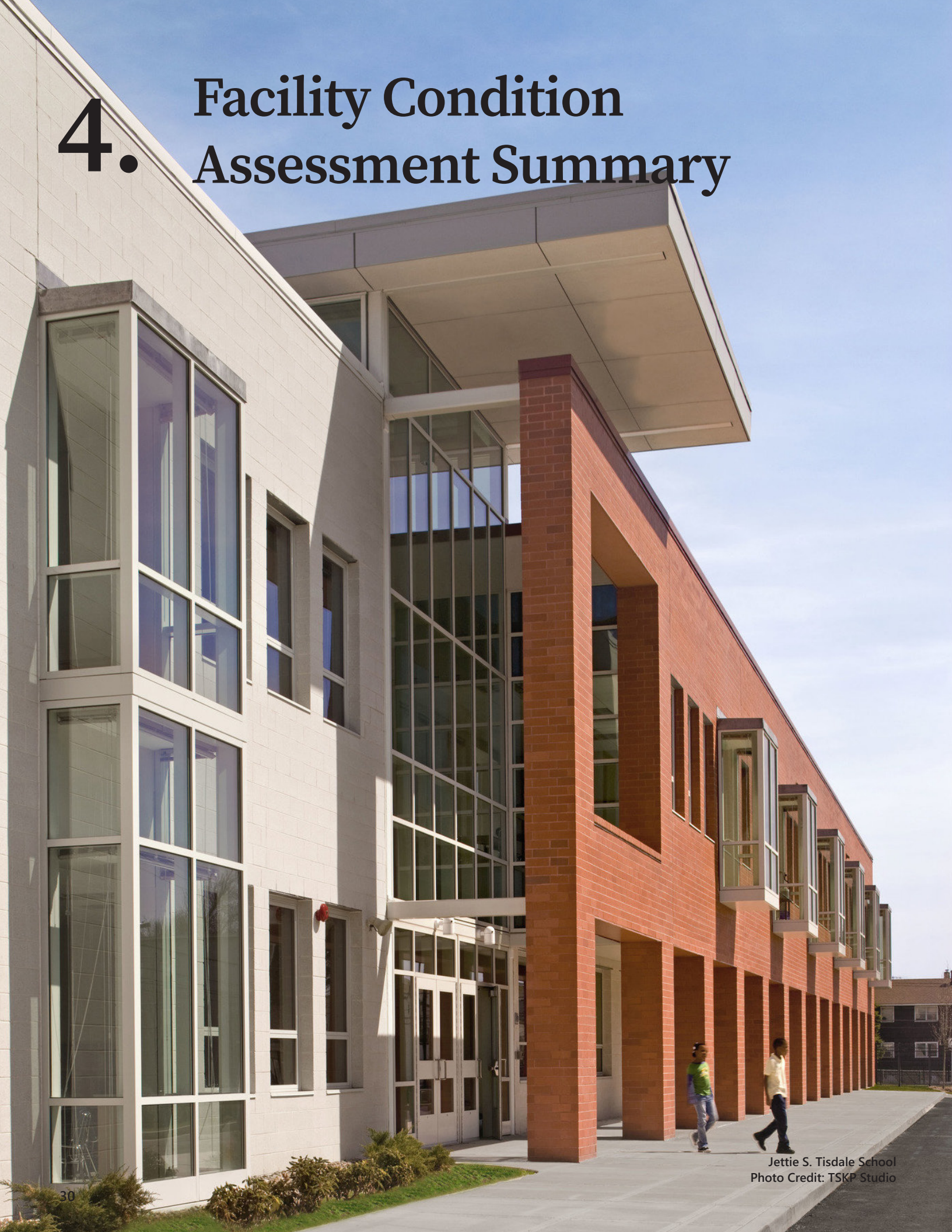
4. Facility Condition Assessment Summary



Jettie S. Tisdale School
Photo Credit: TSKP Studio

Facility Condition Assessments (FCAs)

As part of the Master Planning process, it is critical to identify a 10-year forecast of capital renewal and improvement needs. This forecast addresses anticipated repairs, restoration, and replacement of major building and site-related systems across the district. To support this effort, StudioJAED conducted a comprehensive Facility Condition Assessment (FCA) of 37 educational facilities within the Bridgeport Public Schools portfolio. These facilities collectively encompass more than 3.5 million square feet and include:

- 30 school facilities serving elementary grade levels
- 4 high school buildings, including the former Bassick High School
- 3 special program facilities: the Bridgeport Aquaculture School, the Bridgeport Learning Center, and the St. Michael's facility, which houses Adult Education programs

Prior to the on-site evaluations, StudioJAED collected and reviewed the following background information and documentation to gain a deeper understanding of existing facility conditions and known concerns:

- As-built drawings and/or available floor and site plans
- Equipment replacement and maintenance records
- Previous inspection reports and facility surveys
- Reports identifying potential environmental hazards

In addition, meetings were held with district facilities and operations staff to obtain insight on current issues, recurring problems, and long-term maintenance concerns.

From Summer through late Fall of 2024, multidisciplinary assessment teams—including an architect, an electrical engineer, and a mechanical engineer—visited each building. These site visits were aimed at evaluating current conditions and identifying deferred maintenance and capital renewal needs.

All assessments were non-intrusive and non-destructive, relying on visual inspection and reasonable access to exposed building systems and equipment. During these evaluations, the teams documented conditions and prioritized stewardship-focused corrective actions. These recommendations encompass significant repairs, restoration, or replacement needs projected over the next 10 years. The assessments addressed the following major systems and components:

- Building envelopes / substructure
- Roofing systems
- Exterior walls, windows and doors
- Interior construction and finishes
- Fixed furnishings and casework
- HVAC systems and equipment
- Electrical power and distribution
- Lighting systems
- Information and communication tech.
- Plumbing systems
- Fire Protection and life safety
- Security systems
- Elevators, lifts and ramps
- Hazardous abatement
- Exterior building and site illumination
- Pedestrian access and sidewalks
- Vehicular access and parking lots
- Site mechanical, electrical, and plumbing utilities

Building elements were classified using the UNIFORMAT classification system, which is one of the primary tools for insuring consistency between buildings and projects.

Recommended corrective actions were assigned a priority based on the urgency of the repair or replacement over a 10-year period.

- Priority 1 – Immediate; Work should be performed immediately. Remaining useful life is less than 1 year
- Priority 2 – High; Remaining useful life is within 1-3
- Priority 3 – Medium; Remaining useful life is within 4-5 years
- Priority 4 – Low; Remaining useful life is within 6-10 years

In this report, recommended corrective actions are assigned a "correction category" that identifies the type of expenditure to address the recorded issue. The categories are listed below.

Capital Renewal:

- Corrective actions that address maintenance repairs, restoration, or replacement of an existing building system or component that have not yet been expended.
- Deferred maintenance - work that should have been performed but was delayed due to the funding issues, changing priorities, access limitations or the capacity to perform the work.

Capital Improvement:

- Corrective actions that address a non-existent or non-compliant building system or component for general code compliance or consistent with current technology.

Additionally, recommended corrective actions were assigned a "justification" criteria that helps to identify the "why" or perceived driver of the improvement. Typical justifications include:

- Codes/standards
- Damage/inoperable
- Energy conservation
- Environmental improvements
- Functionality
- Life Safety
- Useful Life

District Wide Assessment Findings

BPS facilities require significant capital renewal and capital improvement needs. Over the next ten years the 37 buildings assessed have a total capital renewal and improvement need of $702.5 million with 56% needed in the first three years and 84% identified for the first five years. These will need to be addressed in a strategic manner, which includes the district's capital improvement plan, new construction, and cost avoidance through the potential consolidation of facilities.

A breakdown of total district need based on priority is shown on **Figure 4-1**, with all costs in un-escalated 2024 4th quarter dollars.

Please note this assessment included the Old Bassick High School, which is slated to close at the end of the 2024-25 school year. Of additional note, is that the old Winthrop and leased space at Classical Studies Annex were not assessed.

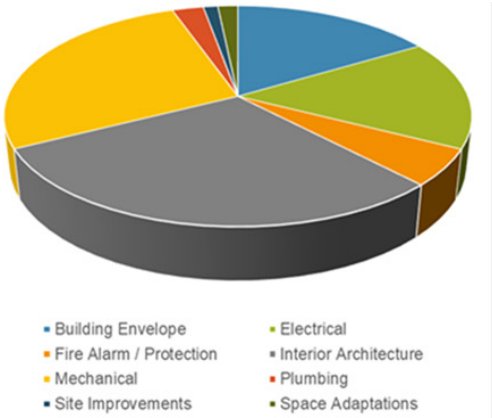
The districtwide findings were broken down into eight system categories shown in **Figure 4-2** to better understand the nature of the districtwide facility needs. Interior architecture (30%), mechanical systems (27%), building envelope (17%), and electrical systems (16%) represent the greatest share forecasted need.

Recommended actions were assigned a "justification" criteria. At the districtwide level, 56% of the primary justification of projects was end of "useful life", followed by "environmental improvements" (18%), and "damaged/inoperable" at 11%.

Figure 4-1: Ten Year Forecast, by Priority

Priority	Est. Assmt Cost (Low Range)	Est. Assmt Cost (High Range)	% of Need
Immediate	$ 124,194,251	$ 130,403,964	18.6%
High (1 - 3 Years)	$ 251,543,068	$ 264,120,222	37.6%
Medium (4 - 5 Years)	$ 183,703,958	$ 192,889,156	27.5%
Low (6 - 10 Years)	$ 109,601,216	$ 115,081,277	16.4%
	$ 669,042,494	**$ 702,494,619**	**100%**

Figure 4-2: Ten Year Forecast, by System



System Category	Subtotal	% of Need
Building Envelope	$ 116,393,252	16.6%
Electrical	$ 112,286,112	16.0%
Fire Alarm / Protection	$ 37,041,971	5.3%
Interior Architecture	$ 208,480,567	29.7%
Mechanical	$ 190,112,090	27.1%
Plumbing	$ 18,158,887	2.6%
Site Improvements	$ 8,383,226	1.2%
Space Adaptations	$ 11,638,514	1.7%
	$ 702,494,619	**100%**

Individual School Assessment Findings by Priority (Tier 1 Report)

Individual school facility condition assessment (FCA) findings are presented in **Figure 4-3** below, organized by grade grouping—Elementary, High, and Specialty Schools. The findings are categorized by priority level (1–4), with Priority 1 indicating the most immediate need.

Red-highlighted cells represent the top 15% of schools with the highest improvement costs per priority, helping to identify buildings requiring the most urgent or significant investment.

Figure 4-3: Individual School Assessments, by Priority (Tier 1 Report)

Bridgeport Facility Condition Assessment
BUILDING ANALYSIS BY PRIORITY (Top 15%)
April 30, 2025

"WHERE" - TIER 1 REPORT

STUDIO JAED

Building Name	Construction Year	Renovation Year(s)	Priority 1 (Immediate)	P1 %	Priority 2 (Years 1-3)	P2 %	Priority 3 (Years 4-5)	P3 %	Priority 4 (Years 6-10)	P4 %	Subtotal By Bldg (Yrs 0-5)	Subtotal By Bldg (Yrs 6-10)
ELEMENTARY SCHOOLS												
Barnum School	2008	-	$ 261,047	0.2%	$ 5,322,900	2.0%	$ 5,434,037	2.8%	$ 3,185,650	2.8%	$ 11,017,983	$ 3,185,650
Batalla School	2006	-	$ 1,424,741	1.1%	$ 7,133,142	2.7%	$ 3,892,517	2.0%	$ 10,646,162	9.3%	$ 12,450,400	$ 10,646,162
Beardsley School	1904	1985	$ 7,304,611	5.6%	$ 11,448,418	4.3%	$ 7,072,690	3.7%	$ 1,070,269	0.9%	$ 25,825,719	$ 1,070,269
Black Rock School	1905	1992, 2014	$ 1,988,376	1.5%	$ 8,622,842	3.3%	$ 6,857,688	3.6%	$ 2,801,709	2.4%	$ 17,468,906	$ 2,801,709
Blackham School	1964	-	$ 19,377,658	14.9%	$ 12,886,824	4.9%	$ 7,308,244	3.8%	$ 4,069,255	3.5%	$ 39,572,727	$ 4,069,255
Bridgeport Military Academy (South End ES)	1966	2008	$ 941,456	0.7%	$ 11,148,031	4.2%	$ 7,278,588	3.8%	$ 3,269,642	2.8%	$ 19,368,075	$ 3,269,642
Bryant School	1912	1997	$ 3,573,712	2.7%	$ 7,030,645	2.7%	$ 4,744,365	2.5%	$ 2,272,359	2.0%	$ 15,348,723	$ 2,272,359
Classical Studies Acad (Maplewood)	1894	1985	$ 3,040,754	2.3%	$ 6,399,881	2.4%	$ 4,599,468	2.4%	$ 1,187,361	1.0%	$ 14,040,104	$ 1,187,361
Claytor Magnet Academy	2016	-	$ 283,772	0.2%	$ 548,221	0.2%	$ 161,415	0.1%	$ 5,234,250	4.5%	$ 993,407	$ 5,234,250
Columbus School	1965	1985, 2012	$ 6,371,588	4.9%	$ 9,748,542	3.7%	$ 7,352,560	3.8%	$ 2,922,694	2.5%	$ 23,472,690	$ 2,922,694
Cross School	1969	2012	$ 7,544,139	5.8%	$ 3,569,193	1.4%	$ 553,476	0.3%	$ 2,778,060	2.4%	$ 11,666,808	$ 2,778,060
Curiale School	1984	-	$ 4,375,995	3.4%	$ 7,666,077	2.9%	$ 6,528,787	3.4%	$ 1,828,939	1.6%	$ 18,570,859	$ 1,828,939
Discovery Magnet School	2010	-	$ 95,134	0.1%	$ 4,130,454	1.6%	$ 1,504,555	0.8%	$ 1,372,806	1.2%	$ 5,730,142	$ 1,372,806
Dunbar School	1984	-	$ 1,442,526	1.1%	$ 6,581,936	2.5%	$ 7,160,912	3.7%	$ 1,906,156	1.7%	$ 15,185,373	$ 1,906,156
Edison School	1935		$ 8,122,810	6.2%	$ 3,630,399	1.4%	$ 934,275	0.5%	$ 791,029	0.7%	$ 12,687,484	$ 791,029
Hall School	1914	-	$ 2,911,501	2.2%	$ 9,127,872	3.5%	$ 3,850,152	2.0%	$ 1,851,497	1.6%	$ 15,889,525	$ 1,851,497
Hallen School	1923	2000	$ 5,055,054	3.9%	$ 6,987,015	2.6%	$ 4,272,362	2.2%	$ 1,700,610	1.5%	$ 16,314,432	$ 1,700,610
Hooker School	1927	2001	$ 3,712,533	2.8%	$ 8,134,056	3.1%	$ 6,320,451	3.3%	$ 1,360,306	1.2%	$ 18,167,040	$ 1,360,306
JFK Academic Building	1969	-	$ 1,870,391	1.4%	$ 3,720,670	1.4%	$ 5,676,539	2.9%	$ 2,329,850	2.0%	$ 11,267,600	$ 2,329,850
JFK High Horizons Magnet School	1969	-	$ 3,124,624	2.4%	$ 2,566,896	1.0%	$ 3,708,401	1.9%	$ 1,945,113	1.7%	$ 9,399,921	$ 1,945,113
JFK Multicultural Magnet School	1969	-	$ 3,003,624	2.3%	$ 2,480,855	0.9%	$ 1,474,158	0.8%	$ 2,786,719	2.4%	$ 6,958,638	$ 2,786,719
Johnson School	2008	-	$ 3,916,227	3.0%	$ 6,200,624	2.3%	$ 5,194,763	2.7%		0.0%	$ 15,311,614	$ -
Madison School	1916	2000	$ 21,796	0.0%	$ 4,994,248	1.9%	$ 1,530,936	0.8%	$ 1,852,490	1.6%	$ 6,546,980	$ 1,852,490
Marin School	1992	-	$ 1,648,514	1.3%	$ 13,705,893	5.2%	$ 7,779,405	4.0%	$ 1,691,443	1.5%	$ 23,133,811	$ 1,691,443
Park City Magnet School	1959	-	$ 4,011,463	3.1%	$ 10,996,002	4.2%	$ 6,046,096	3.1%	$ 1,095,186	1.0%	$ 21,053,560	$ 1,095,186
Read School	1968	2000	$ 6,949,008	5.3%	$ 12,883,887	4.9%	$ 2,117,149	1.1%	$ 7,348,653	6.4%	$ 21,950,045	$ 7,348,653
Roosevelt School	2015	-	$ 52,949	0.0%	$ 1,650,897	0.6%	$ 173,109	0.1%	$ 3,327,311	2.9%	$ 1,876,956	$ 3,327,311
Skane Center	1952	1980	$ 1,340,524	1.0%	$ 5,973,782	2.3%	$ 1,133,041	0.6%	$ 1,254,650	1.1%	$ 8,447,347	$ 1,254,650
Tisdale School	2008	-	$ 479,951	0.4%	$ 2,660,615	1.0%	$ 8,417,489	4.4%	$ 2,428,630	2.1%	$ 11,558,055	$ 2,428,630
Waltersville School	2008	-	$ 264,510	0.2%	$ 4,547,521	1.7%	$ 5,088,509	2.6%	$ 1,534,548	1.3%	$ 9,900,541	$ 1,534,548
HIGH SCHOOLS												
Bassick High	1929	1968	$ 21,671,777	16.6%	$ 23,509,988	8.9%	$ 36,195,961	18.8%	$ 977,290	0.8%	$ 81,377,726	$ 977,290
Central High	1964	1998	$ 1,340,890	1.0%	$ 2,503,307	0.9%	$ 290,259	0.2%	$ 11,329,712	9.8%	$ 4,134,456	$ 11,329,712
Fairchild Wheeler Magnet School	2013	-	$ 125,097	0.1%	$ 13,433,340	5.1%	$ 7,383,366	3.8%	$ 6,140,263	5.3%	$ 20,941,802	$ 6,140,263
Harding High School	2018	-	$ 77,642	0.1%		0.0%	$ 759,066	0.4%	$ 15,283,518	13.3%	$ 836,708	$ 15,283,518
SPECIAL PROGRAMS												
BPT Aquaculture Science & Technology	1992	2012	$ 92,502	0.1%	$ 920,145	0.3%	$ 5,063,264	2.6%	$ 2,897,186	2.5%	$ 6,075,911	$ 2,897,186
Bridgeport Learning Center	1895	-	$ 2,494,435	1.9%	$ 8,628,339	3.3%	$ 5,364,439	2.8%	$ 444,838	0.4%	$ 16,487,214	$ 444,838
St. Michael's (Adult Ed)	1910	1998	$ 90,632	0.1%	$ 12,626,761	4.8%	$ 3,666,667	1.9%	$ 165,123	0.1%	$ 16,384,060	$ 165,123
		Subtotals:	**$ 130,403,964**		**$ 264,120,222**		**$ 192,889,156**		**$ 115,081,277**		**$ 587,413,341**	**$ 115,081,277**

Note 1: Red highlighted cells represent top 15% (highest values) of improvement costs per priority.

Total 10 Year Forecasted Need: $ 702,494,619

Note 2: Report sorted alphabetically by Building Name

Individual School Assessment Findings, by System (Tier 2 Report)

Individual school condition assessment findings, organized by building system, are shown on **Figure 4-4** on the following page based on cost per building area gross square foot (GSF) sorted by grade grouping (Elementary, High, & Specialty School). The red highlighted cells represent the top 15% (highest values) of improvement costs per system.

With recent investments at BPS high schools, most of the facilities with the greatest capital needs are at the elementary school level. While the BPS Facilities and Operations staff have ongoing maintenance programs, routine maintenance cannot substitute for capital renewal in aging facilities. To better understand overall need, FCA findings were further analyzed by looking at costs on a per square foot and a per student basis as shown on **Figure 4-5**. Schools were further categorized from lowest need to highest need, as described below.

- Schools that were categorized in the **"Lowest Need"** category are typically schools that are newer or have received recent significant renovations or capital improvements in the last 20 years. These schools are generally in good repair and require only modest investment to maintain current condition.
- Schools that are shown in the **"Moderate Need"** category are facilities that were built or underwent moderate to significant renovations more than 20 years ago. These facilities are generally functional, but aging. Prioritization of capital needs in this category range quite a bit from Priority 1-4 with some schools requiring more immediate investment through annual capital investment, while others a better suited for renovation in the latter half of the 10-year horizon.
- Schools in the **"Highest Need"** category are typically facilities older than 50 years old with some over 100 years old. Levels of recent capital investments vary widely in this category. While some of these buildings may have undergone moderate renovations, extensions and alterations since they were built, others have not seen significant investment since their construction. These schools tend to have the highest number of Priority 1 and 2 issues and require significant investment within the next five years.

Detailed Capital Renewal & Capital Improvement reports for each building can be found in Appendix B.

Figure 4-4: Individual School Assessments, by System (Tier 2 Report)

Bridgeport Facility Condition Assessment
BUILDING ANALYSIS BY SYSTEM (Top 15%)
April 30, 2025

"WHAT" - TIER 2 REPORT

STUDIO JAED

Building Name	Area GSF	Building Envelope $ / GSF	Electrical $ / GSF	Fire Alarm & Protect $ / GSF	Interior Architecture $ / GSF	Mechanical $ / GSF	Plumbing $ / GSF	Site Improvement $ / GSF	Space Adaptations $ / GSF	Total BLDG + SITE Imprv Cost	Total BLDG ONLY Imprv Cost	Total BLDG ONLY Cost / GSF
ELEMENTARY SCHOOLS												
Beardsley School	56,567	$ 66.23	$ 76.65	$ 11.39	$ 210.14	$ 87.39	$ 6.66	$ 3.97	$ 13.04	$ 26,895,988	$ 26,671,516	$ 471.50
Hall School	39,114	$ 83.29	$ 59.00	$ 25.29	$ 128.68	$ 90.45	$ 4.36	$ 6.00	$ 56.51	$ 17,741,022	$ 17,506,497	$ 447.58
Park City Magnet School	54,099	$ 81.61	$ 66.22	$ 13.70	$ 129.57	$ 78.59	$ 9.73	$ 2.04	$ 27.95	$ 22,148,746	$ 22,038,552	$ 407.37
Edison School	30,557	$ 101.94	$ 44.61	$ 23.33	$ 155.19	$ 63.84	$ 3.09	$ 49.10	$ -	$ 13,478,513	$ 11,978,279	$ 392.00
Classical Studies Acad (Maplewood)	39,835	$ 59.65	$ 81.34	$ 11.19	$ 104.92	$ 97.95	$ 6.26	$ 0.62	$ 20.34	$ 15,227,465	$ 15,202,871	$ 381.65
Hallen School	47,998	$ 64.56	$ 80.85	$ 11.19	$ 111.36	$ 85.30	$ 6.54	$ 1.92	$ 13.61	$ 18,015,042	$ 17,922,904	$ 373.41
Skane Center	27,287	$ 41.28	$ 58.19	$ 25.16	$ 109.56	$ 112.35	$ 7.62	$ 1.39	$ -	$ 9,701,998	$ 9,664,002	$ 354.16
Read School	83,405	$ 38.55	$ 60.73	$ 23.33	$ 118.01	$ 77.76	$ 28.42	$ 0.13	$ 4.34	$ 29,298,699	$ 29,287,552	$ 351.15
Bryant School	50,000	$ 81.03	$ 76.47	$ 11.19	$ 101.50	$ 68.82	$ 7.06	$ 6.35	$ -	$ 17,621,082	$ 17,303,736	$ 346.07
Hooker School	62,172	$ 43.94	$ 72.75	$ 11.19	$ 106.65	$ 72.14	$ 6.53	$ 0.89	$ -	$ 19,527,346	$ 19,472,254	$ 313.20
Blackham School	140,000	$ 65.93	$ 49.59	$ 23.33	$ 87.09	$ 77.30	$ 6.10	$ 1.51	$ 0.87	$ 43,641,982	$ 43,430,808	$ 310.22
Black Rock School	67,788	$ 36.82	$ 71.81	$ 11.19	$ 79.76	$ 78.31	$ 6.40	$ 2.20	$ 12.53	$ 20,270,615	$ 20,121,486	$ 296.83
Columbus School	85,814	$ 23.44	$ 57.03	$ 11.19	$ 105.62	$ 58.79	$ 36.44	$ 15.07	$ -	$ 26,395,385	$ 25,101,848	$ 292.51
Curiale School	76,531	$ 50.58	$ 50.18	$ 23.33	$ 101.51	$ 35.12	$ 4.19	$ 0.37	$ 1.28	$ 20,399,798	$ 20,371,484	$ 266.19
JFK High Horizons Magnet School	45,898	$ 76.28	$ 58.07	$ 14.53	$ 93.05	$ 4.98	$ 0.27	$ -	$ -	$ 11,345,034	$ 11,345,034	$ 247.18
Dunbar School	70,934	$ 7.70	$ 53.47	$ 14.42	$ 88.10	$ 73.15	$ 4.08	$ 0.03	$ -	$ 17,091,529	$ 17,089,255	$ 240.92
Marin School	102,564	$ 12.97	$ 50.72	$ 15.14	$ 102.50	$ 41.08	$ 7.31	$ 11.66	$ 0.67	$ 24,825,255	$ 23,628,892	$ 230.38
Cross School	66,415	$ 77.22	$ 16.06	$ 12.55	$ 70.64	$ 30.56	$ 9.04	$ 1.42	$ -	$ 14,444,868	$ 14,350,405	$ 216.07
JFK Multicultural Magnet School	45,316	$ 28.68	$ 77.21	$ 11.44	$ 93.64	$ 2.83	$ 1.26	$ -	$ -	$ 9,745,357	$ 9,745,357	$ 215.05
JFK Academic Building	64,163	$ 63.06	$ 55.15	$ 11.19	$ 63.67	$ 14.17	$ 0.51	$ 4.18	$ -	$ 13,597,450	$ 13,329,549	$ 207.75
Bridgeport Military Academy (South End ES)	115,640	$ 33.92	$ 9.07	$ 14.42	$ 82.53	$ 51.54	$ 4.06	$ 0.22	$ -	$ 22,637,717	$ 22,612,517	$ 195.54
Batalla School	146,000	$ 57.36	$ 12.61	$ 11.19	$ 32.09	$ 37.88	$ 0.17	$ 6.90	$ -	$ 23,096,562	$ 22,089,686	$ 151.30
Barnum School	96,756	$ 42.22	$ 10.23	$ 2.69	$ 32.30	$ 58.22	$ 0.19	$ 0.95	$ -	$ 14,203,633	$ 14,111,358	$ 145.84
Johnson School	105,000	$ 34.71	$ 7.81	$ 14.15	$ 16.35	$ 60.56	$ 8.43	$ 3.81	$ -	$ 15,311,614	$ 14,911,392	$ 142.01
Waltersville School	80,076	$ 47.11	$ 6.63	$ 3.30	$ 38.32	$ 45.11	$ -	$ 2.34	$ -	$ 11,435,089	$ 11,247,800	$ 140.46
Madison School	60,964	$ -	$ 6.43	$ 11.19	$ 47.57	$ 65.82	$ 6.77	$ -	$ -	$ 8,399,470	$ 8,399,470	$ 137.78
Tisdale School	105,000	$ 57.14	$ 6.73	$ 3.38	$ 31.81	$ 33.91	$ 0.23	$ -	$ -	$ 13,986,684	$ 13,986,684	$ 133.21
Discovery Magnet School	71,000	$ 3.31	$ 7.21	$ 12.13	$ 33.20	$ 43.77	$ 0.41	$ -	$ -	$ 7,102,948	$ 7,102,948	$ 100.04
Claytor Magnet Academy	75,680	$ 0.26	$ 1.68	$ 3.29	$ 1.49	$ 66.36	$ 9.21	$ -	$ -	$ 6,227,657	$ 6,227,657	$ 82.29
Roosevelt School	82,438	$ 1.43	$ 0.89	$ -	$ 8.64	$ 51.99	$ 0.18	$ -	$ -	$ 5,204,267	$ 5,204,267	$ 63.13
HIGH SCHOOLS												
Bassick High	253,136	$ 54.42	$ 74.88	$ 26.14	$ 96.75	$ 63.26	$ 2.34	$ 0.34	$ 7.23	$ 82,355,016	$ 82,270,125	$ 325.00
Fairchild Wheeler Magnet School	356,256	$ 0.21	$ 8.51	$ -	$ 12.98	$ 53.62	$ 0.70	$ -	$ -	$ 27,082,066	$ 27,082,066	$ 76.02
Harding High School	217,000	$ 0.12	$ 1.98	$ 3.57	$ 0.92	$ 56.02	$ 11.02	$ 0.64	$ -	$ 16,120,226	$ 15,981,266	$ 73.65
Central High	294,935	$ 7.57	$ 2.90	$ 0.27	$ 7.52	$ 33.00	$ 0.66	$ 0.52	$ -	$ 15,464,168	$ 15,310,346	$ 51.91
SPECIAL PROGRAMS												
St. Michael's (Adult Ed)	40,440	$ 33.53	$ 57.85	$ 25.23	$ 165.48	$ 94.76	$ 8.92	$ 1.64	$ 21.81	$ 16,549,183	$ 16,482,727	$ 407.58
Bridgeport Learning Center	43,357	$ 47.41	$ 62.13	$ 23.33	$ 121.80	$ 91.14	$ 5.69	$ 4.37	$ 34.66	$ 16,932,051	$ 16,742,710	$ 386.16
BPT Aquaculture Science & Technology	69,370	$ 30.40	$ 42.09	$ 0.55	$ 31.64	$ 21.98	$ -	$ 2.70	$ -	$ 8,973,097	$ 8,786,092	$ 126.66

*Note 1: Red highlighted cells represent top **15%** (highest values) of improvement costs per system.*

Subtotals: $ 702,494,619 $ 694,111,393

Note 2: Fire Alarm / Fire Protection System includes select improvements from Fire Protection and Electrical systems.

Note 3: Report based on a comparison of the total Building Only improvement cost to the building area gross square feet (GSF). Sorted highest to lowest.

Figure 4-5: Elementary School Cost Comparison (per square foot and per student)

