

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District:	Tempe Union High School District			11/3/2009
School:	Compadre High			
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	x		Technicians fill out forms
		YES	NO	Completion Rating 1 to 10
HVAC				
				100%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are Maps
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		Good
7	Is all equipment within the recommended life expectancy?	x		
	<i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>			
8	Are cooling towers, or coolers clean and in good working condition?	x		
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
		YES	NO	Completion Rating 1 to 10
ROOFING				
				100%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		Needs a little PM
3	Is the roof free of any missing or torn shingles?	x		Issues are documented and are to be scheduled
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
		YES	NO	Completion Rating 1 to 10
PLUMBING				
				100%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?			The maps are at the district, school, and with the plant manager
1	Is all piping free of water leaks?	x		

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2	Were all faucets free of drips, mounted securely and good in repair?	X		
3	Are floor sinks clean and odor free?	X		
4	Are monitoring gauges in working order?	X		
5	Are all water heaters properly installed and in good repair?	X		
6	Are water heater pressure relief valves tested on a regular basis?	X		
7	Is the thermal insulation in good repair?	X		
8	Is the floor and wall tile and grout clean and in good repair?	X		
9	Is the general appearance of the toilet rooms clean and well maintained?	X		
10	Is the general appearance of the kitchen clean and well maintained?	X		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	X		
12	Are the kitchen hood devices in good repair, tested and working?	X		
13	If water mixing valves are being used, are they working and in good repair?	X		
14	If recirculation pumps are being used, are they working and in good repair?	X		
***	Does the district maintain the back flow preventers in-house?			
***	Does the district have a service to maintain the back flow preventers?	X		
ELECTRICAL				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
	When was the last time the local utility did a phase and load test to incoming power?			This test was done this summer by Corbin Electric
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?			There are maps
1	Are emergency batteries maintained and in good working order?	X		
2	Are the electrical rooms clean and uncluttered?	X		
3	Are the required panel door floor clearances maintained and floors painted?	X		
4	Are the panels grounded correctly?	X		
5	Are the panels clean and secure?	X		
6	If timers are in use, are they adjusted for the season and working properly?	X		
8	Are all circuit breaker panels free of hot breakers?	X		
9	Is the school free of any exposed electrical connections or wires?	X		
10	Are electrical raceways supported, connections tight and in place?	X		
11	Are the backup generator testing logs up to date and in order?	X		
SURFACES				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Is carpeting clean and in good repair?	X		
2	Are ceiling tiles clean, in good repair, with no water stains?	X		
3	Is VCT clean and in good repair?	X		
4	Is ceramic tile clean and in good repair?	X		
5	Are interior concrete floors sealed and in good repair?	X		
6	Are floor transition strips in good repair?	X		
7	Is wood flooring clean and in good repair?	X		
8	Are exterior building surfaces sealed and/or painted appropriately?	X		
9	Are mortar and expansion joints in good repair?	X		
10	Are exterior wood surfaces painted and free of dry rot?	X		
11	Are drywall surfaces painted and in good repair?	X		
12	Are the asphalt drives in good repair?	X		
13	Are the concrete walks in good repair and free of trip hazards?	X		
14	Do all exterior surfaces drain properly?	X		
15	Are exterior drains, drywells and retention areas clean and well maintained?	X		
SPECIAL EQUIPMENT				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jams in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		

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5	Are door sweeps and thresholds in place and in good working order?	X		
6	Are elevators in good working order and have current inspection certificates?	X		
7	Does the elevator emergency phone/alarm work?	X		
8	Is the kiln in good working order and free of debris in work area?	X		
9	Is the kiln room properly vented?	X		
10	Is the kitchen hood ansul system inspection up to date?	X		
11	Are the kitchen hood filters clean and grease-free?	X		
12	Is the kitchen equipment in good repair?	X		
13	Are the student lockers in good repair and in good working order?	X		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	X		
15	Is stage lighting in good repair and working properly?	X		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
	When was the last inspection?		September	100%
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	X		
2	Is the emergency lighting in good repair and working properly?	X		
3	Are the emergency lighting batteries in good condition?	X		
4	Is the Fire Marshal inspection current? (every three years)	X		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed, completed and documented?	X		
5	Is the fire alarm system in good repair and working properly?***	X		
6	Are the smoke and heat detectors inspected and cleaned on a regular basis?	X		
7	Has the fire alarm system been commissioned and inspected by a certified person recently?	X		
8	Is the intercom in good repair and working properly?	X		
9	Is the computer network in good repair and working properly?	X		
10	Is there at least one computer drop in every classroom?	X		
11	Is the computer system battery backup working properly?	X		
12	Is the air-conditioning in the MDF room independent and able to maintain temp in all seasons?	X		
13	Is the fire sprinkler system in good repair and free of any leaks?	X		
14	Are the system required inspections current? (list)	X		
15	If the school has an energy management control system (EMCS), is it working properly?***	X		
16	Is the EMS software current?	X		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		

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ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District: Tempe Union High School District				11/5/2009
School: Corona High School				
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	x		This school the director issues PM work orders and then fills out SFB reports him self
HVAC		YES	NO	Completion Rating 1 to 10
95%				
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				November
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?				There are Maps
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		The system is all new
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		New plant chiller
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		Air handlers are noisy
7	Is all equipment within the recommended life expectancy?	x		
<i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>				
8	Are cooling towers, or coolers clean and in good working condition?	x		
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
ROOFING		YES	NO	Completion Rating 1 to 10
100%				
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		All new
3	Is the roof free of any missing or torn shingles?	x		
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
PLUMBING		YES	NO	Completion Rating 1 to 10
100%				
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				November
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?				There are maps
Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?				The maps are at the district, school, and with the plant manager
1	Is all piping free of water leaks?	x		

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2	Were all faucets free of drips, mounted securely and good in repair?	X		
3	Are floor sinks clean and odor free?	X		
4	Are monitoring gauges in working order?	X		
5	Are all water heaters properly installed and in good repair?	X		all water heaters and boilers are new
6	Are water heater pressure relief valves tested on a regular basis?	X		
7	Is the thermal insulation in good repair?	X		
8	Is the floor and wall tile and grout clean and in good repair?	X		
9	Is the general appearance of the toilet rooms clean and well maintained?	X		
10	Is the general appearance of the kitchen clean and well maintained?	X		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	X		
12	Are the kitchen hood devices in good repair, tested and working?	X		
13	If water mixing valves are being used, are they working and in good repair?	X		
14	If recirculation pumps are being used, are they working and in good repair?	X		
***	Does the district maintain the back flow preventers in-house?			
***	Does the district have a service to maintain the back flow preventers?	X		
ELECTRICAL				Completion Rating 1 to 10
		YES	NO	Comments
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
	When was the last time the local utility did a phase and load test to incoming power?			This test was done this summer by Corbin Electric
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?			There are maps
1	Are emergency batteries maintained and in good working order?	X		
2	Are the electrical rooms clean and uncluttered?	X		
3	Are the required panel door floor clearances maintained and floors painted?	X		One could eat off the floors in the power rooms
4	Are the panels grounded correctly?	X		
5	Are the panels clean and secure?	X		
6	If timers are in use, are they adjusted for the season and working properly?	X		
8	Are all circuit breaker panels free of hot breakers?	X		
9	Is the school free of any exposed electrical connections or wires?	X		
10	Are electrical raceways supported, connections tight and in place?	X		
11	Are the backup generator testing logs up to date and in order?	X		
SURFACES				Completion Rating 1 to 10
		YES	NO	Comments
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Is carpeting clean and in good repair?	X		
2	Are ceiling tiles clean, in good repair, with no water stains?	X		
3	Is VCT clean and in good repair?	X		
4	Is ceramic tile clean and in good repair?	X		very nice on every thing
5	Are interior concrete floors sealed and in good repair?	X		
6	Are floor transition strips in good repair?	X		
7	Is wood flooring clean and in good repair?	X		
8	Are exterior building surfaces sealed and/or painted appropriately?	X		
9	Are mortar and expansion joints in good repair?	X		
10	Are exterior wood surfaces painted and free of dry rot?	X		
11	Are drywall surfaces painted and in good repair?	X		
12	Are the asphalt drives in good repair?	X		
13	Are the concrete walks in good repair and free of trip hazards?	X		
14	Do all exterior surfaces drain properly?	X		
15	Are exterior drains, drywells and retention areas clean and well maintained?	X		
SPECIAL EQUIPMENT				Completion Rating 1 to 10
		YES	NO	Comments
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jams in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
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5	Are door sweeps and thresholds in place and in good working order?	x		
6	Are elevators in good working order and have current inspection certificates?	x		
7	Does the elevator emergency phone/alarm work?	x		
8	Is the kiln in good working order and free of debris in work area?	x		
9	Is the kiln room properly vented?	x		
10	Is the kitchen hood ansul system inspection up to date?	x		
11	Are the kitchen hood filters clean and grease-free?	x		
12	Is the kitchen equipment in good repair?	x		
13	Are the student lockers in good repair and in good working order?	x		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	x		
15	Is stage lighting in good repair and working properly?	x		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
	When was the last inspection?		September	100%
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	x		
2	Is the emergency lighting in good repair and working properly?	x		
3	Are the emergency lighting batteries in good condition?	x		
4	Is the Fire Marshal inspection current? (every three years)	x		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed, completed and documented?	x		
5	Is the fire alarm system in good repair and working properly?***	x		
6	Are the smoke and heat detectors inspected and cleaned on a regular basis?	x		
7	Has the fire alarm system been commissioned and inspected by a certified person recently?	x		
8	Is the intercom in good repair and working properly?	x		
9	Is the computer network in good repair and working properly?	x		
10	Is there at least one computer drop in every classroom?	x		
11	Is the computer system battery backup working properly?	x		
12	Is the air-conditioning in the MDF room independent and able to maintain temp in all seasons?	x		
13	Is the fire sprinkler system in good repair and free of any leaks?	x		
14	Are the system required inspections current? (list)	x		
15	If the school has an energy management control system (EMCS), is it working properly?***	x		
16	Is the EMS software current?	x		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District: Tempe Union High School District				11/8/2009
School: Desert Vista High School				
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	x		The director at this school issues PM work orders and requires the mechanics to sign off on sheets.
HVAC		YES	NO	Completion Rating 1 to 10
				80%
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				November
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?				There are Maps
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		????? Coils ?????, Nice but some incompleteness
7	Is all equipment within the recommended life expectancy?	x		
<i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>				
8	Are cooling towers, or coolers clean and in good working condition?	x		This school has re done the HVAC system with new every thing including some high tec exhaust system to regulate the CO2 in class rooms
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
ROOFING		YES	NO	Completion Rating 1 to 10
				100%
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		
3	Is the roof free of any missing or torn shingles?	x		New roof
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
PLUMBING		YES	NO	Completion Rating 1 to 10
				100%
When was the last inspection?				September
Who did the inspection?				In House
When is the next scheduled inspection?				November
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?				There are maps

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?			The maps are at the district school, and with the plant manager
1	Is all piping free of water leaks?	x		
2	Were all faucets free of drips, mounted securely and good in repair?	x		
3	Are floor sinks clean and odor free?	x		All new water heaters boilers a install as part of bond project
4	Are monitoring gauges in working order?	x		
5	Are all water heaters properly installed and in good repair?	x		
6	Are water heater pressure relief valves tested on a regular basis?	x		
7	Is the thermal insulation in good repair?	x		
8	Is the floor and wall tile and grout clean and in good repair?	x		
9	Is the general appearance of the toilet rooms clean and well maintained?	x		
10	Is the general appearance of the kitchen clean and well maintained?	x		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	x		
12	Are the kitchen hood devices in good repair, tested and working?	x		
13	If water mixing valves are being used, are they working and in good repair?	x		
14	If recirculation pumps are being used, are they working and in good repair?	x		
***	Does the district maintain the back flow preventers in-house?			
***	Does the district have a service to maintain the back flow preventers?	x		
ELECTRICAL				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
	When was the last time the local utility did a phase and load test to incoming power?			This test was done this summer by Corbin Electric
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?			There are maps
1	Are emergency batteries maintained and in good working order?	x		
2	Are the electrical rooms clean and uncluttered?	x		
3	Are the required panel door floor clearances maintained and floors painted?	x		
4	Are the panels grounded correctly?	x		
5	Are the panels clean and secure?	x		
6	If timers are in use, are they adjusted for the season and working properly?	x		
8	Are all circuit breaker panels free of hot breakers?	x		
9	Is the school free of any exposed electrical connections or wires?	x		
10	Are electrical raceways supported, connections tight and in place?	x		
11	Are the backup generator testing logs up to date and in order?	x		
SURFACES				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Is carpeting clean and in good repair?	x		
2	Are ceiling tiles clean, in good repair, with no water stains?	x		
3	Is VCT clean and in good repair?	x		
4	Is ceramic tile clean and in good repair?	x		
5	Are interior concrete floors sealed and in good repair?	x		
6	Are floor transition strips in good repair?	x		
7	Is wood flooring clean and in good repair?	x		
8	Are exterior building surfaces sealed and/or painted appropriately?	x		
9	Are mortar and expansion joints in good repair?	x		
10	Are exterior wood surfaces painted and free of dry rot?	x		
11	Are drywall surfaces painted and in good repair?	x		
12	Are the asphalt drives in good repair?	x		
13	Are the concrete walks in good repair and free of trip hazards?	x		
14	Do all exterior surfaces drain properly?	x		
15	Are exterior drains, drywells and retention areas clean and well maintained?	x		
SPECIAL EQUIPMENT				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
1	Are bleachers in good repair and operating properly?	x		
2	Are the doors, hinges and jambs in good repair and operating properly?	x		
3	Are the door closers working properly and without leaks?	x		
4	Do the door panic hardware and knobs work smoothly?	x		
5	Are door sweeps and thresholds in place and in good working order?	x		
6	Are elevators in good working order and have current inspection certificates?	x		
7	Does the elevator emergency phone/alarm work?	x		
8	Is the kiln in good working order and free of debris in work area?		x	see note below
9	Is the kiln room properly vented?	x		
10	Is the kitchen hood ansul system inspection up to date?	x		
11	Are the kitchen hood filters clean and grease-free?	x		
12	Is the kitchen equipment in good repair?	x		
13	Are the student lockers in good repair and in good working order?	x		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	x		
15	Is stage lighting in good repair and working properly?	x		
SPECIAL SYSTEMS				
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
				100%
1	Is the intrusion alarm in good repair and working properly?	x		
2	Is the emergency lighting in good repair and working properly?	x		
3	Are the emergency lighting batteries in good condition?	x		
4	Is the Fire Marshal inspection current? (every three years)	x		
5	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed, completed and documented?	x		
6	Is the fire alarm system in good repair and working properly?***	x		
7	Are the smoke and heat detectors inspected and cleaned on a regular basis?	x		
8	Has the fire alarm system been commissioned and inspected by a certified person recently?	x		
9	Is the intercom in good repair and working properly?	x		
10	Is the computer network in good repair and working properly?	x		
11	Is there at least one computer drop in every classroom?	x		
12	Is the computer system battery backup working properly?	x		
13	Is the air-conditioning in the MDF room independent and able to maintain temp in all seasons?	x		
14	Is the fire sprinkler system in good repair and free of any leaks?	x		
15	Are the system required inspections current? (list)	x		
16	If the school has an energy management control system (EMCS), is it working properly?***	x		
***	Is the EMS software current?	x		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		
This school has a ceramics art room with issues high unsecured storage, dust and unsafe				

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District: Tempe Union High School District				11/3/2009
School: Marcos De Niza High				
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	X		
		YES	NO	Completion Rating 1 to 10
HVAC				
		YES	NO	Completion Rating 1 to 10
				90%
When was the last inspection?			September	
Who did the inspection?			In House	
When is the next scheduled inspection?			November	
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are Maps	
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		
7	Is all equipment within the recommended life expectancy?	x		
<i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>				
8	Are cooling towers, or coolers clean and in good working condition?	x		
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
		YES	NO	Completion Rating 1 to 10
ROOFING				
		YES	NO	Completion Rating 1 to 10
				100%
When was the last inspection?			September	
Who did the inspection?			In House	
When is the next scheduled inspection?				
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		
3	Is the roof free of any missing or torn shingles?	x		
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
		YES	NO	Completion Rating 1 to 10
PLUMBING				
		YES	NO	Completion Rating 1 to 10
				100%
When was the last inspection?			September	
Who did the inspection?			In House	
When is the next scheduled inspection?			November	
Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps	

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?			The maps are at the district, school, and with the plant manager
1	Is all piping free of water leaks?	x		
2	Were all faucets free of drips, mounted securely and good in repair?	x		
3	Are floor sinks clean and odor free?	x		
4	Are monitoring gauges in working order?	x		
5	Are all water heaters properly installed and in good repair?	x		
6	Are water heater pressure relief valves tested on a regular basis?	x		
7	Is the thermal insulation in good repair?	x		
8	Is the floor and wall tile and grout clean and in good repair?	x		
9	Is the general appearance of the toilet rooms clean and well maintained?	x		
10	Is the general appearance of the kitchen clean and well maintained?	x		
	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	x		
12	Are the kitchen hood devices in good repair, tested and working?	x		
13	If water mixing valves are being used, are they working and in good repair?	x		
14	If recirculation pumps are being used, are they working and in good repair?	x		
***	Does the district maintain the back flow preventers in-house?			
***	Does the district have a service to maintain the back flow preventers?	x		
ELECTRICAL				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
	When was the last time the local utility did a phase and load test to incoming power?			This test was done this summer by Corbin Electric
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?			There are maps
1	Are emergency batteries maintained and in good working order?	x		
2	Are the electrical rooms clean and uncluttered?	x		
3	Are the required panel door floor clearances maintained and floors painted?	x		
4	Are the panels grounded correctly?	x		
5	Are the panels clean and secure?	x		
6	If timers are in use, are they adjusted for the season and working properly?	x		
8	Are all circuit breaker panels free of hot breakers?	x		
9	Is the school free of any exposed electrical connections or wires?	x		
10	Are electrical raceways supported, connections tight and in place?	x		
11	Are the backup generator testing logs up to date and in order?	x		
SURFACES				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Is carpeting clean and in good repair?	x		
2	Are ceiling tiles clean, in good repair, with no water stains?	x		
3	Is VCT clean and in good repair?	x		
4	Is ceramic tile clean and in good repair?	x		
5	Are interior concrete floors sealed and in good repair?	x		
6	Are floor transition strips in good repair?	x		
7	Is wood flooring clean and in good repair?	x		
8	Are exterior building surfaces sealed and/or painted appropriately?	x		
9	Are mortar and expansion joints in good repair?	x		
10	Are exterior wood surfaces painted and free of dry rot?	x		
11	Are drywall surfaces painted and in good repair?	x		
12	Are the asphalt drives in good repair?	x		
13	Are the concrete walks in good repair and free of trip hazards?	x		
14	Do all exterior surfaces drain properly?	x		
15	Are exterior drains, drywells and retention areas clean and well maintained?	x		
SPECIAL EQUIPMENT				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jambs in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		
5	Are door sweeps and thresholds in place and in good working order?	X		
6	Are elevators in good working order and have current inspection certificates?	X		
7	Does the elevator emergency phone/alarm work?	X		
8	Is the kiln in good working order and free of debris in work area?	X		
9	Is the kiln room properly vented?	X		
10	Is the kitchen hood ansul system inspection up to date?	X		
11	Are the kitchen hood filters clean and grease-free?	X		
12	Is the kitchen equipment in good repair?	X		
13	Are the student lockers in good repair and in good working order?	X		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	X		
15	Is stage lighting in good repair and working properly?	X		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
	When was the last inspection?		September	100%
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	X		
2	Is the emergency lighting in good repair and working properly?	X		
3	Are the emergency lighting batteries in good condition?	X		
4	Is the Fire Marshal inspection current? (every three years)	X		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed, completed and documented?	X		
5	Is the fire alarm system in good repair and working properly?****	X		
7	Are the smoke and heat detectors inspected and cleaned on a regular basis?	X		
	Has the fire alarm system been commissioned and inspected by a certified person recently?	X		
9	Is the intercom in good repair and working properly?	X		
10	Is the computer network in good repair and working properly?	X		
11	Is there at least one computer drop in every classroom?	X		
12	Is the computer system battery backup working properly?	X		
	Is the air-conditioning in the MDF room independent and able to maintain temp in all seasons?	X		
14	Is the fire sprinkler system in good repair and free of any leaks?	X		
15	Are the system required inspections current? (list)	X		
	If the school has an energy management control system (EMCS), is it working properly?***	X		
***	Is the EMS software current?	X		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District:	Tempe Union High School District			11/9/2009
School:	McClintock High			
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?			
		YES	NO	Completion Rating 1 to 10
HVAC				
	When was the last inspection?		September	90%
	Who did the inspection?		In House	
	When is the next scheduled inspection?		November	
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?		There are Maps	
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x	Old chiller in great shape. The mechanical room was very clean. Unreal	
7	Is all equipment within the recommended life expectancy? <i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>	x		
8	Are cooling towers, or coolers clean and in good working condition?	x		
9	Is the plant clean and in good working order?***	x	The whole system is fantastic.	
10	Is water treatment in use and in good order?	x	I do have issues with dirty coils	
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
		YES	NO	Completion Rating 1 to 10
ROOFING				
	When was the last inspection?		September	100%
	Who did the inspection?		In House	
	When is the next scheduled inspection?			
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		
3	Is the roof free of any missing or torn shingles?	x		
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
		YES	NO	Completion Rating 1 to 10
PLUMBING				
	When was the last inspection?		September	100%
	Who did the inspection?		In House	
	When is the next scheduled inspection?		November	
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?		There are maps	
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?		The maps are at the district, school, and with the plant manager	
1	Is all piping free of water leaks?	x		
2	Were all faucets free of drips, mounted securely and good in repair?	x		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
3	Are floor sinks clean and odor free?	X		
4	Are monitoring gauges in working order?	X		
5	Are all water heaters properly installed and in good repair?	X		
6	Are water heater pressure relief valves tested on a regular basis?	X		
7	Is the thermal insulation in good repair?	X		
8	Is the floor and wall tile and grout clean and in good repair?	X		
9	Is the general appearance of the toilet rooms clean and well maintained?	X		
10	Is the general appearance of the kitchen clean and well maintained?	X		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	X		
12	Are the kitchen hood devices in good repair, tested and working?	X		
13	If water mixing valves are being used, are they working and in good repair?	X		
14	If recirculation pumps are being used, are they working and in good repair?	X		
***	Does the district maintain the back flow preventers in-house?	X		
***	Does the district have a service to maintain the back flow preventers?	X		
ELECTRICAL				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
	When was the last time the local utility did a phase and load test to incoming power?		This test was done this summer by Corbin Electric	
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?		There are maps	
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?		There are maps	
1	Are emergency batteries maintained and in good working order?	X		
2	Are the electrical rooms clean and uncluttered?	X		
3	Are the required panel door floor clearances maintained and floors painted?	X		
4	Are the panels grounded correctly?	X		
5	Are the panels clean and secure?	X		
6	If timers are in use, are they adjusted for the season and working properly?	X		
8	Are all circuit breaker panels free of hot breakers?	X		
9	Is the school free of any exposed electrical connections or wires?	X		
10	Are electrical raceways supported, connections tight and in place?	X		
11	Are the backup generator testing logs up to date and in order?	X		
SURFACES				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is carpeting clean and in good repair?	X		
2	Are ceiling tiles clean, in good repair, with no water stains?	X		
3	Is VCT clean and in good repair?	X		
4	Is ceramic tile clean and in good repair?	X		
5	Are interior concrete floors sealed and in good repair?	X		
6	Are floor transition strips in good repair?	X		
7	Is wood flooring clean and in good repair?	X		
8	Are exterior building surfaces sealed and/or painted appropriately?	X		
9	Are mortar and expansion joints in good repair?	X		
10	Are exterior wood surfaces painted and free of dry rot?	X		
11	Are drywall surfaces painted and in good repair?	X		
12	Are the asphalt drives in good repair?	X		
13	Are the concrete walks in good repair and free of trip hazards?	X		
14	Do all exterior surfaces drain properly?	X		
15	Are exterior drains, drywells and retention areas clean and well maintained?	X		
SPECIAL EQUIPMENT				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jams in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		
5	Are door sweeps and thresholds in place and in good working order?	X		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
6	Are elevators in good working order and have current inspection certificates?	x		
7	Does the elevator emergency phone/alarm work?	x		
8	Is the kiln in good working order and free of debris in work area?	x		
9	Is the kiln room properly vented?	x		
10	Is the kitchen hood ansul system inspection up to date?	x		
11	Are the kitchen hood filters clean and grease-free?	x		
12	Is the kitchen equipment in good repair?	x		
13	Are the student lockers in good repair and in good working order?	x		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	x		
15	Is stage lighting in good repair and working properly?	x		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	x		
2	Is the emergency lighting in good repair and working properly?	x		
3	Are the emergency lighting batteries in good condition?	x		
4	Is the Fire Marshal inspection current? (every three years)	x		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed,			
5	completed and documented?	x		
6	Is the fire alarm system in good repair and working properly?***	x		
7	Are the smoke and heat detectors inspected and cleaned on a regular basis?	x		
	Has the fire alarm system been commissioned and inspected by a certified person			
8	recently?	x		
9	Is the intercom in good repair and working properly?	x		
10	Is the computer network in good repair and working properly?	x		
11	Is there at least one computer drop in every classroom?	x		
12	Is the computer system battery backup working properly?	x		
	Is the air-conditioning in the MDF room independent and able to maintain temp in all			
13	seasons?	x		
14	Is the fire sprinkler system in good repair and free of any leaks?	x		
15	Are the system required inspections current? (list)	x		
	If the school has an energy management control system (EMCS), is it working			
16	properly?***	x		
***	Is the EMS software current?	x		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		
Issue				
The aditorium stage area had some very unsafe storage equipment and unsafe props.This issue has been recognized by the maintenance department in past yet the drama department continues to have an unsafe work place				

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District:	Tempe Union High School District			11/8/2009
School:	Mountain Pointe High			
		YES	NO	Completion Rating 1 to 10
	Field Inspection			
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	x		
				Completion Rating 1 to 10
	HVAC	YES	NO	Comments
				85%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are Maps
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?	x		
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		Strange chiller yard indoor chillers replaced air cooled outdoor units
7	Is all equipment within the recommended life expectancy?	x		
	<i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>			The air handlers need better upkeep at the coils
8	Are cooling towers, or coolers clean and in good working condition?	x		?????
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
				Completion Rating 1 to 10
	ROOFING	YES	NO	Comments
				100%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		
3	Is the roof free of any missing or torn shingles?	x		
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
				Completion Rating 1 to 10
	PLUMBING	YES	NO	Comments
				100%
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?			The maps are at the district, school, and with the plant manager
1	Is all piping free of water leaks?	x		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
2	Were all faucets free of drips, mounted securely and good in repair?	X		
3	Are floor sinks clean and odor free?	X		
4	Are monitoring gauges in working order?	X		
5	Are all water heaters properly installed and in good repair?	X		
6	Are water heater pressure relief valves tested on a regular basis?	X		
7	Is the thermal insulation in good repair?	X		
8	Is the floor and wall tile and grout clean and in good repair?	X		
9	Is the general appearance of the toilet rooms clean and well maintained?	X		
10	Is the general appearance of the kitchen clean and well maintained?	X		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	X		
12	Are the kitchen hood devices in good repair, tested and working?	X		
13	If water mixing valves are being used, are they working and in good repair?	X		
14	If recirculation pumps are being used, are they working and in good repair?	X		
***	Does the district maintain the back flow preventers in-house?			
***	Does the district have a service to maintain the back flow preventers?	X		
ELECTRICAL				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
	When was the last time the local utility did a phase and load test to incoming power?			This test was done this summer by Corbin Electric
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?			There are maps
1	Are emergency batteries maintained and in good working order?	X		
2	Are the electrical rooms clean and uncluttered?	X		
3	Are the required panel door floor clearances maintained and floors painted?	X		
4	Are the panels grounded correctly?	X		
5	Are the panels clean and secure?	X		
6	If timers are in use, are they adjusted for the season and working properly?	X		
8	Are all circuit breaker panels free of hot breakers?	X		
9	Is the school free of any exposed electrical connections or wires?	X		
10	Are electrical raceways supported, connections tight and in place?	X		
11	Are the backup generator testing logs up to date and in order?	X		
SURFACES				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Is carpeting clean and in good repair?	X		
2	Are ceiling tiles clean, in good repair, with no water stains?	X		
3	Is VCT clean and in good repair?	X		
4	Is ceramic tile clean and in good repair?	X		
5	Are interior concrete floors sealed and in good repair?	X		
6	Are floor transition strips in good repair?	X		
7	Is wood flooring clean and in good repair?	X		
8	Are exterior building surfaces sealed and/or painted appropriately?	X		
9	Are mortar and expansion joints in good repair?	X		
10	Are exterior wood surfaces painted and free of dry rot?	X		
11	Are drywall surfaces painted and in good repair?	X		
12	Are the asphalt drives in good repair?	X		
13	Are the concrete walks in good repair and free of trip hazards?	X		
14	Do all exterior surfaces drain properly?	X		
15	Are exterior drains, drywells and retention areas clean and well maintained?	X		
SPECIAL EQUIPMENT				Completion Rating 1 to 10
		YES	NO	Comments
	When was the last inspection?			September
	Who did the inspection?			In house
	When is the next scheduled inspection?			November
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jams in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
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5	Are door sweeps and thresholds in place and in good working order?	X		
6	Are elevators in good working order and have current inspection certificates?	X		
7	Does the elevator emergency phone/alarm work?	X		
8	Is the kiln in good working order and free of debris in work area?	X		
9	Is the kiln room properly vented?	X		
10	Is the kitchen hood ansul system inspection up to date?	X		
11	Are the kitchen hood filters clean and grease-free?	X		
12	Is the kitchen equipment in good repair?	X		
13	Are the student lockers in good repair and in good working order?	X		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	X		
15	Is stage lighting in good repair and working properly?	X		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
	When was the last inspection?		September	100%
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	X		
2	Is the emergency lighting in good repair and working properly?	X		
3	Are the emergency lighting batteries in good condition?	X		
4	Is the Fire Marshal inspection current? (every three years)	X		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed, completed and documented?	X		
5	Is the fire alarm system in good repair and working properly?***	X		
6	Are the smoke and heat detectors inspected and cleaned on a regular basis?	X		
7	Has the fire alarm system been commissioned and inspected by a certified person recently?	X		
8	Is the intercom in good repair and working properly?	X		
9	Is the computer network in good repair and working properly?	X		
10	Is there at least one computer drop in every classroom?	X		
11	Is the computer system battery backup working properly?	X		
12	Is the air-conditioning in the MDF room independent and able to maintain temp in all seasons?	X		
13	Is the fire sprinkler system in good repair and free of any leaks?	X		
14	Are the system required inspections current? (list)	X		
15	If the school has an energy management control system (EMCS), is it working properly?***	X		
16	Is the EMS software current?	X		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
ARS §15-2002 Powers and duties; executive director; staffing; report Paragraph A.3. "The School Facilities Board shall randomly select twenty school districts every thirty months and inspect them pursuant to this paragraph."				
District:	Tempe Union High School District			11/3/2009
School:	Tempe High			
		YES	NO	Completion Rating 1 to 10
Field Inspection				
A	Current 3-Year Building Renewal Plan	X		
B	Current Preventative Maintenance Plan	X		
C	Is the Preventative Maintenance Plan filed where it can be used by staff?	X		
E	Does district submit annual PM Reporting Statements? Current?	X		
F	Does district have backup documentation for PM reports?	x		
		YES	NO	Completion Rating 1 to 10
HVAC				
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are Maps
1	Are the filters clean and dated?	x		
2	Is the equipment running quietly?	x		
3	Is all the equipment free of leaks at connections?	x		
4	Are all heat exchangers and coils clean and maintained in good condition?		x	
5	Are belts and blower drives in good condition?	x		
6	Is the room temperature between 69 and 82 degrees and room sensors in good condition?***	x		Dirty coils the district is behind district wide on coil cleaning
7	Is all equipment within the recommended life expectancy? <i>Plant style equipment only (chillers, water loops, water source heat pumps)</i>	x		
8	Are cooling towers, or coolers clean and in good working condition?	x		
9	Is the plant clean and in good working order?***	x		
10	Is water treatment in use and in good order?	x		
***	Is this school using an energy management system and do they understand it?	x		
***	Is the plant maintained by district personnel or an outside vendor?	x		
		YES	NO	Completion Rating 1 to 10
ROOFING				
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			
1	Is roof free of bare spots or any exposed felt?	x		
2	Is the roof membrane free of distress or cracks?	x		
3	Is the roof free of any missing or torn shingles?	x		
4	Are the gutters and drains clear and clean of debris?	x		
5	Is the overall appearance of the roof clean?	x		
6	Are the surface mounted pipes and the blocking in good repair?	x		
7	Are the skylights in good repair?	x		
8	Are the exposed mortar and expansion joints in good repair?	x		
9	Are the equipment curbs properly attached and in good repair?	x		
10	Are the roof penetrations in good repair?	x		
		YES	NO	Completion Rating 1 to 10
PLUMBING				
	When was the last inspection?			September
	Who did the inspection?			In House
	When is the next scheduled inspection?			November
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?			There are maps
	Are there maps of underground utilities and emergency disconnects at the school and personnel trained in exercising these disconnects?			The maps are at the district, school, and with the plant manager
1	Is all piping free of water leaks?	x		
2	Were all faucets free of drips, mounted securely and good in repair?	x		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
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3	Are floor sinks clean and odor free?	X		
4	Are monitoring gauges in working order?	X		
5	Are all water heaters properly installed and in good repair?	X		
6	Are water heater pressure relief valves tested on a regular basis?	X		
7	Is the thermal insulation in good repair?	X		
8	Is the floor and wall tile and grout clean and in good repair?	X		
9	Is the general appearance of the toilet rooms clean and well maintained?	X		
10	Is the general appearance of the kitchen clean and well maintained?	X		
11	Are the back flow preventers inspected annually and calibrated to meet local code? Is this record available?***	X		
12	Are the kitchen hood devices in good repair, tested and working?	X		
13	If water mixing valves are being used, are they working and in good repair?	X		
14	If recirculation pumps are being used, are they working and in good repair?	X		
***	Does the district maintain the back flow preventers in-house?	X		
***	Does the district have a service to maintain the back flow preventers?	X		
ELECTRICAL				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
	When was the last time the local utility did a phase and load test to incoming power?		This test was done this summer by Corbin Electric	
	Are there maps and spreadsheets available at the school with locations and essential information on key equipment?		There are maps	
	Are there maps of underground utilities and emergency disconnects at the school, personnel trained in exercising these disconnects?		There are maps	
1	Are emergency batteries maintained and in good working order?	X		
2	Are the electrical rooms clean and uncluttered?	X		
3	Are the required panel door floor clearances maintained and floors painted?	X		
4	Are the panels grounded correctly?	X		
5	Are the panels clean and secure?	X		
6	If timers are in use, are they adjusted for the season and working properly?	X		
8	Are all circuit breaker panels free of hot breakers?	X		
9	Is the school free of any exposed electrical connections or wires?	X		
10	Are electrical raceways supported, connections tight and in place?	X		
11	Are the backup generator testing logs up to date and in order?	X		
SURFACES				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is carpeting clean and in good repair?	X		
2	Are ceiling tiles clean, in good repair, with no water stains?	X		
3	Is VCT clean and in good repair?	X		
4	Is ceramic tile clean and in good repair?	X		
5	Are interior concrete floors sealed and in good repair?	X		
6	Are floor transition strips in good repair?	X		
7	Is wood flooring clean and in good repair?	X		
8	Are exterior building surfaces sealed and/or painted appropriately?	X		
9	Are mortar and expansion joints in good repair?	X		
10	Are exterior wood surfaces painted and free of dry rot?	X		
11	Are drywall surfaces painted and in good repair?	X		
12	Are the asphalt drives in good repair?	X		
13	Are the concrete walks in good repair and free of trip hazards?	X		
14	Do all exterior surfaces drain properly?	X		
15	Are exterior drains, drywells and retention areas clean and well maintained?	X		
SPECIAL EQUIPMENT				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Are bleachers in good repair and operating properly?	X		
2	Are the doors, hinges and jams in good repair and operating properly?	X		
3	Are the door closers working properly and without leaks?	X		
4	Do the door panic hardware and knobs work smoothly?	X		
5	Are door sweeps and thresholds in place and in good working order?	X		

SCHOOL FACILITIES BOARD		PREVENTATIVE MAINTENANCE		
SFB PM 200-09		INSPECTION FORM		
6	Are elevators in good working order and have current inspection certificates?	x		
7	Does the elevator emergency phone/alarm work?	x		
8	Is the kiln in good working order and free of debris in work area?	x		
9	Is the kiln room properly vented?	x		
10	Is the kitchen hood ansul system inspection up to date?	x		
11	Are the kitchen hood filters clean and grease-free?	x		
12	Is the kitchen equipment in good repair?	x		
13	Are the student lockers in good repair and in good working order?	x		
14	Is stage rigging in good repair (ropes, pulleys, counter weights, etc.)?	x		
15	Is stage lighting in good repair and working properly?	x		
SPECIAL SYSTEMS				Completion Rating
		YES	NO	1 to 10
				100%
	When was the last inspection?		September	
	Who did the inspection?		In house	
	When is the next scheduled inspection?		November	
1	Is the intrusion alarm in good repair and working properly?	x		
2	Is the emergency lighting in good repair and working properly?	x		
3	Are the emergency lighting batteries in good condition?	x		
4	Is the Fire Marshal inspection current? (every three years)	x		
	Have all concerns and violations resulting from inspections of regulatory agencies such as Fire Marshal, Health Department, The Trust, and the SFB been addressed,			
5	completed and documented?	x		
6	Is the fire alarm system in good repair and working properly?***	x		
7	Are the smoke and heat detectors inspected and cleaned on a regular basis?	x		
	Has the fire alarm system been commissioned and inspected by a certified person			
8	recently?	x		
9	Is the intercom in good repair and working properly?	x		
10	Is the computer network in good repair and working properly?	x		
11	Is there at least one computer drop in every classroom?	x		
12	Is the computer system battery backup working properly?	x		
	Is the air-conditioning in the MDF room independent and able to maintain temp in all			
13	seasons?	x		
14	Is the fire sprinkler system in good repair and free of any leaks?	x		
15	Are the system required inspections current? (list)	x		
	If the school has an energy management control system (EMCS), is it working			
16	properly?***	x		
***	Is the EMS software current?	x		
***	How many people are trained in the use of the EMS?		12	
***	Is the EMS controlled from a remote location?	yes		
***	Is the EMS controlled units timing changed on a regular basis?	yes		