

7.4.8.3 Existing metal lockers in the corridors are past their useful life and should be replaced. Budget includes replacement of approximately 250 existing lockers.

**Budget - \$ 68,750**



## 7.4.9 SPECIFIC ROOM ISSUES

### 7.4.9.1 Boys' and Girls' Varsity Locker Rooms

- Replace epoxy resin flooring in the Varsity Locker Room. Included in 7.4.5.7.
- Renovate the toilet rooms in the Varsity Locker Room. Included in 7.4.2.1.
- Provide new benches. Budget includes approximately 120 linear feet of new benches.
- Provide additional lockers for PE and team. Budget includes approximately 45 new lockers in the Boy's Locker Room.

**Budget - \$ 9,600 (benches)**

**Budget - \$ 12,375 (lockers)**

### 7.4.9.2 Art Room/Auto Shop/Wood-Metal Shop

- Shops — Upgrade safety and ADA. See section 9.0 for recommendations.

### 7.4.9.3 Receiving / Building and Grounds Office

- Provide proper ventilation ducting to office.

### 7.4.9.4 Math Classroom

- Replace bent ceiling grid and Provide new ceiling tiles. Included in 7.4.6.1.
- Replace bent HVAC grilles.

### 7.4.9.5 Upper Mechanical Room

- Door does not close properly. Budget includes modifications to hardware/door.
- Hand railing is broken and needs to be replaced. Budget includes replacement of handrail.

**Budget - \$ 3,500**

### 7.4.9.6 High School/ Middle School Kitchen

- Kitchen is small. Capacity should be reviewed.
- Kitchen expansion is desired and will be considered.
- The kitchen is small given the number of students served.
- Provide new kitchen and convert existing to concessions for community use as an option.
- Cafeteria seating is adequate at present.

**Budget - \$ 746,000**

7.4.9.7 Review IMC amenities. An enhanced library should be provided. See Middle/High School heavy remodeling budget.

### 7.4.9.8 Band room, Music room, and Instrument storage

- Existing facilities appear to be adequate.
- Drama storage is not adequate and currently resides in a classroom.

## 7.5 CIRCULATION

### 7.5.1 STAIRS

7.5.1.1 The stair treads in the small gym mezzanine stairs are in poor condition and should be replaced. Budget includes replacing at all locations, approximately 500 square feet.

**Budget - \$ 15,000**

## 7.6 MISCELLANEOUS

7.6.1 Facility storage and vehicle storage is inadequate. Consideration is to given to adding an addition to store three vehicles, the tractor, a wash bay, heated and unheated storage, receiving, and Buildings and Grounds office, toilet room, and breakroom.

**Budget - \$ 1,850,000**



# DEERFIELD MIDDLE/HIGH

## 8.0 ELECTRICAL

8.1 The power distribution equipment from the original 1964 building should be replaced as it's over 40 years old. The feeders can remain and be terminated on new distribution equipment. The equipment from the 1977, 1997, and 2003 additions are in relatively good condition; however, there are panelboards that are missing protective barriers at unused breaker spaces and some panelboards located in corridors do not have lockable covers. These items should be corrected for safety.

8.1.1 That the old 1964 gear should be replaced due to age. Budgeted cost is based on replacing the main 600A gear, 150kVA transformer, and (10) branch panelboards. All existing wiring is figured to be re-used.

**Budget - \$ 50,430**

8.2 Many of the breakers in the panelboards in the 1964 and 1977 buildings do not have labels indicating what they serve. These circuits should be traced and proper panelboard directories should be posted in each panelboard such that maintenance staff can easily determine which breaker needs to be shut-off to service equipment safely.

8.2.1 The breakers for electrical distribution should be traced and labeled. Budgeted cost includes tracing the whole distribution system in the building.

**Budget - \$ 7,840**

8.3 The 30-circuit 125A 120/208V 3-phase, 4-wire power distribution panel in the Tech. Ed. shop area is loaded to its capacity. It also does not have any available physical space for additional breakers. This panel is fed from a 451cVA transformer which is fed from the bus duct in the shop. The 277/480V bus duct is 400A and should have capacity for additional equipment.

8.3.1 After review, the Tech Ed panel is filled to capacity and circuits are being brought into the space from a room across the hall to support additional loads. We would recommend that the existing infrastructure be increased so all of the loads come from panels within the space. Budgeted costs include adding a bus plug to the busway in the Tech Ed room, extending a 480V feeder to a new 75kVA transformer, and providing a new 208/120V branch panelboard.

**Budget - \$ 12,574**

8.4 Install a service rated transient voltage surge suppressor on the main service.

**Budget - \$ 4,205**

8.5 Install a branch panelboard rated transient voltage surge suppressor on panelboards which serve computer labs.

**Budget - \$ 4,205**

8.6 The generator has had issues starting in the past and as such it is not tested monthly as required by Code. It is recommended to replace it with an exterior natural gas generator similar to the elementary school unit.

8.6.1 The existing generator should be replaced. Budgeted cost is based on replacing the existing 30kW generator with a 100kW natural gas generator and replacing the existing transfer switch.

**Budget - \$ 55,654**

8.7 The existing 60A Onan transfer switch should also be replaced when the generator is replaced due to its age. If non-life-safety loads are added to the generator, a second transfer switch is required by Code.

8.7.1 In regards to if non-life safety loads should be added to the generator (IT infrastructure, coolers, etc.). Budgeted pricing includes adding (1) 225A transfer switch and (1) 200A panelboard.

**Budget - \$ 21,971**

8.8 The corridors appear to be under-lit where 1'x4' fixtures are used and installed parallel to long walls. For example, at Corridors A109, A111, and A149, fixtures are spaced further apart than typical. Layout should be modified to place fixtures at center of corridor and be perpendicular to length of corridor. If there is no room above the lay-in ceiling to recess fixtures at center, a surface fixture intended for "rough service" should be considered to prevent damage or an alternate layout with recessed fixtures at the sides could be considered if necessary. Some of these fixtures also have damaged latches on the lens door.

8.8.1 Recommend swapping all of the hallway light fixtures with brighter LED fixtures. Budgeted cost includes a 1-for-1 swap of every existing hallway light fixture with a new LED fixture. Existing lighting circuits

# DEERFIELD MIDDLE/HIGH

## 8.0 ELECTRICAL

and wiring will be used. Existing controls to remain the same, but another line item addressed below adds in occupancy sensor controls.

**Budget - \$ 51,385**

8.9 The lighting in the stair alcoves at the stage in the large gymnasium remains on at all times and a switch is desired for energy savings. A three-way switch should be installed at the top and bottom of each stair alcove. If this lighting is connected to the emergency lighting circuit (as it should be for safety to exit), an emergency bypass device will need to be installed to allow the lighting to be turned off, but still automatically turn on if there is a loss of normal power.

8.9.1 Lighting controls should be adjusted in the stage area. Budgeted pricing includes adding 3-way switching to the existing "house light" fixtures above the stage so the breaker in the panel does not need to be used as a light switch. An emergency transfer device is also included in this budget.

**Budget - \$ 4,800**

8.10 Majority of exit lights have been changed to LED type. Replacing all of the remaining non-LED exit lights should be considered for energy efficiency as well as replacing damaged exit lights. These do not need to be battery units if connected to the generator.

8.10.1 If there are exit lights that are not currently LED, we are providing a unit price to swap out the existing light with an LED exit light.

**Budget - \$ 155/each (LED Exit Light Swap per each)**

**Budget - \$ 3,875 (based on 25 fixtures)**

8.11 The existing baseball and softball fields do not have lights. To light the field to US (Illuminating Engineering Society) recommended light levels, lighting specifically intended for lighting athletic fields shall be considered. This would consist of approximate 6 poles, similar to the ones currently installed at the football field.

8.11.1 Budgeted pricing is based on lighting (1) baseball field and (1) softball field to 50fc average light level in the infield and 30fc average light level in the outfield. Assumes that there is an existing electrical service available suitable for supporting new lighting.

**Budget - \$ 500,000**

8.12 A wireless-type GPS clock system with central transmitter should be considered. As existing clocks fail, they could be replaced with the wireless type clock — either battery operated or low voltage to allow the existing wiring to be reused. The wireless-type GPS clock system can be synchronized with the intercom system.

8.12.1 If existing clocks need to be replaced. Budgeted costs consist of a unit price for providing and installing a headend unit that would be tied to the existing overhead paging system, a unit price for installing a low-voltage clock, and a unit price for installing a battery powered clock.

**Budget - \$ 3,500 (head-end controller)**

**Budget - \$ 220 (low-voltage clock per each)**

**Budget - \$ 160 (battery clock per each)**

**Budget - \$ 9,000 (for head end equipment and 25 low-voltage clocks)**

8.13 Typically, a building of this size will have a few more doors controlled by keyless entry.

8.13.1 Appears as though only five exterior doors have card readers. Doors #8, #10, #21, #22, and #23 have card readers. Budgeted costs include unit pricing for adding card reader and door position switch to (1) door.

**Budget - \$ 2,500 (secured door per each)**

8.14 Replace lighting in classrooms with LED fixtures.

8.14.1 Recommend replacing the existing light fixtures in the classrooms with LED fixtures. Budgeted cost includes a 1-for-1 swap of the existing fixtures with LED fixtures. Existing lighting circuits and wiring will be used. We are assuming (62) total classrooms to be done.

**Budget - \$ 225,316**



- 8.15 Add occupancy sensor controls to light fixtures in hallways.
- 8.15.1 We recommend that occupancy sensors be added to the hallways to allow for automatic operation of the lighting in the halls as opposed to switches. Budgeted cost includes adding sensors to the existing lighting circuits in the hallways.  
**Budget - \$ 35,875**
- 8.16 Replace lighting in locker rooms with LED fixtures.
- 8.16.1 We recommend replacing the existing light fixtures in the locker rooms with LED fixtures. Budgeted cost includes a 1-for-1 swap of the existing fixtures with LED fixtures. Existing lighting circuits and wiring will be used.  
**Budget - \$ 23,522**
- 8.17 Add occupancy sensor controls to light fixtures in locker rooms.
- 8.17.1 We recommend adding occupancy sensors to allow for automatic operation of the light fixtures in the locker rooms for when they are in use. Budgeted cost includes adding sensors to the existing lighting circuits in the locker rooms.  
**Budget - \$ 12,135**
- 8.18 Replace remaining fixtures.
- 8.18.1 Budgeted cost includes replacing existing light fixtures in all remaining areas of the building not already mentioned above (hallways, classrooms, locker rooms, existing gyms that have already been swapped) with LED fixtures. Existing lighting circuits and wiring will be used.  
**Budget - \$ 81,075**
- 8.19 Arc-flash analysis and thermal imaging study.
- 8.19.1 Recommend that an arc-flash analysis and thermal imaging study be done for the existing distribution to make sure that the system is safe and up to code. Budgeted pricing includes performing the arc-flash analysis and thermal imaging study and providing the proper labeling for the existing panels.  
**Budget - \$ 8,017**
- 8.20 The existing football field lighting is not LED. It is recommended to change the existing Musco lights to LED.  
**Budget - \$ 142,500**



# DEERFIELD MIDDLE/HIGH

## 9.0 MECHANICAL

- 9.1 Thermostat guards are not provided in vestibules and corridors of the Science wing.
- 9.1.1 Thermostat guards were installed, but subject to damage. John Hinrichs (Deerfield) would like to see thermostats replaced with sensors, controllable from the DDC system. Budget for three sensors to be controlled by the DDC system.  
**Budget - \$ 1,500**
- 9.2 In the Band and Music rooms the pit areas tend to be cold. Each pit area is provided with section of electric baseboard but the Instructor indicated the baseboard does not work. Supplementary heat should be provided in each room.
- 9.2.1 A check showed the space in unoccupied mode was holding 66 deg F. It appears that the baseboard is not working. Budget for two sections of electric reheat, 30' each.  
**Budget - \$ 7,200**
- 9.3 The Technology closet in the Middle School is not ventilated and is warm. A thermostatically controlled ventilation fan should be provided.
- 9.3.1 The HVAC system has been upgraded to a ductless split system controlled by the DDC system. This unit should be standalone controls based on space conditions. Budget for stand-alone controls.  
**Budget - \$ 750**
- 9.4 Tech Ed Classroom/Lab A135 is provided with a recirculating type electrostatic filter unit. Use of room should be reviewed to determine if room exhaust or an exhaust hood is required.
- 9.4.1 The Tech Ed area was remodeled in 2013. The dust collector for the wood shop was replaced with a bag type dust collector. The dust collection system complies with the codes in place at the time of design, however it does not comply with fire protections and filtration required by the current IMC 2015 and NFPA 664. There is not requirement to upgrade the current dust collection system unless the Authority Having Jurisdiction (AHJ) would require you to comply. Your AHJ is the Deerfield Fire Marshall.
- 9.4.2 A safety device that prevents a fire from flashing back into the building is suggested as a protection device. This was not required by the code when the current duct collection system was installed. There is not requirement to upgrade the current dust collection system unless the Authority Having Jurisdiction (AHJ) would require you to comply. Your AHJ is the Deerfield Fire Marshall.  
**Budget - \$ 17,500**
- 9.5 Tech Ed Shop HVAC system should be reviewed and revised or replaced as follows:
- 9.5.1 Finishing room spray hood is not provided with filters or fire sprinklers in the exhaust duct.
- 9.5.1.1 Add clean outs at change in direction in the woodshop dust collection system. Budget for 4 cleanouts.  
**Budget - \$ 1,200**
- 9.5.1.2 Auto shop fan needs additional ductwork supports to allow a straight duct entering the exhaust fan. Budget to correct ductwork.  
**Budget - \$ 550**
- 9.6 In the Boy's Locker Room C148 a leak at the cabinet heater damaged and stained the lockers. The heater should be replaced.
- 9.6.1 Leaks from boiler room was identified during 2020 walk through. Repairs are necessary at floor drain in boiler room. Floor drain should be converted to a large capacity drain to control water from mechanical room.  
**Budget - \$ 2,500**
- 9.7 In the summer, humidity levels in the High School / Middle School Offices are very high and the space is cold. The Service Contractor indicated the air conditioning system was oversized resulting in frequent cycling and poor humidity control. The Office air conditioning system should be reviewed to determine potential corrective measures.



If the air conditioning equipment is oversized the simplest solution would be to add cooling load to the air handling system by adding a variable volume unit to serve additional area.

9.7.1 Complete a study to determine operational problems.

**Budget - \$ 2,500**

9.8 Natural gas piping with pressure regulator and accessories need to be extended from the gas meter and connected to the emergency generator.

9.8.1 Electrical generator upgrades are under consideration for this review. Considering age of generator, replacement should be considered. Budget for gas piping extension.

**Budget - \$ 1,800**

9.9 A portion of the Maintenance/Receiving Area is used for charging batteries for the floor washing/waxing machines. A roof mounted exhaust fan and ductwork should be provided for this area.

9.9.1 We were advised this was not currently an issue. Provisions should be made for charging equipment in the new proposed maintenance addition. Budget for exhaust fan.

**Budget - \$ 5,500**

9.10 Any equipment or systems that need to be replaced because of age.

9.10.1 Main Air Handling Unit. Installed in 1977 as a built-up system, this unit provides heating and air conditioning for a major portion of the school. State of the art when installed, this system needs upgrades including replacement of air handling unit, condensing unit, VAV boxes and diffusers. Ductwork is 40 years old and should be cleaned or replaced. This system would benefit from being split into several smaller systems. Budget system replacement. The budget reflects a system with similar capacity to the existing unit. It does not take into consideration any remodel work associated with the spaces it serves.

**Budget - \$ 650,000**

9.10.2 Boiler room. CSD-1 is a safety-based code that documents inspection of controls and provides safeties for boiler operation. CSD-1 was adopted after installation of the boiler and can't be enforced for this installation. However, one item that should be considered is a safety shutoff of all the boilers from a location outside the room. This safety feature allows the equipment to be shut down in an emergency without the operator entering the room. This requires a connection to either the power supply or the gas supply. Budget for installation of emergency shut off.

**Budget - \$ 4,500**

9.10.3 The majority of this school is handled by equipment over 40 years old. The HVAC equipment life has been extraordinary. If a high-level budget for equipment replacement is what you are looking for, we can do that. A study of the existing system is suggested. This study would be performed by a professional engineer and it would provide long term planning together with energy conservation.

**Budget - \$ 20,000**

# DEERFIELD MIDDLE/HIGH

## 10.0 PLUMBING

### 10.1 SANITARY DRAINAGE SYSTEM

10.1.1 Sanitary waste is extended from the building below ground by gravity to the city sanitary sewer system.

### 10.2 STORM DRAINAGE SYSTEM

10.2.1 Storm water from the roof areas of the 1977 additions are collected at interior roof drains, routed down to below grade and extended by gravity to an on-site storm water outlet basin on the east side of the building. (At two locations.)

### 10.3 DOMESTIC WATER SYSTEM

10.3.1 Domestic water is supplied to the building from a 4" water service main connected to the city water main.

- The building domestic water distribution system is metered by a 2" meter. Domestic water is routed throughout the building above the ceiling.
- One (1) steel tank water softened and one (1) brine tank are provided to soften the domestic hot water.
- Domestic hot water is provided by two (2) gas-fired commercial hot water supply boilers.

### 10.4 PLUMBING FIXTURES

10.4.1 Water Closets: Floor outlet and wall hung, manual flush valve, vitreous china water closets.

10.4.2 Urinals: Stall floor outlet, vitreous china urinals, electrically operated flush valve from door switch. Lavatories: Wall-hung, vitreous china lavatory with back-mounted mixing faucet.

10.4.3 Wash Fountain: 54" diameter, 36" diameter, and 24" diameter semi-circular wash fountain, Terrazzo, Terreon, stainless steel bowls, foot-operated, and sensor operated.

10.4.4 Sinks: Scullery type sink with 4 legs, single compartment, backsplash, back-mounted faucet, with non-approved backflow device.

10.4.5 Two—compartment, fiberglass laundry-type sink with 4 legs, clay trap, deck-mounted faucets. Single compartment, stainless steel sink, kitchen-type deck-mounted faucet with single handle.

10.4.6 Service Sink: Enameled cast iron service sink with high back, back-mounted faucet • Showers: Individual showers.

10.4.7 Water Cooler: Wall-hung, handicapped-type electric water coolers mounted at standard height and handicapped height.

### PLUMBING COMMENTS

10.5 A water quality test should be made to determine the type of equipment to improve the building's water supply.

10.6 Room #A131A: Remove existing garage catch basin, plug piping, backfill excavation, patch floor and floor finish.

**Budget - \$ 5,000**

10.7 Room #C106: The paint spray booth in this room is equipped with a fire sprinkler head in the hood, but no sprinkler head in the exhaust duct from the hood. A sprinkler head should be installed in the ductwork.

**Budget - \$ 2,500**

10.8 #C100: The 54" semi-circular wash-fountain with pre-cast Terrazzo bowl and foot control appears to be in poor condition and is hard to get parts for repairs. The unit should be replaced with an updated model with less maintenance.

**Budget - \$ 8,000**

10.9 Room #A108 & A112: In-line backflow preventor must be provided to comply with code.

**Budget - \$ 500**

10.10 Storm water backs up into the school because of freezing of the storm pipes.

10.10.1 Heat tape should be installed in the line to prevent future back-ups. Budget assumes 2 pipes with a total length of 150' of pipe and access to 120V electrical panel with spare capacity near location to piping.

**Budget - \$ 14,000**

10.11 With the pending legislation coming that will require schools to test for lead and mitigate any issues. Lead testing of the drinking water is recommended.

# DEERFIELD MIDDLE/HIGH PHOTOS



Terrazzo floor cracked in Lobby D101



Display chase needs updating in Commons D100



Corridor lockers in need of replacing in Corridor A149



Different ceiling tile in Corridor A109



# DEERFIELD MIDDLE/HIGH PHOTOS



Different ceiling tile in Corridor A109



Provide high low drinking fountain in Corridor A109



Upgrade finishes and accessibility in Toilet Rm A116

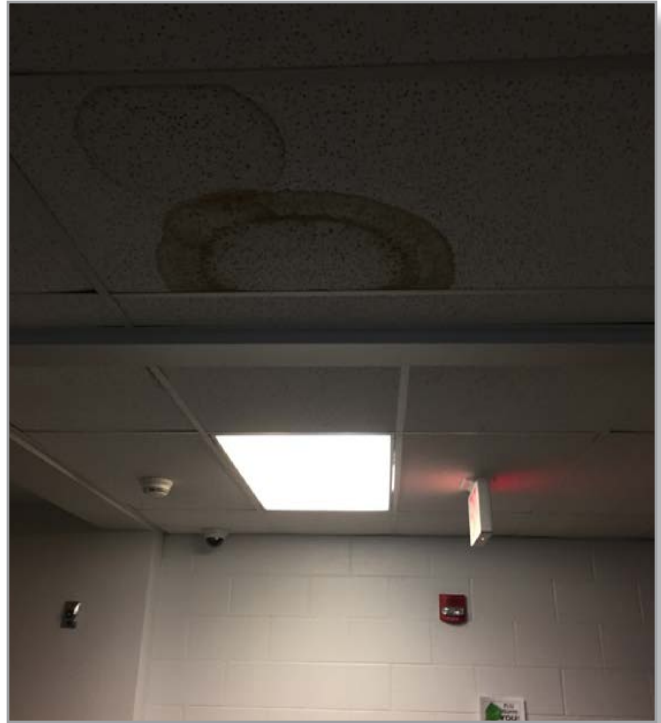


Upgrade finishes and accessibility in Toilet Rm A120

# DEERFIELD MIDDLE/HIGH PHOTOS



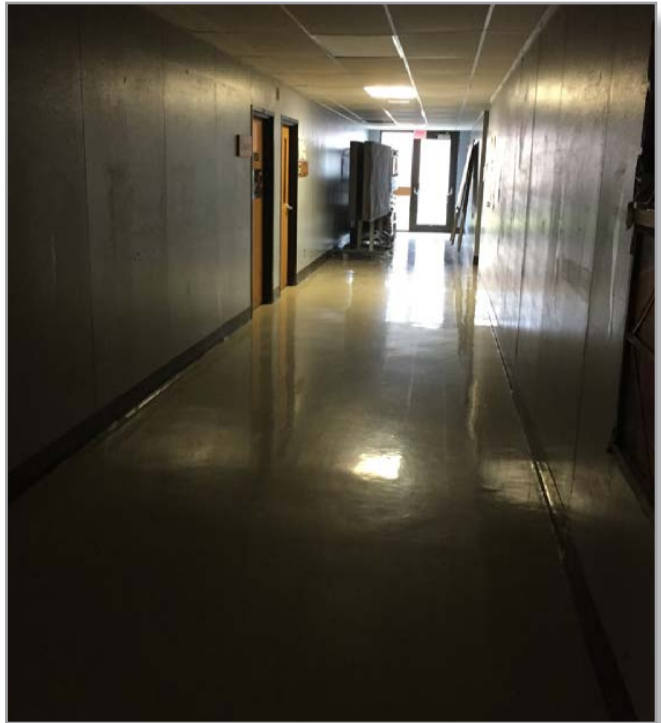
Upgrade floor finish to epoxy in Corridors



Water damaged ceiling tile in Corridor



Provide new light fixtures in Special Ed A104

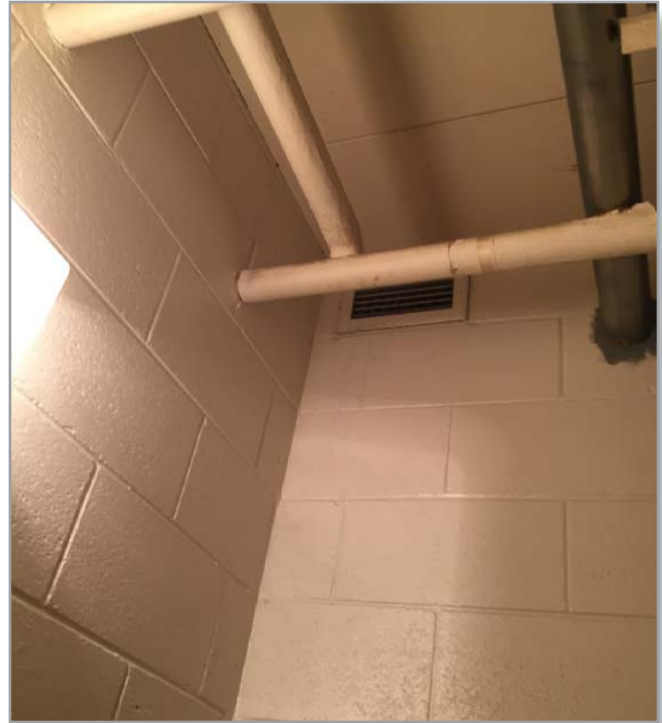


Upgrade finishes in corridor A136

# DEERFIELD MIDDLE/HIGH PHOTOS



Damaged lockers in Corridor C162



Add ceiling in Toilet Room C159



Upgrade clock and PA system



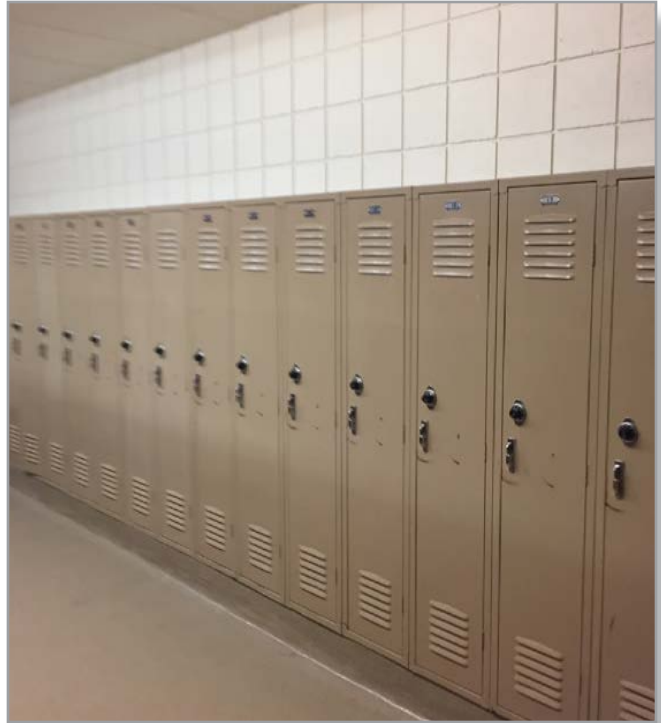
Upgrade typical classroom cabinets



# DEERFIELD MIDDLE/HIGH PHOTOS



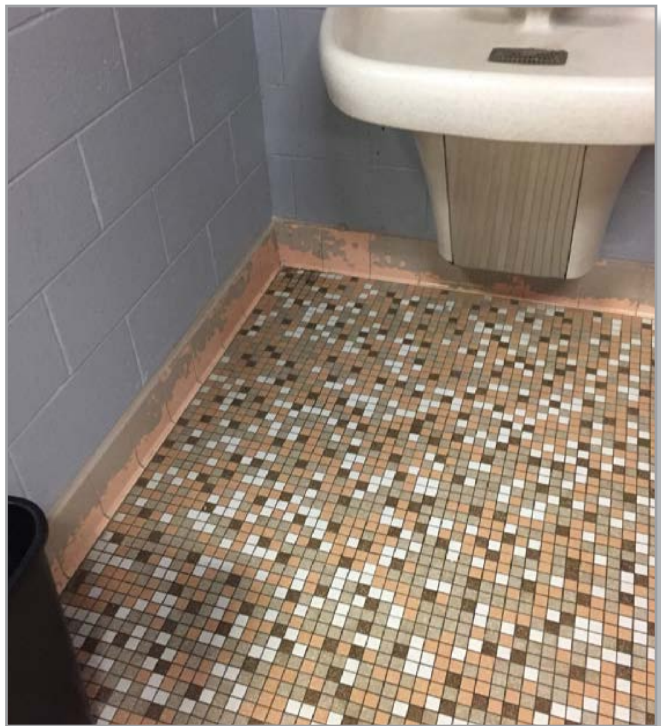
Provide Handicapped Accessibility to the Stage



Replace the lockers in Girls JV Locker Room C111



Replace epoxy floor in Girls Varsity Locker Room C140



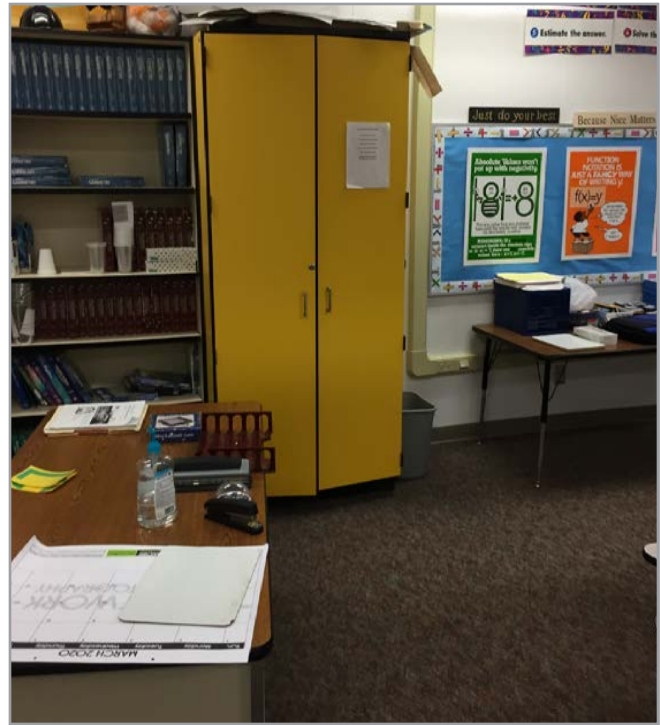
Upgrade finishes and accessibility in Toilet Rm C130



# DEERFIELD MIDDLE/HIGH PHOTOS



Replace wash fountain in Tech Ed C100



Replace storage cabinets in typical classroom



Replace double glass windows with insulated glass and aluminum frames



Move costume storage to new Buildings and Grounds addition



# DEERFIELD MIDDLE/HIGH PHOTOS



Move and enlarge existing Kitchen C157



Damaged EIFS on exterior walls



Soiled EIFS from roof



Exit door and frame in need of replacing



# DEERFIELD MIDDLE/HIGH PHOTOS



Replace existing Softball dugouts



Replace unsafe Baseball and Softball diamond bleachers



Replace unsafe visitor football bleachers



Replace damaged and worn asphalt



# PROJECT BUDGET



Project cost estimates have been calculated. The estimates included the following factors:

1. Estimated cost of construction based on qualified contractors performing the work.
2. Estimated cost reflects 2020 construction costs (they do not include inflation factors for construction which will take place in the future).
3. A contingency due to the early stage of planning.
4. Architectural and engineering fees to provide detailed construction drawings, specifications, bidding assistance and construction observation.
5. Estimated cost of State of Wisconsin Building Review.
6. Estimated costs based on the square footage of space indicated.

The costs do not include any site acquisitions or land costs. The costs do not include any hazardous materials abatement. The costs do not include any of the following media equipment: mounting bracket for the projector, projector, cables between projector and ceiling mounted jack, cables between input source (i.e. DVD player, CATV tuner, computer, etc.) and jack at teacher control location, Input sources (i.e. DVD player, CATV tuner, computer, etc.), cabling between input sources (i.e. DVD player, CATV tuner, computer, etc.) and desk mounted amplifier, and installation of any of the equipment included in this list. Operational and staffing expenses are not addressed as part of this study. Further details of costs associated with each option are included in the option review section.

# PROJECT BUDGET SUMMARY

## CAPITAL RENEWAL OPTION

Perform all items outlined in the complete Construction Budget at Deerfield Elementary and Deerfield Middle / High School.

|                                          |             |
|------------------------------------------|-------------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$7,248,600 |
| ELEMENTARY .....                         | \$1,393,100 |
| MIDDLE / HIGH SCHOOL .....               | \$5,855,500 |

## MIDDLE / HIGH SCHOOL - BUILDING AND GROUNDS ADDITION

Perform 6,000 sqft building and grounds addition to Deerfield Middle / High School building as outlined in the Addition Options Construction Budget. (Note - This option does not include any work at Deerfield Elementary School.)

|                                          |             |
|------------------------------------------|-------------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$1,850,000 |
|------------------------------------------|-------------|

## MIDDLE / HIGH SCHOOL - KITCHEN REMODEL

Perform 1,200 sqft kitchen remodeling to Deerfield Middle / High School building as outlined in the Remodel Options Construction Budget. (Note - This option does not include any work at Deerfield Elementary School.)

|                                          |           |
|------------------------------------------|-----------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$746,000 |
|------------------------------------------|-----------|

## MIDDLE / HIGH SCHOOL - HEAVY REMODEL

Perform heavy remodeling to the Deerfield Middle / High School building as outlined in the Remodeling Options Construction Budget. (Note - This option does not include any work at Deerfield Elementary School.)

|                                          |             |
|------------------------------------------|-------------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$4,445,000 |
|------------------------------------------|-------------|

## MIDDLE / HIGH SCHOOL - LIGHT REMODEL

Perform light remodeling to the Deerfield Middle / High School building in lieu of the heavy remodeling as outlined in the Remodeling Option Construction Budget.

|                                          |             |
|------------------------------------------|-------------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$2,747,000 |
|------------------------------------------|-------------|

## PERFORMING ARTS CENTER

Perform an addition to the Deerfield Middle / High School building to house a 500 seat, 18,000 square feet Performing Arts Center. Addition planned to be located on the East side of the existing structure, adjacent to the music department. The new PAC will utilize the existing parking area, the existing main high school entrance and the existing commons as pre-function space.

|                                          |                            |
|------------------------------------------|----------------------------|
| 2020 PRESENT VALUE BUDGET ESTIMATE ..... | \$8,000,000 - \$10,000,000 |
|------------------------------------------|----------------------------|

# PROJECT BUDGET

## ELEMENTARY SCHOOL

| Number               | Description                                                                 | Amount of units | Unit of Measure | Cost per Unit | Total Cost |
|----------------------|-----------------------------------------------------------------------------|-----------------|-----------------|---------------|------------|
| <b>Site Work</b>     |                                                                             |                 |                 |               |            |
| 2.1.2.2              | Addition to South side parking lot                                          | 50              | Stalls          | \$ 2,500      | \$ 125,000 |
| 2.1.3.1              | Relocate trash enclosure including new concrete foundations and slab        | 1               | Enclosure       | \$ 45,000     | \$ 45,000  |
| 2.1.3.2              | Additional drainage ditch and a culvert under the entrance paving           | 1               | Lump Sum        | \$ 25,000     | \$ 25,000  |
| <b>Exterior Work</b> |                                                                             |                 |                 |               |            |
| 2.3.2.1              | Replace any window leaking windows                                          | 5               | Window          | \$ 2,500      | \$ 12,500  |
| 2.3.2.2              | Sun shades on IMC windows                                                   | 600             | Square Feet     | \$ 33         | \$ 20,000  |
| <b>Interior Work</b> |                                                                             |                 |                 |               |            |
| 2.4.2.2              | Replace toilet partitions with floor mounted top braced partitions          | 8               | H. C. Stalls    | \$ 1,500      | \$ 12,000  |
| 2.4.2.2              | Replace toilet partitions with floor mounted top braced partitions          | 20              | Stalls          | \$ 1,500      | \$ 30,000  |
| 2.4.2.3              | Replace pipe covers on toilet room lavatories                               | 20              | Lav's           | \$ 175        | \$ 3,500   |
| 2.4.4.1              | Replace Vinyl Composition Tile in Main Entry, Cafeteria and corridor by Gym | 5,200           | Square Feet     | \$ 4          | \$ 20,800  |
| 2.4.4.1              | Replace floor in Kitchen                                                    | 1530            | Square Feet     | \$ 15         | \$ 22,950  |
| 2.4.4.2              | Provide premolded corners on the vinyl base                                 | 200             | Each            | \$ 25         | \$ 5,000   |
| 2.4.4.3              | Replace Gym floor base                                                      | 450             | Linear Feet     | \$ 12         | \$ 5,400   |
| 2.4.4.4              | Floor control joints at the transition of slab on grade and lower level     | 150             | Linear Feet     | \$ 10         | \$ 1,500   |
| 2.4.6.2              | Repair masonry partitions that have cracked                                 | 100             | Square Feet     | \$ 50         | \$ 5,000   |
| 2.5.2.1              | Replace stair treads and risers                                             | 26              | Risers          | \$ 575        | \$ 14,950  |
| 2.5.2.2              | Repaint metal handrails                                                     | 400             | Linear Feet     | \$ 6          | \$ 2,500   |
| 2.5.3.1              | Install touchless door hardware (foot/elbow clips)                          | 10              | Each            | \$ 250        | \$ 2,500   |
| <b>Electrical</b>    |                                                                             |                 |                 |               |            |
| 3.1.0                | Test and inspect main switch gear                                           | 1               | System          |               | \$ 915     |
| 3.2.1                | Provide generator back-up outlets in Main Data Room                         | 1               | System          |               | \$ 1,517   |
| 3.2.2                | Provide generator back-up outlets in Satellite Data Room                    | 1               | System          |               | \$ 2,265   |
| 3.3.1                | Install high-bay occupancy sensors in the Gym                               | 1               | System          |               | \$ 4,804   |
| 3.5.1                | Replace lighting in classrooms with LED fixtures                            | 1               | System          |               | \$ 141,636 |
| 3.5.2                | Replace lighting in hallways with LED fixtures                              | 1               | System          |               | \$ 49,576  |
| 3.5.3                | Add occupancy sensor controls to the light fixtures in the hallways         | 1               | System          |               | \$ 53,812  |
| 3.5.4                | replace lighting in locker rooms with LED fixtures                          | 1               | System          |               | \$ 9,047   |
| 3.5.5                | Add occupancy sensor controls to the light fixtures in the locker rooms     | 1               | System          |               | \$ 3,034   |
| 3.5.6                | Replace remaining fixtures                                                  | 1               | System          |               | \$ 93,318  |
| 3.5.7-8              | Arc-flash and thermal imaging study                                         | 1               | System          |               | \$ 8,017   |
| 3.5.9                | Stand alone thermal imaging study                                           | 1               | System          |               | \$ 2,149   |
| <b>HVAC</b>          |                                                                             |                 |                 |               |            |
| 4.4.1                | Chiller replacement with lower sound levels                                 | 1               | System          |               | \$ 325,000 |
| 4.5.3                | Add 5 ton cooling fancoil to IMC/Entry/School Offices                       | 1               | System          |               | \$ 20,000  |
| <b>Plumbing</b>      |                                                                             |                 |                 |               |            |
| 5.1.1                | None anticipated at this time                                               |                 |                 |               |            |

**ELEMENTARY SCHOOL SUBTOTAL \$ 1,069,000**

**GENERAL CONDITIONS \$ 60,300**

**DESIGN FEES \$ 106,900**

**CONTINGENCY (10%) \$ 106,900**

**FURNITURE/FIXTURES/EQUIPMENT \$ 50,000**

**ESTIMATED TOTAL \$ 1,393,100**

# PROJECT BUDGET

## MIDDLE / HIGH SCHOOL

| Number               | Description                                                                    | Amount of units | Unit of Measure | Cost per Unit | Total Cost |
|----------------------|--------------------------------------------------------------------------------|-----------------|-----------------|---------------|------------|
| <b>Site Work</b>     |                                                                                |                 |                 |               |            |
| 7.1.1.2              | Removal of, resurfacing and restriping asphalt parking                         | 127,000         | Square Feet     | \$ 4          | \$ 494,030 |
| 7.1.2.2              | Provide new 250 seat visitor bleachers-8 inch rise                             | 250             | Seat            | \$ 200        | \$ 50,000  |
| 7.1.2.2              | Remove existing visitor bleachers                                              | 250             | Seat            | \$ 10         | \$ 2,500   |
| 7.1.2.3              | Replace softball diamond dugouts to match baseball diamond                     | 2               | Dugouts         | \$ 30,000     | \$ 60,000  |
| 7.1.2.4              | Provide new softball and baseball bleachers-5 row-15 foot length with picket   | 4               | Bleachers       | \$ 6,000      | \$ 24,000  |
| <b>Exterior Work</b> |                                                                                |                 |                 |               |            |
| 7.3.1.2              | Tuck Pointing and repair of cracked or spalling brick                          | 3300            | Square Feet     | \$ 20         | \$ 66,000  |
| 7.3.2.2              | Clad over existing EIFS with siding                                            | 19,000          | Square Feet     | \$ 35         | \$ 665,000 |
| 7.3.3.1              | Replace existing double glazed windows with insul glass in alum frames         | 12              | Windows         | \$ 1,200      | \$ 14,400  |
| 7.3.5.1              | Replace alum and hollow metal exterior doors with Special-lite FRP doors       | 17              | Door Leaf       | \$ 4,000      | \$ 68,000  |
| 7.3.7.1              | Recaulk control and expansion joints                                           | 1               | Facility        | \$ 51,720     | \$ 51,720  |
| <b>Interior Work</b> |                                                                                |                 |                 |               |            |
| 7.4.1.1              | Provide a portable lift to use at the Stage, Band, Vocal, etc.                 | 1               | Lift            | \$ 10,000     | \$ 10,000  |
| 7.4.1.2              | Provide Handicap accessible water coolers                                      | 2               | EWC             | \$ 2,000      | \$ 4,000   |
| 7.4.2.1              | Provide accessibility to toilet rooms C130, C145,A116,A117,A119,andA120.       | 6               | Toilet Room     | \$ 35,000     | \$ 210,000 |
| 7.4.5.1              | Replace Ceramic Floor Tile                                                     | 1,431           | Square Feet     | \$ 15         | \$ 21,465  |
| 7.4.5.2              | Repair Terrazzo                                                                | 265             | Square Feet     | \$ 35         | \$ 9,275   |
| 7.4.5.4              | Provide and replace carpet                                                     | 23,456          | Square Feet     | \$ 5          | \$ 117,280 |
| 7.4.5.5              | Replace Vinyl Composite Tile                                                   | 6,003           | Square Feet     | \$ 4          | \$ 24,000  |
| 7.4.5.7              | Provide epoxy flooring                                                         | 1,952           | Square Feet     | \$ 15         | \$ 29,280  |
| 7.4.6.1              | Replace Acoustic Ceiling Tile and Grid                                         | 33,134          | Square Feet     | \$ 4          | \$ 140,820 |
| 7.4.6.1              | Replace Vinyl Coated Ceiling Tile and Grid                                     | 7,275           | Square Feet     | \$ 5          | \$ 32,740  |
| 7.4.8.1              | New plastic Laminate cabinets in Classrooms. Approx. 25 rooms with 15' of base | 500             | Linear Feet     | \$ 375        | \$ 187,500 |
| 7.4.8.2              | New sinks. Approx. 25 Classrooms with associated plumbing rough ins            | 25              | Sinks           | \$ 3,200      | \$ 80,000  |
| 7.4.8.3              | Replace hall lockers                                                           | 250             | Lockers         | \$ 275        | \$ 68,750  |
| 7.4.9.1              | Provide new benches in Locker Rooms                                            | 120             | Linear Feet     | \$ 80         | \$ 9,600   |
| 7.4.9.1              | Replace lockers in C111 Girls JV Locker Room                                   | 45              | Lockers         | \$ 275        | \$ 12,375  |
| 7.4.9.5              | Upper mechanical room door adjustment and handrailing replacement              | 1               | Each            | \$ 3,500      | \$ 3,500   |
| 7.5.1.1              | Provide new stair rubber treads -risers-stringers on all stairs                | 500             | Square Feet     | \$ 30         | \$ 15,000  |
| <b>Electrical</b>    |                                                                                |                 |                 |               |            |
| 8.1.1                | Replace 1964 gear, transformer, and branch panelboards                         | 1               | system          |               | \$ 50,430  |
| 8.2.1                | Trace and label the whole distribution system in the building                  | 1               | system          |               | \$ 7,840   |
| 8.3.1                | Provide bus plug, transformer, and new branch panelboard in Tech Ed.           | 1               | system          |               | \$ 12,574  |
| 8.4.0                | Install a voltage surge suppressor on the main service                         | 1               | system          |               | \$ 4,205   |
| 8.5.0                | Install a voltage surge suppressor on panelboards serving the computer labs    | 1               | system          |               | \$ 4,205   |
| 8.6.1                | Replace existing generator                                                     | 1               | system          |               | \$ 55,654  |
| 8.7.1                | Connect IT infrastructure, coolers, etc to the generator                       | 1               | system          |               | \$ 21,971  |
| 8.8.1                | Replace hallway light fixtures with LED fixtures                               | 1               | system          |               | \$ 51,385  |
| 8.9.1                | Add lighting controls to the stage                                             | 1               | system          |               | \$ 4,800   |
| 8.10.1               | Replace exit lights with LED exit lights                                       | 25              | fixture         | \$ 155        | \$ 3,875   |
| 8.11.1               | Provide lighting to the baseball and softball fields                           | 2               | Fields          |               | \$ 500,000 |
| 8.12.1               | Replace existing clocks                                                        | 25              | clock           | \$ 360        | \$ 9,000   |
| 8.13.1               | Provide card reader and door position switch on exterior door                  | 5               | door            | \$ 2,500      | \$ 12,500  |
| 8.14.1               | Replace lighting in the classrooms with LED fixtures                           | 1               | system          |               | \$ 225,316 |
| 8.15.1               | Provide occupancy sensor controls for light fixtures in the hallways           | 1               | system          |               | \$ 35,875  |
| 8.16.1               | Replace lighting in locker rooms with LED fixtures                             | 1               | system          |               | \$ 23,522  |
| 8.17.1               | Provide occupancy sensor controls for light fixtures in the locker rooms       | 1               | system          |               | \$ 12,135  |
| 8.18.1               | Replace remaining fixtures with LED light fixtures                             | 1               | system          |               | \$ 81,075  |
| 8.19.1               | Arc-flash analysis and thermal imaging study                                   | 1               | system          |               | \$ 8,017   |
| 8.20.0               | Replace football field lighting to LED fixtures                                | 1               | system          |               | \$ 142,500 |



# PROJECT BUDGET

## HVAC

|         |                                                                               |   |        |    |         |
|---------|-------------------------------------------------------------------------------|---|--------|----|---------|
| 9.1.1   | Replace thermostats with sensors controllable from the DDC system             | 1 | system | \$ | 1,500   |
| 9.2.1   | Provide two sections of electric reheat in the Band and Music rooms           | 1 | system | \$ | 7,200   |
| 9.3.1   | Provide stand alone controls for the split system in the Technology closet    | 1 | system | \$ | 750     |
| 9.4.1-2 | Upgrade ductwork on Tech Ed wood dust collection system                       | 1 | system | \$ | 17,500  |
| 9.5.1.1 | Add clean outs at change in direction in the woodshop dust collection systems | 1 | system | \$ | 1,200   |
| 9.5.1.2 | Correct ductwork on Auto shop fan                                             | 1 | system | \$ | 550     |
| 9.6.0   | Repair floor drain in boiler room                                             | 1 | system | \$ | 2,500   |
| 9.7.1   | Study to correct the cooling in the District Office                           | 1 | study  | \$ | 2,500   |
| 9.8.1   | Extend gas piping for the generator replacement                               | 1 | system | \$ | 1,800   |
| 9.9.1   | Exhaust fan for battery charging location                                     | 1 | system | \$ | 5,500   |
| 9.10.1  | Replacement of air handling unit and system installed in 1977                 | 1 | system | \$ | 650,000 |
| 9.10.2  | Installation of an emergency shut off for all the boilers outside the room    | 1 | system | \$ | 4,500   |
| 9.10.3  | Provide a energy efficiencies and life cycle analysis                         | 1 | study  | \$ | 20,000  |

## Plumbing

|         |                                                                                                                                                                                                                                            |   |        |    |        |
|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---|--------|----|--------|
| 10.6.0  | Room #A131A Remove existing garage catch basin, plug piping, backfill excavation,                                                                                                                                                          | 1 | System | \$ | 5,000  |
| 10.7.0  | Room #C106: The paint spray booth in this room is equipped with a fire sprinkler head                                                                                                                                                      | 1 | System | \$ | 2,500  |
| 10.8.0  | Room #C100: The 54" semi-circular wash-fountain with pre-cast Terrazzo bowl and foot control appears to be in poor condition and is hard to get parts for repairs. The unit should be replaced with an updated model with less maintenance | 1 | System | \$ | 8,000  |
| 10.9.0  | Room #A108 & A112: In-line backflow prevented must be provided to comply with code                                                                                                                                                         | 1 | System | \$ | 500    |
| 10.10.1 | Heat tape installation at storm piping to prevent back-ups                                                                                                                                                                                 | 1 | System | \$ | 14,000 |

**MIDDLE/HIGH SCHOOL SUBTOTAL** \$ 4,484,000

**GENERAL CONDITIONS** \$ 274,700

**DESIGN FEES** \$ 448,400

**CONTINGENCY (10%)** \$ 448,400

**FURNITURE/FIXTURES/EQUIPMENT** \$ 200,000

**ESTIMATED TOTAL** \$ 5,855,500

**TOTAL ELEMENTARY AND MIDDLE/HIGH SCHOOL** \$ 7,248,600

# PROJECT BUDGET

## MIDDLE / HIGH SCHOOL BUILDING AND GROUND ADDITION

| Description |                                                                                                                                            | Amount of units | Unit of Measure | Cost per Unit                | Total Cost          |
|-------------|--------------------------------------------------------------------------------------------------------------------------------------------|-----------------|-----------------|------------------------------|---------------------|
| 7.6.1       | Buildings and Grounds addition including offices, breakroom, toilets, vehicle storage wash bay, heated and unheated storage and receiving. | 6,000           | Sq. Ft.         | \$ 250                       | \$ 1,500,000        |
|             |                                                                                                                                            |                 |                 | DESIGN FEES                  | \$ 150,000          |
|             |                                                                                                                                            |                 |                 | CONTINGENCY (10%)            | \$ 150,000          |
|             |                                                                                                                                            |                 |                 | FURNITURE/FIXTURES/EQUIPMENT | \$ 50,000           |
|             |                                                                                                                                            |                 |                 | <b>ESTIMATED TOTAL</b>       | <b>\$ 1,850,000</b> |

## MIDDLE / HIGH SCHOOL KITCHEN REMODELING

| Description |                                                          | Amount of units | Unit of Measure | Cost per Unit                | Total Cost        |
|-------------|----------------------------------------------------------|-----------------|-----------------|------------------------------|-------------------|
| 7.4.9.7     | New Kitchen and convert existing kitchen into concession | 1,200           | Sq. Ft.         | \$ 275                       | \$ 330,000        |
|             |                                                          |                 |                 | DESIGN FEES                  | \$ 33,000         |
|             |                                                          |                 |                 | CONTINGENCY (10%)            | \$ 33,000         |
|             |                                                          |                 |                 | FURNITURE/FIXTURES/EQUIPMENT | \$ 350,000        |
|             |                                                          |                 |                 | <b>ESTIMATED TOTAL</b>       | <b>\$ 746,000</b> |

## MIDDLE / HIGH SCHOOL HEAVY REMODELING

| Description |                                                                                                                                                       | Amount of units | Unit of Measure | Cost per Unit                | Total Cost          |
|-------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|-----------------|------------------------------|---------------------|
|             | Provide new or larger spaces in the existing facility by demolishing the existing space. Removal of the demountable walls and provide an enhanced IMC | 28,300          | Sq. Ft.         | \$ 125                       | \$ 3,537,500        |
|             |                                                                                                                                                       |                 |                 | DESIGN FEES                  | \$ 353,750          |
|             |                                                                                                                                                       |                 |                 | CONTINGENCY (10%)            | \$ 353,750          |
|             |                                                                                                                                                       |                 |                 | FURNITURE/FIXTURES/EQUIPMENT | \$ 200,000          |
|             |                                                                                                                                                       |                 |                 | <b>ESTIMATED TOTAL</b>       | <b>\$ 4,445,000</b> |

## MIDDLE / HIGH SCHOOL LIGHT REMODELING

| Description |                                                                                             | Amount of units | Unit of Measure | Cost per Unit                | Total Cost          |
|-------------|---------------------------------------------------------------------------------------------|-----------------|-----------------|------------------------------|---------------------|
|             | Provide new finishes to the existing facility by replacing ceiling, wall and floor finishes | 28,300          | Sq. Ft.         | \$ 75                        | \$ 2,122,500        |
|             |                                                                                             |                 |                 | DESIGN FEES                  | \$ 212,250          |
|             |                                                                                             |                 |                 | CONTINGENCY (10%)            | \$ 212,250          |
|             |                                                                                             |                 |                 | FURNITURE/FIXTURES/EQUIPMENT | \$ 200,000          |
|             |                                                                                             |                 |                 | <b>ESTIMATED TOTAL</b>       | <b>\$ 2,747,000</b> |



## ADDITIONAL INFORMATION

# ADDITIONAL INFORMATION SURVEY RESULTS

## Deerfield Community School District Facility Survey Results

### 1. WHAT IS YOUR NAME?

- Results not listed (See individual responses)

### 2. IN WHICH DISTRICT FACILITY DO YOU WORK/TEACH?

|                     |    |       |                    |    |       |
|---------------------|----|-------|--------------------|----|-------|
| • Elementary School | 31 | 43.5% | • School Office    | 5  | 7.0%  |
| • Middle School     | 4  | 5.5%  | • District Office  | 3  | 4.5%  |
| • High School       | 15 | 21.0% | • Other / Multiple | 13 | 18.5% |

### 3. WHAT IS YOUR ROOM NUMBER?

- Results not listed (See individual responses)

### 4. IS THE ROOM OR CLASSROOM IN WHICH YOU WORK/TEACH PHYSICALLY COMFORTABLE?

|                  |    |       |                  |    |       |
|------------------|----|-------|------------------|----|-------|
| • Yes            | 39 | 55.0% | • No             | 32 | 45.0% |
| Elementary       | 20 |       | Elementary       | 11 |       |
| Middle School    | 1  |       | Middle School    | 3  |       |
| High School      | 8  |       | High School      | 7  |       |
| School Office    | 1  |       | School Office    | 4  |       |
| District Office  | 2  |       | District Office  | 1  |       |
| Other / Multiple | 7  |       | Other / Multiple | 6  |       |

### 5. IF THE ANSWER TO QUESTION #4 IS NO, WHICH OF THE FOLLOWING APPLY?

|                       |    |       |                           |    |       |
|-----------------------|----|-------|---------------------------|----|-------|
| • Temperature Control | 27 | 56.5% | • Lighting                | 7  | 14.5% |
| Elementary            | 10 |       | Elementary                | 2  |       |
| Middle School         | 3  |       | Middle School             | 1  |       |
| High School           | 7  |       | High School               | 2  |       |
| School Office         | 4  |       | School Office             | 0  |       |
| District Office       | 1  |       | District Office           | 0  |       |
| Other / Multiple      | 2  |       | Other / Multiple          | 2  |       |
| • Sound               | 3  | 6.0%  | • Other (Please Describe) | 11 | 23.0% |
| Elementary            | 0  |       | Elementary                | 4  |       |
| Middle School         | 0  |       | Middle School             | 0  |       |
| High School           | 1  |       | High School               | 2  |       |
| School Office         | 0  |       | School Office             | 2  |       |
| District Office       | 1  |       | District Office           | 0  |       |
| Other / Multiple      | 1  |       | Other / Multiple          | 3  |       |

### 6. ARE ANY OF THE FOLLOWING ITEMS NEED IN YOUR ROOM OR CLASSROOM TO MAKE IT FUNCTION MORE EFFICIENTLY? CHECK ALL THAT APPLY

|                   |    |       |                   |    |       |
|-------------------|----|-------|-------------------|----|-------|
| • None            | 29 | 38.5% | • Storage         | 17 | 22.5% |
| Elementary        | 12 |       | Elementary        | 7  |       |
| Middle School     | 2  |       | Middle School     | 0  |       |
| High School       | 7  |       | High School       | 4  |       |
| School Office     | 3  |       | School Office     | 1  |       |
| District Office   | 3  |       | District Office   | 0  |       |
| Other / Multiple  | 2  |       | Other / Multiple  | 5  |       |
| • IT connectivity | 2  | 3.0%  | • Writeable walls | 8  | 10.5% |
| Elementary        | 1  |       | Elementary        | 4  |       |
| Middle School     | 0  |       | Middle School     | 1  |       |
| High School       | 0  |       | High School       | 1  |       |
| School Office     | 0  |       | School Office     | 0  |       |
| District Office   | 0  |       | District Office   | 0  |       |
| Other / Multiple  | 1  |       | Other / Multiple  | 2  |       |

See individual response sheets for comments or explanations listed as a part of any selected 'other' categories.



# ADDITIONAL INFORMATION SURVEY RESULTS

|                  |   |       |                           |    |       |
|------------------|---|-------|---------------------------|----|-------|
| • Tackable walls | 9 | 12.0% | • Other (Please Describe) | 10 | 13.5% |
| Elementary       | 6 |       | Elementary                | 2  |       |
| Middle School    | 0 |       | Middle School             | 1  |       |
| High School      | 1 |       | High School               | 3  |       |
| School Office    | 1 |       | School Office             | 2  |       |
| District Office  | 0 |       | District Office           | 0  |       |
| Other / Multiple | 1 |       | Other / Multiple          | 2  |       |

## 7. IF ADDITIONAL STORAGE SPACE IS NEEDED IN YOUR CLASSROOM, WHAT TYPE WOULD YOU PREFER?

|                            |    |       |                  |    |       |
|----------------------------|----|-------|------------------|----|-------|
| • Cabinets and countertops | 7  | 16.0% | • Shelving       | 18 | 41.0% |
| Elementary                 | 2  |       | Elementary       | 9  |       |
| Middle School              | 0  |       | Middle School    | 0  |       |
| High School                | 2  |       | High School      | 5  |       |
| School Office              | 0  |       | School Office    | 0  |       |
| District Office            | 0  |       | District Office  | 0  |       |
| Other / Multiple           | 3  |       | Other / Multiple | 4  |       |
| • Wardrobe cabinets        | 5  | 11.0% | • Closet/Room    | 4  | 9.0%  |
| Elementary                 | 2  |       | Elementary       | 0  |       |
| Middle School              | 0  |       | Middle School    | 1  |       |
| High School                | 1  |       | High School      | 0  |       |
| School Office              | 0  |       | School Office    | 0  |       |
| District Office            | 0  |       | District Office  | 0  |       |
| Other / Multiple           | 2  |       | Other / Multiple | 3  |       |
| • Other (Please Describe)  | 10 | 23.0% |                  |    |       |
| Elementary                 | 3  |       |                  |    |       |
| Middle School              | 0  |       |                  |    |       |
| High School                | 2  |       |                  |    |       |
| School Office              | 2  |       |                  |    |       |
| District Office            | 0  |       |                  |    |       |
| Other / Multiple           | 3  |       |                  |    |       |

## 8. DO YOU NEED A SINK IN YOUR ROOM OR CLASSROOM?

|                  |    |       |                  |    |       |
|------------------|----|-------|------------------|----|-------|
| • Yes            | 10 | 15.0% | • No             | 57 | 85.0% |
| Elementary       | 6  |       | Elementary       | 23 |       |
| Middle School    | 0  |       | Middle School    | 3  |       |
| High School      | 0  |       | High School      | 15 |       |
| School Office    | 1  |       | School Office    | 4  |       |
| District Office  | 0  |       | District Office  | 3  |       |
| Other / Multiple | 3  |       | Other / Multiple | 9  |       |

## 9. WHAT TYPE OF FLOORING DO YOU PREFER IN YOUR CLASSROOM?

|                           |    |       |                  |    |       |
|---------------------------|----|-------|------------------|----|-------|
| • Carpet                  | 29 | 40.0% | • Hard surface   | 36 | 49.0% |
| Elementary                | 4  |       | Elementary       | 22 |       |
| Middle School             | 2  |       | Middle School    | 2  |       |
| High School               | 11 |       | High School      | 4  |       |
| School Office             | 4  |       | School Office    | 1  |       |
| District Office           | 2  |       | District Office  | 0  |       |
| Other / Multiple          | 6  |       | Other / Multiple | 7  |       |
| • Other (Please Describe) | 8  | 11.0% |                  |    |       |
| Elementary                | 7  |       |                  |    |       |
| Middle School             | 0  |       |                  |    |       |
| High School               | 0  |       |                  |    |       |
| School Office             | 0  |       |                  |    |       |
| District Office           | 0  |       |                  |    |       |
| Other / Multiple          | 1  |       |                  |    |       |

See individual response sheets for comments or explanations listed as a part of any selected 'other' categories.

# ADDITIONAL INFORMATION SURVEY RESULTS

## 10. WOULD YOU LIKE MORE CONTROL OVER YOUR ROOM OR CLASSROOM LIGHTING LEVELS?

|                                  |           |              |                         |           |              |
|----------------------------------|-----------|--------------|-------------------------|-----------|--------------|
| • <b>Yes</b>                     | <b>21</b> | <b>29.5%</b> | • <b>No, not needed</b> | <b>34</b> | <b>48.0%</b> |
| Elementary                       | 7         |              | Elementary              | 17        |              |
| Middle School                    | 1         |              | Middle School           | 2         |              |
| High School                      | 5         |              | High School             | 7         |              |
| School Office                    | 2         |              | School Office           | 3         |              |
| District Office                  | 0         |              | District Office         | 2         |              |
| Other / Multiple                 | 6         |              | Other / Multiple        | 3         |              |
| • <b>Other (Please Describe)</b> | <b>16</b> | <b>22.5%</b> |                         |           |              |
| Elementary                       | 7         |              |                         |           |              |
| Middle School                    | 1         |              |                         |           |              |
| High School                      | 3         |              |                         |           |              |
| School Office                    | 0         |              |                         |           |              |
| District Office                  | 1         |              |                         |           |              |
| Other / Multiple                 | 4         |              |                         |           |              |

## 11. DOES YOUR ROOM OR CLASSROOM NEED TO BE PAINTED?

|                  |           |              |                  |           |              |
|------------------|-----------|--------------|------------------|-----------|--------------|
| • <b>Yes</b>     | <b>11</b> | <b>16.0%</b> | • <b>No</b>      | <b>58</b> | <b>84.0%</b> |
| Elementary       | 3         |              | Elementary       | 26        |              |
| Middle School    | 0         |              | Middle School    | 4         |              |
| High School      | 5         |              | High School      | 10        |              |
| School Office    | 1         |              | School Office    | 4         |              |
| District Office  | 0         |              | District Office  | 3         |              |
| Other / Multiple | 2         |              | Other / Multiple | 11        |              |

## 12. ARE THE WINDOWS IN YOUR ROOM...? CHECK ALL THAT APPLY.

|                  |          |            |                  |          |            |
|------------------|----------|------------|------------------|----------|------------|
| • <b>Leaking</b> | <b>8</b> | <b>47%</b> | • <b>Drafty</b>  | <b>8</b> | <b>47%</b> |
| Elementary       | 6        |            | Elementary       | 1        |            |
| Middle School    | 2        |            | Middle School    | 0        |            |
| High School      | 0        |            | High School      | 4        |            |
| School Office    | 0        |            | School Office    | 0        |            |
| District Office  | 0        |            | District Office  | 0        |            |
| Other / Multiple | 0        |            | Other / Multiple | 3        |            |
| • <b>Broken</b>  | <b>1</b> | <b>6%</b>  |                  |          |            |
| Elementary       | 0        |            |                  |          |            |
| Middle School    | 0        |            |                  |          |            |
| High School      | 0        |            |                  |          |            |
| School Office    | 0        |            |                  |          |            |
| District Office  | 0        |            |                  |          |            |
| Other / Multiple | 1        |            |                  |          |            |

## 13. DO YOU NEED A LARGER ROOM TO FUNCTION OR TEACH PROPERLY?

|                                  |           |              |                  |           |              |
|----------------------------------|-----------|--------------|------------------|-----------|--------------|
| • <b>Yes</b>                     | <b>5</b>  | <b>7.0%</b>  | • <b>No</b>      | <b>56</b> | <b>79.0%</b> |
| Elementary                       | 1         |              | Elementary       | 29        |              |
| Middle School                    | 0         |              | Middle School    | 4         |              |
| High School                      | 1         |              | High School      | 11        |              |
| School Office                    | 1         |              | School Office    | 3         |              |
| District Office                  | 0         |              | District Office  | 3         |              |
| Other / Multiple                 | 2         |              | Other / Multiple | 6         |              |
| • <b>Other (Please Describe)</b> | <b>10</b> | <b>14.0%</b> |                  |           |              |
| Elementary                       | 1         |              |                  |           |              |
| Middle School                    | 0         |              |                  |           |              |
| High School                      | 3         |              |                  |           |              |
| School Office                    | 1         |              |                  |           |              |
| District Office                  | 0         |              |                  |           |              |
| Other / Multiple                 | 5         |              |                  |           |              |

See individual response sheets for comments or explanations listed as a part of any selected 'other' categories.

# ADDITIONAL INFORMATION SURVEY RESULTS

## 14. DO YOU NEED MORE CEILING HEIGHT IN YOUR ROOM TO FUNCTION OR TEACH PROPERLY?

|                  |   |      |                  |    |       |
|------------------|---|------|------------------|----|-------|
| • Yes            | 4 | 6.0% | • No             | 63 | 94.0% |
| Elementary       | 0 |      | Elementary       | 29 |       |
| Middle School    | 0 |      | Middle School    | 4  |       |
| High School      | 2 |      | High School      | 13 |       |
| School Office    | 0 |      | School Office    | 5  |       |
| District Office  | 0 |      | District Office  | 2  |       |
| Other / Multiple | 2 |      | Other / Multiple | 10 |       |

## 15. FROM WHERE YOU NORMALLY WORK, CAN YOU LOOK OUT OF A WINDOW?

|                  |    |       |                  |    |       |
|------------------|----|-------|------------------|----|-------|
| • Yes            | 52 | 74.0% | • No             | 18 | 26.0% |
| Elementary       | 28 |       | Elementary       | 3  |       |
| Middle School    | 3  |       | Middle School    | 1  |       |
| High School      | 8  |       | High School      | 7  |       |
| School Office    | 3  |       | School Office    | 2  |       |
| District Office  | 0  |       | District Office  | 3  |       |
| Other / Multiple | 10 |       | Other / Multiple | 2  |       |

## 16. IS THERE ADEQUATE SPACE IN YOUR BUILDING TO COLLABORATE WITH COWORKERS?

|                  |    |     |                  |   |    |
|------------------|----|-----|------------------|---|----|
| • Yes            | 65 | 93% | • No             | 5 | 7% |
| Elementary       | 31 |     | Elementary       | 0 |    |
| Middle School    | 3  |     | Middle School    | 1 |    |
| High School      | 14 |     | High School      | 1 |    |
| School Office    | 5  |     | School Office    | 0 |    |
| District Office  | 2  |     | District Office  | 1 |    |
| Other / Multiple | 10 |     | Other / Multiple | 2 |    |

## 17. IS THERE ADEQUATE SPACE IN YOUR BUILDING TO HAVE MEETINGS?

|                  |    |       |                  |    |       |
|------------------|----|-------|------------------|----|-------|
| • Yes            | 55 | 78.5% | • No             | 15 | 21.5% |
| Elementary       | 25 |       | Elementary       | 6  |       |
| Middle School    | 3  |       | Middle School    | 1  |       |
| High School      | 14 |       | High School      | 1  |       |
| School Office    | 4  |       | School Office    | 1  |       |
| District Office  | 1  |       | District Office  | 2  |       |
| Other / Multiple | 8  |       | Other / Multiple | 4  |       |

## 18. IS THERE ADEQUATE SPACE IN YOUR BUILDING TO HAVE LUNCH AND TAKE BREAKS?

|                  |    |       |                  |    |       |
|------------------|----|-------|------------------|----|-------|
| • Yes            | 57 | 81.5% | • No             | 13 | 18.5% |
| Elementary       | 24 |       | Elementary       | 7  |       |
| Middle School    | 3  |       | Middle School    | 1  |       |
| High School      | 13 |       | High School      | 2  |       |
| School Office    | 5  |       | School Office    | 0  |       |
| District Office  | 2  |       | District Office  | 1  |       |
| Other / Multiple | 10 |       | Other / Multiple | 2  |       |

## 19. ARE THERE FIXTURES OR EQUIPMENT IN YOUR ROOM OR CLASSROOM THAT ARE OBSOLETE, OUTDATED OR UNUSABLE?

|                  |   |      |                  |    |       |
|------------------|---|------|------------------|----|-------|
| • Yes            | 4 | 6.0% | • No             | 51 | 75.0% |
| Elementary       | 2 |      | Elementary       | 27 |       |
| Middle School    | 0 |      | Middle School    | 3  |       |
| High School      | 1 |      | High School      | 8  |       |
| School Office    | 0 |      | School Office    | 4  |       |
| District Office  | 0 |      | District Office  | 3  |       |
| Other / Multiple | 1 |      | Other / Multiple | 6  |       |

See individual response sheets for comments or explanations listed as a part of any selected 'other' categories.

# ADDITIONAL INFORMATION SURVEY RESULTS

|                       |    |       |
|-----------------------|----|-------|
| • If Yes, Please List | 13 | 19.0% |
| Elementary            | 2  |       |
| Middle School         | 1  |       |
| High School           | 5  |       |
| School Office         | 1  |       |
| District Office       | 0  |       |
| Other / Multiple      | 4  |       |

## 20. DOES YOUR ROOM OF CLASSROOM PROVIDE A SAFE AND SECURE ENVIRONMENT?

|                         |    |       |                  |   |      |
|-------------------------|----|-------|------------------|---|------|
| • Yes                   | 64 | 91.0% | • No             | 3 | 4.5% |
| Elementary              | 28 |       | Elementary       | 3 |      |
| Middle School           | 4  |       | Middle School    | 0 |      |
| High School             | 15 |       | High School      | 0 |      |
| School Office           | 4  |       | School Office    | 0 |      |
| District Office         | 3  |       | District Office  | 0 |      |
| Other / Multiple        | 10 |       | Other / Multiple | 0 |      |
| • If No, Please Explain | 3  | 4.5%  |                  |   |      |
| Elementary              | 0  |       |                  |   |      |
| Middle School           | 0  |       |                  |   |      |
| High School             | 0  |       |                  |   |      |
| School Office           | 1  |       |                  |   |      |
| District Office         | 0  |       |                  |   |      |
| Other / Multiple        | 2  |       |                  |   |      |

## 21. ARE THERE THINGS THAT YOU WOULD CHANGE OR ADD TO YOUR ROOM OR CLASSROOM IF YOU COULD REMODEL YOUR SPACE?

|                          |    |       |                  |    |       |
|--------------------------|----|-------|------------------|----|-------|
| • Yes                    | 8  | 11.5% | • No             | 29 | 42.0% |
| Elementary               | 4  |       | Elementary       | 16 |       |
| Middle School            | 0  |       | Middle School    | 0  |       |
| High School              | 0  |       | High School      | 6  |       |
| School Office            | 0  |       | School Office    | 1  |       |
| District Office          | 1  |       | District Office  | 2  |       |
| Other / Multiple         | 3  |       | Other / Multiple | 4  |       |
| • If Yes, Please Explain | 32 | 46.5% |                  |    |       |
| Elementary               | 11 |       |                  |    |       |
| Middle School            | 4  |       |                  |    |       |
| High School              | 8  |       |                  |    |       |
| School Office            | 4  |       |                  |    |       |
| District Office          | 0  |       |                  |    |       |
| Other / Multiple         | 5  |       |                  |    |       |

## 22. ARE THERE SPACES IN THE BUILDING IN WHICH YOU WORK THAT SHOULD BE RENOVATED OR UPDATED?

|                          |    |       |                  |    |       |
|--------------------------|----|-------|------------------|----|-------|
| • Yes                    | 9  | 13.0% | • No             | 37 | 54.5% |
| Elementary               | 4  |       | Elementary       | 19 |       |
| Middle School            | 1  |       | Middle School    | 1  |       |
| High School              | 1  |       | High School      | 9  |       |
| School Office            | 0  |       | School Office    | 2  |       |
| District Office          | 1  |       | District Office  | 2  |       |
| Other / Multiple         | 2  |       | Other / Multiple | 4  |       |
| • If Yes, Please Explain | 22 | 32.5% |                  |    |       |
| Elementary               | 7  |       |                  |    |       |
| Middle School            | 2  |       |                  |    |       |
| High School              | 5  |       |                  |    |       |
| School Office            | 3  |       |                  |    |       |
| District Office          | 0  |       |                  |    |       |
| Other / Multiple         | 5  |       |                  |    |       |

See individual response sheets for comments or explanations listed as a part of any selected 'other' categories.



There is no current Wisconsin law or administrative rule that establishes any requirement related to classroom size or square footage per pupil in school buildings. General classrooms are ever increasing in size because of the use of computers and the additional space required for new technology.

From increasing student -teacher interactions to controlling the comfort level, classroom sizes can be a notable factor in contributing to school success. Although there is no standard requirement for constructing classrooms to a specific size, many schools and educational institutions follow general guidelines regarding dimensions in relation to the organization of a positive learning environment.

The average classroom size in Wisconsin is 21 students for Primary grades, 24 for Middle school students, and 16 for High school according to the National Centre for Educational Statistics.

The area per student in a class room can range from 30 square feet per student to 65 square feet per student depending on the age of the student and the activity of the class room. If you would take an average class size of 20 students with an average of 48 square feet per student, you would get an average size classroom of 960 square feet. This is in line with the industry standard of an average classroom being 900 square feet.

# ADDITIONAL INFORMATION DEERFIELD PROGRAM

## MIDDLE/HIGH SCHOOL SPACE PROGRAM

| Area              | Room Name               | Room Number | Quantity | Existing Sq.Ft. | Total Sq.Ft. | Recommended Quantity | Sq.Ft. | Total Sq Ft |
|-------------------|-------------------------|-------------|----------|-----------------|--------------|----------------------|--------|-------------|
| Language          | Spanish                 | A107        | 1        | 900             | 900          | 1                    | 900    | 900         |
| Science           | Chemistry/<br>Physics   | A108        | 1        | 1,210           | 1,210        | 1                    | 1,210  | 1,210       |
|                   | Biology                 | A112        | 1        | 1,199           | 1,199        | 1                    | 1,199  | 1,199       |
|                   | Office                  | A110        | 1        | 150             | 150          | 1                    | 150    | 150         |
|                   | Prep Room               | A108A       | 1        | 261             | 261          | 1                    | 261    | 261         |
| Math              | Classroom               | A106        | 1        | 700             | 700          | 1                    | 800    | 800         |
|                   | Classroom               | A114        | 1        | 744             | 744          | 1                    | 744    | 744         |
|                   | Classroom               | A118        | 1        | 756             | 756          | 1                    | 756    | 756         |
| English           | Classroom               | A116        | 1        | 756             | 756          | 1                    | 756    | 756         |
|                   | Classroom (&<br>Health) | A120        | 1        | 756             | 756          | 1                    | 756    | 756         |
|                   | Classroom               | A122        | 1        | 755             | 758          | 1                    | 757    | 755         |
| Social<br>Studies |                         |             |          |                 | 759          |                      |        |             |
|                   | Classroom               | A107        | 1        | 898             | 898          | 1                    | 898    | 898         |
|                   | Classroom               | A109        | 1        | 900             | 900          | 1                    | 900    | 900         |
| Middle<br>School  | Science<br>Classroom    | D101        | 1        | 1333            | 1333         | 1                    | 1333   | 1333        |
|                   | Work                    | D101A       | 1        | 257             | 257          | 1                    | 257    | 257         |
|                   | Science<br>Lang. Arts   | D103        | 1        | 852             | 852          | 1                    | 852    | 852         |
|                   | Classroom               | D105        | 1        | 990             | 990          | 1                    | 990    | 990         |
|                   | Classroom               | D106        | 1        | 911             | 911          | 1                    | 911    | 911         |
|                   | Glassroom               | D108        | 1        | 990             | 990          | 1                    | 990    | 990         |
|                   | Classroom               | D110        | 1        | 781             | 781          | 1                    | 781    | 781         |
|                   | Classroom               | D111        | 1        | 767             | 767          | 1                    | 767    | 767         |
|                   | Workroom                | D115        | 1        | 267             | 267          | 1                    | 267    | 267         |
|                   | Office                  | D118        | 1        | 116             | 116          | 1                    | 116    | 116         |

| Area | Room Name  | Room Number | Quantity | Existing Sq.Ft. | Total Sq.Ft. | Recommended Quantity | Sq.Ft. | Total Sq.Ft. |
|------|------------|-------------|----------|-----------------|--------------|----------------------|--------|--------------|
|      | Conference | D119        | 1        | 258             | 258          | 1                    | 258    | 258          |

# ADDITIONAL INFORMATION DEERFIELD PROGRAM

|                    |                       |            |      |       |       |       |       |       |       |
|--------------------|-----------------------|------------|------|-------|-------|-------|-------|-------|-------|
| Physical Education | Gym                   | C153       | 1    | 9,680 | 9,680 | 1     | 9,680 | 9,680 |       |
|                    | Gym                   | C128       | 1    | 5,590 | 5,590 | 1     | 5,590 | 5,590 |       |
|                    | Boy's Locker          | C116       | 1    | 987   |       | 1     | 987   | 987   |       |
|                    | Girl's Locker         | C111       | 1    | 1,079 | 1,079 | 1     | 1,079 | 1,079 |       |
|                    | Boy's Locker          | C146       | 1    | 1,141 | 1,141 | 1     | 1,141 | 1,141 |       |
|                    | Girl's Locker         | C140       | 1    | 1,146 | 1,146 | 1     | 1,146 | 1,146 |       |
|                    | Training Office/Coach | C151, C130 | 2    | 151   | 302   | 2     | 151   | 302   |       |
|                    | Office/Coach          | C137       |      |       | 164   | 1     | 164   | 164   |       |
|                    | Office/Coach          | C119       | 1    | 105   | 105   | 1     | 105   | 105   |       |
|                    | Office/Coach          | 0123       | 1    | 92    | 92    | 1     | 92    | 92    |       |
|                    | Weight Room           | N/A        | 1    | 2,692 | 2,692 | 1     | 2,692 | 2,692 |       |
|                    | Wrestling Mezzanine   |            | 1    | 1,966 | 1,966 | 1     | 1,966 | 1,966 |       |
|                    | Mud Room              | C107       | 1    | 337   | 337   | 1     | 337   | 337   |       |
|                    | Storage               | C144       | 1    | 154   | 154   | 1     | 154   | 154   |       |
|                    | Baskets               | C118       | 1    | 161   | 161   | 1     | 161   | 161   |       |
|                    | Storage               | G138       | 1    | 92    | 92    | 1     | 92    | 92    |       |
|                    | Storage               | C124       | 1    | 152   | 152   | 1     | 152   | 152   |       |
|                    | Stage                 | C143       | 1    | 1,132 | 1,132 | 1     | 1,132 | 1,132 |       |
|                    | Music                 | Vocal      | B104 | 1     | 1,264 | 1,284 | 1     | 1,284 | 1,284 |
|                    |                       | Office     | B102 | 1     | 132   | 132   | 1     | 132   | 132   |
| Storage            |                       | B103       | 1    | 192   | 192   | 1     | 192   | 192   |       |
| Storage            |                       | B104       | 1    | 166   | 166   | 1     | 166   | 166   |       |
| Practice           |                       | B105       | 1    | 77    | 77    | 1     | 77    | 77    |       |
| Practice           |                       | B106       | 1    | 98    | 98    | 1     | 98    | 98    |       |
| Band               |                       | B107       | 1    | 2,746 | 2,746 | 1     | 2,746 | 2,746 |       |

| Area | Room Name     | Room Number | Quantity | Existing Sq.Ft. | Total Sq.Ft. | Recommended |        |              |
|------|---------------|-------------|----------|-----------------|--------------|-------------|--------|--------------|
|      |               |             |          |                 |              | Quantity    | Sq.Ft. | Total Sq.Ft. |
|      | Office        | B114        | 1        | 233             | 233          | 1           | 233    | 233          |
|      | Women kostume | B113        | 1        | 347             | 347          | 1           | 347    | 347          |
|      | Men Costume   | B118        | 1        | 219             | 219          | 1           | 219    | 219          |
|      | Storage       | B106        | 1        | 39              | 39           | 1           | 39     | 39           |
|      | Storage       | B107        | 1        | 47              | 47           | 1           | 47     | 47           |
|      | Storage       | B108        | 1        | 57              | 57           | 1           | 57     | 57           |
|      | Storage       | B119        | 1        | 52              | 52           | 1           | 52     | 52           |
|      | Storage       | B120        | 1        | 44              | 44           | 1           | 44     | 44           |
|      | Storage       | B121        | 1        |                 | 63           | 1           | 63     | 63           |
|      | Storage       | B122        | 1        | 46              | 46           | 1           | 46     | 46           |
|      | Storage       | B123        | 1        | 62              | 62           | 1           | 62     | 62           |

# ADDITIONAL INFORMATION DEERFIELD PROGRAM

|                       |                         |            |     |       |       |       |       |       |
|-----------------------|-------------------------|------------|-----|-------|-------|-------|-------|-------|
| Food Service          | Cafeteria/<br>Commons   | D100, D101 | 1   | 6,910 | 1     | 6910  | 6910  |       |
|                       | Kitchen                 | C157       | 1   | 317   | 1     | 1,200 | 1,200 |       |
| Art                   | General                 |            |     |       |       |       |       |       |
|                       | Classroom               | A131       | 1   | 1,268 | 1,268 | 1     | 1,268 | 1,268 |
|                       | Pottery                 | A131A      | 1   | 1,023 | 1,023 | 1     | 1,023 | 1,023 |
|                       | Kiln                    | A131B      | 1   | 226   | 226   | 1     | 226   | 226   |
|                       | Film                    | A129       | 1   | 65    | 65    | 1     | 65    | 65    |
|                       | Office                  | A130       | 1   | 120   | 120   | 1     | 120   | 120   |
|                       | Dark Room.              | A128       | 1   | 357   | 357   | 1     | 357   | 357   |
| Technoal<br>Education | Wood Shop               |            |     | 4,485 | 4,485 | 1     | 4,485 | 4,485 |
|                       | Tech Ed. (Comp.<br>Lab) |            |     |       |       |       |       |       |
|                       |                         | A134       | 1   | 795   | 795   | 1     | 795   | 795   |
|                       |                         | A135       | 1   | 558   | 558   | 1     | 558   | 558   |
|                       |                         | A133       | 1   | 319   | 319   | 1     | 319   | 319   |
|                       |                         | A135A      | 1   | 60    | 60    | 1     | 60    | 60    |
|                       |                         | A135B      | 1   | 154   | 154   | 1     | 154   | 154   |
|                       |                         | C101       | 1   | 115   | 115   | 1     | 115   | 115   |
|                       |                         | C104       | 1   | 357   | 357   | 1     | 357   | 357   |
|                       |                         | C105       | 1   | 231   | 231   | 1     | 231   | 231   |
|                       | C106                    | 1          | 294 | 294   | 1     | 294   | 294   |       |

| Area                  | Room Name         | Room Number | Quantity | Existing<br>Sq.Ft. | Total Sq.Ft. | Recommended |        |              |
|-----------------------|-------------------|-------------|----------|--------------------|--------------|-------------|--------|--------------|
|                       |                   |             |          |                    |              | Quantity    | Sq.Ft. | Total Sq.Ft. |
| Face                  | Classroom         |             |          |                    |              |             |        |              |
|                       | Sewing            | B115        | 1        | 1320               | 1320         | 1           | 1320   | 1320         |
|                       | Food              | B117        | 1        | 1130               | 1130         | 1           | 1130   | 1130         |
| IMC                   | Reading           | A110        | 1        | 3419               | 3419         | 1           | 2500   | 2500         |
|                       | Office            | A146        | 1        | 146                | 146          | 1           | 146    | 146          |
|                       | Conference        | A147        | 1        | 143                | 143          | 1           | 143    | 143          |
|                       | Storage           | A143        | 1        | 140                | 140          | 1           | 140    | 140          |
|                       | Office/Work       | A112        | 1        | 570                | 570          | 1           | 570    | 570          |
|                       | Magazines         | A113        | 1        | 216                | 216          | 0           | 0      | 0            |
| AV                    | AV                | A115        | 1        | 444                | 444          | 1           | 444    | 444          |
|                       | WDEE Studio       | A124        | 1        | 700                | 700          | 1           | 700    | 700          |
|                       | Storage           | A122        | 1        | 59                 | 59           | 1           | 59     | 59           |
|                       | Office            | A126        | 1        | 126                | 126          | 1           | 126    | 126          |
|                       | Production        | A126A       | 1        | 124                | 124          | 1           | 124    | 124          |
| Business<br>Education | Buss. Ed. Lab     | A124        | 1        | 1138               | 1138         | 1           | 1138   | 1138         |
|                       | Lab               | A139        | 1        | 620                | 620          | 1           | 1155   | 1155         |
|                       | Lab               | A140        | 1        | 535                | 535          | 0           | 0      | 0            |
|                       | Distance Learning | A138        | 1        | 700                | 700          | 1           | 700    | 700          |
|                       | Server            | A141        | 1        | 265                | 265          | 1           | 265    | 265          |



# ADDITIONAL INFORMATION DEERFIELD PROGRAM

|      |                  |              |   |     |     |   |     |     |
|------|------------------|--------------|---|-----|-----|---|-----|-----|
| Misc | Alternate School | C110         | 1 | 841 | 841 | 1 | 841 | 841 |
|      | Storage          | C108         | 1 | 137 | 137 | 1 | 137 | 137 |
|      |                  | C109         | 1 |     |     |   |     |     |
|      | Special Ed       | C110         | 1 | 841 | 841 | 1 | 841 | 841 |
|      | Special Ed       | A102         | 1 | 550 | 550 | 1 | 550 | 550 |
|      | Special Ed Conf  | A100a, A102A | 2 | 93  | 186 | 2 | 93  | 186 |
|      | Costume Stor     | B100         | 1 | 850 | 850 | 1 | 850 | 850 |

# ADDITIONAL INFORMATION ROOF INSPECTION

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December 11, 2018

John Hinrichs  
Building & Grounds Supervisor  
Deerfield Community School District  
300 Simonson Blvd.  
Deerfield, WI 53531

Re: Report on Roof Inspection of Deerfield Elementary School Ballasted EPDM Roof

Dear John:

On October 18, 2018 SRI inspected the Deerfield Elementary School roof. This is a ballasted 45 mil EPDM roof assembly installed in 2003. It is now 15 years old. For reference purposes I have attached a copy of the 2008 inspection we did on the roof.

### Findings

Overall this roof is in very good condition at 15 years of service. All drains are open and flowing. There are no signs of wind damage or excessive ballast scour due to wind.

EPDM roofs of this age can exhibit shrinkage (pulling at the flashing points). We observed but two minor signs of shrinkage. One shrinkage point is along the west wall roof edge over the main entry, which is the raised roof on the south side of the main roof. The second is a minor corner pull of the EPDM along the north/east corner area over the rear entry to the building. Photos of each are attached. Visually check on these areas every six months to see if the shrinkage grows or becomes a problem (torn flashing).

We inspected the north wall of the mechanical room roof (next to the roof hatch and cooling tower). We note signs of heavy drippage coming out of the weep holes. Moss has accumulated in the weeps; this needs to be brushed out as blocked weeps will result long term, which is not good.

Along with photos of the above we have included a roof plan with the roof areas discussed above marked out.

