



**RIVER
FOREST
PUBLIC
SCHOOLS**

**Administration Building
7776 Lake Street
River Forest, Illinois
60305
708•771•8282
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MEMO

To: Board of Education

From: Anthony Cozzi *AC*

RE: Long Range Facilities Plan – 1st Draft

Date: February 14, 2018

Enclosed please find the first draft of the long-range facilities plan for fiscal years 2019 – 2023. For clarity, fiscal year 2019 is for work that will occur in summer of 2018, as so forth. Please be advised that this is a first draft, and for some items, very preliminary. We will work throughout the upcoming weeks to secure pricing on all projects. In addition to the Willard construction project, which was publicly bid, we are in the middle of the bidding process for the Roosevelt roof project. We expect to bring that recommendation to you at the March Regular Board meeting for approval. Since no other items planned for this summer are estimated to be above the dollar threshold for public bidding, we do not initially feel that there will be any others that require public bidding. However, as we are obtaining quotes on the items, if they exceed the threshold, we will have to perform those procedures.

The packet begins with a complete listing by category followed by an individual listing for each building. Many of the items have been “moved forward” from previous plans. There have also been some deletions and re-prioritizations made through collaboration with the three principals and building engineers. A considerable amount of thought was given to bidding procedures, summer school building rotation and summer project workload when performing final prioritization.

The category listing is also segregated into two groups: Repair/Replace/Preventative, which represents routine projects required for the sustainability of the buildings while taking into account the useful life of a fixed asset; and New Improvement, which represents an improvement initiative without regard to useful life. Repair/Replace/Preventative is listed in green, while New Improvement is listed in orange.

Please call me with any questions or comments.

**ALL BUILDINGS
(BY CATEGORY)**

River Forest School District 90
 Long Range Facilities Plan First Draft- Sorted by Category
 Fiscal Years 2019 - 2023

Priority	Bldg	Improvement	Material	Condition	Pict/ ID	Recommendation	2018/19	2019/20	2020/21	2021/22	2022/23	Total
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1. ROOFING

1	R	Roofing	Modified bitumen	N/A	N/A	Replace roofs 1, 2, 3, 7DS, 7DN, 18 and 23 as per roof replacement plan as well as repair roofs 6 and 9	325,000	-	-	-	-	325,000
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Subtotal - Roofing

	325,000	-	-	-	-	325,000
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2. PLUMBING

1	L	Plumbing	Plumbing	N/A	N/A	New water bottle filler outside room 20.	3,000	-	-	-	-	3,000
3	R	Relocation of Art Room to Room 201	Plumbing	N/A	N/A	Add sinks on north wall to make art room	3,500	-	-	-	-	3,500
3	R	Replace Lab fixtures	Plumbing	Poor	N/A	Replace existing two goosenecks with one new at each lab table in room 202	2,000	-	-	-	-	2,000
4	R	Bathrooms throughout	Fixtures	N/A	N/A	New sink fixtures for Jackson 1st floor, Jackson 2nd floor, South Gym Girls locker, South Gym Boys locker, 5th grade girls and 6th grade girls	10,000	-	-	-	-	10,000

Subtotal - Plumbing

	18,500	-	-	-	-	18,500
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3. EXTERIOR CONSTRUCTION

1	L	Ad Bldg/Supt exterior office door	Wood	Poor	N/A	Replace	-	5,000	-	-	-	5,000
1	W	Classroom addition	Construction	N/A	N/A	Classroom Addition	1,265,200	-	-	-	-	1,265,200
2	R	Windows	Glass	Poor	N/A	Replace where needed	-	300,000	-	-	-	300,000
3	L	Windows	Metal	Fair	N/A	New gymnasium windows	-	30,000	-	-	-	30,000
3	L	Window - Admin Bldg	Wood/Double Hung	Poor	N/A	New windows	-	50,000	-	-	-	50,000

River Forest School District 90
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 Fiscal Years 2019 - 2023

Priority	Bldg	Improvement	Material	Condition	Pict/ ID	Recommendation	2018/19	2019/20	2020/21	2021/22	2022/23	Total
3	L	Window Trim, soffits, facia, cupola - Admin Bldg	Stone	Good	N/A	Scrape, Prime sealer, Paint Every 4 Yrs	-	15,000	-	-	-	15,000
3	R	Exterior lighting	Electrical/metal	N/A	N/A	Add exterior lights to wall over raised planters on Oak	1,500	-	-	-	-	1,500
5	L	Main entrance canopy	Construction	Good	N/A	Extend main entrance canopy to cover walk to play area for protection from weather	-	-	-	75,000	-	75,000

Subtotal - Exterior Construction

1,266,700 400,000 - 75,000 - 1,741,700

4. GROUNDS

1	L	Walkway	Concrete	Poor	N/A	Replace areas on Park Ave and Lake St pedestrian walkways	3,000	-	-	-	-	3,000
1	L	Fencing along Franklin Ave	Metal	Fair	N/A	Replace	-	10,000	-	-	-	10,000
1	L	Courtyard drainage	Concrete/ Asphalt/ Landscaping	Poor	N/A	Correct drainage in reading garden and divert towards Franklin	-	35,000	-	-	-	35,000
1	W	Area of Asphalt - outside Door 7	Asphalt	Poor	N/A	Replace undulating area causing trip hazards	5,000	-	-	-	-	5,000
3	L	Area of Asphalt - Staff parking lot 170x65	Asphalt	Good	N/A	Sealcoating/stripping (every 4 years)	6,500	-	-	-	7,500	14,000
3	L	Asphalt Playground w/ game lines 60x90 plus exterior by gym	Asphalt	Good	N/A	Sealcoating/stripping (every 4 years)	6,500	-	-	-	7,500	14,000
3	W	Area of Asphalt - Staff parking lot	Asphalt	N/A	N/A	Sealcoating/stripping (every 4 years)	-	-	5,000	-	-	5,000
3	W	Area of Asphalt - Play area	Asphalt	N/A	N/A	Sealcoating/stripping (every 4 years)	-	-	8,000	-	-	8,000
4	L	Landscaping	Landscaping	Poor	N/A	Remove grass/mud and install bike racks between trees south of kindergarten playground	-	4,000	-	-	-	4,000
4	L	Landscaping	Landscaping	Poor	N/A	Replace sod on baseball field	-	40,000	-	-	-	40,000

Subtotal - Grounds

21,000 89,000 13,000 - 15,000 138,000

River Forest School District 90
Long Range Facilities Plan First Draft- Sorted by Category
Fiscal Years 2019 - 2023

Priority	Bldg	Improvement	Material	Condition	Pict/ ID	Recommendation	2018/19	2019/20	2020/21	2021/22	2022/23	Total
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5. CLASSROOMS

2	L	Student Desks	Metal	Poor	LIN9062	As needed	2,800	2,900	3,000	3,100	3,200	15,000
2	L	Student Desk Chairs	Metal	Poor	LIN9062	As needed	3,400	3,500	3,600	3,700	3,800	18,000
2	L	Classroom Furniture	Wood/Metal	N/A	N/A	As needed	2,000	2,000	2,000	2,000	2,000	10,000
2	L	Window treatments	Metal	Fair	N/A	Replace as needed in phases	-	32,000	-	-	-	32,000
2	R	Student Desks	Metal	Poor	N/A	Replace 2 rms/Yr	4,200	4,300	4,400	4,500	4,600	22,000
2	R	Student Desk Chairs	Metal	Poor	N/A	Replace 2 rms/Yr	4,200	4,300	4,400	4,500	4,600	22,000
2	R	Classroom Furniture	Metal	N/A	N/A	As needed to improve learning environment	30,000	3,000	3,000	3,000	3,000	42,000
2	R	Classroom Furniture	Resin	N/A	N/A	Lab tables for science room relocation to Room 101	6,000	-	-	-	-	6,000
2	R	Window treatments	Metal	Fair	N/A	Replace as needed	-	30,000	-	-	-	30,000
2	W	Student Desks	Metal	Poor	N/A	Replace 3 rms/Yr	4,400	4,500	4,600	4,700	4,800	23,000
2	W	Student Desk Chairs	Metal	Poor	N/A	Replace 3 rms/Yr	3,300	3,400	3,500	3,600	3,700	17,500
2	W	Classroom Furniture	Wood/Metal	N/A	N/A	As needed to improve learning environment	40,000	2,000	2,000	2,000	2,000	48,000
2	W	Window treatments	Metal	Fair	N/A	Replace as needed in phases	20,000	2,000	2,000	2,000	2,000	28,000
3	R	Relocation of Art Room to Room 201	Construction	N/A	N/A	Remove science lab tables and vent hood and repair ceiling/floor to make art room	8,500	-	-	-	-	8,500
3	R	Upgrade lab electrical	Electrical	Poor	N/A	Upgrade electrical at each lab table in room 202	2,000	-	-	-	-	2,000
3	R	Cabinetry	Metal	Poor	N/A	Replace cabinetry on east wall in room 237	3,000	-	-	-	-	3,000
4	R	Paint	Paint	Poor	N/A	Paint Rms 104, 105, 110, 133, 135, 137, 204, 206, 208, 233, 235, 237, 240 including closets	15,000	-	-	-	-	15,000
4	W	Classroom and hallway ceiling, soffits and facia	Drywall	Poor	N/A	Replace acoustical ceiling tiles with drywall in west wing hallway, N2, N3, N7, N8	-	35,000	-	-	-	35,000

Subtotal - Classrooms

148,800	128,900	32,500	33,100	33,700	377,000
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River Forest School District 90
 Long Range Facilities Plan First Draft- Sorted by Category
 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Bldg</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
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6. MECHANICAL

1	L	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	65,000	-	-	-	65,000
1	R	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	71,000	-	-	-	71,000
1	W	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	49,000	-	-	-	49,000
5	L	Univents and adjacent cabinetry	Metal	Fair	N/A	Replace rooms 17, 18, 23E, 23W, 24, 25, 28A and 29 with 4 pipe system	-	-	-	184,000	-	184,000
5	L	PA System	Electrical	N/A	N/A	Install new system throughout	-	-	-	80,000	-	80,000
5	R	Univents and adjacent cabinetry	Metal	Fair	N/A	Replace rooms 104, 110, 133, 135, 137, 204, 206, 208, 233, 235, 237 with 4 pipe system	-	-	-	253,000	-	253,000
5	W	PA system	Electrical	N/A	N/A	Install new system in drop ceilings throughout	-	-	-	80,000	-	80,000
5	W	Univents and adjacent cabinetry	Electrical	N/A	N/A	Assess addition of classroom fans or new univents, cabinetry and 4 pipe system	-	-	-	253,000	-	253,000
Subtotal - Mechanical							-	185,000	-	850,000	-	1,035,000

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7. HALLS AND COMMON AREAS

1	L	Gym Ventilation Fans	Electric	Poor	N/A	Replace ceiling with smaller wall mounted	8,000	-	-	-	-	8,000
1	L	Gym B-Ball Hoops	Athletic	Poor	N/A	Replace 4 side assemblies	4,000	-	-	-	-	4,000
1	L	Door Hardware	Metal	Poor	N/A	Change door hardware to office button - rooms 1, 16 and 20 - no longer classrooms	2,500	-	-	-	-	2,500
1	W	Gym B-Ball Hoops	Athletic	Poor	N/A	Replace 4 side assemblies	4,000	-	-	-	-	4,000
1	W	Gym Exit door	Metal	Poor	N/A	Replace	4,000	-	-	-	-	4,000
2	W	LLC Configuration	Metal/Electrical	N/A	N/A	Modular shelving/flex seating, upgraded ceiling and lighting	90,000	-	-	-	-	90,000
3	L	Gang bathroom partitions	Metal	Fair	N/A	Replace with new in 1st/2nd floor boys	-	6,000	-	-	-	6,000
3	R	Wall pads in north gym	Padding	N/A	N/A	Add wall padding to remainder of gym	-	5,000	-	-	-	5,000
3	W	Bathroom wall/floor tile and cabinetry	Ceramic/wood	Poor	N/A	Replace with new in W1, W2, and W3	-	15,000	-	-	-	15,000
3	W	Gang bathroom partitions	Metal	Fair	N/A	Replace with new in 1st/2nd floor boys and 2nd floor girls	-	9,000	-	-	-	9,000
3	W	2nd floor hallway and janitorial closet in west wing	VCT	Fair	N/A	Replace VCT	-	40,000	-	-	-	40,000
4	L	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	5,250	-	-	-	-	5,250

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 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Bldg</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
4	R	Bathrooms throughout	Electrical/painting	Fair	N/A	5th boys - new floor tile and paint, 6th girls - paint walls, 6th boys - paint walls and replace ceiling tiles, 7th boys - new wall tile, new stalls and paint walls, 8th boys - new floor tile, paint walls and new lighting, South Gym Girls locker - paint floor, new stalls and lighting, South Gym Boys locker - paint floor, new stalls and lighting	40,000	-	-	-	-	40,000
4	R	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	10,500	-	-	-	-	10,500
4	W	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	5,250	-	-	-	-	5,250
4	W	Painting	Paint	Fair	N/A	Paint in phases: Year 1 - 2nd floor classrooms, 2nd floor hallway and upper portion of stairway N. Year 2 - 1st floor classrooms, 1st floor hallway, 1st and 2nd floor bathrooms and auditorium	30,000	45,000	-	-	-	75,000
5	L	Auditorium flooring	Carpeting	Good	N/A	Replace auditorium carpeting	-	12,000	-	-	-	12,000
5	L	Auditorium seating	Metal	Fair	N/A	Replace seating as needed	-	14,000	-	-	-	14,000
4	R	Teachers Lounge	Drywall/Paint/furniture	Fair	N/A	New sink, cabinets, dishwasher, tables, chairs and couch.	16,000	-	-	-	-	16,000

River Forest School District 90
 Long Range Facilities Plan First Draft- Sorted by Category
 Fiscal Years 2019 - 2023

Priority	Bldg	Improvement	Material	Condition	Pict/ ID	Recommendation	2018/19	2019/20	2020/21	2021/22	2022/23	Total
4	R	Doors and frames - various	Wood/Metal	Poor	N/A	Repair wood panels on door 1, add hold open to 5th gr side of bridge, add door to girls locker storage, replace band room doors and doors to room 108 as well as door 13 and room 226	-	16,000	-	-	-	16,000
5	R	LLC to 5th Gr Hall. MPR hallway from stairs to security gate. Stairway C	Tile	Fair	N/A	Replace VCT	-	-	18,000	-	-	18,000
5	W	Auditorium flooring	Carpeting	Fair	N/A	Replace auditorium carpeting	-	12,000	-	-	-	12,000
5	W	Auditorium seating	Metal	Fair	N/A	Replace seating as needed	-	14,000	-	-	-	14,000
5	W	2nd floor locker hardware	Metal	Fair	N/A	Replace as needed	-	-	4,000	-	-	4,000

Subtotal - Halls and Common Areas

219,500 188,000 22,000 - - 429,500

Grand Total

\$ 1,999,500 \$ 990,900 \$ 67,500 \$ 958,100 \$ 48,700 \$ 4,064,700

Total Repair/Replace/Preventative	<u>\$ 501,300</u>	<u>\$ 940,900</u>	<u>\$ 62,500</u>	<u>\$ 718,100</u>	<u>\$ 43,700</u>	<u>\$ 2,266,500</u>
Total New Improvement	<u>\$ 1,493,200</u>	<u>\$ 10,000</u>	<u>\$ 5,000</u>	<u>\$ 240,000</u>	<u>\$ 5,000</u>	<u>\$ 1,753,200</u>
Percentage of Grand Total as Repair/Replace/Preventative	<u>25.07%</u>	<u>94.95%</u>	<u>92.59%</u>	<u>74.95%</u>	<u>89.73%</u>	<u>55.76%</u>
Percentage of Grand Total as New Improvement	<u>74.68%</u>	<u>1.01%</u>	<u>7.41%</u>	<u>25.05%</u>	<u>10.27%</u>	<u>43.13%</u>

LINCOLN/ADMIN

River Forest School District 90
 Long Range Facilities Plan - 1st Draft
 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
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Lincoln School/Admin Bldg:

1	Gym Ventilation Fans	Electric	Poor	N/A	Replace ceiling with smaller wall mounted	8,000	-	-	-	-	8,000
1	Gym B-Ball Hoops	Athletic	Poor	N/A	Replace 4 side assemblies	4,000	-	-	-	-	4,000
1	Walkway	Concrete	Poor	N/A	Replace areas on Park Ave and Lake St pedestrian walkways	3,000	-	-	-	-	3,000
1	Plumbing	Plumbing	N/A	N/A	New water bottle filler outside room 20.	3,000	-	-	-	-	3,000
1	Door Hardware	Metal	Poor	N/A	Change door hardware to office button - rooms 1, 16 and 20 - no longer classrooms	2,500	-	-	-	-	2,500
1	Fencing along Franklin Ave	Metal	Fair	N/A	Replace	-	10,000	-	-	-	10,000
1	Ad Bldg/Supt exterior office door	Wood	Poor	N/A	Replace	-	5,000	-	-	-	5,000
1	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	65,000	-	-	-	65,000
1	Courtyard drainage	Concrete/ Asphalt/ Landscaping	Poor	N/A	Correct drainage in reading garden and divert towards Franklin	-	35,000	-	-	-	35,000
2	Student Desks	Metal	Poor	LIN9062	As needed	2,800	2,900	3,000	3,100	3,200	15,000
2	Student Desk Chairs	Metal	Poor	LIN9062	As needed	3,400	3,500	3,600	3,700	3,800	18,000
2	Classroom Furniture	Wood/Metal	N/A	N/A	As needed	2,000	2,000	2,000	2,000	2,000	10,000
2	Window treatments	Metal	Fair	N/A	Replace as needed	-	32,000	-	-	-	32,000

River Forest School District 90
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 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
3	Area of Asphalt - Staff parking lot 170x65	Asphalt	Good	N/A	Sealcoating/stripping (every 4 years)	6,500	-	-	-	7,500	14,000
3	Asphalt Playground w/ game lines 60x90 plus exterior by gym	Asphalt	Good	N/A	Sealcoating/stripping (every 4 years)	6,500	-	-	-	7,500	14,000
3	Gang bathroom partitions	Metal	Fair	N/A	Replace with new in 1st/2nd floor boys	-	6,000	-	-	-	6,000
3	Windows	Metal	Fair	N/A	New gymnasium windows	-	30,000	-	-	-	30,000
3	Window - Admin Bldg	Wood/Double Hung	Poor	N/A	New windows	-	50,000	-	-	-	50,000
3	Window Trim, soffits, fascia, cupola - Admin Bldg	Stone	Good	N/A	Scrape, Prime sealer, Paint Every 4 Yrs	-	15,000	-	-	-	15,000
4	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	5,250	-	-	-	-	5,250
4	Landscaping	Landscaping	Poor	N/A	Remove grass/mud and install bike racks between trees south of kindergarten playground	-	4,000	-	-	-	4,000
4	Landscaping	Landscaping	Poor	N/A	Replace sod on baseball field	-	40,000	-	-	-	40,000
5	Auditorium flooring	Carpeting	Good	N/A	Replace auditorium carpeting	-	12,000	-	-	-	12,000
5	Auditorium seating	Metal	Fair	N/A	Replace seating as needed	-	14,000	-	-	-	14,000
5	Univents and adjacent cabinetry	Metal	Fair	N/A	Replace rooms 17, 18, 23E, 23W, 24, 25, 28A and 29 with 4 pipe system	-	-	-	184,000	-	184,000

River Forest School District 90
 Long Range Facilities Plan - 1st Draft
 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
5	Main entrance canopy	Construction	Good	N/A	Extend main entrance canopy to cover walk to play area for protection from weather	-	-	-	75,000	-	75,000
5	PA System	Electrical	N/A	N/A	Install new system throughout	-	-	-	80,000	-	80,000
Subtotal Lincoln/Admin						<u>\$ 46,950</u>	<u>\$ 326,400</u>	<u>\$ 8,600</u>	<u>\$ 347,800</u>	<u>\$ 24,000</u>	<u>\$ 753,750</u>

ROOSEVELT

River Forest School District 90
Long Range Facilities Plan - 1st Draft
Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
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Roosevelt School:

1	Roofing	Modified bitumen	N/A	N/A	Replace roofs 1, 2, 3, 7DS, 7DN, 18 and 23 as per roof replacement plan as well as repair roofs 6 and 9	325,000	-	-	-	-	325,000
1	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	71,000	-	-	-	71,000
2	Student Desks	Metal	Poor	N/A	Replace 2 rms/Yr	4,200	4,300	4,400	4,500	4,600	22,000
2	Student Desk Chairs	Metal	Poor	N/A	Replace 2 rms/Yr	4,200	4,300	4,400	4,500	4,600	22,000
2	Classroom Furniture	Metal	N/A	N/A	As needed to improve learning environment	30,000	3,000	3,000	3,000	3,000	42,000
2	Classroom Furniture	Resin	N/A	N/A	Lab tables for science room relocation to Room 101	6,000	-	-	-	-	6,000
2	Windows	Glass	Poor	N/A	Replace where needed	-	300,000	-	-	-	300,000
2	Window treatments	Metal	Fair	N/A	Replace as needed	-	30,000	-	-	-	30,000
3	Exterior lighting	Electrical/metal	N/A	N/A	Add exterior lights to wall over raised planters on Oak	1,500	-	-	-	-	1,500
3	Relocation of Art Room to Room 201	Plumbing	N/A	N/A	Add sinks on north wall to make art room	3,500	-	-	-	-	3,500
3	Relocation of Art Room to Room 201	Construction	N/A	N/A	Remove science lab tables and vent hood and repair ceiling/floor to make art room	8,500	-	-	-	-	8,500

River Forest School District 90
 Long Range Facilities Plan - 1st Draft
 Fiscal Years 2019 - 2023

<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
3	Replace Lab fixtures	Plumbing	Poor	N/A	Replace existing two goosenecks with one new at each lab table in room 202	2,000	-	-	-	-	2,000
3	Upgrade lab electrical	Electrical	Poor	N/A	Upgrade electrical at each lab table in room 202	2,000	-	-	-	-	2,000
3	Cabinetry	Metal	Poor	N/A	Replace cabinetry on east wall in room 237	3,000	-	-	-	-	3,000
3	Wall pads in north gym	Padding	N/A	N/A	Add wall padding to remainder of gym	-	5,000	-	-	-	5,000
4	Bathrooms throughout	Fixtures	N/A	N/A	New sink fixtures for Jackson 1st floor, Jackson 2nd floor, South Gym Girls locker, South Gym Boys locker, 5th grade girls and 6th grade girls	10,000	-	-	-	-	10,000

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<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
4	Bathrooms throughout	Electrical/painting	Fair	N/A	5th boys - new floor tile and paint, 6th girls - paint walls, 6th boys - paint walls and replace ceiling tiles, 7th boys - new wall tile, new stalls and paint walls, 8th boys - new floor tile, paint walls and new lighting, South Gym Girls locker - paint floor, new stalls and lighting, South Gym Boys locker - paint floor, new stalls and lighting	40,000	-	-	-	-	40,000
4	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	10,500	-	-	-	-	10,500
4	Paint	Paint	Poor	N/A	Paint Rms 104, 105, 110, 133, 135, 137, 204, 206, 208, 233, 235, 237, 240 including closets	15,000	-	-	-	-	15,000
4	Teachers Lounge	Drywall/Paint/furniture	Fair	N/A	New sink, cabinets, dishwasher, tables, chairs and couch.	16,000	-	-	-	-	16,000

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4	Doors and frames - various	Wood/Metal	Poor	N/A	Repair wood panels on door 1, add hold open to 5th gr side of bridge, add door to girls locker storage, replace band room doors and doors to room 108 as well as room 226	-	16,000	-	-	-	16,000
5	LLC to 5th Gr Hall. MPR hallway from stairs to security gate. Stairway C	Tile	Fair	N/A	Replace VCT	-	-	18,000	-	-	18,000
5	Univents and adjacent cabinetry	Metal	Fair	N/A	Replace rooms 104, 110, 133, 135, 137, 204, 206, 208, 233, 235, 237 with 4 pipe system	-	-	-	253,000	-	253,000
Subtotal Roosevelt						<u>\$ 481,400</u>	<u>\$ 433,600</u>	<u>\$ 29,800</u>	<u>\$ 265,000</u>	<u>\$ 12,200</u>	<u>\$ 1,222,000</u>

WILLARD

River Forest School District 90
Long Range Facilities Plan - 1st Draft
Fiscal Years 2019 - 2023

Priority	Improvement	Material	Condition	Pict/ ID	Recommendation	2018/19	2019/20	2020/21	2021/22	2022/23	Total
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Willard School:

1	Classroom addition	Construction	N/A	N/A	Classroom Addition	1,265,200	-	-	-	-	1,265,200
1	Gym B-Ball Hoops	Athletic	Poor	N/A	Replace 4 side assemblies	4,000	-	-	-	-	4,000
1	Gym Exit door	Metal	Poor	N/A	Replace	4,000	-	-	-	-	4,000
1	Area of Asphalt - outside Door 7	Asphalt	Poor	N/A	Replace undulating area causing trip hazards	5,000	-	-	-	-	5,000
1	HVAC Control system upgrade	Mechanical	Poor	N/A	Upgrade	-	49,000	-	-	-	49,000
2	Student Desks	Metal	Poor	N/A	Replace 3 rms/Yr	4,400	4,500	4,600	4,700	4,800	23,000
2	Student Desk Chairs	Metal	Poor	N/A	Replace 3 rms/Yr	3,300	3,400	3,500	3,600	3,700	17,500
2	Classroom Furniture	Wood/Metal	N/A	N/A	As needed to improve learning environment	40,000	2,000	2,000	2,000	2,000	48,000
2	LLC Configuration	Metal/Electrical	N/A	N/A	Modular shelving/flex seating, upgraded ceiling and lighting	90,000	-	-	-	-	90,000
2	Window treatments	Metal	Fair	N/A	Replace as needed in phases	20,000	2,000	2,000	2,000	2,000	28,000
3	Bathroom wall/floor tile and cabinetry	Ceramic/wood	Poor	N/A	Replace with new in W1, W2, and W3	-	15,000	-	-	-	15,000
3	Gang bathroom partitions	Metal	Fair	N/A	Replace with new in 1st/2nd floor boys and 2nd floor girls	-	9,000	-	-	-	9,000
3	2nd floor hallway and janitorial closet in west wing	VCT	Fair	N/A	Replace VCT	-	40,000	-	-	-	40,000
3	Area of Asphalt - Staff parking lot	Asphalt	N/A	N/A	Sealcoating/stripping (every 4 years)	-	-	5,000	-	-	5,000
3	Area of Asphalt - Play area	Asphalt	N/A	N/A	Sealcoating/stripping (every 4 years)	-	-	8,000	-	-	8,000

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<u>Priority</u>	<u>Improvement</u>	<u>Material</u>	<u>Condition</u>	<u>Pict/ ID</u>	<u>Recommendation</u>	<u>2018/19</u>	<u>2019/20</u>	<u>2020/21</u>	<u>2021/22</u>	<u>2022/23</u>	<u>Total</u>
4	Bathrooms throughout	Electrical	N/A	N/A	Replace paper towel holders with hand dryers	5,250	-	-	-	-	5,250
4	Painting	Paint	Fair	N/A	Paint in phases: Year 1 - 2nd floor classrooms, 2nd floor hallway and upper portion of stairway N. Year 2 - 1st floor classrooms, 1st floor hallway, 1st and 2nd floor bathrooms and auditorium	30,000	45,000	-	-	-	75,000
4	Classroom and hallway ceiling, soffits and fascia	Drywall	Poor	N/A	Replace acoustical ceiling tiles with drywall in west wing hallway, N2, N3, N7, N8	-	35,000	-	-	-	35,000
5	Auditorium flooring	Carpeting	Fair	N/A	Replace auditorium carpeting	-	12,000	-	-	-	12,000
5	Auditorium seating	Metal	Fair	N/A	Replace seating as needed	-	14,000	-	-	-	14,000
5	2nd floor locker hardware	Metal	Fair	N/A	Replace as needed	-	-	4,000	-	-	4,000
5	PA system	Electrical	N/A	N/A	Install new system in drop ceilings throughout	-	-	-	80,000	-	80,000
5	Univents and adjacent cabinetry	Electrical	N/A	N/A	Assess addition of classroom fans or new univents, cabinetry and 4 pipe system	-	-	-	253,000	-	253,000
Subtotal Willard						<u>\$ 1,471,150</u>	<u>\$ 230,900</u>	<u>\$ 29,100</u>	<u>\$ 345,300</u>	<u>\$ 12,500</u>	<u>\$ 2,088,950</u>