

Assessment of Hurricane Katrina Damage to New Orleans Public School Facilities

By the Strategic Support Teams
of the
Council of the Great City Schools



September 2005

Hurricane Katrina Damage Assessment of New Orleans Public School Facilities

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Hurricane Katrina hit the Gulf Coast of the United States on August 29, 2005, and triggered one of the most devastating natural disasters in the history of the nation. New Orleans, in particular, and the schools that served the community's children suffered severe storm damage and massive flooding. But the city refused to bow to the predictions of many that it had no future, moving immediately to rebuild. Central to its strategy of getting back on its feet was reopening as many of the city's schools as soon as possible.

To begin the process of determining the condition of the buildings in the school system, Ora Watson, the superintendent of schools, and Bill Roberti, managing director of Alvarez and Marsal, the firm that was charged with overhauling district finances and operations, asked the Council of the Great City Schools to review and assess a number of schools to determine which, if any, could be reopened in relatively short order.

To conduct this assessment, the Council assembled a Strategic Support Team of senior facilities directors from its member districts. The team was composed of—

- Steve Young, Indianapolis
- Chris Fowler, Clark County (Las Vegas)
- Joe Edgens, Nashville
- Bill Koelm, Albuquerque
- Chris Moran, Miami-Dade County
- Michael Casserly, Council of the Great City Schools

The group was specifically asked to—

- Conduct a preliminary assessment of at least 16 schools in the New Orleans school district
- Determine the extent of damage caused to the school buildings by Hurricane Katrina
- Determine whether any of the schools could be reopened within 60 to 120 days
- Identify which eight-to-ten schools could be brought back into operation the fastest.
- Make a series of recommendations to the district about next steps in the rebuilding process.

To meet its charge, the Strategic Support Team visited the New Orleans Public Schools on September 13-16, 2005. The team conducted an initial briefing on September 13, visited schools on September 14-15, and held a debriefing session for the

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superintendent and members of the Alvarez and Marsal staff on September 16. The report the team is filing should be considered to be a preliminary assessment of the buildings visited and not a detailed code inspection.

During its site visit, the Strategic Support Team was able to visit the following 21 schools—

Arthur Ashe School
Henry W. Allen Elementary School
Audubon Montessori
Banneker Elementary School
Bauduit Elementary School
Martin Behrman Elementary School
Dwight D. Eisenhower Elementary School
William J. Fischer Elementary School
Alcee Fortier High School
Paul B. Habans Elementary School
Alice M. Harte Elementary School
Murray Henderson Elementary School
Edna Karr Secondary School
Lord Beaconsfield Landry High School
Robert Mills Lusher Elementary School
Lusher Extension
McDonogh 07 Elementary School*
Eleanor McMain Magnet School
Ronald McNair Elementary School
Julius Rosenwald Elementary School*
O. Perry Walker High School

The team was not able to get access to all classrooms in each school and often could not make a detailed inspection of each school's administrative office because they were locked. Attempts were made at each school to locate the principal or a custodian to open rooms.

General Observations and Findings

- Most of the buildings inspected by the team experienced minor to moderate storm damage from Hurricane Katrina. In some cases, damage to a wing of the school, an auditorium or cafeteria incurred severe damage.
- The school district could bring up at least 15 of the 21 schools inspected by October 26, contingent on the availability of contractors. Five schools required more extensive repairs, but could be activated in the second semester of the 2005-2006 school year. One school needs to be revisited.

* Team was able to make an inspection of the outside of the building, only and could not get access to the inside.

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Schools Not Ready to Bring Up Immediately

Elementary	Middle	High
Lusher	--	Landry
Habans		Fortier
		McMain

- Many of the schools were in various states of disrepair or had numerous life/safety code violations. The district should understand that FEMA will not pay to fix these pre-existing conditions.
- A lot of the water damage the teams observed appeared to have come through broken or blown out windows, roof vents, roof dormers, skylights etc.
- The district will have to find ways outside of the FEMA process to spruce up the schools that it opens first.
- The district may be too optimistic about the availability of contractors, given the scale of the disaster and the generosity of FEMA, and overly optimistic about how long the entire reclaiming process will take.
- The district had not secured contractors at the time of the site visit to begin renovating the schools. The team was concerned that resources may be used up before the district is ready to act.
- The district will be eligible for disaster mitigation grants (separate program through FEMA to state). The district should start asking about these in a few months.

Recommendations

1. Begin drying out buildings and conducting emergency patching to prevent additional rain damage over the next three months while repairs are being arranged and conducted. Openings in the walls or roofs should be temporarily covered with plywood to prevent additional rain damage and water infiltration. Permanent repairs can be made later.
2. Take the opportunity that the disaster presents to fix up the district's schools and keep them repaired. The team proposed two options:

Request U.S. Army personnel located in the city and sometimes billeted in the schools to paint and repair buildings to be reopened.

Request the Council of the Great City Schools to marshal repair crews from its member city school systems to renovate the buildings.

3. Address major life safety issues in schools that are to be opened soonest.

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4. Get grass cut around all schools to be reopened. It has been two weeks since the storm and the grass is very high. Cutting the grass will send a concrete signal to the community that the schools will be coming back and will prevent small animals from nesting on the playgrounds.
5. Conduct an immediate effort to paint and do other cosmetic repairs on the schools that the district opens immediately.
6. Concentrate available resources on the few schools to be reopened.
7. Expect that the process of resolving issues with FEMA and the insurance industry could take upwards of ten years.
8. Accompany FEMA and insurance representatives on any additional building assessments and site visits.
9. Assign a person to lead and a team of staff to work exclusively on FEMA and insurance claim issues.
10. Immediately secure a contractor to begin the repair work.
11. Expect that the entire rebuilding and FEMA rebuilding effort will probably take seven to ten years.

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Henry W. Allen Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1926

Building Area: 126,577

General Conditions and Comments

- Water damage from missing downspouts
- Could open when power is on with minor repair
- Building was generally in good shape
- Tree over main service power line

Specific Findings

Structure			Storm Damage				Comments
			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext		X				
	Roof						
		Membrane		X			Some roof leaks
		Flashing					Could not access
		Penetration					”
		Gutters			X		Several scupper boxes and downspouts missing
		Fascia	X				
	Windows, ext		X				Some panes missing
		Treatments	X				
	Doors, ext		X				
	Floors		X				
	Walls, int			X			Mold on wall in Rm. 207
	Doors, int		X				
	Ceilings			X			“
	Fixed Eqpt		X				
Electrical							
	Main Svc						Tree on main service line
	Distribution						No Power
	Lighting						“
	Data						“
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				

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HVAC							
	Boiler						No Power
	Chiller						Unit damaged by tree and water
	Air Handler						“
	Distribution						“
	Controls						“
Safety/Fire							“
	Fire system						“
	Emergency lights						“
	Exit systems						“
Auditorium			X				Some ceiling tile out
Gym							N/A
Media Ctr.			X				
Cafeteria			X				
Labs			X				
Furnishings							
	Furniture		X				
	Books			X			Some damaged by water
	Computers						No Power
	Copiers						“
	Casework		X				
	Office Eqpt						“
	Ktchen Eqpt						“
	Support		X				
Exterior							
	Access		X				
	Playground		X				
	Landscaping		X				
	Fencing		X				
	Signage		X				
	Support facilities						N/A
	Portables						“
	Canopies						“
	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

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Allen



School sign damage



Window damage

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Tree limb on primary power supply line to building



Moisture & mold, classroom ceiling

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Downspout torn off, moisture entering building



Damage & debris in classroom

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Arthur Ashe School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1907

Building Area: 26,504

General Conditions and Comments

- Some broken windows
- Could open when power is on
- Building was generally in good shape
- Tree down on site

Specific Findings

Structure			Storm Damage				Comments
			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane	X				
		Flashing	X				
		Penetration	X				
		Gutters		X			Several torn off
		Fascia	X				
	Windows, ext		X				Several panels out
		Treatments	X				
	Doors, ext		X				
	Floors		X				
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			Damaged ceiling tile
	Fixed Eqpt		X				
Electrical							
	Main Svc						No power
	Distribution						“
	Lighting						“
	Data						“
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							
	Boiler						No power
	Chiller						“
	Air Handler						“

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	Distribution							“
	Controls							“
Safety/Fire								“
	Fire system							“
	Emergency lights							“
	Exit systems							“
Auditorium								N/A
Gym								N/A
Media Ctr.			X					
Cafeteria			X					
Labs			X					
Furnishings								
	Furniture		X					
	Books		X					
	Computers							No power
	Copiers							“
	Casework		X					
	Office Eqpt							“
	Ktchen Eqpt							“
	Support		X					Minor roof damage
Exterior								
	Access		X					
	Playground							N/A
	Landscaping		X					Minor damage
	Fencing		X					
	Signage		X					
	Support facilities		X					
	Portables		X					Storage portable damaged
	Canopies		X					Some damage
	Paint Condition		X					
	Parking		X					
	Scoreboards							N/A

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Ashe



Roof fascia damage



Downspout torn out of gutter

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Window damage



Roof ridge tile damage

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Window blown out

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Audubon Montessori

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1922

Building Area: 38783

General Conditions and Comments

- Temporary repair needed to skylight
- Could open immediately when power is on
- Building was generally in good shape
- Very good maintenance

Specific Findings

			Storm Damage				
Structure			None/ Minimal	Moderate	Severe	Replace	Comments
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane	X				Some ridge tile off
		Flashing	X				
		Penetration		X			Skylight blown out
		Gutters	X				
		Fascia	X				
	Windows, ext		X				3 windows out
		Treatments	X				
	Doors, ext		X				
	Floors		X				
	Walls, int		X				
	Doors, int		X				
	Ceilings		X				Some tile damage
	Fixed Eqpt		X				
Electrical							
	Main Svc						No power
	Distribution						“
	Lighting						“
	Data						“
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							
	Boiler						No power
	Chiller						“

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	Air Handler							“
	Distribution							
	Controls							“
Safety/Fire								“
	Fire system							“
	Emergency lights							“
	Exit systems							“
Auditorium								N/A
Gym								N/A
Media Ctr.			X					
Cafeteria			X					
Labs								N/A
Furnishings								
	Furniture		X					
	Books		X					
	Computers							No power
	Copiers							“
	Casework		X					Broken leaded glass casework in bookroom
	Office Eqpt							No power
	Ktchen Eqpt							“
	Support		X					
Exterior								
	Access		X					
	Playground		X					
	Landscaping		X					Some limbs down
	Fencing		X					
	Signage		X					
	Support facilities		X					Some roof damage
	Portables		X					Skirts blown off
	Canopies		X					
	Paint Condition		X					
	Parking		X					
	Scoreboards							N/A

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Audubon



Tree damage, front yard



Skylight blown off

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Prior location of skylight in previous picture



Roof damage

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Windows torn off, second story – found mostly intact on ground

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Banneker Elementary School

Inspectors: Bill Koelm, Chris Fowler

Date Inspected: September 15, 2005

Built: 1968

Building Area: 54,696

General Conditions and Comments

- Stairwell curtain wall damaged
- Rooms 303, 312, and 313 have moderate water damage
- Estimate when electrical is restored, the school could be in operation in 1 week

Specific Findings

			Storm Damage				Comments
			None/ Minimum	Moderate	Severe	Replace	
Structure							
	Foundation		X				
	Walls, ext.						
	Roof						
		Membrane	X				
		Flashing			X		
		Penetratn		X			
		Gutters					N/A
		Fascia			X		
		Other					
	Windows, ext			X			
		Treatment					N/A
	Doors, ext		X				
	Floors			X			
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			
	Fixed Eqpt		X				
Electrical							Not available
	Main Svc						
	Distribution						
	Lighting						
	Data						Unable to determine
Plumbing							
	Supply			X			Current water not potable
	Fixtures		X				
	Waste		X				
HVAC							Johnson

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							Control resp
	Boiler						.
	Chiller						
	Air Handler						
	Distribution						
	Controls						
Safety/Fire							Not able to assess
	Fire system						Not able to assess
	Emergency lights						Not able to assess
	Exit systems						Not able to assess
Auditorium							N/A
Gym							N/A
Media Ctr.		X					
Cafeteria		X					
Labs							N/A
Furnishing		X					
	Furniture	X					
	Books	X					
	Computers	X					
	Copiers	X					
	Casework	X					
	Office Eqpt	X					
	Ktchen Eqpt	X					
	Support	X					
Exterior		X					
	Access	X					
	Playground	X					
	Landscape	X					
	Fencing	X					
	Signage	X					
	Support	X					
	Portables						N/A
	Canopies	X					
	Paint	X					
	Parking	X					
	Scoreboard						N/A

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Banneker



Light damaged



Window damaged

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Bauduit Elementary School

Inspectors: Bill Koelm, Chris Fowler
 Date Inspected: September 15, 2005
 Built: 1912
 Building Area: 38,142

General Conditions and Comments

- Roof appears OK if so, could open in 15 days
- Room's 303, 304, 307, and 205 have water damage with possible mold on walls

Specific Findings

			Storm Damage				
			None/ Minimum	Moderate	Severe	Replace	Comments
Structure							
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane	X				
		Flashing	X				
		Penetration		X			Ventilation covers missing
		Gutters					N/A
		Fascia	X				
		Other					
	Windows, ext		X				
		Treatments	X				
	Doors, ext		X				
	Floors			X			
	Walls, int		X				
	Doors, int			X			
	Ceilings			X			
	Fixed Eqpt		X				
Electrical							Not available
	Main Svc						
	Distribution						
	Lighting						
	Data						Main server rack below roof leak
Plumbing							
	Supply			X			Current water not potable
	Fixtures		X				
	Waste		X				

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HVAC							
	Boiler						Johnson Control resp.
	Chiller						
	Air Handler						
	Distribution						
	Controls						
Safety/Fire							Not able to assess
	Fire system						Not able to assess
	Emergency lights						Not able to assess
	Exit systems						Not able to assess
Auditorium							N/A
Gym							N/A
Media Ctr.							Wet floor, Books seem ok
Cafeteria			X				
Labs							N/A
Furnishing			X				
	Furniture		X				
	Books		X				
	Computers		X				
	Copiers		X				
	Casework		X				
	Office Eqpt		X				
	Kitchen Eqpt		X				
	Support		X				
Exterior			X				
	Access		X				
	Playground		X				
	Landscape		X				
	Fencing		X				
	Signage		X				
	Support		X				
	Portables						N/A
	Canopies		X				
	Paint		X				
	Parking		X				
	Scoreboard						N/A

Bauduit



Ceiling water damage



Ceiling tile down and water on floor



Ceiling and water damage



Evidence of water damage and mold

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Martin Behrman Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1929

Building Area: 134,550

General Conditions and Comments

- Round dormers torn off roof all around
- Skylight off roof
- Minor ceiling damage
- Could open by sealing roof damage

Specific Findings

			Storm Damage				
Structure			None/ Minimal	Moderate	Severe	Replace	Comments
	Foundation		X				
	Walls, ext.			X			
	Roof						
		Membrane		X			Dormers torn off
		Flashing	X				
		Penetration		X			Skylight out
		Gutters	X				Some damage in front
		Fascia	X				
	Windows, ext		X				Minor breakage
		Treatments	X				
	Doors, ext		X				Two doors on west side torn off, maybe vandalism
	Floors		X				
	Walls, int		X				
	Doors, int		X				
	Ceilings		X				
	Fixed Eqpt		X				
Electrical							
	Main Svc		X				
	Distribution		X				
	Lighting		X				
	Data		X				
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							

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	Boiler		X			
	Chiller		X			
	Air Handler		X			
	Distribution		X			
	Controls		X			
Safety/Fire						
	Fire system		X			
	Emergency lights		X			
	Exit systems		X			
Auditorium			X			
Gym				X		Part of roof off
Media Ctr.			X			
Cafeteria			X			
Labs			X			
Furnishings						
	Furniture		X			
	Books		X			
	Computers		X			
	Copiers		X			
	Casework		X			
	Office Eqpt		X			
	Ktchen Eqpt		X			
	Support		X			
Exterior						
	Access		X			Broken sidewalks from tree removal equipment
	Playground		X			
	Landscaping		X			
	Fencing		X			
	Signage		X			
	Support facilities		X			
	Portables		X			
	Canopies		X			
	Paint Condition		X			
	Parking		X			
	Scoreboards					N/A

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Behrman



Roof tile damage



Roof damage

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Roof vent blown off



Skylight blown out

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Gym roof damage



Water in classroom

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Tree on gym roof



Stage floor damage

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Dwight D. Eisenhower Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1968

Building Area: 130,226

General Conditions and Comments

- Some water stains on ceilings
- Could open immediately
- Building was generally in good shape
- Good relative maintenance

Specific Findings

			Storm Damage				Comments
Structure			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane	X				Minor water damage in lobby, stained ceiling tile, blisters on roof
		Flashing	X				
		Penetration	X				
		Gutters	X				
		Fascia	X				
	Windows, ext		X				Cracked glass interior corridor
		Treatments	X				
	Doors, ext		X				
	Floors		X				
	Walls, int		X				
	Doors, int		X				
	Ceilings		X				Some stained tile
	Fixed Eqpt		X				
Electrical							
	Main Svc		X				
	Distribution		X				
	Lighting		X				Water in light fixture 2 nd floor
	Data		X				
Plumbing							
	Supply		X				

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	Fixtures		X			
	Waste		X			
HVAC						
	Boiler		X			
	Chiller		X			
	Air Handler		X			
	Distribution		X			
	Controls		X			
Safety/Fire						
	Fire system		X			
	Emergency lights		X			
	Exit systems		X			
Auditorium						N/A
Gym						“
Media Ctr.			X			
Cafeteria			X			
Labs						“
Furnishings						
	Furniture		X			
	Books		X			
	Computers		X			
	Copiers		X			
	Casework		X			
	Office Eqpt		X			
	Ktchen Eqpt		X			
	Support		X			
Exterior						
	Access		X			
	Playground		X			
	Landscaping		X			
	Fencing		X			Minor loose fence
	Signage		X			
	Support facilities		X			
	Portables		X			
	Canopies		X			
	Paint Condition		X			
	Parking		X			
	Scoreboards					N/A

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Eisenhower



Moisture & mold in ceiling tile, vestibule



Broken window, courtyard door

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Damaged exhaust fan



Moisture & mold in ceiling tile

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William J. Fischer Elementary School

Inspectors: Bill Koelm, Chris Fowler, Michael Casserly

Date Inspected: September 14, 2005

Built: 1966

Building Area: 63,031 sq. ft.

General Conditions and Comments

- Could bring up in one or two weeks
- Skylight damage
- More damage than Henderson but in better shape than Henderson
- Some water damage
- Couldn't get access to all classrooms or to administrative offices

Specific Findings

			Storm Damage				Comments
Structure			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext.		X				Cracking in three places along west wall; some face bricks missing.
	Roof						
		Membrane	X				No evident storm damage
		Flashing		X			Some flashing out in interior courtyard
		Penetration	X				No evident storm damage
		Gutters	X				No damage
		Fascia	X				No evident storm damage
		Other					
	Windows, ext			X			Numerous windows blown out on eastside; some windows blown out on north side by playground; Window blown into room 209, extensive glass scattered.

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							Window damage, trash blown around, lost translucent panels in room 212. Window out in room 112. Wind damage in room 213, water on floor, and computers near broken windows. Window out in room 209, light fixture cover damaged, glass and water on floor. Windows out in rooms 212, 213, 214, 215, 216, 219.
		Treatments	X				No evident storm damage
	Doors, ext		X				No evident storm damage
	Floors			X			Water standing in hall outside rooms 111, 114, 115, and 213. Water damage on north side. Water standing in room 110, 112, 113, 114, and 115. First and second floor rooms on east side with water damage.
	Walls, int		X				Water damaged tile in stairwell
	Doors, int		X				No evident storm damage
	Ceilings		X				Two skylights out from storm
	Fixed Eqpt						
Electrical							
	Main Svc			X			Electrical out in some parts of building.
	Distribution						

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	Lighting		X				No evident storm damage
	Data		X				Hub apparently working
	Phone						No access
Plumbing							
	Supply		X				Water is on
	Fixtures		X				No evident storm damage
	Waste		X				Toilets working
HVAC							Johnson Control onsite. Units look new
	Boiler						
	Chiller		X				Air conditioning working
	Air Handler						
	Distribution		X				All external
	Controls						
Safety/Fire							
	Fire system						
	Emergency lights			X			Some inoperative (maybe bad batteries)
	Exit systems						
Auditorium							NA
Gym							NA
Media Ctr.							NA
Cafeteria			X				Appeared okay through window, but could not get direct access
Labs							NA
Furnishings							
	Furniture		X				No evident storm damage
	Books		X				No evident damage.
	Computers		X				No evident storm damage.
	Copiers						Could not get access to administrative offices

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	Casework						
	Office Eqpt						Could not get access to administrative offices
	Ktchen Eqpt						No direct access
	Support						NA
Exterior							
	Access		X				Road access to building is clear
	Playground		X				Nice playground equipment
	Landscaping		X				Minor tree damage by playground
	Fencing		X				No evident storm damage
	Signage		X				No evident storm damage
	Support facilities		X				No evident storm damage
	Portables						NA
	Canopies		X				No evident storm damage
	Paint Condition			X			Moderate
	Parking						NA
	Scoreboards						NA

Hurricane Katrina Damage Assessment in New Orleans

Fischer Elementary School



Evidence of cracks in outer walls and missing bricks



Blown out windows on storm side of building

Hurricane Katrina Damage Assessment in New Orleans



Water damage on hallway floor



Blown out skylight

Hurricane Katrina Damage Assessment in New Orleans

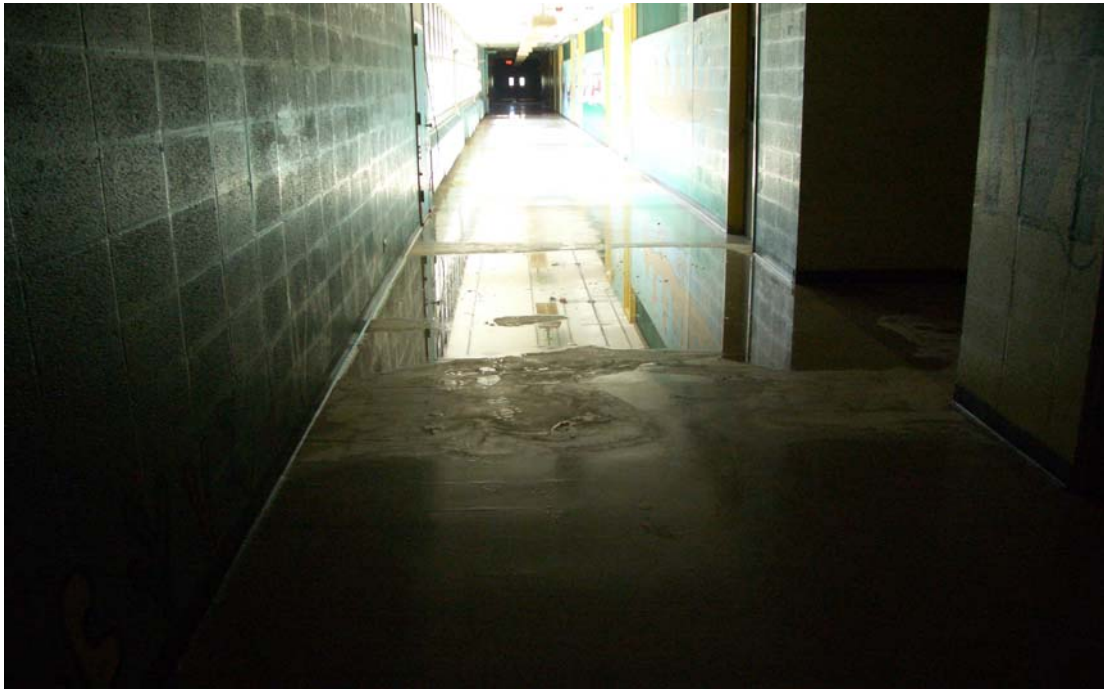


Water damage on hallway floor



Ceiling tile water damage in stairwell

Hurricane Katrina Damage Assessment in New Orleans



Standing water and damage in first floor hallway



Water damage in hallway floor

Hurricane Katrina Damage Assessment in New Orleans



Water damage in ceiling tile



Blown out skylight glass on school roof

Hurricane Katrina Damage Assessment in New Orleans



Debris scattered from broken window and computers near window and standing water



Window Plexiglas and glass blown into classroom

Hurricane Katrina Damage Assessment in New Orleans

Alcee Fortier High School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1930

Building Area: 98,725

General Conditions and Comments

- Significant vandalism, several people living in building
- Should not be a priority to reopen
- Flood waters on grounds, not in building
- Several roof vents off

Specific Findings

Structure			Storm Damage				Comments
			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane	X				
		Flashing	X				
		Penetration		X			Vent hoods off, exhaust duct off, roof hatch won't close
		Gutters		X			
		Fascia	X				
	Windows, ext			X			Several broken and blown open
		Treatments	X				
	Doors, ext		X				Vandalism
	Floors				X		Office and gym wood parquet buckled by water
	Walls, int		X				
	Doors, int		X				Vandalism
	Ceilings		X				Some stains from leaks, some ceiling tile down
	Fixed Eqpt		X				
Electrical							
	Main Svc						No power
	Distribution						"
	Lighting						"
	Data						"

Hurricane Katrina Damage Assessment in New Orleans

Plumbing						
	Supply		X			
	Fixtures		X			
	Waste		X			
HVAC						
	Boiler					No power
	Chiller					“
	Air Handler					“
	Distribution					“
	Controls					“
Safety/Fire						
	Fire system					“
	Emergency lights					“
	Exit systems					“
Auditorium			X			
	Gym				X	Floor buckled
Media Ctr.			X			
Cafeteria			X			
Labs			X			
Furnishings						
	Furniture		X			Most rooms vandalized
	Books		X			
	Computers					No power
	Copiers					“
	Casework		X			
	Office Eqpt					“
	Ktchen Eqpt					“
	Support		X			
Exterior						
	Access		X			
	Playground					N/A
	Landscaping			X		Trees down
	Fencing		X			
	Signage		X			
	Support facilities		X			
	Portables					N/A
	Canopies		X			
	Paint Condition		X			
	Parking		X			
	Scoreboards					N/A

Hurricane Katrina Damage Assessment in New Orleans

Fortier



Tree damage



Tree down, front of building

Hurricane Katrina Damage Assessment in New Orleans



Parquet floor buckled, office



Vandalism in classroom

Hurricane Katrina Damage Assessment in New Orleans



Classroom vandalism



Vandalism in basement

Hurricane Katrina Damage Assessment in New Orleans



Water in classroom

Hurricane Katrina Damage Assessment in New Orleans

Paul B. Habans Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1967

Building Area: 46,383

General Conditions and Comments

- Many windows blown out
- One ceiling about to come down—in one classroom
- Some water damage because of blown windows
- Some tree damage
- Poor maintenance and moderate storm damage
- Could put it on line and reopen in about three weeks

Specific Findings

			Storm Damage				Comments
Structure			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext		X				
	Roof						
		Membrane					Could not access, some tree limbs on roof
		Flashing	X				Gravel guard classroom bldg. peeled back
		Penetration	X				
		Gutters					N/A
		Fascia	X				Some fascia down cafeteria bldg.
		Other					
	Windows, ext				X		Significant number of windows out around classroom bldg.
		Treatments					
	Doors, ext		X				
	Floors				X		VAT loose both corridors, some classrooms, needs to be

Hurricane Katrina Damage Assessment in New Orleans

							removed
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			Room 26 ceiling falling in
	Fixed Eqpt		X				
Electrical							
	Main Svc		X				
	Distribution		X				
	Lighting		X				Water in some fixtures
	Data		X				
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							
	Boiler		X				
	Chiller		X				
	Air Handler		X				
	Distribution		X				
	Controls		X				
Safety/Fire							
	Fire system		X				
	Emergency lights		X				
	Exit systems		X				
Auditorium							N/A
Gym							N/A
Media Ctr.			X				Broken windows
Cafeteria			X				
Labs							N/A
Furnishings							
	Furniture		X				
	Books		X				
	Computers		X				
	Copiers		X				
	Casework		X				
	Office Eqpt		X				
	Ktchen Eqpt		X				
	Support		X				
Exterior							
	Access		X				

Hurricane Katrina Damage Assessment in New Orleans

	Playground		X				
	Landscaping			X			Trees down
	Fencing			X			Fence down
	Signage		X				
	Support facilities		X				
	Portables						N/A
	Canopies		X				
	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

Hurricane Katrina Damage Assessment in New Orleans

Habans



Examples of multiple broken windows



Damaged Ceiling – Room not safe to occupy

Hurricane Katrina Damage Assessment in New Orleans



Fallen tree against building



Window broken by fallen tree

Hurricane Katrina Damage Assessment in New Orleans



Classroom damage



Ceiling damaged by wind & water

Hurricane Katrina Damage Assessment in New Orleans



Roof fascia damage on cafeteria building

Hurricane Katrina Damage Assessment in New Orleans

Alice M. Harte Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1953

Building Area: 58,214

General Conditions and Comments

- One wing (East) has roof that needs replacement
- Asbestos in floor of one wing
- Could activate two wings and portables in two weeks
- Would require six weeks to repair roof damaged wing

Specific Findings

			Storm Damage				
			None/ Minimal	Moderate	Severe	Replace	Comments
Structure							
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane		X			Roof off West wing
		Flashing	X				
		Penetration	X				
		Gutters	X				
		Fascia	X				
	Windows, ext		X				Few broken
		Treatments					
	Doors, ext		X				
	Floors			X			West wing VAT needs replacement, Center wing some VAT
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			Skylights out in West wing
	Fixed Eqpt		X				
Electrical							
	Main Svc		X				
	Distribution		X				
	Lighting		X				
	Data		X				
Plumbing							

Hurricane Katrina Damage Assessment in New Orleans

	Supply		X			
	Fixtures		X			
	Waste		X			
HVAC						
	Boiler		X			
	Chiller		X			
	Air Handler		X			
	Distribution		X			
	Controls		X			
Safety/Fire						
	Fire system		X			
	Emergency lights		X			
	Exit systems		X			
Auditorium						N/A
Gym						“
Media Ctr.						“
Cafeteria			X			
Labs						“
Furnishings						
	Furniture		X			
	Books		X			
	Computers		X			
	Copiers		X			
	Casework		X			
	Office Eqpt		X			
	Ktchen Eqpt		X			
	Support					N/A
Exterior						
	Access		X			
	Playground		X			
	Landscaping		X			
	Fencing		X			Wood fence at portables down
	Signage		X			
	Support facilities		X			
	Portables			X		End wall of two portables off, downspouts torn off, window & trim damage
	Canopies			X		Rear canopy roof off

Hurricane Katrina Damage Assessment in New Orleans

	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

Hurricane Katrina Damage Assessment in New Orleans

Harte



Tree limb on roof



Siding torn off portable

Hurricane Katrina Damage Assessment in New Orleans



Canopy damaged



Roof damage

Hurricane Katrina Damage Assessment in New Orleans

Murray Henderson Elementary School

Inspectors: Steve Young, Joe Edgens, Bill Koelm, Chris Fowler, Chris Moran, Michael Casserly

Date Inspected: September 14, 2005

Built: 1957

Building Area: 46,810 square feet

General Conditions and Comments

- School not in good shape but could be reopened quickly
- Has potential of mold because of north side of south wing water damage
- Extensive termite damage
- Poor general maintenance but minor storm damage
- Could open with two weeks of repair work

Specific Findings

			Storm Damage				Comments
Structure			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				Some evidence of sinkage but otherwise in good condition. No flooding of building.
	Walls, ext.			X			
	Roof						
		Membrane		X			Several roof leaks
		Flashing	X				No evident damage
		Penetration	X				Missing vent cap to boiler; and a missing hood cap to air return (backside, south)
		Gutters	X				No evident damage
		Fascia		X			Soffit damage
		Other		X			Satellite dish & ventilator blown off roof
	Windows, exterior			X			Some leaks, poor seals, few broken windows
		Treatments					

Hurricane Katrina Damage Assessment in New Orleans

	Doors, exterior		X			No evident damage
	Floors		X			Water damage near window room 113; water stains on floor in staff lounge—all stains on storm side of building, none on other side. Standing water in counselors' office. Standing water in rooms 111 and 113.
	Walls, interior		X			Rain water stains on west wall of cafeteria. Water intrusion in exterior walls
	Doors, interior		X			
	Ceilings			X		Damage room 115: Roof leakage from AC in room 103; ceiling bulge outside room 107. Several fallen tiles
	Fixed Eqpt		X			
Electrical						
	Main Svc		X			Electrical supply is on. Transformer pole leaning, lines taut
	Distribution		X			No evident damage
	Lighting		X			No evident damage
	Data		X			Inactive satellite dish blown off roof. Internet connections out.
	Phone		X			Phone service is on
Plumbing						
	Supply		X			Water is on
	Fixtures		X			No evident storm damage to fixtures
	Waste		X			Toilet overflow in bathroom off

Hurricane Katrina Damage Assessment in New Orleans

							courtyard.
HVAC							Johnson Control onsite
	Boiler		X				
	Chiller		X				Air conditioning working
	Air Handler		X				
	Distribution		X				
	Controls		X				
Safety/Fire							
	Fire system		X				
	Emergency lights		X				
	Exit systems		X				
Auditorium							NA
Gym							NA
Media Ctr.			X				
Cafeteria			X				Rain water on west wall, otherwise okay. No direct access to kitchen equipment
Labs			X				No evident damage to computer lab
Furnishings							
	Furniture		X				No evident storm damage
	Books		X				No evident damage; many books still in boxes.
	Computers		X				Computers working; server on
	Copiers		X				
	Casework		X				
	Office Eqpt		X				
	Ktchen Eqpt						No direct access.
	Support						N/A
Exterior							
	Access		X				Road access to building is clear

Hurricane Katrina Damage Assessment in New Orleans

	Playground		X				Little in playground; no nets on hoops; trash
	Landscaping			X			Tree damage one side of building
	Fencing		X				No evident storm damage
	Signage		X				School sign down, propped up against front fence.
	Support facilities						NA
	Portables						NA
	Canopies		X				Minor wind damage to front canopy
	Paint Condition		X				
	Parking		X				No storm damage
	Scoreboards						NA

Hurricane Katrina Damage Assessment in New Orleans

Henderson Middle School



Tree down on side of building



School sign down

Hurricane Katrina Damage Assessment in New Orleans



Utility pole and street light bent outside school fence



Broken windows

Hurricane Katrina Damage Assessment in New Orleans



Water damage on floor



Water damage to ceiling in hallway

Hurricane Katrina Damage Assessment in New Orleans



Water damage to ceiling and wall outside classroom



Water damage on floor

Hurricane Katrina Damage Assessment in New Orleans



Soffit missing, front



Tree down, front of building

Hurricane Katrina Damage Assessment in New Orleans

Edna Karr Magnet Secondary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1963

Building Area: 124,442

General Conditions and Comments

- Could open almost immediately if wall off auditorium and gym; six weeks otherwise
- Might have to wall off auditorium and gym
- Significant roof damage to auditorium and gym
- Some canopy damage

Specific Findings

			Storm Damage				
Structure			None/ Minimal	Moderate	Severe	Replace	Comments
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane			X		Gym & Auditorium standing seam roof torn off
		Flashing	X				
		Penetration	X				
		Gutters	X				
		Fascia			X		Torn off at gym
	Windows, ext			X			Window louvers damaged, West side gym windows broken
		Treatments					
	Doors, ext		X				
	Floors		X				Minor VAT removal required
	Walls, int		X				Crack in Room 209
	Doors, int		X				
	Ceilings			X			Wet tiles East end
	Fixed Eqpt		X				
Electrical							
	Main Svc						No Power, could not determine
	Distribution						“
	Lighting						“

Hurricane Katrina Damage Assessment in New Orleans

	Data						“
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							
	Boiler						No Power, could not determine
	Chiller						“
	Air Handler						“
	Distribution						“
	Controls						“
Safety/Fire							
	Fire system						“
	Emergency lights						“
	Exit systems						“
Auditorium				X			Roof off, water in West wall
Gym					X		Roof off, gym floor must be replaced
Media Ctr.							Could not access
Cafeteria							“
Labs							“
Furnishings							
	Furniture		X				
	Books		X				
	Computers						No power
	Copiers						“
	Casework		X				
	Office Eqpt						“
	Ktchen Eqpt						“
	Support						N/A
Exterior							
	Access		X				
	Playground						N/A
	Landscaping		X				Tree down
	Fencing			X			Some damage
	Signage		X				Bent
	Support facilities						N/A
	Portables		X				
	Canopies				X		Canopy damaged,

Hurricane Katrina Damage Assessment in New Orleans

							roof off large section
	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

Hurricane Katrina Damage Assessment in New Orleans

Karr



Standing Seam Metal Roof off Gym



Broken Windows

Hurricane Katrina Damage Assessment in New Orleans



Canopy torn off



School sign damage

Hurricane Katrina Damage Assessment in New Orleans



Floor damage entry to auditorium



Moisture in auditorium wall

Hurricane Katrina Damage Assessment in New Orleans

Lord Beaconsfield Landry High School

Inspectors: Bill Koelm, Chris Fowler, Michael Casserly

Date Inspected: September 14, 2005

Built: 1958

Building Area: 133,356 sq. ft.

General Conditions and Comments

- Horrible maintenance
- Major roof damage throughout
- Major glazing damage
- Major gutter damage
- Would probably require \$1.5 million in immediate repair to auditorium roof and \$12-\$15 million to bring to entire complex to standard
- Should not reopen immediately
- Could not get access to classrooms on second floor
- Army using as staging area and medical facility
- More extensive wind damage than other schools

Specific Findings

			Storm Damage				Comments
Structure			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				No evident storm damage
	Walls, ext.		X				No evident storm damage
	Roof					X	
		Membrane				X	Extensive roof debris blown off. Army indicated it took two truck loads out. Severe damage to roof over auditorium (would require replacing). Lost stack over boiler room and exhaust fan out (southside).
		Flashing			X		
		Penetration			X		Caps blown off vents

Hurricane Katrina Damage Assessment in New Orleans

		Gutters			X		Extensive gutter damage around building
		Fascia			X		Exterior glazing blown off entire perimeter of building
		Other					
	Windows, ext			X			Windows (at least two) blown on south side and several blown out on north side.
		Treatments			X		Treatments in auditorium severely damaged
	Doors, ext		X				Door to book storage room broken into; door damaged.
	Floors		X				Standing water in lobby of auditorium; feces in computer room and book store room. Water damage to tiles in room 112.
	Walls, int		X				Water damage to interior wall of auditorium. Wall in room 112 probably has internal water.
	Doors, int		X				No apparent storm damage
	Ceilings		X				Ceiling panels down in stairwell (east side of complex facing west). Ceilings generally ok in first floor classrooms.
	Fixed Eqpt		X				
Electrical							

Hurricane Katrina Damage Assessment in New Orleans

	Main Svc		X				Electrical on
	Distribution		X				
	Lighting		X				No apparent storm damage
	Data			X			Data systems down
	Phone						No access to phones
Plumbing							
	Supply		X				Water is on
	Fixtures		X				No evident storm damage
	Waste		X				Toilets working
HVAC							Johnson Control onsite
	Boiler		X				
	Chiller		X				AC unit blown off roof on south side of building.
	Air Handler						
	Distribution			X			Internal insulated ducts—possibility of mold (probably not storm related)
	Controls						
Safety/Fire							
	Fire system						
	Emergency lights			X			Some lights work; others don't
	Exit systems						
Auditorium					X		Severe damage. Water damage on auditorium wall and water stains in auditorium lobby. Water leakage from roof. Exterior windows blown out.
Gym			X				Window blown out in gym
Media Ctr.							No direct access. No storm damage to shop class.

Hurricane Katrina Damage Assessment in New Orleans

Cafeteria				X			Windows out in cafeteria. Evidence of food spoilage. Evidence of food theft from refrigerator and pantry. Freezer and pantry doors damage (break in).
Labs							Windows out in music room
Furnishings							
	Furniture		X				No evident storm damage
	Books		X				No evident storm damage
	Computers			X			Couldn't turn on.
	Copiers						No access to administrative office
	Casework						
	Office Eqpt						No access to administrative offices
	Ktchen Eqpt		X				Refrigerator and pantry doors pried open and damaged
	Support						Window out in administrative office (north side)
Exterior							
	Access		X				
	Playground			X			In poor condition (not storm related).
	Landscaping			X			Tree down on Westside in courtyard
	Fencing		X				Some fence damage around football field
	Signage			X			Blown down
	Support						Roofs of

Hurricane Katrina Damage Assessment in New Orleans

	facilities						concession stand and field building damaged.
	Portables						NA
	Canopies			X			Breezeway screening blown off (north side)
	Paint Condition						Very poor
	Parking						NA
	Scoreboards			X			Stadium poles (2) down.
	Other						Roof on field house and concession stand damaged.

Hurricane Katrina Damage Assessment in New Orleans

Landry



Unit blown off roof



Broken windows and glazing off

Hurricane Katrina Damage Assessment in New Orleans



Signage down



Breezeway blown out

Hurricane Katrina Damage Assessment in New Orleans



Window and glazing damage



Window damage to auditorium

Hurricane Katrina Damage Assessment in New Orleans



Inside auditorium



Gutters blown up onto roof

Hurricane Katrina Damage Assessment in New Orleans



Damage to glazing and roof penetrations



Damage to roof of auditorium

Hurricane Katrina Damage Assessment in New Orleans



Damage to roof of auditorium



Damage to roof of auditorium

Hurricane Katrina Damage Assessment in New Orleans



Damage to roof of auditorium



Damage to roof and penetrations over classrooms

Hurricane Katrina Damage Assessment in New Orleans



Windows out in gym



Tree and lights down on football field

Hurricane Katrina Damage Assessment in New Orleans

Lusher Extension

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1852

Building Area: 32,479

General Conditions and Comments

- Some water damage from broken windows
- Boiler stack down
- Tree down at portable
- Can be reopened in 2 weeks with minor repair and power

Specific Findings

Structure			Storm Damage				Comments
			None/ Minimal	Moderate	Severe	Replace	
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane		X			Some roof off
		Flashing					Could not access
		Penetration					“
		Gutters	X				
		Fascia	X				
	Windows, ext			X			Several windows out
		Treatments					
	Doors, ext		X				
	Floors		X				
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			Water damage
	Fixed Eqpt		X				
Electrical							
	Main Svc						No power
	Distribution						“
	Lighting						“
	Data						“
Plumbing							
	Supply		X				
	Fixtures		X				
	Waste		X				
HVAC							
	Boiler			X			Stack off
	Chiller						No power

Hurricane Katrina Damage Assessment in New Orleans

	Air Handler						“
	Distribution						“
	Controls						“
Safety/Fire							
	Fire system						“
	Emergency lights						“
	Exit systems						“
Auditorium							N/A
Gym							N/A
Media Ctr.			X				
Cafeteria			X				
Labs							N/A
Furnishings							
	Furniture		X				
	Books		X				
	Computers		X				
	Copiers		X				
	Casework		X				
	Office Eqpt		X				
	Ktchen Eqpt		X				
	Support		X				
Exterior							
	Access		X				
	Playground		X				
	Landscaping			X			Tree down, tree damage
	Fencing		X				
	Signage		X				
	Support facilities		X				
	Portables		X				
	Canopies		X				
	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

Hurricane Katrina Damage Assessment in New Orleans

Lusher Extension



Roof damage



Tree down between buildings

Hurricane Katrina Damage Assessment in New Orleans



Window Damage



Boiler stack blown off boiler building

Hurricane Katrina Damage Assessment in New Orleans



Classroom damage, front of building

Hurricane Katrina Damage Assessment in New Orleans

Robert Mills Lusher Elementary School

Inspectors: Bill Koelm, Chris Fowler

Date Inspected: September 15, 2005

Built: 1925

Building Area: 44,297

General Conditions and Comments

- First Floor water damage, flooded approximately 8 inches
- Overall, several classrooms water damaged, at least 90 days with outstanding contractor support to make school operational

Specific Findings

			Storm Damage				
			None/ Minimum	Moderate	Severe	Replace	Comments
Structure							
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane			X		Roof hatch missing, Skylight destroyed, entire roof needs replacement
		Flashing			X		
		Penetration		X			
		Gutters			X		
		Fascia		X			
		Other					
	Windows, ext				X		Several out
		Treatments					N/A
	Doors, ext			X			1 st Floor wet
	Floors			X			First floor/ all tile needs replacement
	Walls, int			X			
	Doors, int			X			
	Ceilings			X			
	Fixed Eqpt			X			
Electrical							
	Main Svc			X			Not on
	Distribution						
	Lighting						

Hurricane Katrina Damage Assessment in New Orleans

	Data					
Plumbing						
	Supply			X		Not on
	Fixtures			X		
	Waste			X		
HVAC						Johnson Control resp
	Boiler					
	Chiller					Not on
	Air Handler					
	Distribution					
	Controls					
Safety/ Fire						Not able to assess
	Fire system					Not able to assess
	Emergency lights					Not on
	Exit systems					Not on
Auditorium						N/A
Gym						N/A
Media Ctr.			X			
Cafeteria					X	Tile replacement, mold on the walls
Labs						N/A
Furnishings						
	Furniture			X		
	Books			X		
	Computers			X		
	Copiers			X		
	Casework			X		
	Office Eqpt			X		
	Ktchen Eqpt			X		
	Support		X			
Exterior						
	Access		X			
	Playground		X			
	Landscaping				X	
	Fencing		X			
	Signage			X		
	Support					NA
	Portables					N/A
	Canopies			X		
	Paint		X			

Hurricane Katrina Damage Assessment in New Orleans

	Condition						
	Parking		X				
	Scoreboard						N/A

Lusher



Water damage and mold



Roof damage



Water damage on floor



Water damage to ceiling



Skylight blown out



Roof damage



Roof damage



Roof damage

Hurricane Katrina Damage Assessment in New Orleans

McDonogh 07 Elementary School

Inspectors: Bill Koelm, Chris Fowler

Date Inspected: September 15, 2005

Built: 1876

Building Area: 32,083

General Conditions and Comments

- Walk by only. No keys; could not get into building
- Exterior looks great. No apparent damage to outside
- Should be revisited for interior inspection

Specific Findings

			Storm Damage				
			None/ Minimum	Moderate	Severe	Replace	Comments
Structure							
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane					
		Flashing	X				
		Penetration					
		Gutters	X				
		Fascia					
		Other					
	Windows, ext		X				
		Treatments					
	Doors, ext		X				
	Floors						
	Walls, int						
	Doors, int						
	Ceilings						
	Fixed Eqpt						
Electrical							Not available
	Main Svc						
	Distribution						
	Lighting						
	Data						
Plumbing							
	Supply						
	Fixtures						
	Waste						
HVAC							
	Boiler						

Hurricane Katrina Damage Assessment in New Orleans

	Chiller						
	Air Handler						
	Distribution						
	Controls						

Mac 7



Tree down



Hurricane Katrina Damage Assessment in New Orleans

Eleanor McMain Magnet School

Inspectors: Bill Koelm, Chris Fowler

Date Inspected: September 15, 2005

Built: 1930

Building Area: 140,464

General Conditions and Comments

- Wind damage in several classrooms due to open and broken windows
- Due to probable electrical damage (Main Service), which was flooded, estimate 90 days to bring to operational status

Specific Findings

			Storm Damage				
			None/ Minimum	Moderate	Severe	Replace	Comments
Structure							
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane					Roof membrane appeared OK, excessive water inside the building indicates additional inspection may be required
		Flashing					N/A
		Penetration		X			Leaking Skylight over Cafeteria
		Gutters					N/A
		Fascia					N/A
		Other					
	Windows, ext				X		
		Treatments					N/A
	Doors, ext			X			
	Floors			X			Cafeteria floor wet, Third floor

Hurricane Katrina Damage Assessment in New Orleans

							classrooms wet,
	Walls, int		X				
	Doors, int			X			
	Ceilings			X			
	Fixed Eqpt		X				
Electrical							Not available
	Main Svc						Main Service was flooded
	Distribution						
	Lighting						
	Data						Unable to determine
Plumbing							
	Supply			X			Current water not potable
	Fixtures		X				
	Waste		X				
HVAC							Johnson Control resp
	Boiler						
	Chiller						
	Air Handler						
	Distribution						
	Controls						
Safety/Fire							Not able to assess
	Fire system						Not able to assess
	Emergency lights						Not able to assess
	Exit systems						Not able to assess
Auditorium			X				
Gym							Not observed
Media Ctr.			X				
Cafeteria			X				
Labs							N/A
Furnishings							
	Furniture		X				
	Books		X				
	Computers		X				
	Copiers		X				

Hurricane Katrina Damage Assessment in New Orleans

	Casework		X				
	Office Eqpt		X				
	Ktchen Eqpt		X				
	Support			X			
Exterior							
	Access		X				
	Playground		X				
	Landscape				X		
	Fencing		X				
	Signage						N/A
	Support facilities						N/A
	Portables						N/A
	Canopies						N/A
	Paint Condition		X				
	Parking		X				N/A
	Scoreboard						

McMain



Tree down



Tree down



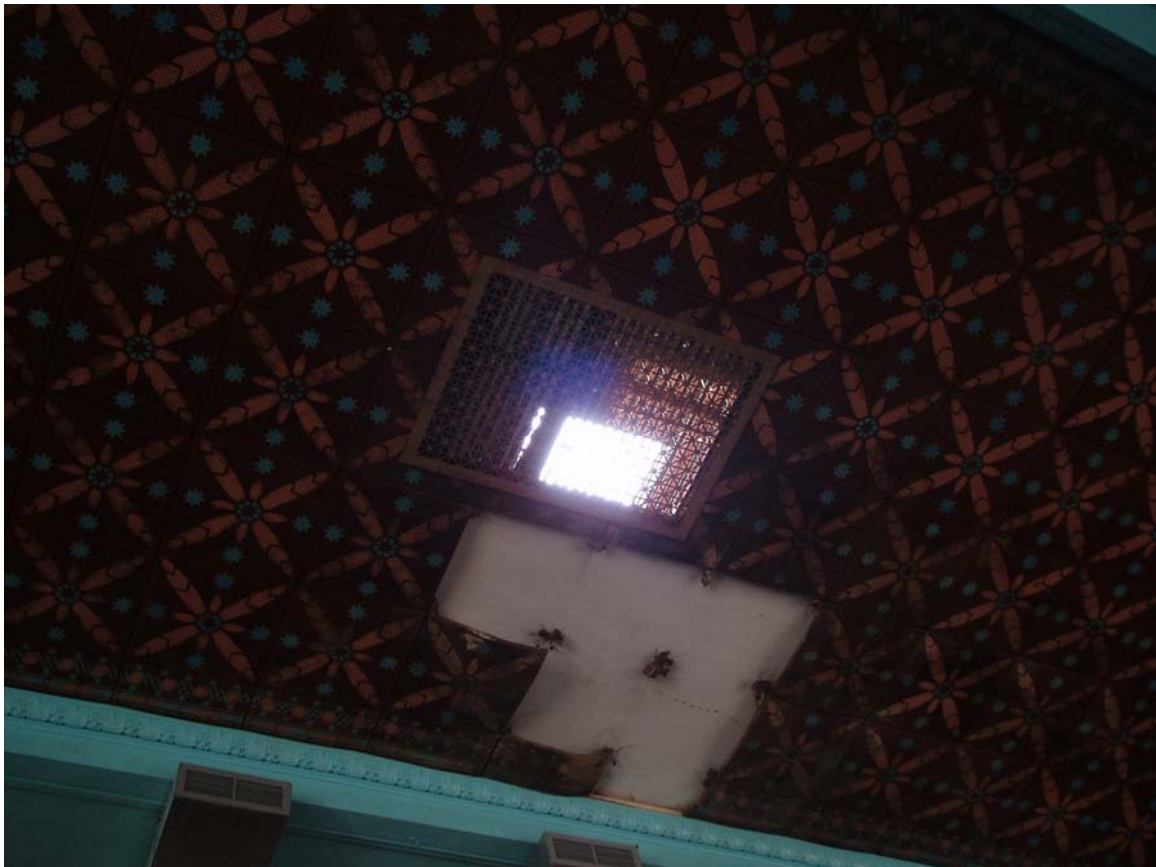
Window damage



Water damage to floor



Water damage to floor



Ceiling tile damage

Hurricane Katrina Damage Assessment in New Orleans

Ronald McNair Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1930

Building Area: 140,464

General Conditions and Comments

- Roof vents torn off
- Could open in 2 weeks with temporary repairs
- Asbestos roofing tile, some blown off
- Occupied by military

Specific Findings

			Storm Damage				
Structure			None/ Minimal	Moderate	Severe	Replace	Comments
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane			X		Roof vents off, asbestos roof tile missing, probably need to replace entire roof to main building
		Flashing		X			Some damage
		Penetration		X			Vents off
		Gutters	X				
		Fascia	X				
	Windows, ext		X				
		Treatments	X				
	Doors, ext		X				
	Floors			X			Some floor tile damage
	Walls, int		X				
	Doors, int		X				
	Ceilings			X			Many tile out
	Fixed Eqpt		X				
Electrical							
	Main Svc						No power
	Distribution						“
	Lighting						“
	Data						“
Plumbing							
	Supply		X				

Hurricane Katrina Damage Assessment in New Orleans

	Fixtures		X				
	Waste		X				
HVAC							
	Boiler						No power
	Chiller						“
	Air Handler						“
	Distribution						“
	Controls						“
Safety/Fire							
	Fire system						“
	Emergency lights						“
	Exit systems						“
Auditorium							N/A
Gym							N/A
Media Ctr.			X				
Cafeteria			X				
Labs							N/A
Furnishings							
	Furniture		X				
	Books		X				
	Computers						No power
	Copiers						“
	Casework		X				
	Office Eqpt						“
	Ktchen Eqpt						“
	Support		X				
Exterior							
	Access		X				
	Playground						N/A
	Landscaping		X				
	Fencing		X				
	Signage		X				
	Support facilities		X				
	Portables						N/A
	Canopies		X				
	Paint Condition		X				
	Parking		X				
	Scoreboards						N/A

Hurricane Katrina Damage Assessment in New Orleans

McNair



Roof vent blown off



Wet, damaged ceiling tile

Hurricane Katrina Damage Assessment in New Orleans



Roof damage



Classroom ceiling damage

Hurricane Katrina Damage Assessment in New Orleans

Julius Rosenwald Elementary School

Inspectors: Joe Edgens, Chris Moran, Steve Young

Date Inspected: September 14, 2005

Built: 1972

Building Area: 75,676

General Conditions and Comments

- Had no power
- Roof needs replacement over cafeteria
- Could reopen almost immediately in a week if cafeteria not used.
- Pretty good shape
- Could not get access to the inside of the building; no keys.

Specific Findings

			Storm Damage				
Structure			Good	Fair	Poor	Replace	Comments
	Foundation		X				
	Walls, ext.		X				
	Roof						
		Membrane		X			Cafeteria roof blown off
		Flashing	X				
		Penetration	X				
		Gutters					N/A
		Fascia			X		Gravel guards torn loose at all locations
	Windows, ext						N/A
		Treatments					“
	Doors, ext		X				
	Floors						Could not access building, believe building is intact except cafeteria
	Walls, int						“
	Doors, int						“
	Ceilings						“
	Fixed Eqpt						“
Electrical							
	Main Svc						
	Distribution						
	Lighting						
	Data						

Hurricane Katrina Damage Assessment in New Orleans

Plumbing						
	Supply					
	Fixtures					“
	Waste					“
HVAC						
	Boiler					No Power
	Chiller					“
	Air Handler					“
	Distribution					“
	Controls					“
Safety/Fire						
	Fire system					“
	Emergency lights					“
	Exit systems					“
Auditorium						N/A
Gym						N/A
Media Ctr.						Could not access building
Cafeteria						“
Labs						“
Furnishings						
	Furniture					“
	Books					“
	Computers					“
	Copiers					“
	Casework					“
	Office Eqpt					“
	Ktchen Eqpt					“
	Support					“
Exterior						
	Access		X			
	Playground		X			
	Landscaping		X			
	Fencing		X			
	Signage		X			
	Support facilities					N/A
	Portables					N/A
	Canopies					N/A
	Paint Condition					N/A
	Parking		X			
	Scoreboards					N/A

Hurricane Katrina Damage Assessment in New Orleans

Rosenwald



Roll up door damaged, delivery dock



Cafeteria roof damage

Hurricane Katrina Damage Assessment in New Orleans



Flashing damage, cafeteria roof



Door torn off mechanical penthouse

Hurricane Katrina Damage Assessment in New Orleans

O. Perry Walker High School

Inspectors: Bill Koelm, Chris Fowler, Michael Casserly

Date Inspected: September 14, 2005

Built: 1970

Building Area: 172,058 sq. ft.

General Conditions and Comments

- Major roof damage over auditorium
- Minor water damage
- Minor glazing damage
- Could open in three weeks without the auditorium
- Roof penetrations had lost caps
- Gym floor may have water underneath tiles
- Could not get direct access to roof
- Building being used as U.S. Army barracks and staging area

Specific Findings

			Storm Damage				Comments
Structure			Good	Fair	Poor	Replace	
	Foundation		X				No evidence of storm damage
	Walls, ext.		X				
	Roof					X	Extensive damage to roof over auditorium
		Membrane					Could not access but evidence from ground of major problems
		Flashing					
		Penetration					Antenna bent from wind. Some evidence of penetration damage
		Gutters	X				Looked clogged (probably before storm)
		Fascia					Fascia on north side damaged
		Other					
	Windows, ext			X			Some breakage. Window damage in stairwell, water may have gotten

Hurricane Katrina Damage Assessment in New Orleans

						into light
		Treatments				
	Doors, ext		X			No evident storm damage
	Floors		X			Water damage at entrance to room 103. Water damage outside room 205—tiles up but waxed over by Army. Water damage to plenum outside room 218 and evidence of mold (may be due to condensation). Animal feces on floor throughout the building
	Walls, int		X			Water damage on second floor from open flaps near room 218 (south)
	Doors, int		X			Panic doors out (not storm)
	Ceilings		X			Skylight above room 103 blown out
	Fixed Eqpt					
Electrical						
	Main Svc		X			Electrical on
	Distribution		X			
	Lighting		X			
	Data					
	Phone					No access to phones
Plumbing						
	Supply		X			Water on
	Fixtures		X			
	Waste		X			
HVAC						Johnson Control onsite.
	Boiler		X			
	Chiller		X			AC working
	Air Handler					
	Distribution					
	Controls					
Safety/Fire						
	Fire system					
	Emergency			X		Some working,

Hurricane Katrina Damage Assessment in New Orleans

	lights					some not
	Exit systems		X			Some lights out (not storm)
Auditorium				X		Extensive ceiling tiles down in auditorium lobby. Could not get access to rest. Extensive roof damage over auditorium (east side)
Gym				X		Water under stands in gym; apparent water seepage under floor tiles in gym
Media Ctr.						
Cafeteria			X			Water damage out five feet and across about 200 feet on floor (north wall); evidence of some tile lifting
Labs			X			No evident storm damage
Furnishings						
	Furniture		X			No evident storm damage
	Books		X			No evident storm damage
	Computers		X			
	Copiers					
	Casework					
	Office Eqpt					No direct access
	Ktchen Eqpt		X			No direct access to refrigerators. No evidence of vandalism or storm damage
	Support					
Exterior						
	Access					No blocked access
	Playground					Goal post damaged (not storm)

Hurricane Katrina Damage Assessment in New Orleans

	Landscaping			X			Tree down in courtyard
	Fencing						
	Signage		X				
	Support facilities						
	Portables						NA
	Canopies		X				No evident storm damage
	Paint Condition		X				Fair
	Parking		X				No evident storm damage; roof debris piled up along outside fence.
	Scoreboards						NA

Hurricane Katrina Damage Assessment in New Orleans

O. Perry Walker



Water damage under bleachers in gym



Water damage on floor in cafeteria

Hurricane Katrina Damage Assessment in New Orleans



Tree down on school grounds



Water damage on floor by entranceway

Hurricane Katrina Damage Assessment in New Orleans



Skylight blown out in hallway



Water damage in duct, evidence of mold

Hurricane Katrina Damage Assessment in New Orleans



Ceiling tile out in stairwell



Ceiling tile down in entranceway of auditorium

Hurricane Katrina Damage Assessment in New Orleans



Roof damage to auditorium



Roof damage

APPENDIX A. STRATEGIC SUPPORT TEAM

Michael Casserly

Michael Casserly is the Executive Director of the Council of the Great City Schools, a coalition of 65 of the nation's largest urban public school districts—including the District of Columbia Public Schools. Mr. Casserly has been with the organization for 28 years, 13 of them as Executive Director. Before heading the group, he was the organization's chief lobbyist on Capitol Hill and served as its Director of Research. He led major reforms in federal education laws, garnered significant aid for urban schools across the country, spurred major gains in urban school achievement and management, and advocated for urban school leadership in the standards movement. He also led the organization in the nation's first summit of urban school superintendents and big city mayors. Mr. Casserly has a Ph.D. degree from the University of Maryland and a B.A. degree from Villanova University.

Joe Edgens

Joe Edgens graduated from the Nashville Public Schools and from the University of Tennessee in Knoxville with a Bachelor of Architecture degree. He has been licensed to practice architecture since 1974 and spent fourteen years in private architectural practice. Mr. Edgens accepted the position of Director of Planning and Construction with the Metro Nashville Board of Public Education in March 1989. In 1995, he was appointed to the position of Executive Director of Facilities and Operations. The departments under my supervision are Planning and Construction, Maintenance, Operations (custodians and grounds), Transportation, Safety/Security, and ADA Compliance. These departments have over 1,550 employees and an operating budget exceeding \$66,000,000. Nashville Public Schools operates 132 schools in more than 13,000,000 square feet in over 180 permanent buildings and 431 portable classrooms.

Bill Koelm

Bill Koelm is the Executive Director of Facilities and Support Operations for the Albuquerque Public Schools. He is responsible for management of district Facilities Planning and Construction, Maintenance and Operations, Material Management, Real Estate, Food Service and Student Transportation. The capital construction program averages over \$65,000,000 per year in renovations, expansions and new construction for a district of over 86,000 students, 129 schools, and 12,400,000 square feet of facilities. Mr. Koelm has over 35 years of experience in the military, municipal, and K-12 facilities management and holds a Masters Degree in Mechanical Engineering.

Hurricane Katrina Damage Assessment in New Orleans

Chris Moran

Chris Moran is an engineer and contractor now serving as the Chief Facilities, Maintenance Officer for Miami-Dade County Public Schools, the fourth largest public school system in the country. He is responsible for Maintenance and Capital renewal projects serving over four hundred schools and ancillary facilities in a highly unionized and diverse environment. Prior to his current position he has served as Chief Facilities Officer for Miami-Dade College, which serves over 140,000 students at nine separate locations and offers both 2 year and four year degrees. He has lead major capital programs and reform and restructuring efforts of Facilities operations in those major institutions. In addition, he has specific experience in hurricane disaster recovery (Hurricane Andrews), large scale damage assessment, and settlement negotiations with FEMA and insurance companies.

Steve Young

Steve Young is Chief of the Facilities Management Division for the Indianapolis Public Schools (IPS), the largest school district in Indiana with a student enrollment of over 40,000. The Facilities Management Division is comprised of over 400 craft and custodial employees responsible for the maintenance and repair of 100 district buildings. IPS is in the 3rd year of a 10-year, \$832 million Capital Improvements Program (CIP). The CIP includes the construction of 10 new elementary schools and the renovation of the remaining 70 schools in the district. Before coming to IPS in 1998, Mr. Young was the Manager of Facilities at Fort Sam Houston, the U.S. Army Medical Command Headquarters and Training Center in San Antonio, Texas. He has also served as a Manager of Military Construction for the Army Corps of Engineers in San Antonio. He is a graduate of the University of Kentucky with a B.S. in Engineering and has a Masters in Public Administration from Texas Tech University.

Hurricane Katrina Damage Assessment in New Orleans

Strategic Support Team



Michael Casserly, Bill Koelm, Chris Moran, Chris Fowler, Steve Young, and Joe Edgens

APPENDIX B. ABOUT THE COUNCIL

The **Council of the Great City Schools** is a coalition of 65 of the nation's largest urban school systems. Its Board of Directors is composed of the Superintendent of Schools and one School Board member from each member city. An Executive Committee of 24 individuals, equally divided in number between Superintendents and School Board members, provides oversight of the 501 (c3) organizations in between Board meetings. The mission of the Council is to advocate for and to assist in the improvement of public education in the nation's major cities. To meet that mission, the Council provides services to its members in the areas of legislation, research, communications, teacher recruitment, curriculum and instruction, and management. The group convenes two major conferences each year on promising practices in urban education; conducts studies on urban school conditions and trends; and operates ongoing networks of senior managers in each city with responsibility in such areas as federal programs, operations and finance, personnel, communications, research, technology, and others. The Council was founded in 1956 and incorporated in 1961, and has its headquarters in Washington, D.C.