Oak Grove Elementary School

4445 West Ferguson Ave., Visalia, CA 93291

Travis Hambleton, Principal

CDS Code: 54 72256 0101857



Grade Level

K-6

Year Built

2003

Enrollment

740

Capacity

722

Building Area

47,478 SF

Site Acreage

12.88

Oak Grove School serves approximately 750 students in grades K-8. Our teachers and staff are dedicated to ensuring the academic success of every student and providing a safe and productive learning experience.

The school holds high expectations for the academic and social development of all students.
Curriculum planning, staff development, and assessment activities are focused on assisting students in mastering the state academic content standards, as well as increasing the overall student achievement of all subgroups.

Our Mission: to be a community working hard towards excellence and academic success

Oak Grove Elementary School

EXISTING SITE



Oak Grove Elementary School

FACILITY CONDITION INDEX (FCI%) BY BUILDING



Oak Grove Elementary School

PROPOSED SITE



Oak Grove Elementary School

SUMMARY OF RECOMMENDATIONS

PROPOSED NEW CONSTRUCTION

1. Replace Portables with New Permanent Classroom Building with VAPA
2. Expanded Admin/Cafeteria Building

RENOVATIONS / MODERNIZATIONS

- Major Renovation to Existing Admin/Cafeteria & Kitchen
- Additional Restrooms

ATHLETIC / PLAY AREA IMPROVEMENTS

- New Playground

SITE IMPROVEMENTS

- Drainage Improvements

PARKING LOT / DRIVE RECONFIGURATION

- Expanded New Parking Lot

OAK GROVE ELEMENTARY SCHOOL
SUMMARY REPORT // PRIORITY TOTALS BY DISCIPLINE

Proposed Work Items:
All Priority 1-4 cost estimates are in 2023 dollars and include soft costs and inflation based on the priority assigned.

SITE / DISCIPLINE	PRIORITY 1 (1-2 Years)	PRIORITY 2 (3-5 Years)	PRIORITY 1 + 2 SUBTOTAL	PRIORITY 3 (6-10 Years)	PRIORITY 4 (11+ Years)	TOTAL COST
Oak Grove Elementary School	**$1,985,175**	**$1,071,557**	**$3,056,732**	**$1,228,389**	**$8,356,509**	**$12,641,630**
Civil	$61,425	$29,889	$91,314			$91,314
Building Envelope	$627,750	$604,268	$1,232,018	$391,389	$101,055	$1,724,461
Architecture		$0	$0	$372,485	$7,193,054	$7,565,539
Mechanical	$1,296,000		$1,296,000		$319,718	$1,615,718
Electrical			$0	$55,112	$377,049	$432,161
Plumbing			$0		$365,634	$365,634
Technology			$0	$409,403		$409,403
Life Safety & Security		$437,400	$437,400			$437,400

OAK GROVE ELEMENTARY SCHOOL
DETAILED REPORT

Proposed Work Items:
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Item ID	Building	Scope of Work	Raw Field Notes	Discipline	Classification	Priority
3-2738	OGES - Building 1	Repair / replace existing flooring and base throughout.	Condition is good, perhaps tile is outdated - 30% | Minor wear and tear, but nothing absurd - 20% | Tiles are showing age, recommend to upgrade - 40%	Architecture	Flooring - Carpet, Tile, Etc.	3
3-2739	OGES - Building 1	Repair / patch walls. Paint all previously painted interior surfaces.	Light scuffs and scratches - 35% | Walls - gypsum with paint - 20% general maintenance - check cracks	Architecture	Walls - Interior Repair	3
3-2750	OGES - Building 1	Replace teaching surfaces.	Decent, but has wear and tear - 25%	Architecture	Teaching Surfaces - Marker Boards / Tack Boards	3
3-2759	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear, nothing major - 15%	Architecture	Doors - Interior	3
3-5265	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - lever/ kickplate - 50% narrow lite	Architecture	Doors - Interior	3
3-2740	OGES - Building 1	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Few cracks / chips - 20% | Ceiling is in good condition - 15% | Ceiling - T-bar 25% general maintenance	Architecture	Ceiling	4
3-2742	OGES - Building 1	Repair or replace interior door hardware as needed throughout.	Door hardware all has panic hardware - 5%	Architecture	Doors - Hardware Only	4
3-2743	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear, recommend paint touch up - 10%	Architecture	Doors - Interior	4
3-2747	OGES - Building 1	Replace casework.	Casework looks to be in great condition - 15%	Architecture	Casework	4
3-2749	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
3-5251	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - curtain/ kickplate / panic 10%	Architecture	Doors - Interior	4
3-5253	OGES - Building 1	Replace casework.	Casework - p-lam - 5%	Architecture	Casework	4
3-5254	OGES - Building 1	Replace tackboards in classrooms.	Tackboards - 5%	Architecture	Teaching Surfaces - Marker Boards / Tack Boards	4
3-5259	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - 15% lever	Architecture	Doors - Interior	4
3-5271	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Door - lever / kickplate - 10%	Architecture	Doors - Interior	4
3-5274	OGES - Building 1	Replace casework.	Casework -ADA compliant - 10%	Architecture	Casework	4
3-5279	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Door - lever / kickplate - 10%	Architecture	Doors - Interior	4
3-5284	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Door - lever / kickplate / narrow and full lite - 10%	Architecture	Doors - Interior	4
3-5290	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Door - lever/ kickplate / narrow lite / full lite	Architecture	Doors - Interior	4
3-5296	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - lever / kickplate / narrow lite and full lite - 15%	Architecture	Doors - Interior	4
3-5297	OGES - Building 1	Replace casework.	Casework - ADA compliant - 10%	Architecture	Casework	4
3-5304	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - lever / kickplate - 10%	Architecture	Doors - Interior	4
3-5309	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - panic / kickplate / full lite	Architecture	Doors - Interior	4
3-5310	OGES - Building 1	Replace casework.	Casework - 10%	Architecture	Casework	4
3-5316	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - panic/ kickplate - 10%	Architecture	Doors - Interior	4
3-5317	OGES - Building 1	Replace markerboards in classrooms.	Markerboards- 10%	Architecture	Teaching Surfaces - Marker Boards / Tack Boards	4
3-5322	OGES - Building 1	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - lever/ kickplate - 10%	Architecture	Doors - Interior	4
2-1238	OGES - Building 1	Roof Replacement Drains need vegetation removed. Insulation plates telegraphing	Roof- BUR	Building Envelope	Roof Replacement	1
2-1237	OGES - Building 1	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1235	OGES - Building 1	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1236	OGES - Building 1	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Window - dual panel / slate blinds - 10%	Building Envelope	Windows	4
3-2741	OGES - Building 1	Replace/upgrade interior lighting.	Bright LEDs were recently installed - 5%	Electrical	Lighting - Interior	4
4-1129	OGES - Building 1	Replace rooftop package unit.	Rooftop Package Units are 20 years old	Mechanical	HVAC	1
4-1130	OGES - Building 1	Replace small ductless mini-split.	Ductless Mini-Split is 20 years old	Mechanical	HVAC	1
3-5260	OGES - Building 1	Repair or replace plumbing fixtures as required. Update needed to ensure ADA compliance.	Fixtures - 15% sink not ADA	Plumbing	Plumbing - Fixtures	4

OAK GROVE ELEMENTARY SCHOOL
DETAILED REPORT

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Item ID	Building	Scope of Work	Raw Field Notes	Discipline	Classification	Priority
3-5351	OGES - Building 2	Repair / replace existing flooring and base throughout.	Floors - tile / carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-5352	OGES - Building 2	Repair / patch walls. Paint all previously painted interior surfaces.	Walls - tack - 10%	Architecture	Walls - Interior Repair	4
3-5353	OGES - Building 2	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Ceiling - T-bar - 10%	Architecture	Ceiling	4
3-5355	OGES - Building 2	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - kickplate / full lite / panic - 10%	Architecture	Doors - Interior	4
3-5357	OGES - Building 2	Replace casework.	Casework - 10%	Architecture	Casework	4
2-1230	OGES - Building 2	Roof Maintenance Seal pipe penetrations, clean gutters	Roof- Shingle	Building Envelope	Roof Maintenance	3
2-1229	OGES - Building 2	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1227	OGES - Building 2	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1228	OGES - Building 2	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Windows - slate blinds - 10%	Building Envelope	Windows	4
3-5354	OGES - Building 2	Replace/upgrade interior lighting.	Lighting - LED 10%	Electrical	Lighting - Interior	4
4-1120	OGES - Building 2	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
3-5358	OGES - Building 2	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	Fixtures - sink - 10%	Plumbing	Plumbing - Fixtures	4
3-2770	OGES - Building 3	Repair / replace existing flooring and base throughout.	Recommend to clean carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2772	OGES - Building 3	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Decent condition, but why clips on t-bar? - 15% | Good - 10%	Architecture	Ceiling	4
3-2773	OGES - Building 3	Replace casework.	Good - 10%	Architecture	Casework	4
3-2775	OGES - Building 3	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
3-2778	OGES - Building 3	Repair / patch walls. Paint all previously painted interior surfaces.	Good - 10%	Architecture	Walls - Interior Repair	4
3-2781	OGES - Building 3	Replace toilet partitions.	Light white marks that can likely be removed - 5%	Architecture	Restroom - Toilet Partitions	4
3-2782	OGES - Building 3	Replace interior doors and hardware to meet Visalia USD Standards.	Good	Architecture	Doors - Interior	4
2-1226	OGES - Building 3	Roof Replacement requires lots of maintenance.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1225	OGES - Building 3	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1223	OGES - Building 3	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1224	OGES - Building 3	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Minor holes and stains - 15%	Building Envelope	Windows	4
4-1121	OGES - Building 3	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
4-1132	OGES - Building 3	Replace small ductless mini-split.	Ductless Mini-Split is 20 years old	Mechanical	HVAC	1
3-2780	OGES - Building 3	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	Kinder RR, and all looks ADA compliant - 10%	Plumbing	Plumbing - Fixtures	4
3-2783	OGES - Building 4	Repair / replace existing flooring and base throughout.	Recommend to clean carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2785	OGES - Building 4	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Decent condition, but why clips on t-bar? - 15%	Architecture	Ceiling	4
3-2786	OGES - Building 4	Replace casework.	Good - 10%	Architecture	Casework	4
3-2788	OGES - Building 4	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
2-1222	OGES - Building 4	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1221	OGES - Building 4	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1219	OGES - Building 4	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1220	OGES - Building 4	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Minor holes and stains - 15%	Building Envelope	Windows	4
4-1123	OGES - Building 4	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
3-2787	OGES - Building 4	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	ADA compliant - 10%	Plumbing	Plumbing - Fixtures	4
3-2792	OGES - Building 5	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Decent condition, but why clips on t-bar? - 15% | Water stain at ceiling tile in corner - 15%	Architecture	Ceiling	3

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Item ID	Building	Scope of Work	Raw Field Notes	Discipline	Classification	Priority
3-2790	OGES - Building 5	Repair / replace existing flooring and base throughout.	Recommend to clean carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2793	OGES - Building 5	Replace casework.	Good - 10%	Architecture	Casework	4
3-2795	OGES - Building 5	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
3-2798	OGES - Building 5	Replace casework.	Paint in casework is chipped - 20%	Architecture	Casework	4
2-1218	OGES - Building 5	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1217	OGES - Building 5	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1215	OGES - Building 5	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1216	OGES - Building 5	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Minor holes and stains - 15%	Building Envelope	Windows	4
4-1124	OGES - Building 5	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
3-2794	OGES - Building 5	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	ADA compliant - 10%	Plumbing	Plumbing - Fixtures	4
3-2799	OGES - Building 6	Repair / replace existing flooring and base throughout.	Recommend to clean carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2801	OGES - Building 6	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Decent condition, but why clips on t-bar? - 15%	Architecture	Ceiling	4
3-2802	OGES - Building 6	Replace casework.	Good - 10%	Architecture	Casework	4
3-2804	OGES - Building 6	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
3-2807	OGES - Building 6	Replace toilet partitions.	Partitions look good - 20%	Architecture	Restroom - Toilet Partitions	4
2-1214	OGES - Building 6	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1213	OGES - Building 6	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1211	OGES - Building 6	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1212	OGES - Building 6	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Minor holes and stains - 15%	Building Envelope	Windows	4
4-1125	OGES - Building 6	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
4-1131	OGES - Building 6	Replace small ductless mini-split.	Ductless Mini-Split is 20 years old	Mechanical	HVAC	1
3-2803	OGES - Building 6	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	ADA compliant - 10%	Plumbing	Plumbing - Fixtures	4
3-2763	OGES - Building 7	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Decent condition, but why clips on t-bar? - 15% | Some tiles are warped - 15% | Some water stains on ceiling - 10%	Architecture	Ceiling	3
3-2761	OGES - Building 7	Repair / replace existing flooring and base throughout.	Recommend to clean carpet - 20%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2764	OGES - Building 7	Replace casework.	Good - 10%	Architecture	Casework	4
3-2766	OGES - Building 7	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 15%	Architecture	Doors - Interior	4
2-1210	OGES - Building 7	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1209	OGES - Building 7	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1207	OGES - Building 7	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1208	OGES - Building 7	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Minor holes and stains - 15%	Building Envelope	Windows	4
4-1126	OGES - Building 7	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
3-2765	OGES - Building 7	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	ADA compliant - 10%	Plumbing	Plumbing - Fixtures	4
3-5324	OGES - Building 8	Repair / patch walls. Paint all previously painted interior surfaces.	Walls - gypsum - 45% general maintenance	Architecture	Walls - Interior Repair	3
3-5325	OGES - Building 8	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Ceiling - T-bar - 45% | Ceiling - gypsum - 10% general maintenance	Architecture	Ceiling	3
3-5327	OGES - Building 8	Replace interior doors and hardware to meet Visalia USD Standards.	Door - kickplate/ lever / narrow lite	Architecture	Doors - Interior	4
3-5328	OGES - Building 8	Replace casework.	Casework - p-lam - 10%	Architecture	Casework	4

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3-5329	OGES - Building 8	Repair / replace existing flooring and base throughout.	Floor - carpet - 40%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-5333	OGES - Building 8	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - kickplate / narrow lite / lever	Architecture	Doors - Interior	4
3-5335	OGES - Building 8	Replace casework.	Casework 10%	Architecture	Casework	4
3-5336	OGES - Building 8	Replace markerboards in classrooms.	Markerboards - 10%	Architecture	Teaching Surfaces - Marker Boards / Tack Boards	4
3-5341	OGES - Building 8	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - kickplate / narrow lite / lever	Architecture	Doors - Interior	4
3-5343	OGES - Building 8	Replace casework.	Casework - ADA compliant	Architecture	Casework	4
3-5348	OGES - Building 8	Replace interior doors and hardware to meet Visalia USD Standards.	Doors - kickplate / loover / lever - 10%	Architecture	Doors - Interior	4
3-5350	OGES - Building 8	Replace toilet partitions.	Toilet partitions	Architecture	Restroom - Toilet Partitions	4
2-1206	OGES - Building 8	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1205	OGES - Building 8	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1203	OGES - Building 8	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1204	OGES - Building 8	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Windows - slate blinds / curtain system 10%	Building Envelope	Windows	4
3-5326	OGES - Building 8	Replace/upgrade interior lighting.	Lighting - LED - 10%	Electrical	Lighting - Interior	4
4-1127	OGES - Building 8	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
4-1133	OGES - Building 8	Replace small ductless mini-split.	Ductless Mini-Split is 20 years old	Mechanical	HVAC	1
3-5349	OGES - Building 8	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	Fixtures - 10%	Plumbing	Plumbing - Fixtures	4
3-2810	OGES - Building 9	Repair / patch walls. Paint all previously painted interior surfaces.	Minor holes, scuffs, paint chips - 20%	Architecture	Walls - Interior Repair	3
3-2809	OGES - Building 9	Repair / replace existing flooring and base throughout.	Great condition, might just need a clean - 15%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2811	OGES - Building 9	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Good, few tiles have chips - 10% | Looks new - 5%	Architecture	Ceiling	4
3-2812	OGES - Building 9	Replace casework.	Relatively good condition - 20%	Architecture	Casework	4
3-2813	OGES - Building 9	Upgrade master clock system to an IP clock system.	Equipped - 5%	Architecture	Clock	4
3-2816	OGES - Building 9	Replace teaching surfaces.	Few holes - 15%	Architecture	Teaching Surfaces - Marker Boards / Tack Boards	4
3-2817	OGES - Building 9	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 10%	Architecture	Doors - Interior	4
3-2823	OGES - Building 9	Replace interior doors and hardware to meet Visalia USD Standards.	Looks new - 5%	Architecture	Doors - Interior	4
2-1202	OGES - Building 9	Roof Replacement Gutter & Pipe penetrations sealant/ solder needed.	Roof- Shingle	Building Envelope	Roof Replacement	2
2-1201	OGES - Building 9	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1199	OGES - Building 9	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1200	OGES - Building 9	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Looks new - 5%	Building Envelope	Windows	4
3-2814	OGES - Building 9	Replace/upgrade interior lighting.	New LED bulbs installed - 5%	Electrical	Lighting - Interior	4
4-1128	OGES - Building 9	Replace split system	Split system is 20 years old	Mechanical	HVAC	1
3-2815	OGES - Building 9	Repair or replace plumbing fixtures as required. No observed issues with ADA compliance.	Meets ADA requirements - 10%	Plumbing	Plumbing - Fixtures	4
3-2826	OGES - Building 12	Repair / replace existing flooring and base throughout.	Some stains, recommend clean - 15%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-2827	OGES - Building 12	Repair / patch walls. Paint all previously painted interior surfaces.	Few imperfections - 5%	Architecture	Walls - Interior Repair	4
3-2828	OGES - Building 12	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Really good condition - 5%	Architecture	Ceiling	4
3-2830	OGES - Building 12	Replace interior doors and hardware to meet Visalia USD Standards.	Light wear and tear - 5%	Architecture	Doors - Interior	4
2-1234	OGES - Building 12	Roof Maintenance Gutters need cleaning.	Roof- Standing Seam Metal	Building Envelope	Roof Maintenance	3

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Item ID	Building	Scope of Work	Raw Field Notes	Discipline	Classification	Priority
2-1233	OGES - Building 12	Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1231	OGES - Building 12	Continued Maintenace Recommended for Stucco Facade.	Facade- Stucco	Building Envelope	Walls - Exterior Cleaning	4
2-1232	OGES - Building 12	Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame | Good - 5%	Building Envelope	Windows	4
3-2829	OGES - Building 12	Replace/upgrade interior lighting.	Title 24 - 5%	Electrical	Lighting - Interior	4
4-1122	OGES - Building 12	Replace rooftop package unit.	Rooftop Package Units are 8 years old	Mechanical	HVAC	4
3-2834	OGES - Portable 1	Remove and replace ceiling with new acoustical lay-in ceiling tile and grid as needed throughout.	Multiple tiles warped and stained - 60%	Architecture	Ceiling	2
3-2832	OGES - Portable 1	Repair / replace existing flooring and base throughout.	Good - 10%	Architecture	Flooring - Carpet, Tile, Etc.	4
3-6221	OGES - Grounds (11)	Remove all temporary portables on site and replace with permanent modulars.		Architecture	Permanent Modular	4
2-1241	OGES - New Building	Room P4 Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1245	OGES - Portable 1	Module Adjacent to P4 Continued Maintenance Recommended	Doors- Steel	Building Envelope	Doors - Exterior	4
2-1239	OGES - New Building	Room P4 Continued Maintenace Recommended for Stucco Facade.	Facade- Wood	Building Envelope	Walls - Exterior Cleaning	4
2-1243	OGES - New Building	Module Adjacent to P4 Continued Maintenace Recommended for Stucco Facade.	Facade- Wood	Building Envelope	Walls - Exterior Cleaning	4
2-1240	OGES - New Building	Room P4 Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame	Building Envelope	Windows	4
2-1244	OGES - New Building	Module Adjacent to P4 Continued Maintenace Recommended for Aluminum frame window system.	Windows- Aluminum Frame	Building Envelope	Windows	4
1-0198	OGES - Grounds (11)	Remove and replace portable ramp to make ADA compliant.	12.8% slope at the end of the ramp to portable - see picture 1	Civil		1
1-0200	OGES - Grounds (11)	Remove and replace ramps and drive approaches to make ADA compliant.	Drop off zone ramps/ driving approaches are non-compliant - don't have truncated domes - see picture 2	Civil		1
1-0201	OGES - Grounds (11)	Remove and replace ramps to make ADA compliant.	Non-compliant ramps (15%) - see picture 3	Civil		1
1-0203	OGES - Grounds (11)	Remove and replace ramp at drop-off to make ADA compliant.	Ramp at drop off is 11.8%	Civil		1
1-0197	OGES - Grounds (11)	Remove and replace concrete / landscaping as needed. Mitigate other hazards with railing / striping as needed.	Interior has tripping hazards	Civil		2
1-0199	OGES - Grounds (11)	Restripe exterior curb.	Exterior red painted curb needs restriping	Civil		2
1-0202	OGES - Grounds (11)	Restripe parking lot.	Parking lot needs restriping - see picture 4	Civil		2
4-1510	OGES - Grounds (11)	Replace existing lighting fixtures with LED	Existing Exterior and Site Lighting	Electrical	Lighting - Exterior	3
4-1511	OGES - Grounds (11)	Replace existing Fire Alarm System	Fire Alarm System	Life Safety & Security	Fire Suppression - Fire Alarm System	2
4-1879	OGES - Grounds (11)	Replace existing Energy Management System	Existing Energy Management System	Mechanical	Control Systems	4
4-1512	OGES - Grounds (11)	Technology Upgrades	Technology Upgrades	Technology	Technology - General / Misc.	3
4-1513	OGES - Grounds (11)	Security System Upgrades	Security Upgrades	Technology	Security - Intrusion Alarm	3

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