



1) Exterior – West (left) and south (right) facades; original 1-story school house building was lifted and added on to in 1990



2) Exterior – East (left) and north (right) facades; original 1-story school house building was lifted and added on to in 1990



3) Roof framing – Original rafters (darker) remain; 2x6 collar ties were added to stiffen and reinforce original roof assembly



4) Roof framing – Raised south endwall with hip rafters at corner; rafter vents are present along east and west eaves due to thick insulation



5) Ceiling framing – Ceiling joists require intermediate support; some spans exceed the capacity of the existing ceiling joists



6) Ceiling framing – Ceiling joists require intermediate support; haphazard verticals provide additional support in some locations





7) Second floor – Use of second floor impacts structural loading criteria; public lobby/corridors have higher load requirements than offices



8) Second floor framing – Existing dropped 6x6 beams are severely deficient (beams are partially hidden by rigid insulation and strapping)



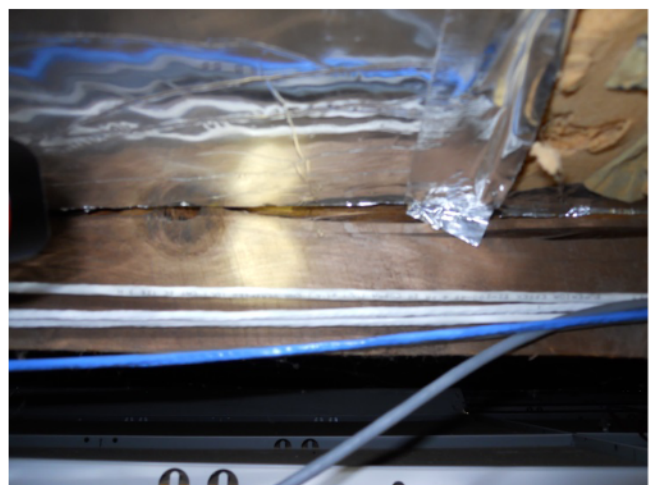
9) Second floor framing – Existing dropped 6x6 beams are severely deficient; beams are spliced at post locations



10) Second floor framing – Existing dropped 6x6 beams are severely deficient; beam cracks are likely structural



11) Second floor framing – Existing dropped 6x6 beams are severely deficient; cracked beam near southeast post is structurally compromised



12) Second floor framing – Close-up of cracked beam near southeast post





13) Second floor supports – Original post location is at window; interior wall is likely acting as an inadvertent bearing wall



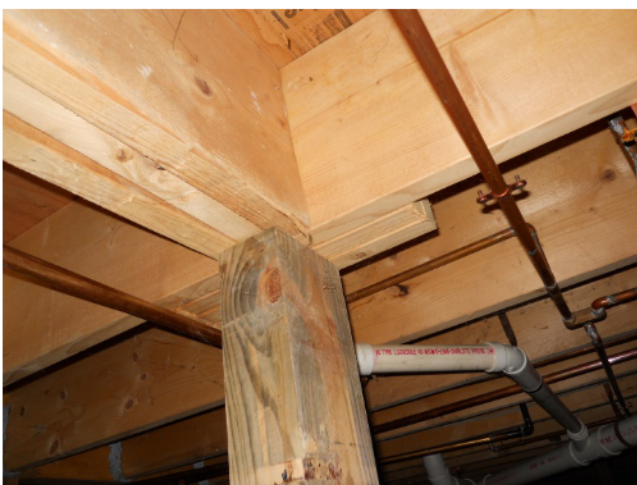
14) Second floor supports – Southeast post (foreground); beams and posts supporting second floor are recommended for replacement



15) Second floor supports – Northwest post in meeting room is severely bowed, skewed and moderately checked; replacement required



16) Second floor supports – Northwest post in meeting room is severely bowed, skewed and moderately checked; replacement required



17) Second floor supports – Some posts in the crawl space appear to be aligned with posts supporting the second floor above



18) Second floor supports – Some posts in the crawl space may not be properly aligned with posts supporting the second floor above





19) First floor framing – Typical framing is 2x12s at 16" o.c. spanning from exterior foundation wall to center support beam



20) First floor framing – (3) 2x12 center support beam; beams is lapped and spliced; 4x6 PT support posts are spaced approximately 8' o.c.



21) First floor framing – Framing at foundation wall is attached to ledger which is supported by flatwise 2x4s; rigid insulation obscures foundation



22) First floor framing – Framing at foundation wall is attached to ledger which is supported by flatwise 2x4s; rigid insulation obscures foundation



23) Foundation – North foundation; grades have been lowered on exterior; wall is bowed inward and has been previously repaired



24) Foundation – North foundation; wall is significantly bowed inward





25) Mechanical room – Framing at mechanical room is sturdy, but ledger attachment is marginal



26) Mechanical room – Moisture from dirt floor should be mitigated



27) Vault roof/ceiling – Edge of vault roof is exposed concrete; mechanical room roof framing is not exposed



28) Vault roof/ceiling – Poorly consolidated concrete is present; rebar is exposed on underside (inadequate concrete cover)



29) Vault slab – Vault slab-on-grade appears to be in satisfactory condition



30) West addition – Neither the roof framing nor the slab on grade were exposed for observation





31) Exterior – Foundation repairs are evident; panel forms indicate more recent construction than 1932



32) Exterior – Egress stairs and landing are structurally deficient; replacement recommended



33) Exterior – Fuel storage enclosure construction not exposed for observation



34) Exterior – Plantings adjacent to structure increase presence of moisture



35) Exterior – Raised beds against the structure increase the presence of moisture; lower beds and regrade to slope away from the building



36) Exterior – Raised beds against the structure increase the presence of moisture; lower beds and regrade to slope away from the building