

**Assessment Narrative**

## 2.14.0

2.14.1 **Grolee Elementary School**

## 2.14.2 GENERAL INFORMATION

Original Construction: 1945  
Additions/Renovations: 1959, 1975, 1980, 1993, 1994, 1997  
Site Area: undetermined  
Floor Area (Permanent): 59,687  
Floor Area (Portable/Temporary):  
Design Capacity: 895  
Current Enrollment: 393  
Capacity/Enrollment: 44%  
Portables\Temporary: 16 classrooms  
Permanent Classrooms: 29.

## 2.14.3 BUILDING CONSTRUCTION AND ARRANGEMENT

The campus consists of a one-story classroom building and numerous temporary buildings. The permanent one-story classroom building envelope consists of slab-on-grade, load bearing masonry walls, structural steel framing, tectum decking, brick veneer, non-insulated steel windows, and a modified bituminous roof system. The temporary buildings are of various ages and construction material, including wood and metal. The buildings are partially connected with aluminum or wooden walkway covers.

## 2.14.4 INTERIOR FINISHES

**Administrative Offices:**

VCT flooring was observed to be in overall fair condition. Parquet flooring in Principal's office was observed to be in good shape. Painted CMU walls appeared to be in overall good condition. Painted interior sheetrock walls appeared to be in good shape overall. Acoustical ceilings and sheetrock ceilings were observed and appeared to be in fair condition overall. Lighting appeared adequate overall. Interior doors, frames, and hardware were in fair condition but aging. Limited seating available. Wood and/or plastic laminate desks, shelves, counters, and cabinets appeared adequate and to be in overall fair condition.

**Assessment Narrative**

**Corridors:** n/a – outside access.

**Restrooms:**

Ceramic tile floor was observed and appeared to be in overall fair to poor condition. Glazed CMU walls were observed to be in overall fair condition. The ceilings were the exposed structure. Lighting consisted of surface-mounted fluorescent strip lighting fixtures, in fair condition, and appeared to be inadequate. Plumbing fixtures appeared to be in fair to poor condition. Toilet partitions were wood or glazed CMU, with wood doors, and appeared to be in fair condition overall. Ventilation was poor. Toilet room doors were wood with hollow metal frames in poor condition as was door hardware.

**Classrooms:**

VAT flooring was observed and appeared to be in fair condition overall, but exhibited cracked and missing tile in limited areas. Painted CMU walls were observed to be in overall fair condition. Ceilings were 2 x 4 acoustical ceilings and appeared to be in overall fair condition, with exposed steel joists below the acoustical ceiling. Surface-mounted fluorescent strip light fixtures, in fair condition, were attached to the bottom of the exposed joists. Lighting appeared adequate. Wood flush doors with hollow metal frames were observed to be in overall poor condition. Marker boards and tack boards appeared to be in overall good condition. Rudimentary wood shelving observed to be in overall fair condition. Plastic chairs with steel frames, and laminate table tops with steel frames, were observed to be in overall good condition.

**Cafeteria and Kitchen:**

VCT flooring in Cafeteria and ceramic tile floor in Kitchen were observed to be in overall fair condition. Painted masonry walls in Cafeteria and glazed CMU walls in Kitchen appeared to be in overall fair condition. The ceiling in the Cafeteria was the exposed structure, with suspended fluorescent light fixtures in fair condition. Lighting appeared adequate. 2x4 acoustical ceiling, with pendant-mounted fluorescent light fixtures, were observed in the Kitchen. Ceiling tiles appeared to be in overall fair condition. Lighting appeared adequate. All food service equipment was observed to be in good condition. Plastic laminate tables and bench seating with steel frames appeared to be in overall good condition.

**Assessment Narrative**

**Library:** none.

**Computer Lab:**

VCT flooring was observed and appeared to be in fair condition overall. Painted CMU walls were observed to be in overall fair condition. Drywall ceilings were observed and appeared to be in overall fair condition. Surface-mounted fluorescent strip light fixtures, in fair condition, were observed and appeared adequate. Wood flush doors with hollow metal frames were observed to be in overall poor condition. Tack boards appeared to be in overall good condition. Wood shelving was observed to be in overall good condition. Work stations: Plastic chairs with steel frames and plastic laminate tables with steel frames were observed to be in overall good condition. 34 computers were observed.

#### 2.14.5 WATER AND SEWAGE SYSTEMS

The facility is serviced by a public water supply source and public sewage disposal.

#### 2.14.6 HEATING AND AIR CONDITIONING SYSTEMS

Split systems with gas fired heating and condensers mounted on ground for Cafeteria. All classrooms utilize through-wall units.

#### 2.14.7 ELECTRICAL AND SIGNAL SYSTEMS

Multiple electrical service entrances were observed. Pole mounted electrical transformers were observed. Fluorescent lighting fixtures were observed throughout the facility.

#### 2.14.8 Fire Protection System

The facility is unsprinklered, but is monitored by a fire alarm system. Fire extinguishers and a kitchen hood extinguisher system were observed.

#### 2.14.9 EXTERIOR GROUNDS

The exterior grounds have paved parking/driveways in poor condition, without parking lot and security lighting, and additional gravel or grassed parking areas. Concrete paved walkways and walkway covers are present. There is playground equipment present. Overall, landscaping is minimal, but grass and trees are in good condition and plentiful.