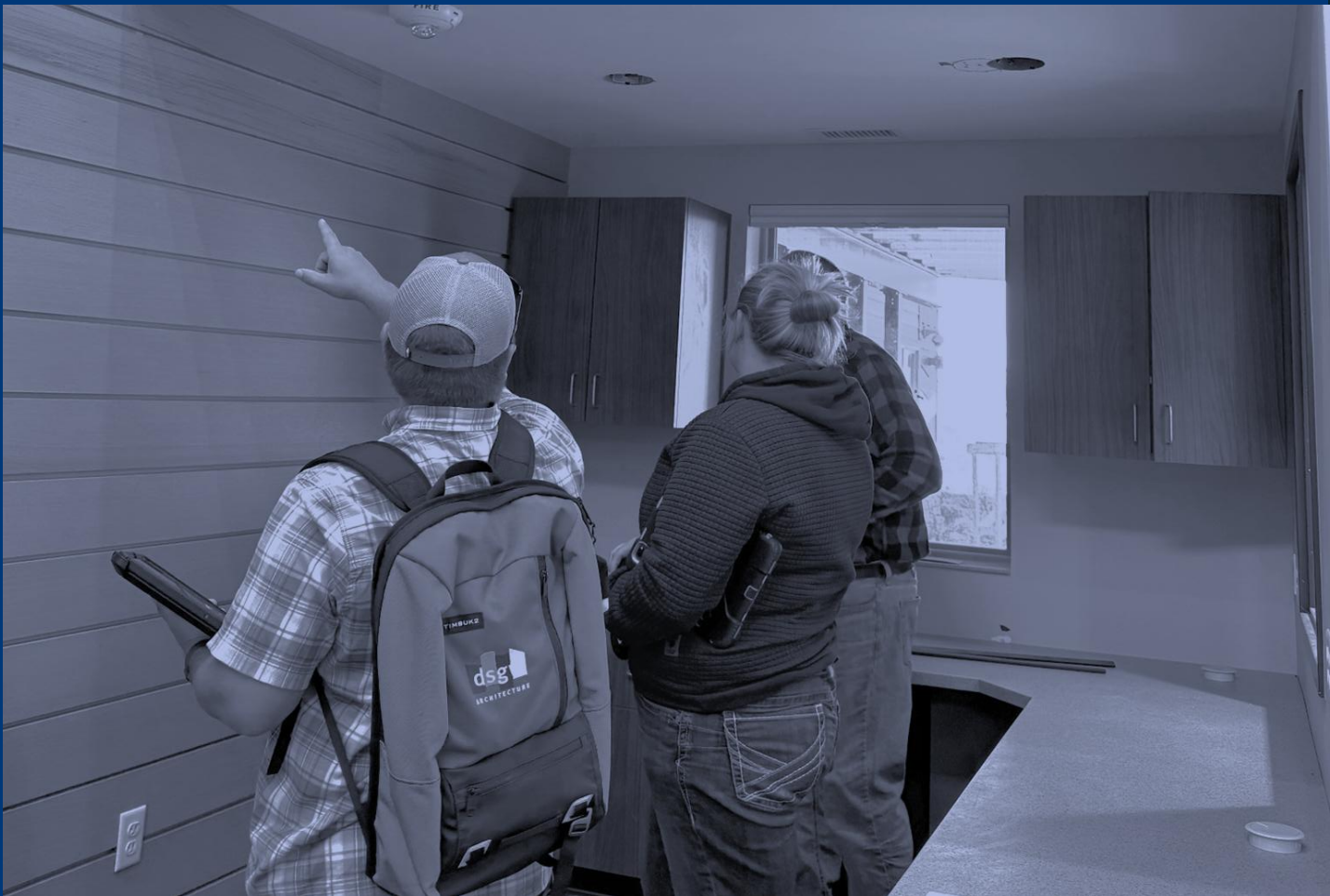


Webster Elementary School Facility Assessment



March 12, 2026

PREPARED BY DSGW ARCHITECTURE

WWW.DSGW.COM

PROJECT OVERVIEW

The purpose of this assessment is to document the condition of the Webster Elementary School building. This information provides the necessary data to enable the school district to make informed decisions regarding how to best allocate funds to address any repairs, upgrades, or replacements as part of the School District's long-range planning.

The Elementary School building is a roughly 46,000 square foot single-story masonry and metal stud building built in 1960 with an addition in 1994. Renovations were completed during the 2020/21 referendum work.

The scope of work following this narrative includes architectural elements (including interior finishes, accessibility, safety and security items, exterior envelope), structural elements (limited to visible items), mechanical, electrical, and plumbing elements (including specialized items like kilns, exhaust vents, etc.), and general site observations (limited due to snow cover at time of site inspection).

The assessment was performed during a full-day site visit on February 16, 2026 that included a full review of spaces and interviews with building maintenance staff. No existing construction drawings were available for review except for a small overall plan on an 8 ½" x 11" piece of paper.

There were limiting conditions and assumptions involved in this report. As previously mentioned, exterior site and roof inspection were limited due to snow cover.

Above-ceiling items were largely uninvestigated due to access limitations. Causes of some issues identified below are either unaddressed or assumed and would need further investigation to get a comprehensive understanding of these causes. Playgrounds and associated buildings and accessories were not investigated due to snow cover.

Summary: Overall, the building is showing significant signs of age and is in poor to fair condition but has been well maintained. Accessible features are mostly nonexistent, with few exceptions. Heating and Air conditioning is irregular in classrooms. Some classrooms receive no ventilation air or space cooling and have inoperable windows making the space uncomfortable on warm days. Exterior caulk joints are failing. Some exterior materials have deteriorated and are falling off the building. This could lead to further deterioration of the insulation, water barrier, and overall building envelope.

Assessors:

John Erickson, DSGW Architecture

Chris Kroeger, DSGW Architecture

Dan Sieben, KFI Engineers

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Becca Coleman, Miron Construction

01

ARCHITECTURAL & BUILDING INTERIOR ASSESSMENT

Flooring
Carpet
Carpet is of varying vintages ranging from critical to good condition. Broadloom areas are the worst with carpet tile areas being better.
VCT
VCT is overall in poor condition. It is cracking and various areas have been replaced. Newer tiles are a different color than the existing tiles. VCT in classrooms where traffic is more limited was in better condition.
Ceramic Tile
Restroom floor tile is mosaic tile and is in fair to good condition. Some tile base was missing. Kitchen and entry vestibule quarry tile is in fair condition, grout joints showing age due to dirt/staining.
Resilient Base
In few locations resilient base was separated from the wall. Suggest re-gluing to wall.



Broadloom carpet wear



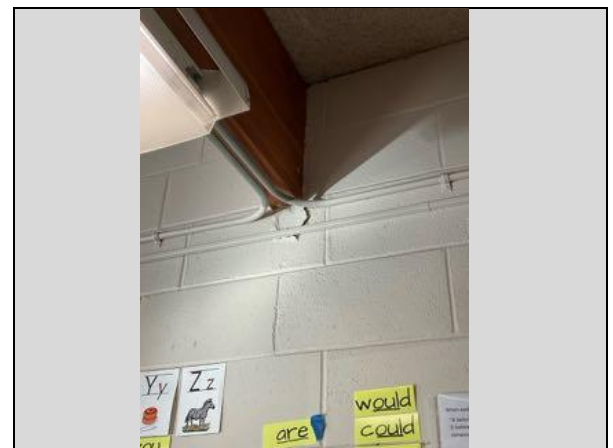
VCT cracking

Transitions
Transition strips between carpet and VCT had inconsistent seams.
Gym Floor
Overall, in fair condition, though it is showing age and is yellowing. Full sand and re-paint/seal is an option to refurbish the floor.

Walls
CMU
Interior concrete masonry walls are in fair condition. In classrooms with glulam beams, many instances of spalling were observed directly under the beam pockets. Paint observed suggests spalling is not a new issue. Minor cracking was also observed in some classrooms at wall corners. Major separation cracking was observed in the corner of the kindergarten addition, teacher informed us that cold air used to flow through crack until silicone was used to seal crack closed.
Acoustic wall panels
Acoustic panels above black and gray lockers have significant staining from an obvious water leak.



Inconsistent transition strip



CMU spalling below beam



Staining on acoustic wall panel

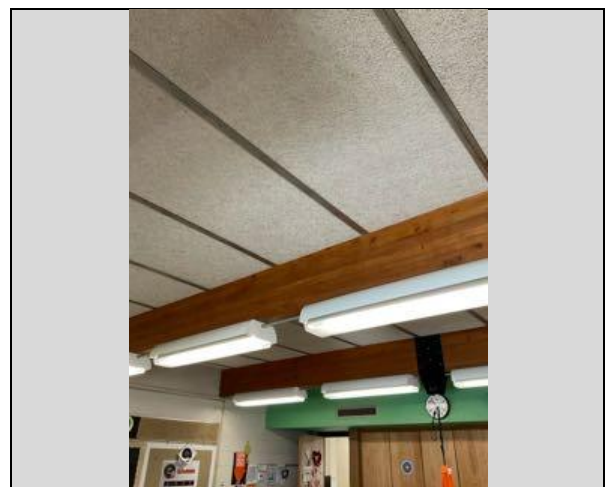
Ceilings
Acoustical Ceiling Tiles
Suspended acoustical ceiling tiles ranged from poor to good condition, depending on location. Tiles appeared to have been replaced periodically with varying styles/brands of ceiling tile leading to a mismatched patchwork of tiles in some locations. Some ceiling tiles are sagging. Sagging can be a result of age and humid conditions.
Concealed Spline Ceiling Tile
Concealed spline ceiling tiles in the hallway link outside the kindergarten looked like it could potentially contain asbestos. Recommend testing.
Acoustic Ceiling Material
In classrooms and cafeteria with glulam beams, the ceilings were covered in an acoustic material like Tectum and were in fair condition.



Typical water damage and sagging of acoustical tiles.



Concealed spline ceiling tiles.

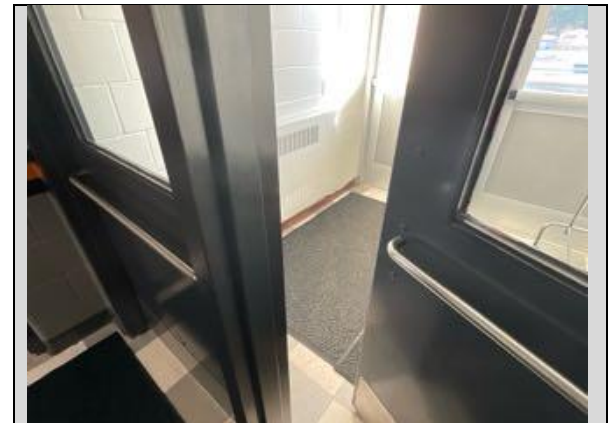


Acoustical ceiling panels

Doors & Hardware
Wood Doors
Wood doors show varying amounts of wear. Some are severely worn but appear to be in good operating condition. Some doors have wood frames, but most have hollow metal frames.
Hollow Metal Doors
Hollow metal doors at interior vestibules are in good condition.
Operable partitions
"Interventionist" room: Operable partition is in poor condition and was misaligned. A teacher noted it was not very secure from tipping over. Superficial damage was observed. Operable partition in "Special Ed"/"Connections" is in good condition.



Worn wood door with wood door frame.

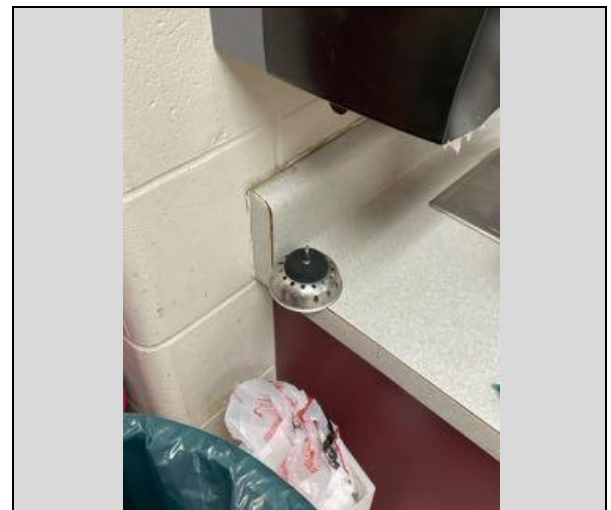


Hollow metal doors.



Operable partition not aligning.

Casework
Plastic Laminate Counters
Overall in fair to poor condition. Delamination observed in many locations.
Plastic Laminate Cabinets
Some more recently installed cabinets are in fair to good condition. Others that appear older are in poor condition.
Wood Cabinets
Wood cabinets in some of the old classrooms appear to have been renovated with new subframes and doors. Some doors did not fully close and none had door pulls



Delaminating plastic laminate.



Casework in good condition.



Wood casework with new doors – no handles.

Lockers
Solid Gray Lockers
Solid Gray metal lockers are in poor condition showing a lot of rust and dents.
Gray and Black Lockers
Gray and black metal lockers are in fair condition showing some superficial wear.

Restroom partitions
Partitions
Restroom partitions are metal and in fair condition.

Gym Equipment
Gym Bleachers
Gym bleachers are aging and do not have accessibility. Operation was not observed
Gym crash pads
Gymnasium wall pads are well worn, have holes, and are in poor condition.



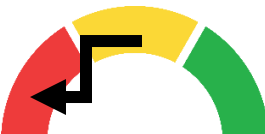
Damaged lockers



Wood gym bleachers.



Worn crash pads.

Recap	
Flooring: Carpet - Broadloom	
Overall Condition 	Urgency 
Flooring: Carpet Tile	
Overall Condition 	Urgency 
Flooring: VCT	
Overall Condition 	Urgency 
Flooring: Ceramic Tile	
Overall Condition 	Urgency 
Flooring: Resilient Base	
Overall Condition 	Urgency 
Flooring: Gym Floor	
Overall Condition 	Urgency 
Walls: CMU	
Overall Condition 	Urgency 

(continued next page)

Walls: Acoustic Panel	
Overall Condition 	Urgency 
Ceilings: ACT	
Overall Condition 	Urgency 
Ceilings: Concealed Spline	
Overall Condition 	Urgency 
Ceilings: Acoustic Panels	
Overall Condition 	Urgency 
Doors	
Overall Condition 	Urgency 
Casework	
Overall Condition 	Urgency 
Restroom Partitions	
Overall Condition 	Urgency 

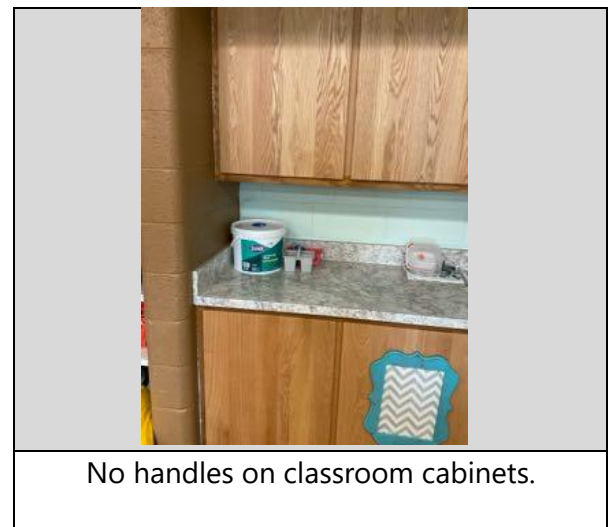
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Lockers	
Overall Condition 	Urgency 
Bleachers:	
Overall Condition 	Urgency 
Gym Crash Pads:	
Overall Condition 	Urgency 

02

ACCESSIBILITY AND CODE

Accessibility
Casework
New wood doors on old casework do not have handles.
Accessible restrooms
Accessible stalls in all restrooms, including single-user restrooms (except most recently renovated) are inadequately sized.
Drinking fountains
Drinking fountains in gym are not accessible.



Code Assessment
Sprinklers
When originally constructed, the building code did not require fire sprinklers. However, in the current code, fire sprinklers or fire area compartmentalization (areas separated by fire walls) are required for an educational (E Occupancy) building of this size and construction type. This building does not have sprinklers. Due to unavailable existing drawings, it could not be determined what construction type this building is or if any building compartmentalization exists. It is worth consideration that future additions or certain renovations may require adding a sprinkler system.
Signage
No accessible signage was observed.



Non-accessible drinking fountains.

03

EXTERIOR ENVELOPE

Roof System
Roof Membrane
According to an estimate from North Central Insulation provided by building maintenance, during the 2025 roofing season, existing ballast was removed from the roof, and roof membrane was washed. An assessment of the insulation was done via thermal or mechanical scanning, the results of which were not provided to us. They then applied a silicone/granule mixture to add a layer of protection to the roof. North Central Insulation then provided a 10-year system warranty. It appeared that slope to drains was inconsistent, and minimal pooling water was observed.
Drains
The drains not covered by snow appeared to be clear and sloped appropriately.

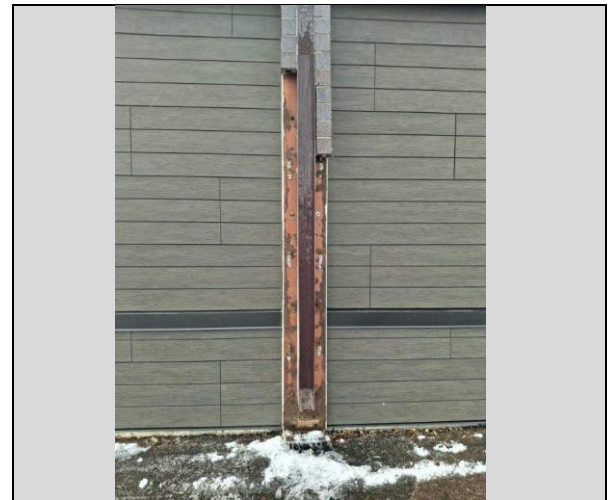
Small pools of water due to inconsistent sloping to drains.



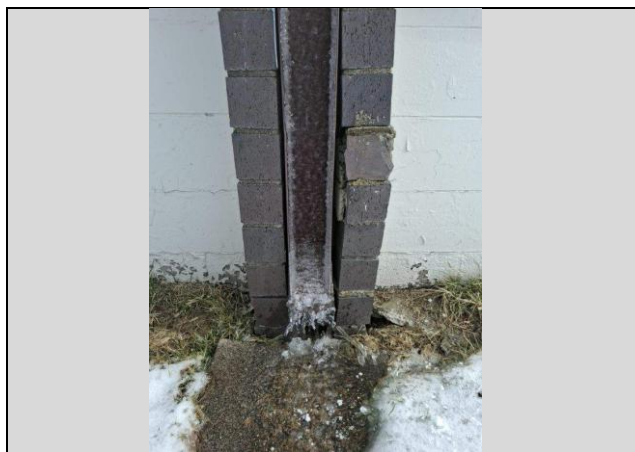
Exterior Walls	
Sealant	
All exterior sealant is in poor to critical condition and needs replacement in the next 6 months.	
Masonry	
Some efflorescence was observed in the brick as a result of water getting behind the brick. Immediate causes appear to be severely deteriorated sealant joints. Brick at inset downspouts is severely deteriorated and, in some locations, completely dislodged or missing. This is due to poor downspout design allowing water around and behind the brick. Masonry at the bottom of surface mounted downspouts is deteriorating due to poor drainage away from the wall, frequent splashing and freeze/thaw cycles. At entry and other locations where salting has occurred, concrete block at the sidewalk has deteriorated.	
Fiber Cement Siding	
Fiber cement siding was installed during the last 2021 referendum and is in good condition.	



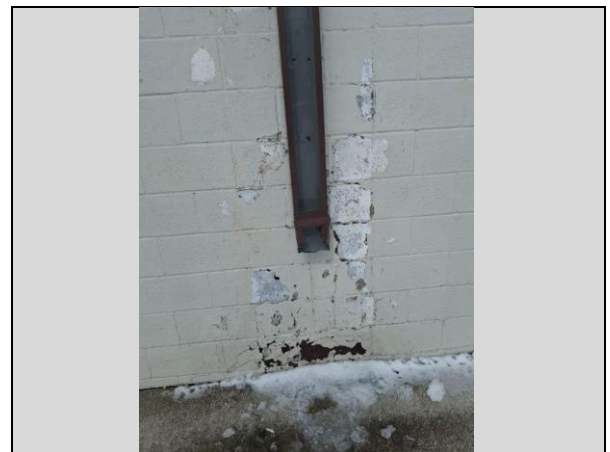
Typical sealant joint failure at windows



Fully dislodged brick, rusting steel gutter and brick anchors.



Brick crumbling and getting dislodged from freeze/thaw cycles.



Water damage to CMU below gutter

Exterior Doors
Aluminum Doors
Aluminum exterior doors are in fair to good condition.
Hollow Metal Doors
Hollow metal exterior doors are in fair condition with paint falling off at the bottom of the door.



Hollow metal doors – paint peeling at the bottom.

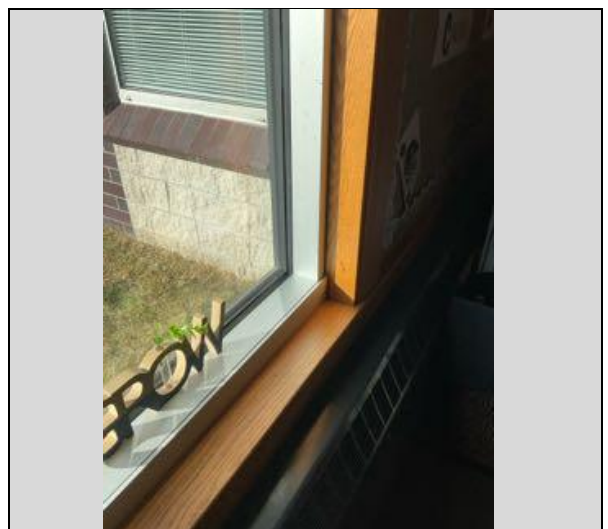
Exterior Windows
Operable Aluminum Windows
Aluminum dual-pane windows are in fair to good condition overall. Exterior perimeter sealant is in immediate need of replacement.
Inoperable Aluminum Windows
Inoperable aluminum windows are in good condition and were installed as part of the 2021 work.
Wood Windows
Exterior wood windows are in poor to fair condition showing deterioration from repeated condensation.



Operable aluminum windows with integral blinds.



Wood window



Newer inoperable aluminum windows.

Recap	
Roof Membrane	
Overall Condition 	Urgency 
Exterior Walls: Sealants	
Overall Condition 	Urgency 
Exterior Walls: Masonry	
Overall Condition 	Urgency 
Exterior Walls: Fiber Cement	
Overall Condition 	Urgency 
Exterior Doors: Aluminum	
Overall Condition 	Urgency 
Exterior Doors: Hollow Metal	
Overall Condition 	Urgency 

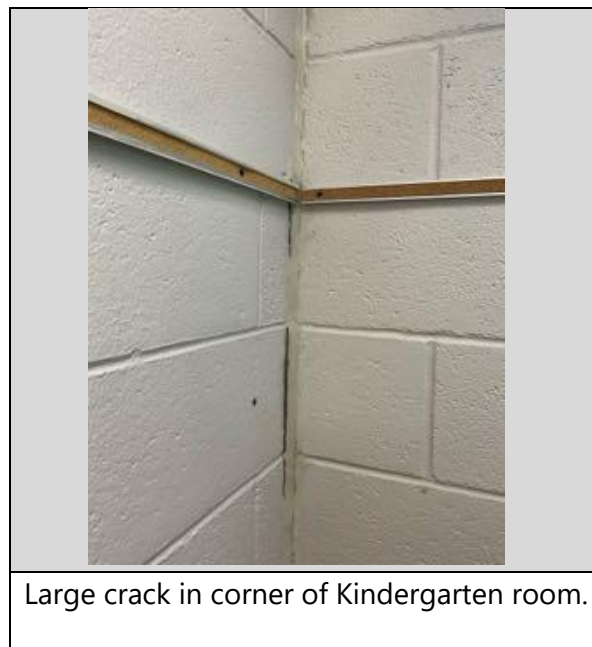
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Exterior Windows - Aluminum	
Overall Condition 	Urgency 
Exterior Windows - Wood	
Overall Condition 	Urgency 

04

FOUNDATION & STRUCTURAL SYSTEMS

- No major settlement was observed. Initial differential settlement of the kindergarten addition is likely the reason for the large crack in the corner of the kindergarten room.
- Interior floor slabs appear to shift periodically contributing to cracks and failure of the VCT.



05

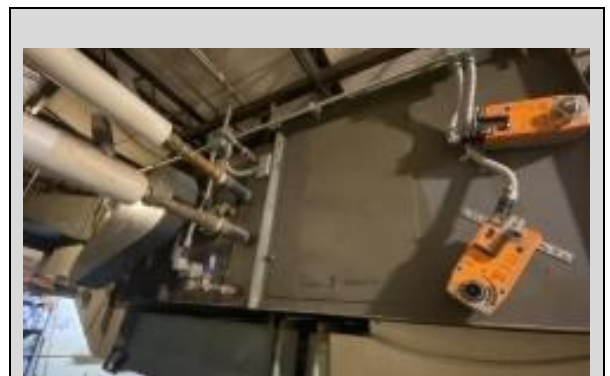
MECHANICAL, ELECTRICAL, AND PLUMBING (MEP) SYSTEMS

- SEE APPENDIX A FOR ENGINEER'S EXPORTED MEP ASSESSMENT REPORT.

HVAC Systems (Heating Ventilation and Air Conditioning)	
Air Handling Units	
Equipment is generally in poor condition and beyond its useful life based on ASHRAE recommendations.	
Rooftop Air Handling Units	
Equipment is generally in fair condition and there are no reported current maintenance requirements, and no failures.	
Boilers and Hydronic Pumps	
Equipment is generally in fair condition and there are no reported current maintenance requirements, and no failures.	
Condensing Unit	
Equipment is generally in fair condition and there are no reported current maintenance requirements, and no failures. Reports indicate the unit short cycles (frequently energized for short periods) typically this is a result of excess cooling capacity in relation to cooling load at the air handler.	
Exhaust Fans	
Equipment is generally in fair condition and all fans are operating. It was reported that when a fan fails, they are replaced as soon as practicable.	



Aged mechanical equipment



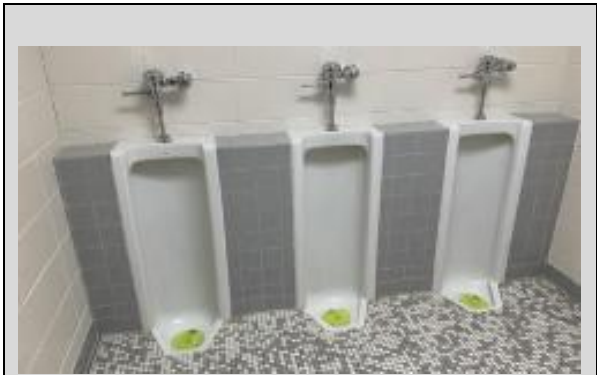
Boiler

Electrical Systems
Electrical Systems and Power Distribution
Panelboards and primary service equipment serving the building addition and remodeled areas are in fair condition with no reported failures or repairs needed. Panelboards serving areas that are not remodeled are in poor condition.
Lighting Systems
Light fixtures are in fair condition in the building addition and remodeled areas. In spaces and rooms that were not remodeled the lighting is in poor condition.



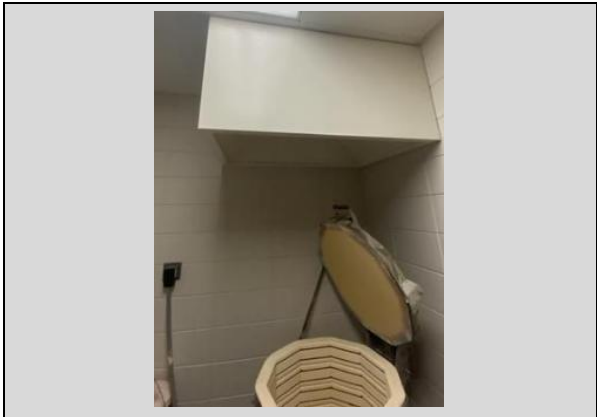
Various aged electrical panels

Plumbing Systems and Fixtures
Water Heaters and Recirculating Pumps
Water heaters and recirculating pumps appear to be in fair condition with no reported failures or repairs needed.
Plumbing Fixtures
Plumbing fixtures, flush valves and faucets in building addition and remodeled areas are in fair condition. Plumbing fixtures in spaces and rooms that were not remodeled are in poor condition.



Floor mounted urinals

Specialized Equipment
Building Automation and Controls
The building does not have a central control system. HVAC systems are locally controlled.
Kiln
Kiln was not observed in operation. Superficially the kiln and exhaust system appeared to be in good condition.



Kiln and Exhaust hood

Recap	
HVAC	
Overall Condition 	Urgency 
Electrical Systems	
Overall Condition 	Urgency 
Lighting Systems	
Overall Condition 	Urgency 
Plumbing Systems and Features	
Overall Condition 	Urgency 
Specialized Mechanical Equipment	
Overall Condition 	Urgency 

06

SITE & GROUNDS ASSESSMENT

- Parking lots, walkways, curb cuts
 - Parking lot asphalt is in fair condition. Regular maintenance will prolong its life.
 - Curbs and sidewalks at the entry were in fair condition.
 - Stoop concrete at the exit between art and music has a large chunk missing.
- Site safety and accessibility
 - Site is easily accessed via vehicular or pedestrian travel.
 - Playground and yard area is fenced with four foot high chain link.
 - Trees along street should be trimmed up to 6' to allow better visibility and security.
- Site lighting was not observed due to visit during daylight hours.

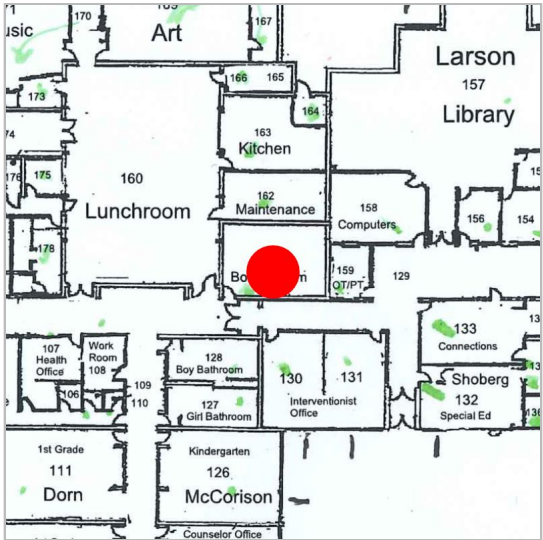
APPENDIX A

Issue detail

#64: M&E



Status	Open
Type	EC Design > Existing Condition



Standard fields

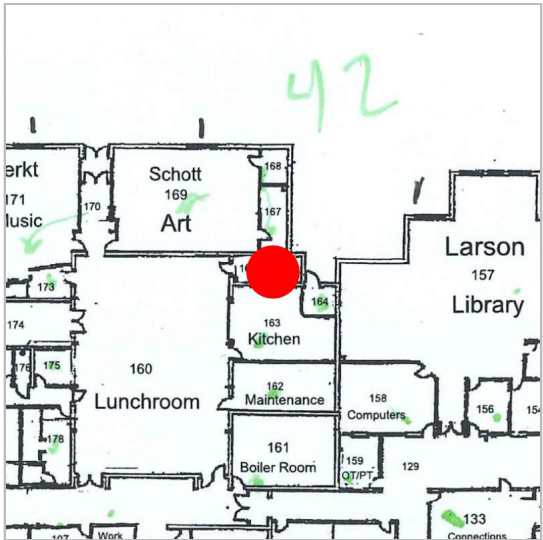
Description	Poor panels, good boilers and WHs
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

Issue detail

#65: Electric service



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Good condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (6)



IMG_6812
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Taken on Feb 16, 2026, 2:42 PM CST
Added on Feb 16, 2026, 2:53 PM CST
Added by Daniel Sieben



IMG_6810
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Added on Feb 16, 2026, 2:53 PM CST
Added by Daniel Sieben



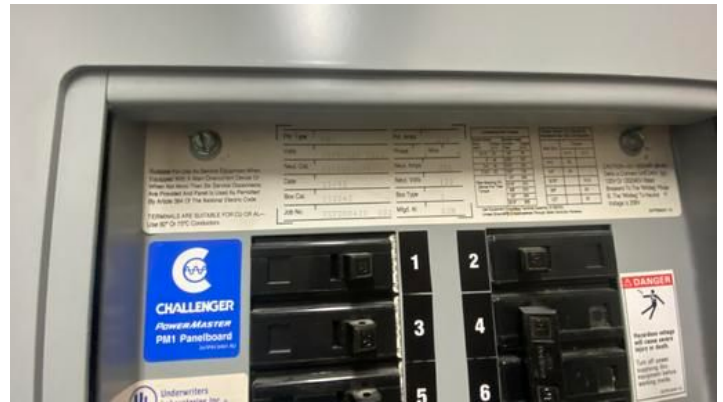
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Added by Daniel Sieben



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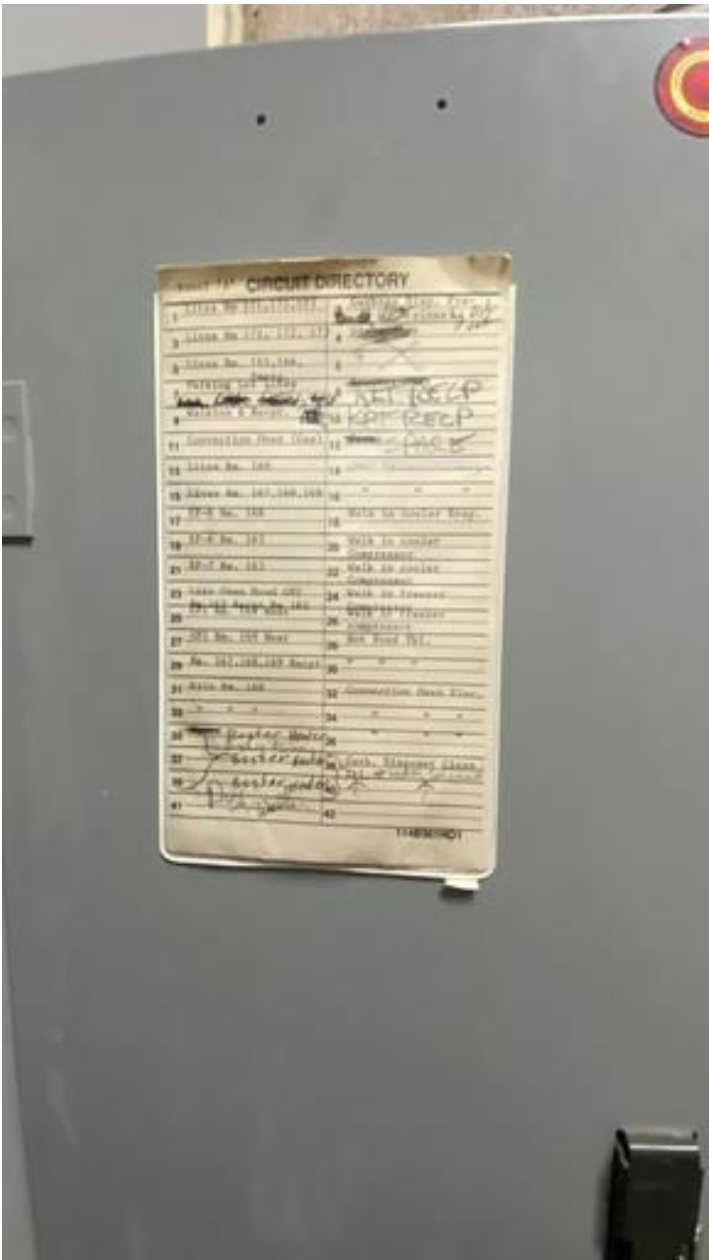
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Added by Daniel Sieben



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Added by Daniel Sieben



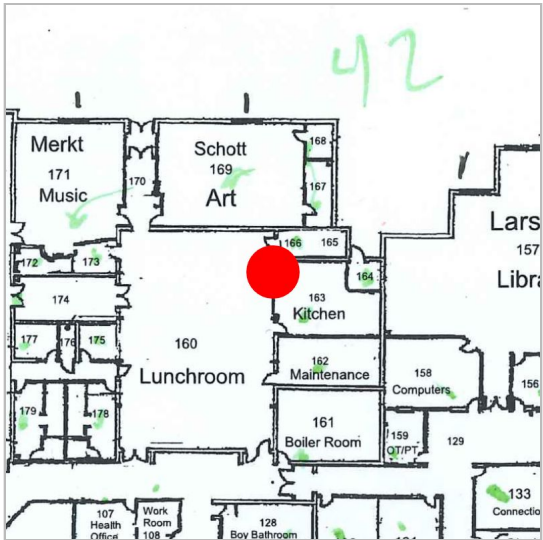
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Added by Daniel Sieben

Issue detail

#66: Panel



Status	Open
Type	EC Design > Existing Condition

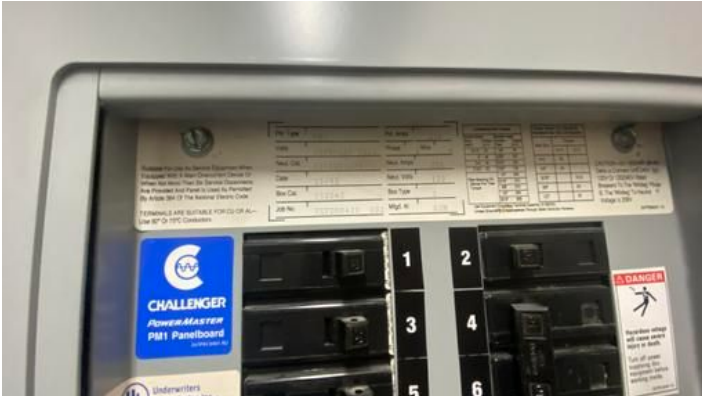


Standard fields

Description	Poor condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (2)



[IMG_6815](#)

Added as Reference

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Added on Feb 16, 2026, 2:53 PM CST

Added by Daniel Sieben



[IMG_6816](#)

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Added on Feb 16, 2026, 2:53 PM CST

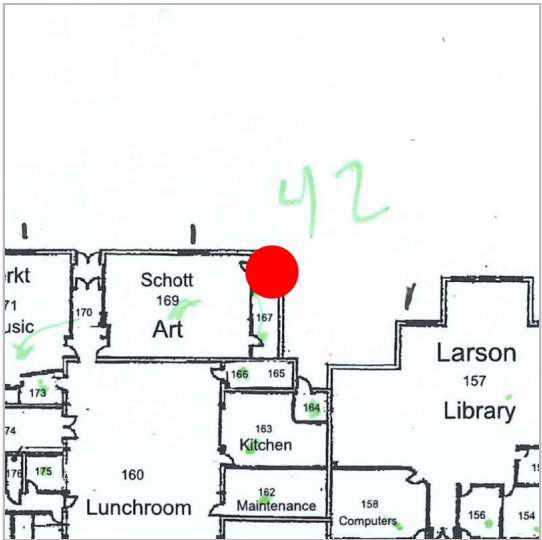
Added by Daniel Sieben

Issue detail

#67: Kiln



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Good condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (2)



[IMG_6818](#)

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Added on Feb 16, 2026, 2:54 PM CST

Added by Daniel Sieben



[IMG_6817](#)

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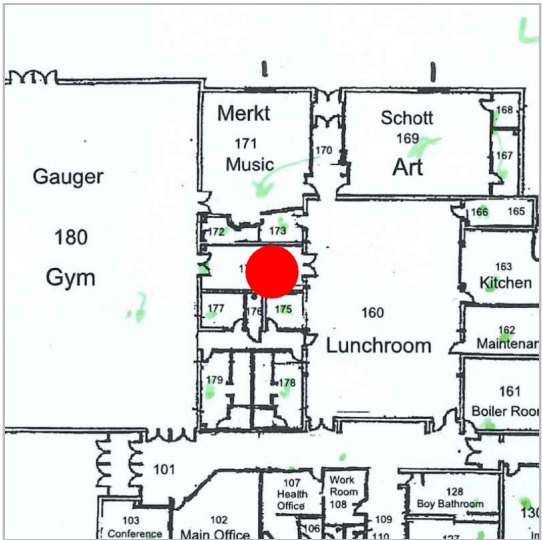
Added by Daniel Sieben

Issue detail

#68: Panel



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Fair condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (4)



[IMG_6822](#)

Added as Reference

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Added on Feb 16, 2026, 2:58 PM CST

Added by Daniel Sieben



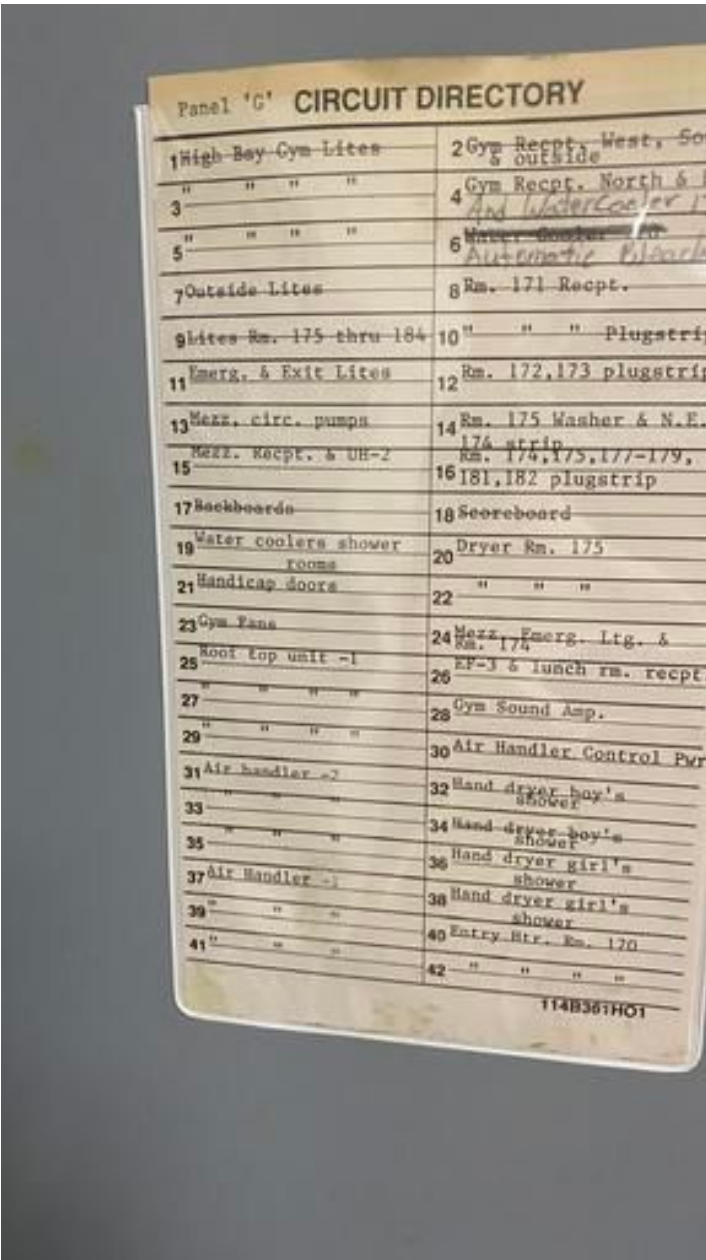
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Added on Feb 16, 2026, 2:58 PM CST

Added by Daniel Sieben



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Added as Reference

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Added on Feb 16, 2026, 2:58 PM CST

Added by Daniel Sieben



IMG_6820

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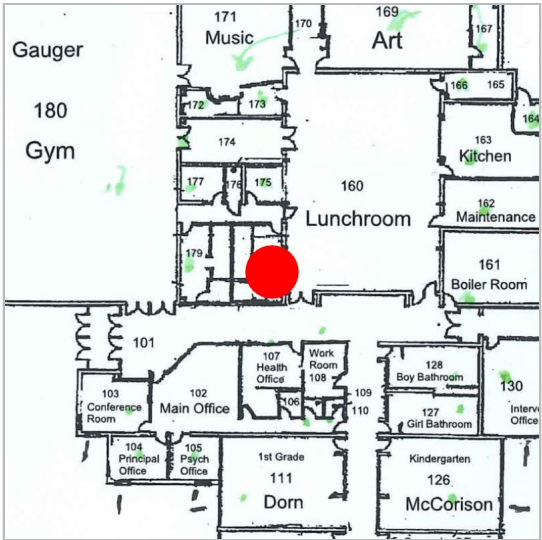
Added by Daniel Sieben

Issue detail

#69: Locker



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Fair condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (5)



[IMG_6826](#)

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Taken on Feb 16, 2026, 2:59 PM CST

Added on Feb 16, 2026, 3:00 PM CST

Added by Daniel Sieben



[IMG_6828](#)

Added as Reference

Taken on Feb 16, 2026, 2:59 PM CST

Added on Feb 16, 2026, 3:00 PM CST

Added by Daniel Sieben

[IMG_6824](#)

Added as Reference

Taken on Feb 16, 2026, 2:59 PM CST

Added on Feb 16, 2026, 3:00 PM CST

Added by Daniel Sieben

[IMG_6825](#)

Added as Reference

Taken on Feb 16, 2026, 2:59 PM CST

Added on Feb 16, 2026, 3:01 PM CST

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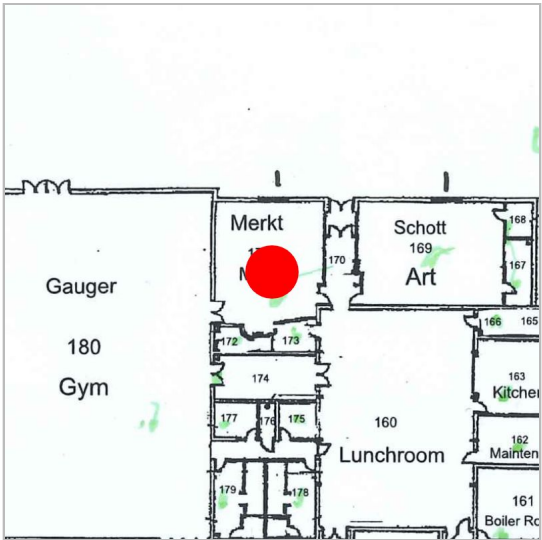
Added by Daniel Sieben

Issue detail

#70: Mechanical Mezz



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Poor condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (6)



[IMG_6831](#)

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Added on Feb 16, 2026, 3:03 PM CST

Added by Daniel Sieben



[IMG_6829](#)

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Added by Daniel Sieben



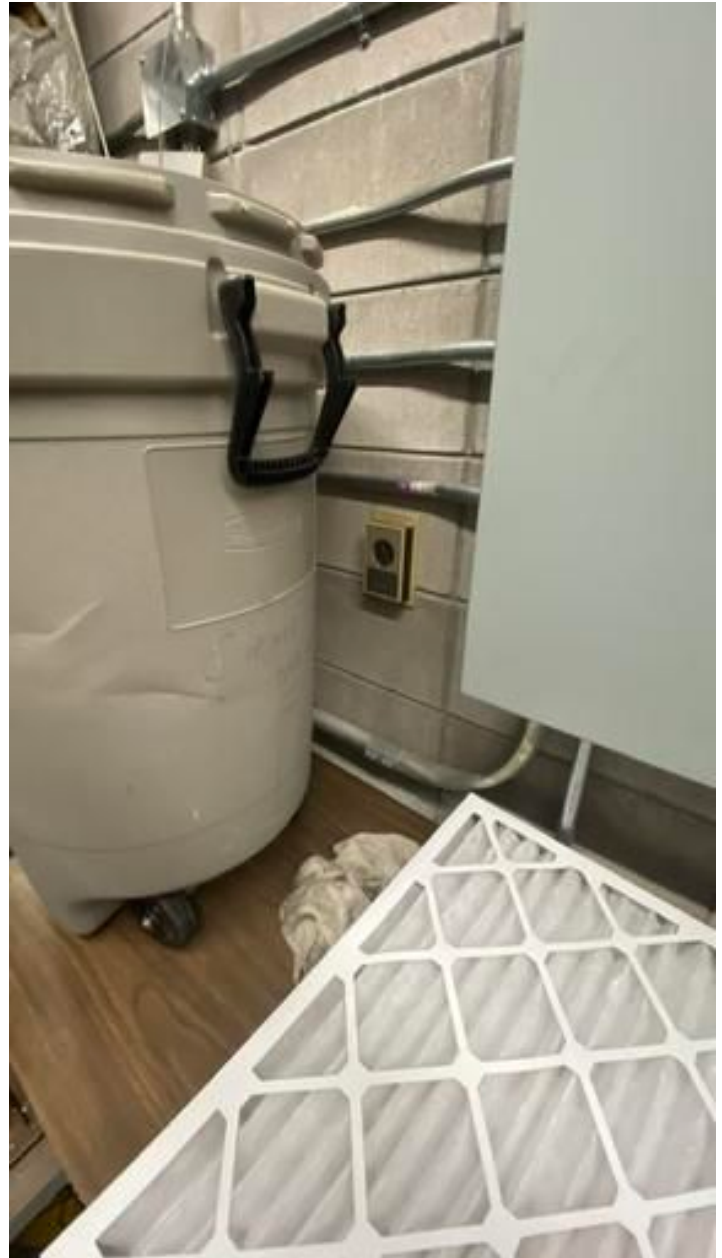
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Added on Feb 16, 2026, 3:04 PM CST

Added by Daniel Sieben



[IMG_6834](#)

Added as Reference

Taken on Feb 16, 2026, 3:02 PM CST

Added on Feb 16, 2026, 3:04 PM CST

Added by Daniel Sieben

[IMG_6830](#)

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Taken on Feb 16, 2026, 3:01 PM CST

Added on Feb 16, 2026, 3:04 PM CST

Added by Daniel Sieben

[IMG_6833](#)

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Taken on Feb 16, 2026, 3:02 PM CST

Added on Feb 16, 2026, 3:04 PM CST

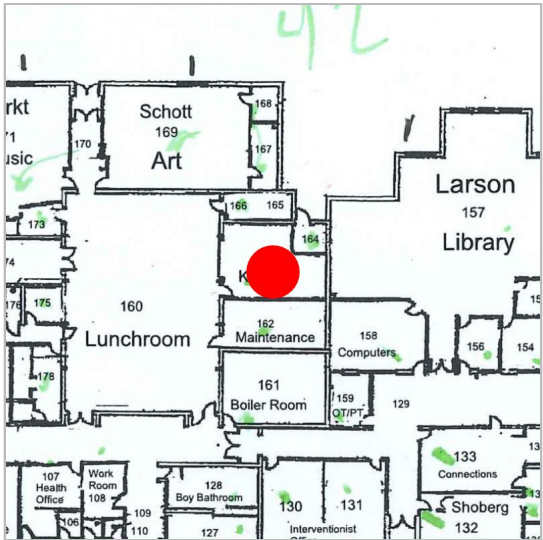
Added by Daniel Sieben

Issue detail

#71: Kitchen



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Fair condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (10)



[IMG_6840](#)

Added as Reference

Taken on Feb 16, 2026, 3:05 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben



[IMG_6838](#)

Added as Reference

Taken on Feb 16, 2026, 3:04 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben



[IMG_6836](#)

Added as Reference

Taken on Feb 16, 2026, 3:04 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben



[IMG_6841](#)

Added as Reference

Taken on Feb 16, 2026, 3:05 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben

[IMG_6839](#)

Added as Reference

Taken on Feb 16, 2026, 3:04 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben

[IMG_6835](#)

Added as Reference

Taken on Feb 16, 2026, 3:04 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben



[IMG_6837](#)

Added as Reference

Taken on Feb 16, 2026, 3:04 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben



[IMG_6842](#)

Added as Reference

Taken on Feb 16, 2026, 3:05 PM CST

Added on Feb 16, 2026, 3:06 PM CST

Added by Daniel Sieben

[IMG_6843](#)

Added as Reference

Taken on Feb 16, 2026, 3:06 PM CST

Added on Feb 16, 2026, 3:07 PM CST

Added by Daniel Sieben

[IMG_6844](#)

Added as Reference

Taken on Feb 16, 2026, 3:06 PM CST

Added on Feb 16, 2026, 3:07 PM CST

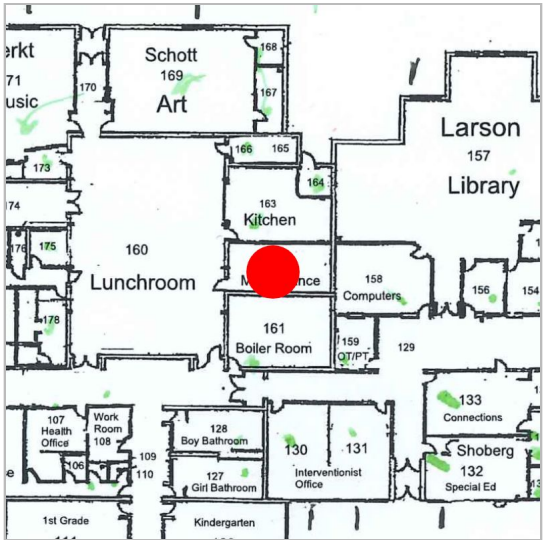
Added by Daniel Sieben

Issue detail

#72: AHU



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Poor condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (4)



[IMG_6846](#)

Added as Reference

Taken on Feb 16, 2026, 3:07 PM CST

Added on Feb 16, 2026, 3:09 PM CST

Added by Daniel Sieben



[IMG_6845](#)

Added as Reference

Taken on Feb 16, 2026, 3:07 PM CST

Added on Feb 16, 2026, 3:09 PM CST

Added by Daniel Sieben

[IMG_6847](#)

Added as Reference

Taken on Feb 16, 2026, 3:08 PM CST

Added on Feb 16, 2026, 3:09 PM CST

Added by Daniel Sieben

[IMG_6848](#)

Added as Reference

Taken on Feb 16, 2026, 3:08 PM CST

Added on Feb 16, 2026, 3:09 PM CST

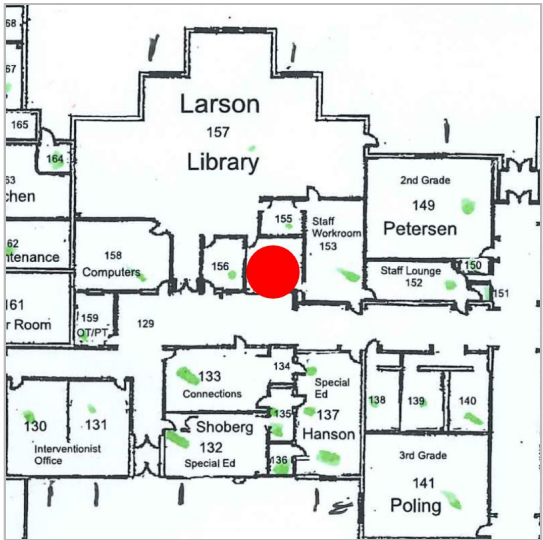
Added by Daniel Sieben

Issue detail

#73: Panel



Status	Open
Type	EC Design > Existing Condition



Standard fields

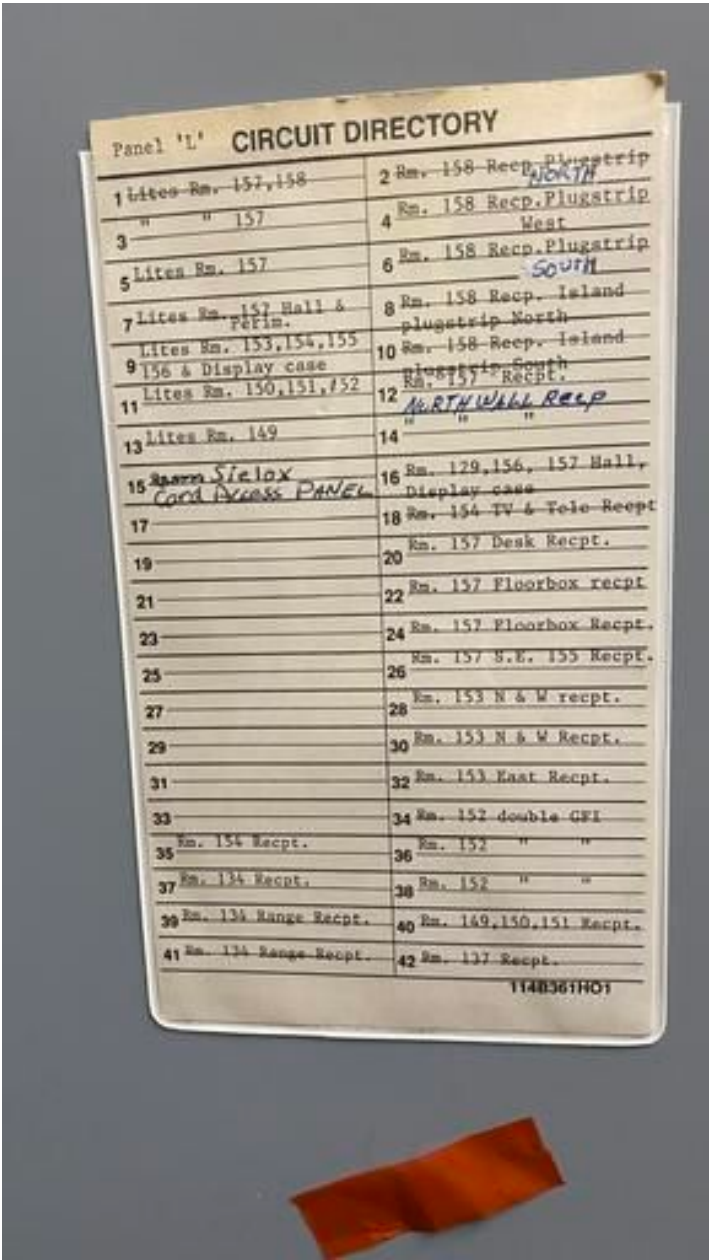
Description	Fair
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

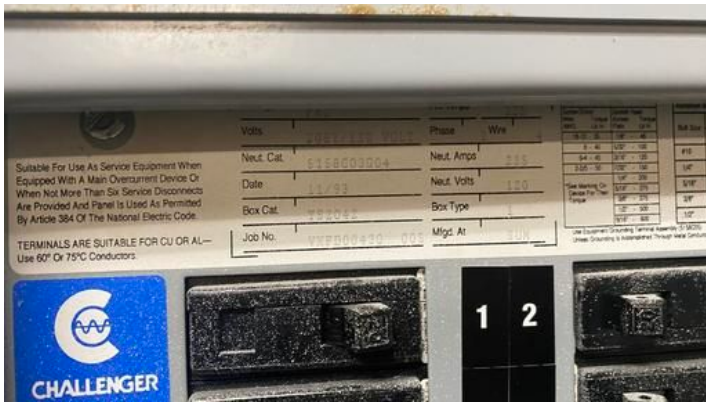
Photos (4)



IMG_6849
Added as Reference
Taken on Feb 16, 2026, 3:10 PM CST
Added on Feb 16, 2026, 3:11 PM CST
Added by Daniel Sieben



IMG_6852
Added as Reference
Taken on Feb 16, 2026, 3:10 PM CST
Added on Feb 16, 2026, 3:11 PM CST
Added by Daniel Sieben



IMG_6851

Added as Reference

Taken on Feb 16, 2026, 3:10 PM CST

Added on Feb 16, 2026, 3:11 PM CST

Added by Daniel Sieben



IMG_6850

Added as Reference

Taken on Feb 16, 2026, 3:10 PM CST

Added on Feb 16, 2026, 3:11 PM CST

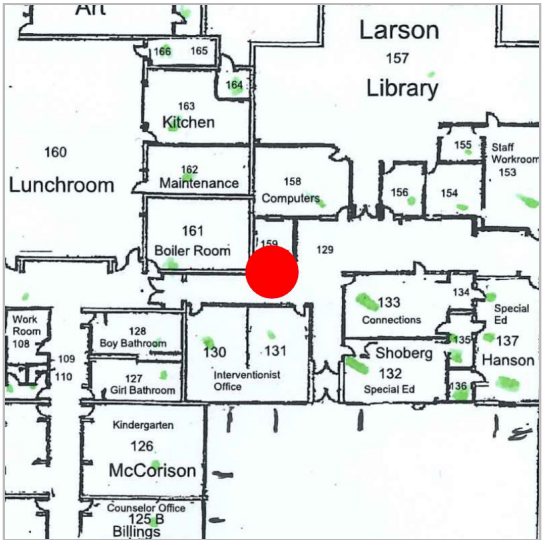
Added by Daniel Sieben

Issue detail

#74: Panel



Status	Open
Type	EC Design > Existing Condition

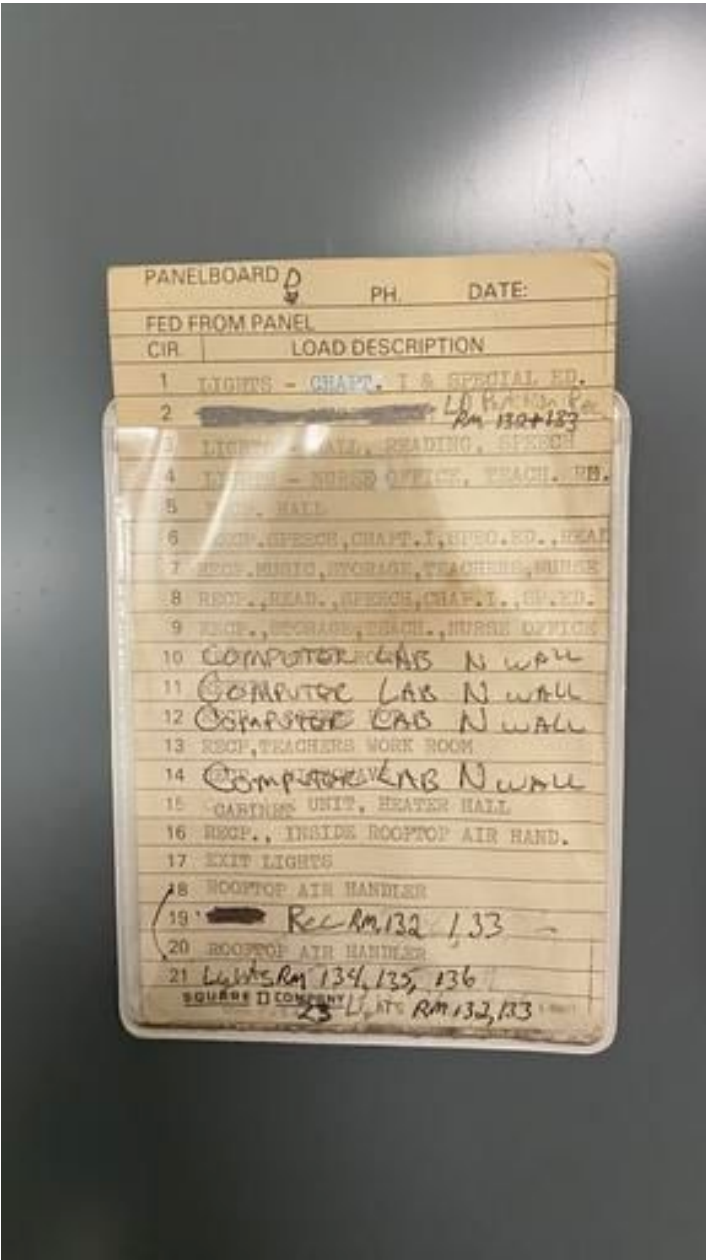


Standard fields

Description	—
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (3)



IMG_6855

Added as Reference
Taken on Feb 16, 2026, 3:12 PM CST
Added on Feb 16, 2026, 3:13 PM CST
Added by Daniel Sieben



IMG_6853

Added as Reference
Taken on Feb 16, 2026, 3:12 PM CST
Added on Feb 16, 2026, 3:13 PM CST
Added by Daniel Sieben



[IMG_6854](#)

Added as Reference

Taken on Feb 16, 2026, 3:12 PM CST

Added on Feb 16, 2026, 3:13 PM CST

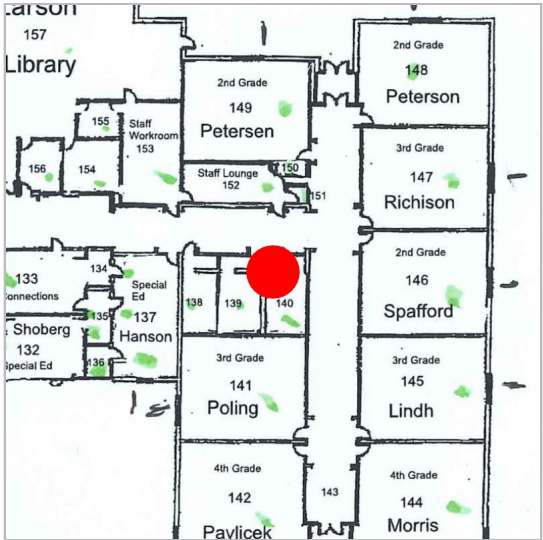
Added by Daniel Sieben

Issue detail

#75: Fixtures



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Good condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (5)



[IMG_6858](#)

Added as Reference

Taken on Feb 16, 2026, 3:13 PM CST

Added on Feb 16, 2026, 3:16 PM CST

Added by Daniel Sieben



[IMG_6856](#)

Added as Reference

Taken on Feb 16, 2026, 3:13 PM CST

Added on Feb 16, 2026, 3:17 PM CST

Added by Daniel Sieben



[IMG_6860](#)

Added as Reference

Taken on Feb 16, 2026, 3:14 PM CST

Added on Feb 16, 2026, 3:17 PM CST

Added by Daniel Sieben



[IMG_6857](#)

Added as Reference

Taken on Feb 16, 2026, 3:13 PM CST

Added on Feb 16, 2026, 3:17 PM CST

Added by Daniel Sieben



[IMG_6859](#)

Added as Reference

Taken on Feb 16, 2026, 3:14 PM CST

Added on Feb 16, 2026, 3:17 PM CST

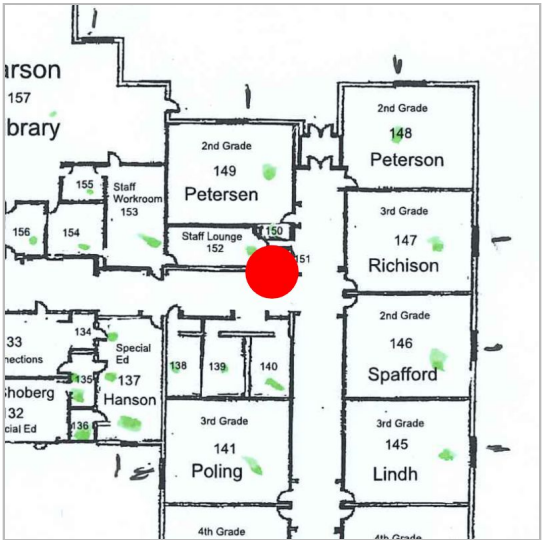
Added by Daniel Sieben

Issue detail

#76: Fixtures



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Good condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (3)



[IMG_6861](#)

Added as Reference

Taken on Feb 16, 2026, 3:16 PM CST

Added on Feb 16, 2026, 3:17 PM CST

Added by Daniel Sieben



[IMG_6862](#)

Added as Reference

Taken on Feb 16, 2026, 3:16 PM CST

Added on Feb 16, 2026, 3:17 PM CST

Added by Daniel Sieben



[IMG_6863](#)

Added as Reference

Taken on Feb 16, 2026, 3:16 PM CST

Added on Feb 16, 2026, 3:18 PM CST

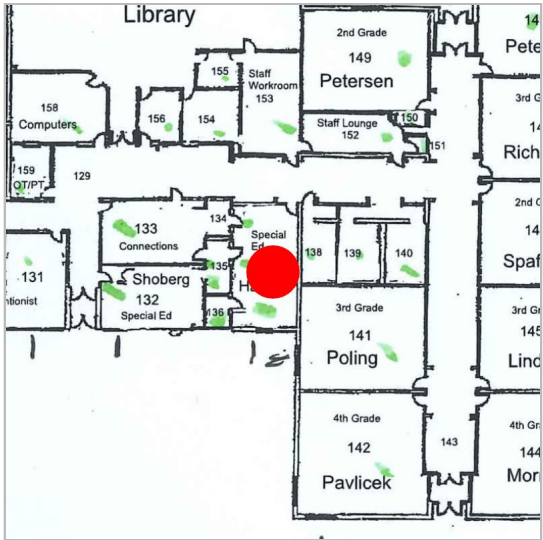
Added by Daniel Sieben

Issue detail

#77: Mech Mezz



Status	Open
Type	EC Design > Existing Condition



Standard fields	
Description	Poor condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (6)



[IMG_6868](#)

Added as Reference

Taken on Feb 16, 2026, 3:21 PM CST

Added on Feb 16, 2026, 3:23 PM CST

Added by Daniel Sieben



[IMG_6869](#)

Added as Reference

Taken on Feb 16, 2026, 3:21 PM CST

Added on Feb 16, 2026, 3:24 PM CST

Added by Daniel Sieben



[IMG_6871](#)

Added as Reference

Taken on Feb 16, 2026, 3:22 PM CST

Added on Feb 16, 2026, 3:24 PM CST

Added by Daniel Sieben



[IMG_6870](#)

Added as Reference

Taken on Feb 16, 2026, 3:22 PM CST

Added on Feb 16, 2026, 3:24 PM CST

Added by Daniel Sieben

[IMG_6872](#)

Added as Reference

Taken on Feb 16, 2026, 3:22 PM CST

Added on Feb 16, 2026, 3:24 PM CST

Added by Daniel Sieben

[IMG_6873](#)

Added as Reference

Taken on Feb 16, 2026, 3:22 PM CST

Added on Feb 16, 2026, 3:24 PM CST

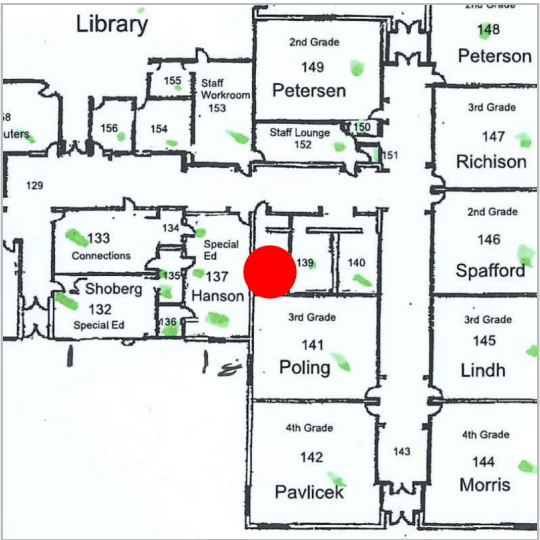
Added by Daniel Sieben

Issue detail

#78: CU



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	—
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 16, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (2)



[IMG_6875](#)

Added as Reference

Taken on Feb 16, 2026, 3:24 PM CST

Added on Feb 16, 2026, 3:26 PM CST

Added by Daniel Sieben



[IMG_6874](#)

Added as Reference

Taken on Feb 16, 2026, 3:24 PM CST

Added on Feb 16, 2026, 3:26 PM CST

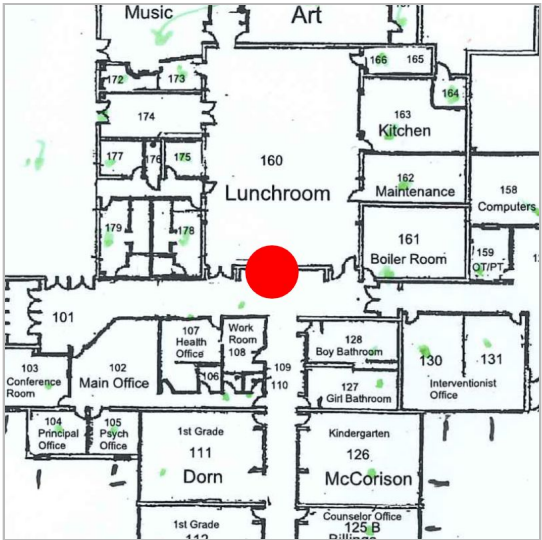
Added by Daniel Sieben

Issue detail

#79: AHU



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Poor condition, poor access, heating only, no ventilation
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 17, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (8)



[IMG_6895](#)

Added as Reference

Taken on Feb 16, 2026, 3:38 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben



[IMG_6896](#)

Added as Reference

Taken on Feb 16, 2026, 3:38 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben

[IMG_6897](#)

Added as Reference

Taken on Feb 16, 2026, 3:38 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben

[IMG_6899](#)

Added as Reference

Taken on Feb 16, 2026, 3:38 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben



[IMG_6898](#)

Added as Reference

Taken on Feb 16, 2026, 3:38 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben



[IMG_6894](#)

Added as Reference

Taken on Feb 16, 2026, 3:37 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben

[IMG_6893](#)

Added as Reference

Taken on Feb 16, 2026, 3:37 PM CST

Added on Feb 17, 2026, 10:18 AM CST

Added by Daniel Sieben

[IMG_6892](#)

Added as Reference

Taken on Feb 16, 2026, 3:37 PM CST

Added on Feb 17, 2026, 10:19 AM CST

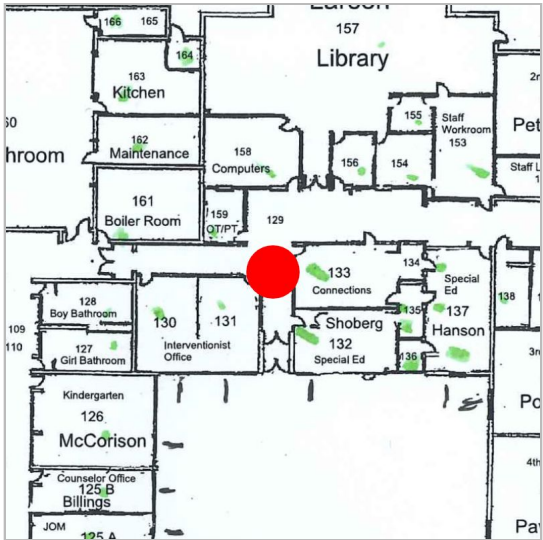
Added by Daniel Sieben

Issue detail

#80: Roof Equipment



Status	Open
Type	EC Design > Existing Condition



Standard fields

Description	Fair condition
Assigned to	—
Created by	Daniel Sieben
Created on	Feb 17, 2026
Location	—
Location details	—
Due date	—
Start date	—
Placement	Webster Elementary Floor Plan.pdf
Root cause	—

References and Attachments

Photos (18)



[IMG_6889](#)

Added as Reference

Taken on Feb 16, 2026, 3:30 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



[IMG_6886](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



IMG_6888

Added as Reference

Taken on Feb 16, 2026, 3:30 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben

IMG_6891

Added as Reference

Taken on Feb 16, 2026, 3:31 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben

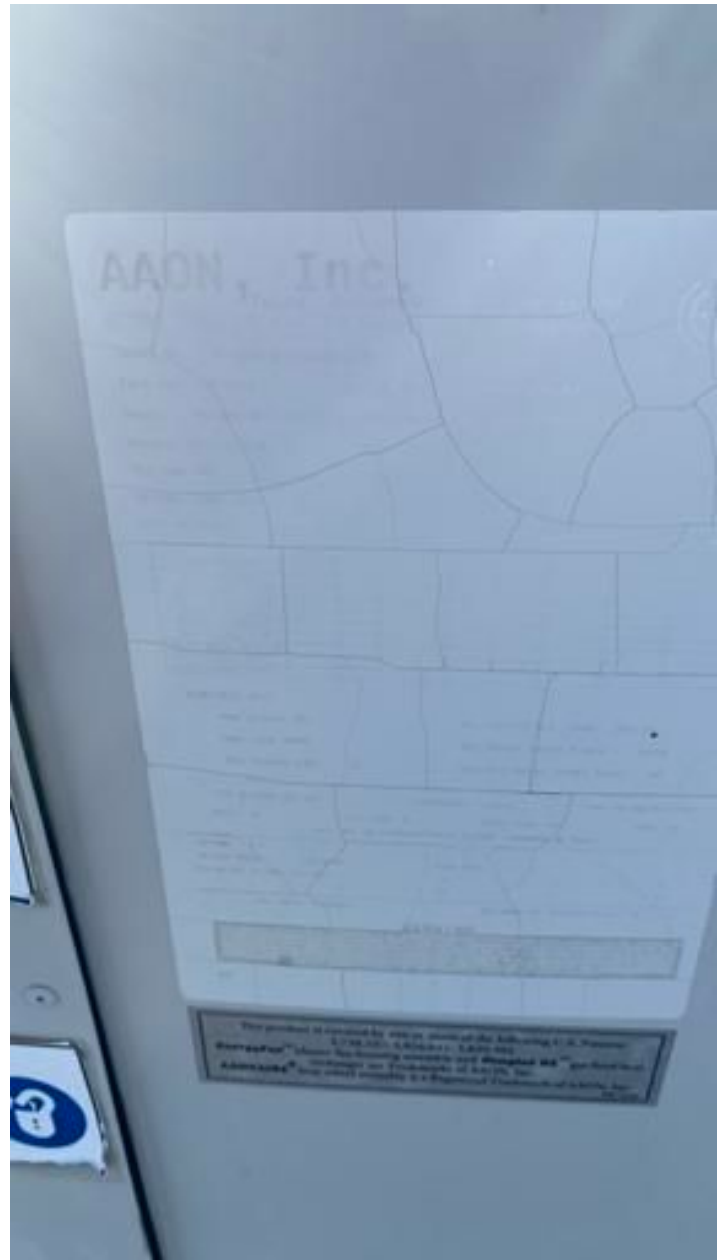
[IMG_6884](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben

[IMG_6882](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben

[IMG_6887](#)

Added as Reference

Taken on Feb 16, 2026, 3:30 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben

[IMG_6885](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



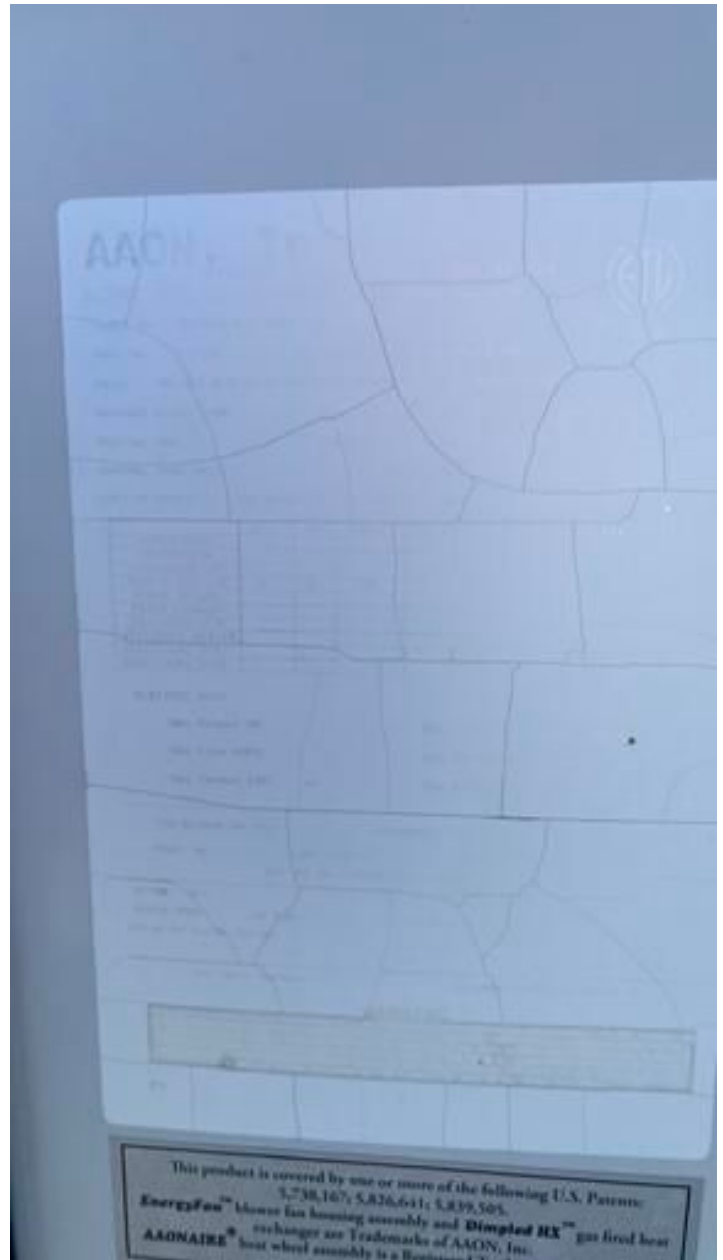
[IMG_6883](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



[IMG_6881](#)

Added as Reference

Taken on Feb 16, 2026, 3:29 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



IMG_6890

Added as Reference**Taken on** Feb 16, 2026, 3:30 PM CST**Added on** Feb 17, 2026, 10:22 AM CST**Added by** Daniel Sieben

IMG_6879

Added as Reference**Taken on** Feb 16, 2026, 3:28 PM CST**Added on** Feb 17, 2026, 10:22 AM CST**Added by** Daniel Sieben

IMG_6880

Added as Reference**Taken on** Feb 16, 2026, 3:29 PM CST**Added on** Feb 17, 2026, 10:22 AM CST**Added by** Daniel Sieben

IMG_6878

Added as Reference**Taken on** Feb 16, 2026, 3:28 PM CST**Added on** Feb 17, 2026, 10:22 AM CST**Added by** Daniel Sieben



[IMG_6877](#)

Added as Reference

Taken on Feb 16, 2026, 3:28 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



[IMG_6875](#)

Added as Reference

Taken on Feb 16, 2026, 3:24 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



[IMG_6874](#)

Added as Reference

Taken on Feb 16, 2026, 3:24 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben



[IMG_6876](#)

Added as Reference

Taken on Feb 16, 2026, 3:26 PM CST

Added on Feb 17, 2026, 10:22 AM CST

Added by Daniel Sieben