Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed Block	 1958 FUL7 BROOKL7 HRA0024. 144,341 15-Jun-2017 	000 / 1951			ES
					EV 0004 0000
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architect			\$3,392,100		\$67,000
Interior Architector Electrical	ure		\$1,273,800 \$1,016,100		\$155,400 \$926,200
Mechanical			\$2,366,500		\$920,200
Site Pavements			\$2,500,500		\$2,549,900
Total			\$8,144,300		\$3,498,500
Importance Code	А		\$4,285,900		\$94,900
Importance Code			\$3,858,400		\$3,403,600
Total			\$8,144,300		\$3,498,500
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architect	ture	\$25,600	\$2,500		
Interior Architect	ure	\$58,900	\$38,500		\$6,500
Electrical		\$3,500	\$3,500	\$3,500	\$38,300
Mechanical		\$34,600	\$27,500	\$44,700	\$96,000
Site Enclosure		\$9,600			
Elevators/Escalate	ors	\$5,900	\$5,900	\$5,900	\$5,900
Total		\$138,000	\$78,000	\$54,100	\$146,800
Importance Code	А	\$29,000	\$16,800	\$14,300	\$14,500
Importance Code	В	\$91,700	\$61,200	\$39,800	\$132,200
Importance Code	С	\$17,300			
Total		\$138,000	\$78,000	\$54,100	\$146,800



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1951

chitecture		Current Re	epair	Futur	e Replacement	Μ	aintenance	
stem Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priorit
erior								
Exterior Walls	-0/					-		
Cast Stone/Terra Cotta	5%		Enterior Links	LIFE	* *	5	\$15,600	
	-		, Extent : Light, A ut, Herkimer Stre		ctea : 00%			
Masauru Dulah	45%	. Intoughou	ai, merkimer Sire	LIFE	* *	5	\$17,000	
Masonry: Brick Masonry: Brick	45% 40%	0-2	\$49,000	LIFE	* *	5 5	\$17,900 \$15,900	
Masoni y. Brick			s49,000 nt : Moderate, Ai			5	\$15,900	
	0	: Fulton Str		eungeen	eu . 270			
			tent : Moderate, A	rea Affe	cted : 2%			
					Adjacent Playgro	und		
			Extent : Light, A					
	Location	: Chimney	_					
	Repairs in	Progress, E	xtent : Light, Are	a Affecte	d : 5%			
	Location	: 4th Floor	Over Roof C					
		-	t, Area Affected :	20%				
	Location	: Throughout	ut					
Masonry: Granite	5%			LIFE	* *	5	\$1,500	
Stucco Cement	5%			2041	* *	5	\$5,000	
Windows								
Aluminum	93%	4+	\$1,604,000	2053	* *	5	\$18,800	
		0	nts, Extent : Seve	re, Area	Affected : 100%			
		: Throughout	ut					
Aluminum	5%		.	2050	* *	5	\$2,000	
Metal Louvers	2%	4+	\$24,500	2043	**			
		0	nts, Extent : Seve	re, Area	Affected : 100%			
	Location	: Throughout	ut					
Parapets Cast Stone/Terra Cotta	10%	2.4	\$404 400	LIEE	* *	5	¢20.500	
Cast Stone/Terra Cotta		2-4 Crumbling I	\$494,400 Extent : Light, Are	LIFE		5	\$29,500	
		: Throughou		eu Ajječie	zu . 570			
Masonry: Brick				LIEF	* *	5	\$24,200	
Masonry, Brick	90%	2-4	\$40,500	LIFE	* *	5	\$34,300	
Wasoni y. Drick	Int Man	Mica/Enal	Extent : Moderat	A	Affected, 250/			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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HUMAN RESOURCES ADMINISTRATION - 096 BEDFORD STUY. MULTI SERVICE CTR. P.S. 28 - BK TENANT

Asset # : 1951

Architecture	Current Repair Future Replacement Maintenance					aintenance				
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
xterior Roof										
Cement-Fiber Panel	10% 0-2	\$77,500	2043	* *	5	\$3,500				
	Vegetation Growth,			cted : 25%		<i>• -)</i>				
	Location : Roof D									
	Worn/Eroded, Exten	t : Moderate, Area	Affected :	90%						
	Location : Roof D									
Modified Bitumen	60% Now	\$845,100	2038	* *			1			
		Alligatoring, Extent : Moderate, Area Affected : 75%								
	Location : Through									
	Blisters, Extent : Sev	ere, Area Affected	: 20%							
	Location : Roofs O	ver Auditorium, Fa	urth Floo	r North Wing, Fir	st Floor	Corridor Between				
	Cafeteria And Gymnasium									
	Drains Clogged, Ext	ent : Severe, Area	Affected :	2%						
	Location : Roof C									
	Miss/Damaged Flash	-								
	Location : At Junct		-			o Cafeteria				
	Punct/Tear/Impact L	-	oderate, A	Area Affected : 5%	ó					
	Location : Roofs A,									
	Recent Repair Evide		rea Affec	ted : 15%						
	Location : Roof B And E									
	Vegetation Growth, Extent : Moderate, Area Affected : 5%									
	Location : Roof A And E									
	Water Penetration, Extent : Severe, Area Affected : 30%									
	Location : Over Ju	nction Of First Flo	or Corrid		n, Roofs	A, B, E				
Modified Bitumen	20% 0-2	\$281,700	2038	* *						
	Alligatoring, Extent		ffected : 5	50%						
	Location : Roof F									
	Worn/Eroded, Exten		Affected :	100%						
	Location : Roof F	And G								
Play Surface	5%		2028	\$67,000	10	\$5,100				
Skylight, Metal/Glass	5%		2038	* *	10	\$17,000				

Interior

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1951

Architecture	Currer	nt Repair	Future	e Replacement	Μ			
System Component Type	% of Fail Da Total (Years	te Estimated Cost s)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
nterior								
Floors								
Carpet	1% 0-2	\$600	2030	* *	3	\$3,200		
	Staining/Discoloring, Extent : Severe, Area Affected : 5%							
	Location : 5th Fl	oor						
Cast in Place Concrete	10% Now	\$11,500	LIFE	* *	5	\$47,300		
	Cracking/Crumbli	ng, Extent : Light, Ard	ea Affecte	ed : 5%				
	Location : Throu	ghout						
	Water Penetration	, Extent : Severe, Are	a Affected	d : 25%				
	Location : Basme	ement, Incomplete Co	n-Ed Pip	ing Work				
Ceramic Tile	12% 0-2	\$205,300	2037	* *	5	\$13,000		
	Cracking/Crumbli	ng, Extent : Light, Ard	ea Affecte	ed : 20%				
	Location : Throu	ghout						
Marble Panels	4% 4+	\$12,800	LIFE	* *	5	\$6,500		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 2%							
	Location : Fultor	ı Lobby						
Quarry Tile	5%		2041	* *	5	\$16,200		
Terrazzo	1%		LIFE	* *	5	\$1,700		
	Cracking/Crumbli	ng, Extent : Light, Ard	ea Affecte	ed : 5%				
	Location : PS28	Lobby						
Vinyl Tile	20% Now	\$375,300	2038	* *	3	\$16,200		
5		Extent : Moderate, A		ted : 50%	-	÷ -, ·••		
	Location : Fourth	h Floor Corridor Nea	r Room 4	08, 5th Floor Cor	ridor			
Vinyl Tile	40%		2033	* *	3	\$32,400		
Wood	7%		2056	* *	5	\$28,400		

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1951

rchitecture	Current Repair Future Replacement					М		
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								
Interior Walls			**					
Cast in Place Concrete	-	2-4 Crumbling, : Through	\$2,900 Extent : Light, Ard out	LIFE ea Affecte	* * ed : 5%			
Ceramic Tile		-	\$2,600 Extent : Moderate	2031 e, Area Aj	* * fected : 10%	5	\$500	
Fiberglass Panel	2%			LIFE	* *			
i ioorgiuss i unor	Recent Co.		Extent : Light, Are ase, Corrugated Pl	ea Affecte	ed : 100%			
Gypsum Board	28%	2-4	\$1,100	LIFE	* *	5	\$1,500	
	0	Crumbling, : Through	Extent : Light, Ard out	ea Affecte	ed : 10%			
Masonry: Brick	2%			LIFE	* *			
Marble Panels	3%	2-4	\$2,200	LIFE	* *			
	0	Crumbling, : Through	Extent : Light, Ard out	ea Affecte	ed : 20%			
Plaster	38%	0-2	\$8,500	LIFE	* *	5	\$1,000	
	Paint Peel	ing, Extent	out, Below Cafeter : Moderate, Area afeteria, Auditouri	Affected	: 25%			
Plaster	12%			LIFE	* *	5	\$300	
Ceilings								
AcousTileSusp.Lay-In	-	-	\$142,800 Extent : Moderate out, 4th Floor, Caf	-	* * ffected : 100%	5	\$21,600	
AcousTileSusp.Lay-In	5%			2041	* *	5	\$10,800	
Exposed Concrete	10%	2-4	\$142,000	LIFE	* *	5	\$3,400	
-	-	Crumbling, : Through	Extent : Light, Ard out	ea Affecte	ed : 20%			
		-				-	\$40.500	
Gypsum Board	Water Pen	Now etration, E : Room 50	\$16,700 Extent : Severe, Are O Closet	LIFE a Affecte	* * d : 5%	5	\$40,500	
Gypsum Board Plaster	Water Pen Location	etration, E	xtent : Severe, Are			5	\$63,500	
	Water Pen Location 47% Cracking/ Location 200, 202 Paint Peel	etration, E : Room 50 Now Crumbling, : Througo 203), Aua ing, Extent	xtent : Severe, Are 00 Closet \$408,400 Extent : Moderate ut 5th Floor (Roon litourium At Old Sk : Moderate, Area	a Affecte LIFE e, Area Aj us 500, 50 cylights, 0 Affected	d : 5% * * ffected : 40% 03, Stair 5a), Thro Ceiling Over Boot : 40%	5 Dughout 2 th Near At	\$63,500 nd Floor (Rooms uditorium	
	Water Pen Location 47% Cracking/C Location 200, 202 Paint Peel Location 200, 202 Other Obs	etration, E : Room 50 Now Crumbling, : Througo 203), Aua ing, Extent : Througo 203), Aua ervation, E	xtent : Severe, Are 00 Closet \$408,400 Extent : Moderate ut 5th Floor (Roon litourium At Old Sk	a Affecte LIFE e, Area Aj 15 500, 56 cylights, 6 Affected 15 500, 56 cylights, 6	d : 5% ** ffected : 40% 03, Stair 5a), Thro Ceiling Over Bood : 40% 03, Stair 5a), Thro Ceiling Over Bood	5 5 5 bughout 2 7 bughout 2	\$63,500 nd Floor (Rooms uditorium nd Floor (Rooms	
	Water Pen Location 47% Cracking/ Location 200, 202 Paint Peel Location 200, 202 Other Obs Location	etration, E : Room 50 Now Crumbling, : Througo 203), Aua ing, Extent : Througo 203), Aua ervation, E : Auditour	xtent : Severe, Are 00 Closet \$408,400 Extent : Moderate ut 5th Floor (Roon litourium At Old Sk : Moderate, Area ut 5th Floor (Roon litourium At Old Sk Extent : Severe, Are	a Affecte LIFE e, Area Aj us 500, 50 cylights, 0 Affected us 500, 50 cylights, 0 a Affecte	d : 5% ** ffected : 40% 03, Stair 5a), Thro Ceiling Over Book : 40% 03, Stair 5a), Thro Ceiling Over Book d : 2%	5 5 5 bughout 2 7 bughout 2	\$63,500 nd Floor (Rooms uditorium nd Floor (Rooms	

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

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HUMAN RESOURCES ADMINISTRATION - 096 BEDFORD STUY. MULTI SERVICE CTR. P.S. 28 - BK TENANT

Asset # : 1951

Architecture	Current Repair	nt	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Co FY	ost Cycl (Yrs	e Estimated Cost)	Priorit
ite Enclosure					
Fence/Gates	050/	2040	* *		
Chain Link	95% Corrosion/Rusting, Extent : Light, Area	2048			
	Location : Playground Fence	u Ajjecieu : 5576			
Iron Picket	5%	2005	* *		
	Corrosion/Rusting, Extent : Light, Area Location : Herkimer Street	a Affected : 15%			
Retaining Walls					
Cast in Place Concrete	95% Now \$3,800	2003	* *		
	Cracking/Crumbling, Extent : Moderat Location : Herkimer St And Howard				
Masonry: Brick	5% Now \$5,700	2038	* *		
	Cracking/Crumbling, Extent : Moderat Location : Herkimer Street	te, Area Affected : 75%			
tite Pavements					
Public Sidewalk					
Cast in Place Concrete	50% Now \$47,900 Cracking/Crumbling, Extent : Moderat Location : Fulton Street	2055	* *		
	Location : Futton Street Loose/Delam Surface, Extent : Modera Location : Fulton Street	ite, Area Affected : 5%			
	Tripping Hazard, Extent : Severe, Area Location : Fulton Street	a Affected : 25%			
Cast in Place Concrete	50% Now \$47,900	2033	* *		
	Broken/Missing Elements, Extent : Mo	derate, Area Affected : 1	0%		
	Location : Near Corner Of Howard A	lvenue			
	Cracking/Crumbling, Extent : Severe, A Location : Near Corner Of Howard A				
Parking/Driveway					
Cast in Place Concrete	100%	2041	* *		
Activity Yard					
Asphalt	100% Cracking/Crumbling, Extent : Light, A Location : Playground	2031	* *		
Electrical	Current Repair	Future Replacemen	nt	Maintenance	

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority

Under 600 Volts

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1951

ectrical	Current Repair Future Replacement Maintenance						
stem Component Type		Estimated Cost Y		Estimated Cost		Estimated Cost	Priorit
der 600 Volts							
Service Equipment							
Fused Disc Sw	27% 2-4	\$3,500 2	058	* *	5	\$100	
	Suspect Water Damag	e, Extent : Moderate,	Area	Affected : 100%			
	Location : Electrical						
	Other Observation, Ex		ected :	: 35%			
	Location : Electrical						
		600 Ampere Main Dis	sconne	ect Switch For Ser	vice A		
Fused Disc Sw	35%		028	\$15,000	5	\$200	
	Other Observation, Ex	tent : Light, Area Aff	fected :	: 35%			
	Location : Electrical						
	Explanation : One 1	200 Ampere Main Dis	sconne	ect Switch For Ser	vice B		
Fused Disc Sw	30%		028	\$12,900	5	\$200	
	Other Observation, Ex		fected :	: 30%			
	Location : Electrical	Room					
	Explanation : One 8	00 Ampere Main Disc	connec	t Switch For Eme	rgency		
Fused Disc Sw	8%	24	048	* *	5	\$100	
Switchgear / Switchboard							
Fused Disc Sw	33%	24	028	\$74,100	5	\$200	
Fused Disc Sw	67%	2	054	* *	5	\$400	
	Recent Installation, E	ctent : Light, Area Aff	fected	: 100%			
	Location : Electrical	Room					
Raceway							
Conduit	95%		028	\$239,900	1		
Conduit	5%	2	.038	* *	1		
Panelboards							
Fused Disc Sw	10%		027	\$22,900	5	\$300	
	Enclosure Corroded,		•ea Affe	ected : 100%			
	Location : 5th Floor						
Fused Disc Sw	10%		044	* *	5	\$300	
	Other Observation, Ex		a Affec	eted : 100%			
	Location : Basement						
	Explanation : Feede	r B Panelboard Missi	ing Co	ver			
Molded Case Bkrs	50%	_	027	\$114,400	5	\$1,900	
	Other Observation, Ex		a Affec	eted : 30%			
	Location : 1st And 2						
		2) Panelboards Missin	-	erior Covers			
Molded Case Bkrs	30%	2	036	* *	5	\$1,100	
Wiring							
Braided Cloth	90% 2-4		053	* *	1		
	Insulation Aged, Exter		ed : 10)0%			
	Location : Througho	ut The Building					
	10%	2	020	* *	1	-	-
Thermoplastic	10%	Z	038		1		
Thermoplastic Motor Controllers	10%	2	038		1		

Ground

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1951

	: Repair e Estimated Cost		e Replacement Estimated Cost		laintenance Estimated Cost	Priority
Total (Years)		FY	Estimated Cost	•	Estimated Cost	Priorit
		LIFE				
		LIFE				
		LIFE				
70%			* *	5	\$2,100	
70%						
70%						
		2028	\$227,600	10	\$92,800	
Location : Throug	-	t, Area A	ffected : 100%			
		2033		10	\$13,300	
-	-	Area Afj	fected : 100%			
10%		2023	\$163,800	2	\$300	
	-		: 100%			
10%		2033	* *			
Recent Installation,	Extent : Light, Area	Affected	l : 50%			
Location : Interio	r Gymnasium, 4th Fl	loor Cori	ridor			
Other Observation,	Extent : Light, Area	Affected	: 50%			
Location : Interio	r Gymnasium 1st Flo	oor				
Explanation : Exc	essive Light Levels					
			* *	10	\$13,900	
			\$19,900	10	\$3,500	
		2033	* *	1		
10%		2023	\$4,000	1		
		2023	\$55,600	10		
90%						
		• • • • •	ate ate		** / * *	
				1-3	\$24,300	
		a Affecte	a : 50%			
			1 1000/			
		Area Affe	ected : 100%			
	-					
Explanation : Obs	olete Equipment					
	Location : Throug 10% T-8 Lamps And Fixt Location : Offices 10% Obsolete Fixtures, H Location : Lobby, 10% Recent Installation, Location : Interior Other Observation, Location : Interior Explanation : Exc 40% 10% 10% 10% 30% 0-2 Malfunctioning, Ext Location : Multi S Other Observation, Location : Hallwa	Location : Throughout 10% T-8 Lamps And Fixtures, Extent : Light, Location : Offices 10% Obsolete Fixtures, Extent : Light, Area Location : Lobby, Auditorium And Cay 10% Recent Installation, Extent : Light, Area Location : Interior Gymnasium, 4th Fl Other Observation, Extent : Light, Area Location : Interior Gymnasium 1st Flo Explanation : Excessive Light Levels 40% 10% 40% 10% 10% 30% 0-2 \$457,700 Malfunctioning, Extent : Moderate, Area Location : Multi Service Center	Location : Throughout10%2033T-8 Lamps And Fixtures, Extent : Light, Area Aff Location : Offices10%2023Obsolete Fixtures, Extent : Light, Area Affected Location : Lobby, Auditorium And Cafeteria10%2033Recent Installation, Extent : Light, Area Affected Location : Interior Gymnasium, 4th Floor Corr Other Observation, Extent : Light, Area Affected Location : Interior Gymnasium 1st Floor Explanation : Excessive Light Levels40%203310%202340%203310%202310%202310%202310%202310%202310%202310%202310%202310%202310%202310%20230%2038Malfunctioning, Extent : Moderate, Area Affecte Location : Multi Service CenterOther Observation, Extent : Moderate, Area Affecte Location : Hallways	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 10% 2033 ** T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Offices 10% 2023 \$163,800 Obsolete Fixtures, Extent : Light, Area Affected : 100% Location : Lobby, Auditorium And Cafeteria 10% 2033 ** Recent Installation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium, 4th Floor Corridor Other Observation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium 1st Floor Explanation : Excessive Light Levels 40% 2033 ** 10% 2023 \$19,900 40% 2033 ** 10% 2023 \$4,000 10% 2023 \$4,000 10% 2023 \$4,000 10% 2023 \$55,600 90% 70% 30% 0-2 \$457,700 2038 ** Malfunctioning, Extent : Moderate, Area Affected : 50% Location : Multi Service Center Other Observation, Extent : Moderate, Area Affected : 100% Location : Hallways	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 10% 2033 ** 10 T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : 00% Location : 00% Location : Offices 10% 2023 \$163,800 2 Obsolete Fixtures, Extent : Light, Area Affected : 100% Location : Lobby, Auditorium And Cafeteria 10% 2033 ** 10% 2033 ** Recent Installation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium, 4th Floor Corridor Other Observation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium Ist Floor Explanation : Excessive Light Levels 40% 2033 ** 10 40% 2033 ** 1 10% 2023 \$19,900 10 40% 2033 ** 1 10% 2023 \$55,600 10 90% 0-2 \$457,700 2038 ** 1-3 Malfunctioning, Extent : Moderate, Area Affected : 50% Location : Multi Service Center 10% 2023 \$55,600 10 90% 0-2 \$457,700 2038	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 10% 2033 ** 10 \$13,300 T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : 0ffices \$300 10% 2023 \$163,800 2 \$300 Obsolete Fixtures, Extent : Light, Area Affected : 100% Location : 0ffices \$300 10% 2023 \$163,800 2 \$300 Obsolete Fixtures, Extent : Light, Area Affected : 100% Location : Lobby, Auditorium And Cafeteria \$300 10% 2033 ** Recent Installation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium, 4th Floor Corridor Other Observation, Extent : Light, Area Affected : 50% Location : Interior Gymnasium 1st Floor \$13,900 40% 2033 ** 1 10% 2023 \$19,900 10 \$3,500 40% 2033 ** 1 10% 2023 \$4,000 1 10% 2023 \$4,000 1 10% 2023 \$55,600 10 90% 30% 0-2 \$24,300

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority

Heating

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1951

			A55el # . I					
Mechanical		Current Re	epair	Futur	e Replacement	Μ	laintenance	
System Component Type	% of 1 Total	Fail Date 1 (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
leating								
Energy Source Fuel Oil No 2	Location .	: Basement	tent : Light, Area			5	\$44,800	
	-		il Fuel Tanks. 75	00 Gallo	ns Each. Only One	Of The I	Two Oil Fuel	
Conversion Equipment Steam Boiler	-	Now	\$893,700 t : Severe, Area 2	2048 Affected :	* *	1	\$128,800	1
	Other Obse Location Explanati	rvation, Ex : Basement on : 3 Boile	tent : Severe, Are ers Not Working, n To The Buildin	Decomm	d : 100% issioned About 10	Years Ag	go. A Temporary	
Distribution				0.				
Steam Piping/Pump	Location . Other Obse Location .	quipment, E : Basement rvation, Ex. : Basement	\$61,100 Extent : Severe, A tent : Severe, Are ive Steam Conder	ea Affecte	d : 50%			
Terminal Devices	Ехрианан	on . Dejecu	ive steam Conder	isule Kei	um 1 ump.			
Air Handler	10%			2023	\$194,200	1	\$8,900	
Convector/Radiator	80%			2026	\$591,500	1	\$37,300	
Fan Coil Unit/Heat	8%			2023	\$165,500	1	\$3,700	
Unit Heater - Steam	2%			2028	\$9,900	4	\$400	
ir Conditioning								
Energy Source								
Electricity	100%			2036	* *	1		
Conversion Equipment Interior Pkg Unit - Cooling	5%			2022	\$258,200	2	\$400	
		gerant, Exte : Lower Lev	nt : Light, Area A vel	ffected :	5%			
	Location .	ervation, Ex : Lower Lev on : 1 Unit	tent : Light, Area vel	Affected	: 5%			
Split Unit	10%			2036	* *			
Window/Wall Unit	85%			2023	\$244,600	1		
Distribution	0070			_ 525	<i>\$</i> 2 1,000	1		
Ductwork/Diffusers	10%			LIFE	* *	2	\$18,800	
Ductwork/Diffusers	5%			LIFE	* *	2	\$9,400	
No Component	85%							

Ventilation

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1951

Mechanical	Current Repair Future Replacement Maintenance							
System Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priority
/entilation Distribution Ductwork/Diffusers		-	nt : Severe, Area A	LIFE Affected :	* * 90%	2-5	\$80,600	
Exhaust Fans Interior	95% Abandonea Location Malfunctio Location	4+ ! in Place, : 5th Floo ning, Exte : Basemen	out The Building \$466,800 Extent : Moderate r Elevator Machin nt : Severe, Area A t t Extent : Moderate, J	e Room, . ffected :	Basement 100%	2	\$3,400	
Roof	Location Explanate 5% Other Obse Location	: 5th Floo ion : Exha ervation, E : Roof A	r Elevator Machin ust Fan Not Used I Extent : Light, Area	e Room, For Deca 2033 Affected	Basement des. Abandoned A * * : 5%	<u>s Per Ou</u> 2	<i>r Escort.</i> \$200	
lumbing H/C Water Piping Brass/Copper	100% Leak Evide Location Not Insulat	Now nt, Extent : 4th Floo red, Extent	ust Fans On The R \$20,600 : Light, Area Affec r Womens Bathroo : Light, Area Affec r Womens Bathroo	2028 sted : 100 m cted : 100	\$1,029,400	1		
Water Heater Electric			Extent : Light, Are r Girls Bathroom,			4 throom.		
Gas Fired	98% Unit Inope Location Other Obso Location Explanat	Now rable, Exte : Boiler Re ervation, E : Boiler Re ion : Wate	\$82,500 ent : Severe, Area A oom Extent : Severe, Are	2028 Affected : ea Affecte	\$82,500 100% d : 100%	2	\$1,600 Not Working Since	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Fixtures Generic	100%							
Vertical Transport Elevators Geared Traction	Location		xtent : Light, Area 5 5th Floor Unit	LIFE Affected	**			

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1951

Mechanical	Curren	t Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Dat Total (Years		Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Fire Suppression								
Standpipe								
Generic	100%	2	2038	* *	1-5	\$75,500		
Sprinkler								
No Component	98%							
Generic	2%	2	2028	\$27,000	1-2	\$800		
Fire Pump								
Generic	100%	2	2031	* *	1	\$27,000		
Chemical System Generic	100%	2	2023	\$26,700	1-3	\$4,000		

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address	: BROWNSVIL : 444 THOMAS			E CTR. TWN: PITKIN AV - E.	NEW YORK AV	
Borough Program / Asset #	: BROOKLYN : HRA0026.000	/ 1953		Agency's Number Yr Built/Renovated	: N/A : 1971 / 2010	
Area Sq Ft Date of Survey	: 36,920	1,00		Project Type Landmark Status	: HUMAN RESOURCES : NONE	
Areas Surveyed	22-Aug-2017Basement, Roo	f, Floors	s 1,2,3	Lanumark Status	· NONE	
Block	: 3496	Lot	: 4	BIN	: 3080726	
CAPITAL				FY 2020 - 2023	FY	2024 - 2029

Exterior Architecture	\$505,000	\$65,700
Interior Architecture	\$498,500	\$316,800
Electrical	\$325,900	\$340,000
Mechanical	\$141,900	\$900,700
Site Pavements	\$286,100	
Total	\$1,757,400	\$1,623,200
Importance Code A	\$505,000	\$337,800
Importance Code B	\$1,072,900	\$1,234,200
Importance Code C	\$179,500	\$51,200
Total	\$1,757,400	\$1,623,200

Total	\$375,800	\$32,500	\$32,600	\$16,800
Importance Code C	\$49,000		\$11,600	
Importance Code B	\$275,100	\$9,400	\$19,200	\$15,000
Importance Code A	\$51,700	\$23,000	\$1,800	\$1,800
Total	\$375,800	\$32,500	\$32,600	\$16,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Site Pavements	\$16,700			
Site Enclosure	\$9,700			
Mechanical	\$42,800	\$6,300	\$15,100	\$4,700
Electrical	\$93,600	\$1,000	\$1,200	\$1,700
Interior Architecture	\$159,100		\$12,500	\$6,500
Exterior Architecture	\$49,900	\$21,200		
EXPENSE	FY 2020	FY 2021	FY 2022	FY 2023



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1953

chitecture		Current F	Repair	Futur	e Replacement	М	aintenance	
tem Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior								
Exterior Walls								
Cast in Place Concrete		Now	\$75,700	LIFE	* *	5	\$65,700	1
			Extent : Severe, A	rea Affec	ted : 20%			
		-	out, Lintels					
Concrete Masonry Unit	58%	0-2	\$188,500	LIFE	**	5	\$28,000	
	-	-	Extent : Moderate	, Area Aj	ffected : 20%			
	Location :	-	oui l, Extent : Moderat	a Area	Affantad, 50/			
	Location :			e, Area A	Ajjecieu . 5%			
		-	Extent : Moderate, 1	Area Affe	peted · 2%			
	Location :			neung				
Masonry: Limestone	5%	0-2	\$43,100	LIFE	* *	5	\$2,900	
Masonry. Ennestone	-		Extent : Light, Are			5	\$2,900	
	Location :	0	0	u nyjeen				
Window Wall	20%	0-2	\$151,800	2039	* *	5	\$29,000	1
window wan		• =	ents, Extent : Seve		Affected · 30%	5	\$29,000	1
	Location .	-		-,				
Windows								
Aluminum	100%	0-2	\$45,900	2037	* *	5	\$5,400	
	Broken/Mis	sing Elem	ents, Extent : Mod	erate, Ar	ea Affected : 20%			
	Location .	: Through	out					
Parapets								
Cast Stone/Terra Cotta	-	Now	\$7,700	LIFE	* *	5	\$2,300	
	-	-	Extent : Moderate	, Area Aj	ffected : 50%			
~	Location .	-					<u> </u>	
Concrete Masonry Unit	20%	0-2	\$3,100	LIFE	**	5	\$1,300	
	-	-	Extent : Moderate	, Area Aj	ffected : 20%			
	Location .	-		2024			\$21.5 00	
Metal Rail	75%	0-2 Busting E	\$24,100	2034	**	5	\$31,500	
	Location .	-	xtent : Moderate, A	area Affe	ciea : 25%			
		-	oui ctent : Light, Area A	Affected	· 10%			
	Location :		-	ijjecieu .	1070			
Roof								
Roll Roofing	100%			2031	* *	5	\$42,400	
Soffits							,	
Cast in Place Concrete	100%			LIFE	* *	5	\$29,900	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included. ** Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1953

Architecture		Current I	Repair	Futur	e Replacement	Maintenance			
ystem Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priority	
terior									
Floors									
Carpet	Punct/Tear Location	: Through			* * ea Affected : 100%		\$8,100		
Cast in Place Concrete	Cracking/0	Now Crumbling, : Through	\$11,400 Extent : Severe, A out	LIFE rea Affec	* * eted : 40%	5	\$11,700		
Ceramic Tile	3%			2032	* *	5	\$1,600		
Terrazzo	-	0-2 Crumbling, : Through	\$254,700 Extent : Light, Arc out	LIFE ea Affect	* * ed : 10%	5	\$8,400		
Vinyl Tile	Cracking/0	Now Crumbling, : Through	\$79,700 Extent : Severe, A out	2024 rea Affec	\$265,500 eted : 40%	3	\$11,500		
Interior Walls									
Ceramic Tile	15%			2032	* *	5	\$23,300		
Concrete Masonry Unit	Cracking/0	Now Crumbling, : Through	\$70,400 Extent : Light, Art out	LIFE ea Affect	* * ed : 10%	5	\$12,400		
Glass: Single Pane	Cracking/0	Now Crumbling, : Through	\$23,800 Extent : Moderate out	LIFE e, Area A	* * ffected : 10%	5	\$5,800		
Gypsum Board		0-2 Crumbling, : Through	\$36,200 Extent : Moderate out	LIFE e, Area Aj	* * ffected : 5%	5	\$51,200		
Metal Panel		0-2 /Rusting, E : Through	\$5,500 Extent : Light, Area out	LIFE Affected	**				
Ceilings AcousTileConcealSpLn	Cracking/0	Now Crumbling, : Through	\$35,500 Extent : Light, Arc out	2034 ea Affect	* * ed : 10%	5	\$13,400		
AcousTileConcealSpLn	Broken/Mi	Now ssing Elen : Through	\$22,200 eents, Extent : Mod out	2049 Terate, Ar	* * ea Affected : 25%	5	\$1,700		
AcousTileSusp.Lay-In	Staining/D	Now Viscoloring : Third Fl	\$13,300 Extent : Moderate oor	2034 e, Area A	* * ffected : 10%	5	\$2,700		
Exposed Concrete	30%			LIFE	* *	5-10	\$20,100		
Gypsum Board	15%			LIFE	* *	5-10	\$27,700		

Site Enclosure

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1953

			555				
Architecture	Current I	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
ite Enclosure							
Fence/Gates		* • • • •					
Chain Link	30% 0-2 Impact Damage, Externation : Through		2059 a Affecte	* * d : 50%			
Iron Picket	70%		2064	* *			
Free Standing Walls Cast in Place Concrete	100%		2049	* *			
ite Pavements Public Sidewalk Cast in Place Concrete	100% 0-2 Cracking/Crumbling, Location : Through		2034 Area A <u>j</u>	* * fected : 5%			
On-Site Walkways							
Cast in Place Concrete	50% Now Cracking/Crumbling, Location : Through		2034 rea Affec	* * ted : 60%			
Pavers/Stone	50% Now Cracking/Crumbling, Location : Through		2038 Area A <u>f</u>	* * fected : 20%			
Parking/Driveway							
Asphalt	100% Now Cracking/Crumbling, Location : Through		2032 Area A <u>f</u>	* * fected : 25%			
Activity Yard							
Pavers/Stone	93% Now Broken/Missing Elem Location : Rear Of Cracking/Crumbling, Location : Rear Of Sinking/Subsiding, E: Location : Rear Of	Building Extent : Severe, Ar Building xtent : Moderate, A	rea Affec	ted : 30%			
Pavers/Stone	7%	Dittating	2044	* *			
	0	D :	Fratran	- D			
lectrical	Current I			e Replacement		aintenance	
system Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
nder 600 Volts Service Equipment Molded Case Bkrs	100% Other Observation, E Location : Electrica	-	2029 Affected	\$8,500 <i>: 100%</i>	5	\$1,000	
	Explanation : One 2	2000 Ampere Main	Disconn	ect Switch			

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1953

Electrical		Current F	Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Raceway	1000/			• • • • •	• - • · • •			
Conduit	100%			2029	\$53,600	1		
Panelboards	50/			2020	#2 000	-		
Fused Disc Sw	5%			2028	\$3,800	5	¢000	
Molded Case Bkrs	95%			2028	\$72,500	5	\$900	
Wiring Thermoplastic	100%			2029	\$67,900	1		
Motor Controllers	10070			2029	\$07,900	1		
Locally Mounted	100%			2027	\$46,300	5	\$200	
Ground	10070			2027	\$70,500	5	\$200	
Grounding Devices								
Generic	100%	2-4	\$9,700	LIFE	* *	5	\$500	
	Other Obs Location		xtent : Moderate, . t		ected : 100%	-		
Lighting	Елриани		Jucu					
Interior Lighting								
Fluorescent	Other Obs Location		\$66,500 Extent : Light, Area out The Building Lamps	2039 Affected	* * ! : 100%			
HID		Now	\$10,900	2039	* *			
	Obsolete I		tent : Light, Area		: 100%			
Incandescent	Obsolete I	Now Fixtures, Ex : 1st Floor	\$8,400 ctent : Light, Area .	2039 Affected	**	2		
Egress Lighting								
Emergency, Battery	Obsolete I		\$25,400 ctent : Light, Area . out Building	2039 Affected	* * : 100%			
Exit, Service		Now Fixtures, Ex	\$5,100 tent : Light, Area	2039 Affected	* *	1		
	Location	: Through	out Building					
Exterior Lighting HID	Obsolete I		\$142,300 tent : Light, Area out Building Exter		* *			

Alarm

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1953

			5561#.1					
Electrical		Current Repa	ir	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date Est (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
larm								
Security System	700/							
No Component	70%	Maria	\$24 200	2020	* *	1	\$2,700	
Generic		Now ning, Extent : 1	\$34,200	2039		1	\$3,700	
	-	: Throughout I		ecieu. 1	0070			
		ervation, Exten	-	Affected	: 100%			
		: Outside And	-	55				
	Explanati	on : Intrusion	Alarm And 4 -	CCTV				
Fire/Smoke Detection								
No Component	70%							
Generic, Analog		Now	\$117,100	2039	* *	1-3	\$6,200	
		ervation, Exten : Hallway	t : Light, Area	Affected	: 100%			
			hts. Manual I	Pull Statio	ons And Main Con	trol Pane	21	
	1		,,					
Mechanical		Current Repa	ir	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date Est (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
leating								
Energy Source								
Natural Gas	100%			2039	* *	1		
Conversion Equipment								
Hot Water Boiler	100%			2027	\$272,000	1	\$18,300	
		ervation, Exten	-	Affected	: 100%			
		: Basement Bo						
Distribution	Explanali	ion : 12 Multip	le Units					
Hot Wtr Piping/Pump	100%			2037	* *	4	\$2,700	
Terminal Devices						-	<i> </i>	
Convector/Radiator	100%			2027	\$188,900	1	\$11,900	
ir Conditioning								
Energy Source	1000/			2025	ala ala			
Electricity	100%			2037	* *	1		
Conversion Equipment Reciprocating	500%	Now	\$74,900	2029	\$149,800	1	\$7,700	
Compr/Chiller	5070	NOW	\$74,900	2029	\$149,800	1	\$7,700	
	Abandoned	l in Place, Exte	nt : Severe, A	rea Affect	ted : 50%			
	Location	: Basement						
	Leak Evide	nt, Extent : Sev	vere, Area Affe	ected : 50	9%			
	Location	: Basement						
Window/Wall Unit	50%			2024	\$36,800	1		
		ervation, Exten	t : Light, Area	Affected	: 1%			
		: Basement	11 0	1				
	Explanati	on : One Inope	erable Centrif	ugal Unit	Remaining In Bas	ement		

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096

BROWNSVILLE MULTI SERVICE CTR.

Asset # : 1953

Mechanical		Current R	lepair	Futur	e Replacement	Μ		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning Heat Rejection Water Cooling Tower	100% Abandoned Location	in Place, I	\$67,000 Extent : Severe, At	2027 rea Affec	\$133,900 ted : 50%	2	\$29,700	
entilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$32,600	
Exhaust Fans Interior	Not in Serv	Now ice, Extent : Basement	\$23,900 : Severe, Area Afj	2024 fected : 9	\$119,300 5%	2	\$900	
Roof	Not in Serv		\$600 : Severe, Area Afj re Burnt Out, Roo		\$2,900	2		
lumbing	Location			/				
H/C Water Piping Brass/Copper	100%			2039	* *	1		
Water Heater Gas Fired	Location	: Basement		2027 Affected	\$21,500 <i>: 100%</i>	2	\$500	
Sanitary Piping	Explanat	on : One 7	5 Gallon Tank					
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Non-Submersible	Location	ervation, E: : Basement	\$2,700 xtent : Severe, Are t Units Is Not Work		\$5,400 d : 50%	4	\$800	
Fixtures								
Generic	100%							
Vertical Transport Elevators Hydraulic	Location		xtent : Light, Area t To 3rd Floor t	LIFE Affected	* * : 100%			
Fire Suppression								
Standpipe Generic	100%			2039	* *	1-5	\$18,600	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed	 : 1420 BU : BROOK : HRA002 : 54,112 : 29-Aug-2 	LYN 5.000 / 1952	CENTER WN: MOFFAT ST CHA Agency's Number Yr Built/Renovated Project Type Landmark Status	: N/A	ES
Block	: 3444	Lot : 22	BIN	: 3080067	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$914,300		\$53,300
Interior Architect	ure		\$385,200		\$45,300
Electrical			\$96,900		\$662,500
Mechanical			\$67,000		\$75,500
Total			\$1,463,300		\$836,500
Importance Code	А		\$981,200		\$53,300
Importance Code			\$422,100		\$783,200
Importance Code	С		\$60,000		
Total			\$1,463,300		\$836,500
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$47,400		\$3,000	
Interior Architect	ure	\$75,600		\$15,100	\$5,000
Electrical		\$19,100	\$1,200	\$1,300	\$1,400
Mechanical		\$11,000	\$9,300	\$8,100	\$8,300
Site Enclosure		\$16,200			
Site Pavements		\$17,100			
Elevators/Escalat	ors	\$3,900	\$3,900	\$3,900	\$3,900

Total	\$190,300	\$14,400	\$31,500	\$18,600
Importance Code A	\$47,400	\$5,400	\$8,400	\$5,400
Importance Code B	\$70,200	\$9,100	\$23,100	\$13,300
Importance Code C	\$72,800	-		-
Total	\$190,300	\$14,400	\$31,500	\$18,600



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1952

chitecture	Current Repair	Future Replacement	M	aintenance					
tem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority				
erior									
Exterior Walls									
Cast in Place Concrete	5% 4+ \$21,200	LIFE **	5	\$17,500					
	Cracking/Crumbling, Extent : Light, Art Location : Throughout	ea Affectea : 10%							
Masaumu Duista		LIFE **	5	\$22,000					
Masonry: Brick	47% Now \$101,500 Graffiti, Extent : Light, Area Affected : .		5	\$33,000					
	Location : Throughout	270							
	Horizontal Cracks, Extent : Moderate, A	Area Affected : 2%							
	Location : Bulkhead Stair								
	Jnt Mortar Miss/Erod, Extent : Modera	te, Area Affected : 25%							
	Location : North And South Bulkhead	5							
	Repointing Failure, Extent : Moderate,	Area Affected : 20%							
	Location : North And South Bulkhead								
	Vertical Cracks, Extent : Moderate, Are	a Affected : 5%							
	Location : South Wing								
	Water Penetration, Extent : Moderate, A								
	Location : North And South Bulkhead								
Masonry: Brick	29%	LIFE **	5	\$40,700					
Masonry: Granite	10% 2-4 \$42,300	LIFE **	5	\$5,300					
	Broken/Missing Elements, Extent : Ligh Location : Steps At East Entrance	t, Area Affectea : 5%							
	Cracking/Crumbling, Extent : Light, Art	og Affected · 5%							
	Location : Steps At East Entrance	eu Ayjecieu : 570							
Masonry: Limestone	9% 2-4 \$78,100	LIFE **	5	\$4,700					
Wasoni y. Ennestone	Broken/Missing Elements, Extent : Ligh		5	ψ-1,700					
	Location : Balusters Over North And								
	Staining/Discoloring, Extent : Moderate	e, Area Affected : 40%							
	Location : Throughout								
Windows									
Aluminum	50%	2045 **	5	\$4,800					
Metal Louvers	5%	2032 **	10	\$3,000					
Wood	45% Now \$124,800	2054 **	5	\$21,800					
	Air Infiltration, Extent : Moderate, Area Affected : 50% Location : Throughout								
	Deteriorated Finish, Extent : Moderate,	Area Affected . 50%							
	Location : Throughout	111eu 11jeeieu . 5070							
	Split/Cracked, Extent : Moderate, Area	Affected : 50%							
	Location : Throughout	JJ							
Parapets	~								
Masonry: Brick	90%	LIFE **	5-10	\$4,100					
Metal Panel	10%	2049 **	5	\$300					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1952

Architecture	Curren	nt Repair	Future F	Replacement	М	aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost s)	Year E FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior							
Roof							
Built-Up (BUR)	Location : Throu	, Extent : Moderate, A					
Single Ply Membrane	Location : Throu Broken/Missing El Location : Throu	ements, Extent : Seve	re, Area Aff	ected : 30%			1
	Location : Throu	ghout ng, Extent : Severe, A					
Skylight, Metal/Glass	5% Recent Replace Ev Location : Throu	ident, Extent : Light, ghout 2010	2049 Area Affecte	* * ed : 100%	10	\$6,600	
nterior Floors							
Carpet	5% 0-2 Punct/Tear/Impact Location : Throu	\$10,500 t Damage, Extent : Li ghout	2028 ght, Area A <u>j</u>	\$52,400 ffected : 20%	3	\$6,000	
Cast in Place Concrete	5% Now Cracking/Crumbli Location : Basen	\$8,500 ng, Extent : Moderate tent	LIFE e, Area Affec	* * cted : 10%	5	\$8,800	
Ceramic Tile	20% Now Cracking/Crumbli Location : Throu	\$95,500 ng, Extent : Moderate ghout	2038 e, Area Affec	* * cted : 20%	5	\$8,000	
Terrazzo	20% Now Cracking/Crumbli Location : Basen	\$76,400 ng, Extent : Moderate tent Corridor	LIFE e, Area Affec	* * cted : 15%	5	\$12,600	
Vinyl Tile	30% 2-4 Cracking/Crumbli Location : Throu	\$104,800 ng, Extent : Severe, A ghout	2039 rea Affectea	* * l : 100%	3	\$9,100	
Wood	20%		2057	* *	5	\$30,200	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1952

Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
iterior								
Interior Walls	50/				* *	10	#0.000	
Cast in Place Concrete Ceramic Tile	5% 15%	0-2	\$60,000	LIFE 2038	* *	10 5	\$8,900 \$5,200	
Ceramic The	Broken/M Location	issing Elem : Toilets	ents, Extent : Mod	lerate, Ar	ea Affected : 5%	3	\$5,300	
	Location	: Toilets	Extent : Moderate l, Extent : Modera	-	-			
		: Toilets	., 2		1))001000 1 0 / 0			
Gypsum Board	15%			LIFE	* *	5-10	\$18,100	
Masonry: Brick	5%			LIFE	* *	10	\$1,100	
Plaster	60%	Now	\$34,900	LIFE	* *	5	\$12,800	
	0		Extent : Moderate	e, Area A	0		. ,	
			nd South Bulkhead.			Corridor		
		0	: Moderate, Area d South Bulkhead	00	: 25%			
			xtent : Moderate, 1		cted · 10%			
			nd South Bulkhead.		cieu : 1070			
Ceilings								
AcousTileSusp.Lay-In		Discoloring, : Through	Extent : Moderate out	2034 e, Area A	* * ffected : 10%	5	\$8,000	
Plaster	Cracking/	-	\$48,500 Extent : Moderate Id South Bulkhead.		-	5	\$45,300	
			xtent : Moderate, And South Bulkhead		cted : 10%			
ite Enclosure								
Fence/Gates Iron Picket	1000/	Now	\$16,200	2049	* *			
from Picket	Broken/M		ents, Extent : Mod					
		/Rusting, E : Through	xtent : Moderate, A out	Area Affe	cted : 15%			
		ted Finish, : Through	Extent : Moderate, out	, Area Af	fected : 25%			
ite Pavements								
Public Sidewalk	1000/	NT	¢17 100	20.42	* *			
Cast in Place Concrete	Cracking/	Now Crumbling, : Through	\$17,100 Extent : Moderate out	2042 e, Area A				
	Location	: Through						
		ervation, E : South W	Extent : Moderate, . ing	Area Affe	ected : 10%			
	Explana	tion : Utilit	y Work, Currently	Under R	epair			

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

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HUMAN RESOURCES ADMINISTRATION - 096 BUSHWICK MULTI SERVICE CENTER

Asset # : 1952

Architecture		Current	Repair	Futu	re Replacement	N	laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
ite Pavements								
On-Site Walkways Cast in Place Concrete	100%			2042	* *			
Parking/Driveway	10070			2042				
Asphalt	100%			2032	* *			
rispitat	10070			2052				
Electrical		Current	Repair	Futu	re Replacement	N	laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Inder 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2029	\$21,200	5	\$200	
			Extent : Light, Area	Affected	l : 100%			
		: Electrico		D :	er Constant			
Switch agon / Switchhagand	Explana	non : One	800 Ampere Main I	Isconne	ect Switch			
Switchgear / Switchboard Molded Case Bkrs	100%			2029	\$149,600	5	\$1,400	
Raceway	10070			2027	\$147,000	5	\$1,400	
Conduit	95%			2029	\$120,100	1		
Conduit	5%			2039	* • • • • * *	1		
Panelboards								
Fused Disc Sw	5%			2028	\$5,300	5	\$100	
Fused Knife Sw	5%	4+	\$5,300	2054	* *	5		
		-	tent : Light, Area A Mechanical Room		: 100%			
Molded Case Bkrs	60%			2028	\$64,100	5	\$900	
Molded Case Bkrs	30%			2037	* *	5	\$400	
Wiring Braided Cloth		2-4 Aged, Exte : Basemer	\$53,200 ent : Moderate, Are	2054 a Affecte	* * ed : 10%	1		
Thermoplastic	<u> </u>	. 20.50000		2029	\$106,500	1		
Thermoplastic	10%			2029	\$100,300	1		
Motor Controllers	10/0			2057		1		
Locally Mounted	100%			2027	\$46,300	5	\$400	
Bround	10070			_ , _ ,	\$10,000	~	\$100	
Grounding Devices								
Generic	100%	2-4	\$9,700	LIFE	* *	5	\$800	
			Extent : Moderate, A	Area Affe	ected : 100%			
		: Water M						
	Explana	tion : Corr	oded					

Lighting

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1952

% of Total 88% Other Obs	(Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit		
Other Obs			2024	\$107,200	10	\$43,700			
		nt : Light, Area	Affected	: 90%					
	a : Throughout								
	tion : T-12 Lar	nps							
10%			2024	\$61,300	2	\$100			
2%			2034	* *					
Other Observation, Extent : Light, Area Affected : 100%									
Location	e : 1st Floor Oj	ffice							
Explanat	tion : LED Lig	hting Fixtures							
40%			2034	* *	10	\$5,200			
10%			2024	\$7,400	10	\$1,300			
50%			2034	* *	10	\$1,800			
8%			2024	\$16,700	10				
1%			2029	\$2,100	10				
1%	Now	\$1,800	2039	* *	2				
Damaged	Fixtures, Exte	nt : Moderate, 1	Area Affe	ected : 100%					
Location	a : Main Entra	nce Stairs							
Other Obs	ervation, Exte	nt : Light, Area	Affected	: 100%					
Location	ı : Main Entra	nce Steps							
Explanat	tion : Two Orr	ametal Post St	yle Light	Fixtures Are Missi	ng Globe	?S			
90%									
70%									
30%			2039	* *	1-3	\$10,000			
Other Obs	ervation, Exte	nt : Light, Area	Affected	: 100%					
Location	a : Throughout	The Building							
Explanat	tion : Devices,	Control Panel,	Strobe L	Lights, Bell, Pull Be	ox, Annu	nciator			
	Current Rep	air	Futur	e Replacement	М	aintenance			
% of	Fail Date Eg	stimated Cost	Vear	Estimated Cost	Cycle	Estimated Cost	Priori		
				Listinuted Cost	•	Listillated Cost			
	,				. ,		<u> </u>		
100%			2049	* *	1				
	Now	\$67,000	2034	* *	1	\$48,200			
Malfunctio	oning, Extent :	Severe, Area A			1	\$48,200			
Malfunctio		Severe, Area A			1	\$48,200			
Malfunction Location	oning, Extent : 1 : 2 Units, Boi	Severe, Area A	ffected :	30%	1	\$48,200			
· · · · ·	10% 2%0ther Obs Location Explanat40% 10% 50%8% 1% 1%1% Damaged Location Other Obs Location 90%70% 30% Other Obs Location Explanat70% 30% Other Obs Location Explanat	10% 2% Other Observation, Exte Location : 1st Floor Oj Explanation : LED Lig 40% 10% 50% 8% 1% Now Damaged Fixtures, Externation : Main Entration Other Observation, Exte Location : Main Entration Other Observation, Exte Location : Main Entration 90% 70% 30% Other Observation, Exte Location : Throughout Explanation : Devices, Current Rep % of Fail Date Est Total (Years)	10% 2% Other Observation, Extent : Light, Areat Location : 1st Floor Office Explanation : LED Lighting Fixtures 40% 10% 50% 8% 1% 1% 1% 1% 1% 1% 1% 1% 1% 1% 1% 1% 1% 0maged Fixtures, Extent : Moderate, A Location : Main Entrance Stairs Other Observation, Extent : Light, Areat Location : Main Entrance Steps Explanation : Two Ornametal Post Sty 90% 70% 30% Other Observation, Extent : Light, Areat Location : Throughout The Building Explanation : Devices, Control Panel, Current Repair % of Fail Date Estimated Cost Total (Years)	10%20242%2034Other Observation, Extent : Light, Area AffectedLocation : 1st Floor OfficeExplanation : LED Lighting Fixtures40%203410%202450%20348%202450%20348%20241%Now\$1,8002039Damaged Fixtures, Extent : Moderate, Area AffeLocation : Main Entrance StairsOther Observation, Extent : Light, Area AffectedLocation : Main Entrance StepsExplanation : Two Ornametal Post Style Light90%70%30%2039Other Observation, Extent : Light, Area AffectedLocation : Throughout The BuildingExplanation : Devices, Control Panel, Strobe LCurrent RepairFutur% of Fail Date Estimated CostYearFY	10%2024\$61,3002%2034**Other Observation, Extent : Light, Area Affected : 100%Location : 1st Floor OfficeExplanation : LED Lighting Fixtures40%2034**10%2024\$7,40050%2034**8%2024\$16,7001%2029\$2,1001%Now\$1,8002039**Damaged Fixtures, Extent : Moderate, Area Affected : 100%Location : Main Entrance StairsOther Observation, Extent : Light, Area Affected : 100%Location : Main Entrance StepsExplanation : Two Ornametal Post Style Light Fixtures Are Missi90%70%30%203970%30%2039203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%70%70%70%70% <td>10%2024\$61,30022%2034**Other Observation, Extent : Light, Area Affected : 100%Location : 1st Floor OfficeExplanation : LED Lighting Fixtures40%2034**10%2024\$7,40010%2024\$7,40050%2034**1010%2024\$7,4001050%2034**1010%2024\$16,700101%2029\$2,100101%2029\$2,100101%Now\$1,8002039**2Damaged Fixtures, Extent : Moderate, Area Affected : 100%Location : Main Entrance StairsOther Observation, Extent : Light, Area Affected : 100%Location : Main Entrance StepsExplanation : Two Ornametal Post Style Light Fixtures Are Missing Globe90%70%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%70%70%<</td> <td>10%2024\$61,3002\$1002%2034**Other Observation, Extent : Light, Area Affected : 100%Location : 1st Floor OfficeExplanation : LED Lighting Fixtures40%2034**10%2024\$7,4001010%2024\$7,4001050%2034**1010%2024\$16,700101%2029\$2,100101%2029\$2,100101%2029\$2,100101%Now\$1,8002039**Damaged Fixtures, Extent : Moderate, Area Affected : 100%Location : Main Entrance StairsOther Observation, Extent : Light, Area Affected : 100%Location : Main Entrance StepsExplanation : Two Ornametal Post Style Light Fixtures Are Missing Globes90%90%Current Repair70%2039**30%2039**1.3\$10,000Other Observation, Extent : Light, Area Affected : 100%Location : Throughout The BuildingExplanation : Devices, Control Panel, Strobe Lights, Bell, Pull Box, AnnunciatorVe of Fail Date Estimated CostYear Estimated CostYear Estimated CostYear Estimated CostYear Estimated CostYear Struct CostYear Estimated C</td>	10%2024\$61,30022%2034**Other Observation, Extent : Light, Area Affected : 100%Location : 1st Floor OfficeExplanation : LED Lighting Fixtures40%2034**10%2024\$7,40010%2024\$7,40050%2034**1010%2024\$7,4001050%2034**1010%2024\$16,700101%2029\$2,100101%2029\$2,100101%Now\$1,8002039**2Damaged Fixtures, Extent : Moderate, Area Affected : 100%Location : Main Entrance StairsOther Observation, Extent : Light, Area Affected : 100%Location : Main Entrance StepsExplanation : Two Ornametal Post Style Light Fixtures Are Missing Globe90%70%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%30%203970%70%70%<	10%2024\$61,3002\$1002%2034**Other Observation, Extent : Light, Area Affected : 100%Location : 1st Floor OfficeExplanation : LED Lighting Fixtures40%2034**10%2024\$7,4001010%2024\$7,4001050%2034**1010%2024\$16,700101%2029\$2,100101%2029\$2,100101%2029\$2,100101%Now\$1,8002039**Damaged Fixtures, Extent : Moderate, Area Affected : 100%Location : Main Entrance StairsOther Observation, Extent : Light, Area Affected : 100%Location : Main Entrance StepsExplanation : Two Ornametal Post Style Light Fixtures Are Missing Globes90%90%Current Repair70%2039**30%2039**1.3\$10,000Other Observation, Extent : Light, Area Affected : 100%Location : Throughout The BuildingExplanation : Devices, Control Panel, Strobe Lights, Bell, Pull Box, AnnunciatorVe of Fail Date Estimated CostYear Estimated CostYear Estimated CostYear Estimated CostYear Estimated CostYear Struct CostYear Estimated C		

Explanation : 10 Mulitple Units, Converted Steam System

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1952

Mechanical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Distribution							
Steam Piping/Pump	100%		2039	* *			
Terminal Devices							
Convector/Radiator	100%		2034	* *	1	\$17,500	
Air Conditioning							
Energy Source							
Electricity	100%		2037	* *	1		
Conversion Equipment							
Split Unit	2%		2034	* *			
Window/Wall Unit	70%		2024	\$75,500	1		
No Component	28%						
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2039	* *	1		
		Extent : Moderate, Area Affe					
	Location	: Connecting Pipe At Water	Main, Ba	sement			
Water Heater	1000/					* • • • •	
Gas Fired	100%		2027	\$31,500	2	\$800	
		ervation, Extent : Light, Arec	Affected	: 100%			
		: Basement					
<u> </u>	Explana	tion : One 100 Gallon Tank					
Sanitary Piping	1000/		TIPE	* *			
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	1000/			* *			
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)	1000/		2024	#7 000	4	¢1.700	
Non-Submersible	100%		2024	\$7,900	4	\$1,700	
Fixtures	1000/						
Generic	100%						
/ertical Transport							
Elevators	1000/		LIPP	* *			
Geared Traction	100%	The Training The Island	LIFE				
		ervation, Extent : Light, Arec	Affected	: 100%			
		: Basement To 3rd Floor					
	Explana	tion : One Unit					
Fire Suppression							
Standpipe	1000/		2020	* *	15	¢27.200	
Generic	100%		2039	**	1-5	\$27,300	

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name					
Address		RLEM MULTI SERVIC	LE CENTER N: FIRST AVE - PLEASA	ANT ANE	
Borough	· 415 EAST · MANHAT		Agency's Number	NIAVE. : N/A	
Program / Asset #	• HRA0037.		Yr Built/Renovated	: 1924 / 2002	
Area Sq Ft	: 94,529	.00071555	Project Type	: HUMAN RESOUR	CES
Date of Survey	· 94,329 · 24-Jul-201	7	Landmark Status	: NONE	
Areas Surveyed		Roof, Floors 1,2,5	Lanumark Status		
Block	: 1808	Lot : 8	BIN	: 1054888	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$519,000		\$868,800
Interior Architect			\$606,000		\$69,900
Electrical					\$1,737,000
Mechanical			\$146,200		\$3,025,100
Total			\$1,271,100		\$5,700,700
Importance Code	А		\$665,200		\$1,198,900
Importance Code			\$569,500		\$4,501,800
Importance Code	С		\$36,400		
Total			\$1,271,100		\$5,700,700
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$53,500			
Interior Architect	ture	\$109,300		\$8,700	\$14,500
Electrical		\$5,600	\$3,400	\$3,400	\$5,100
Mechanical		\$47,900	\$17,800	\$24,900	\$19,600
Elevators/Escalat	tors	\$4,900	\$4,900	\$4,900	\$4,900
Total		\$221,200	\$26,100	\$41,900	\$44,200
Importance Code	A	\$58,200	\$9,400	\$9,400	\$9,400
Importance Code		\$87,800	\$16,800	\$32,500	\$34,800
Importance Code	C	\$75,200			
Total		\$221,200	\$26,100	\$41,900	\$44,200



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. *Estimates are rounded to the nearest hundred dollars.*

Asset # : 1553

chitecture		Current	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior								
Exterior Walls	0.50/	N .T	*22 0 2 00		* *	-	¢110 0 00	
Masonry: Brick	Corrosion Location Cracking/0	: Lintels A	\$339,200 Extent : Moderate, A Nove Auditorium R , Extent : Light, Ard out	loof, Nor	cted : 2% th Side	5	\$110,200	
	Location	: North Fe			Affected : 3%			
			oderate, Area Affect nd East Facade, Gr		vel			
Masonry: Limestone	5%			LIFE	* *	5	\$8,700	
Windows Aluminum			\$109,500 ct, Extent : Moderc	2045 ute, Area	* * Affected : 20%	5	\$12,800	
Parapets		0						
Cast Stone/Terra Cotta	Cracking/O Location Open Join	: Through	Moderate, Area Aj			5	\$5,900	
Masonry: Brick	78% Cracking/0	Now	\$70,200 , Extent : Light, Are	LIFE ea Affecte	* * ed : 10%	5	\$11,900	
Masonry: Limestone	Cracking/ Location	: Through	\$11,400 , Extent : Light, Are out d, Extent : Moderat			5	\$1,300	
	Location Water Pen	: Through	out Extent : Moderate, A					
Stucco Cement	Cracking/ Location Water Pen	: South Fo etration, E	\$8,000 , Extent : Moderate acade, East Facade Extent : Moderate, A acade, East Facade	Area Affe	-	5	\$2,000	
Roof Single Ply Membrane	100%			2029	\$714,400	10	\$44,200	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1553

Architecture		Current F	lepair	Futur	e Replacement	cement Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
terior									
Floors	50/	0.0	¢7.400	LIFE	* *	~	¢15 200		
Cast in Place Concrete	5% Watar Bar	0-2	\$7,400 xtent : Severe, Are	LIFE		5	\$15,300		
		: Basemen		a Ajjecie	a : 10%				
			xtent : Moderate, A	Area Affe	ected : 8%				
			t Vault Below Pari	55					
			loned, Unsafe To I	-					
Ceramic Tile	3%	Now	\$8,300	2038	* *	5	\$2,100		
	Cracking/C	Crumbling,	Extent : Light, Are	ea Affecte	ed : 15%				
	Location	: Through	out						
Sheet Vinyl/Rubber	5%			2037	* *	5	\$10,500		
Terrazzo	4%			LIFE	* *	5	\$8,700		
Vinyl Tile		Now	\$402,800	2034	* *	3	\$43,500		
	-	-	Extent : Moderate	, Area Aj	ffected : 25%				
		: Corridor			0.50 (
		led, Extent : Corridor	: Moderate, Area .	Affected	: 25%				
Interior Walls	Locuiton	. Corridor	3						
Cast in Place Concrete	5%			LIFE	* *	10	\$17,100		
		racks, Exte	nt : Moderate, Are		ed : 3%	10	<i>Q</i> 17,100		
		: Pump Ro							
Concrete Masonry Unit	10%	2-4	\$15,500	LIFE	* *	5	\$5,500		
2	Cracking/C	Crumbling,	Extent : Light, Are	ea Affecte	ed : 5%				
	Location	: Through	out						
Folding Partition	2%			2045	* *	5	\$6,800		
Glass: Single Pane	÷ · ·	Now	\$10,500	LIFE	* *	5	\$5,100		
			ked, Extent : Mode	rate, Are	ea Affected : 10%				
	Location	: Stairs							
Marble Panels	3%			LIFE	* *	10	\$1,600		
Plaster	65%	0-2	\$36,400	LIFE	* *	5	\$26,700		
			Extent : Light, Are	ea Affecte	ed : 10%				
		: Through							
SGFT/Glazed Masonry	10%	2-4	\$27,100	LIFE	* *				
	-	Trumbling, Throughe	Extent : Light, Are	ea Affecto	ea : 10%				
	Location	. Inrough	ли						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1553

Architecture		Current I	Repair	Futur	re Replacement	Μ				
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
nterior										
Ceilings										
AcousTileSusp.Lay-In	5%			2042	* *	5	\$7,000			
Exposed Concrete		Now	\$91,800	LIFE	* *	5	\$1,100			
		-	xtent : Moderate, A		ected: 2%					
			oom, Exposed Lint							
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5% Location : Pump Room									
		-								
	Exposed Reinforcement, Extent : Moderate, Area Affected : 5% Location : Pump Room									
		-			1. 200/					
		etration, E : Basemen	xtent : Severe, Are	a Affecte	2d:20%					
		: basemen		LIPP	* *	10	¢14.000			
Exposed Struc: Steel	5%			LIFE	* *	10	\$14,000			
Fiber Board	5%	0.0	\$74.000	2034	* *	_	¢(0,000			
Plaster	80%	0-2	\$74,900	LIFE		5	\$69,900			
		: Through	Extent : Light, Are	ea Affect	ed : 10%					
	Location	: Inrougn	oui							
Site Enclosure Fence/Gates										
Chain Link	75%			2039	* *					
		Rusting F	xtent : Light, Area		. 20%					
		: Through	-	ijjecieu	. 2070					
Iron Picket	25%	· Intough	0.00	2049	* *					
Site Pavements	2370			2049						
Public Sidewalk										
Cast in Place Concrete	100%			2034	* *					
On-Site Walkways	10070			2054						
Cast in Place Concrete	95%			2034	* *					
Masonry: Granite	5%			LIFE	* *					
Parking/Driveway	0,0			211 2						
Asphalt	100%			2032	* *					
		Crumbling,	Extent : Moderate		ffected : 25%					
	-	: Through								
			Extent : Severe, Are	a Affecte	ed : 15%					
		: North Pa								
	Explanat	tion : No P	arking Permitted A	bove Ab	andoned Basement	Vault				
Electrical		Current I		Futur	re Replacement	Μ	laintenance			
System Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority		

Туре	
Under 600 Volts	

Component

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

(Years)

Total

FY

(Yrs)

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included. ** Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 1553

Electrical		ASSEL # . 1		Poplacement		aintenance	
		ırrent Repair		e Replacement			
System Component Type		l Date Estimated Cost Jears)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Jnder 600 Volts	•						
Service Equipment							
Fused Disc Sw	50%		2029	\$18,900	5	\$200	
	Enclosure Cor	roded, Extent : Light, Are	ea Affecte	d : 5%			
		asement - Service End Bo.					
		tion, Extent : Light, Area	Affected	: 100%			
		lectrical Room					
		: One 4000 Ampere Main					
Fused Disc Sw	50%		2029	\$18,900	5	\$200	
		tion, Extent : Light, Area	Affected	: 30%			
		lectrical Room	D ·		T		
	Explanation	: One 800 Ampere Main I	Disconnee	ct Switch Labelled	Emerge	ncy	
Switchgear / Switchboard Fused Disc Sw	100%		2029	\$174 600	5	\$400	
	100%		2029	\$174,600	5	\$400	
Raceway Conduit	80%		2029	\$140,900	1		
Conduit	20%		2029	**	1		
Panelboards	2070		2037		1		
Fused Disc Sw	10%		2028	\$18,300	5	\$200	
Molded Case Bkrs	90%		2028	\$164,800	5	\$2,200	
Wiring				. ,		. ,	
Thermoplastic	100%		2039	* *	1		
Motor Controllers							
Locally Mounted	100%		2034	* *	5	\$600	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$2,800	
lighting							
Interior Lighting Fluorescent	1000/		2020	¢212 800	10	¢96 700	
Fluorescent	100% Other Observ	ution, Extent : Light, Area	2029 Affected	\$212,800 • 100%	10	\$86,700	
		hroughout The Building	nyjecieu	. 10070			
		: T-12 Lamps					
Egress Lighting	- T	··· · r ···					
Emergency, Battery	50%		2029	\$65,100	10	\$11,400	
Exit, Battery	50%		2029	\$44,400	10	\$3,200	
Exterior Lighting							
HID	100%		2024	\$364,300	10	\$300	
		ation, Extent : Light, Area	00	: 100%			
		oof And Outside Perimete					
	Explanation	: Controlled Via Photoce	11				
Alarm							
Security System	500/						
No Component	50%		2020	¢145.000	1	¢17 700	
Generic	50%		2029	\$145,900	1	\$17,700	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1553

lectrical		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priorit
larm Fire/Smoke Detection No Component Generic, Analog	Location	: Through	xtent : Light, Area out The Building ses Control Panel,			1-3 Detector	\$18,000 , Pull Box	
lechanical		Current F	Repair	Futur	e Replacement	Μ	aintenance	
ystem Component Type	% of Total		Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
eating Energy Source								
Fuel Oil No 2	Location	: Basemen	xtent : Light, Area t ks. 10000 Gallons		* * ! : 100%	5	\$29,300	
Conversion Equipment Steam Boiler	50% Leak Evide Location On Extend	Now ent, Extent : Basemen	\$146,200 : Moderate, Area A t tent : Moderate, A	2049 Affected :		1	\$42,100	
	Location	: Basemen	xtent : Light, Area t r No.1 Has Severa					
Steam Boiler	50% On Extend		tent : Moderate, A	2027	\$292,400	1	\$46,800	
Distribution Steam Piping/Pump	100%			2029	\$399,500			
Terminal Devices Air Handler		ervation, E : Basemen	xtent : Light, Area t	2029 Affected	\$254,100 1 : 100%	1	\$11,700	
			y Fans With Coils	In Ductv	vork.			
Convector/Radiator	80%			2027	\$387,000	1	\$24,400	
ir Conditioning Energy Source								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1553

Mechanical		Current Repair Future Replacement					aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Conversion Equipment								
Split Unit	Locatior Explana	servation, E 1 : Metropo tion : Outde	Extent : Light, Area litan Clinic oor Unit Located C re Not Accessible.		\$192,900 : 100% he Building By The	e Parking	z. Indoor Units	
Window/Wall Unit No Component	70% 20%			2024	\$131,800	1		
Ventilation	2070							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$83,500	
Exhaust Fans								
Interior	40%			2029	\$128,600	2	\$1,200	
Roof	30%			2029	\$45,000	2	\$900	
No Component	30%							
Plumbing H/C Water Piping	100%			2029	\$673,600	1		
Brass/Copper	Booster P		k, Extent : Light, A t			1		
Water Heater								
Gas Fired	Location	servation, E 1 : Basemen	Extent : Light, Area at - Boiler Room 2 Units 75 Gallons		\$55,100 <i>: 100%</i>	2	\$1,400	
Sanitary Piping								
Cast Iron	Location	servation, E 1 : Basemen				1		
Storm Drain Piping	Explana	tion : Baser	nent Floor Drains	Васкир	With A Heavy Rain			
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)	=00/			0001	ф <i>с</i> ооо	4	#1 500	
Non-Submersible	50%			2024	\$6,900	4	\$1,500	
Submersible	50%			2020	\$1,500	4	\$1,500	
Backflow Preventer Generic	100%			2034	* *	1	\$5,800	
Fixtures Generic			ctent : Moderate, A out Bathrooms	rea Affec	rted : 100%			
Vertical Transport Elevators								
Geared Traction	Location	servation, E	Extent : Light, Area ht To 5th Floor Unit	LIFE Affected	* *			

 Note :
 All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.

 Estimates are rounded to the nearest hundred dollars.
 Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1553

Mechanical	Current Repair	Current Repair Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year I FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
ire Suppression							
Standpipe							
Generic	100%	2029	\$376,600	1-5	\$49,400		
Sprinkler							
No Component	90%						
Generic	10%	2029	\$88,500	1-2	\$2,700		
Fire Pump							
Generic	100%	2032	* *	1	\$17,700		

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed	 217-227 H BROOKL HRA0067. 31,000 10-Apr-20 Basement. 	.000 / 4137 118 , Roof, Floors 1,4,5	Agency's Number Yr Built/Renovated Project Type Landmark Status	: N/A : 1920 / 2014 : HUMAN RESOURC : NONE	CES
Block	: 1769	Lot : 72	BIN	: 3049230	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architect	ture		\$201,500		
Interior Architect	ure		\$117,600		\$139,700
Electrical					\$587,600
Mechanical					\$254,000
Total			\$319,200		\$981,300
Importance Code	А		\$201,500		
Importance Code	В		\$117,600		\$941,100
Importance Code	С				\$40,200
Total			\$319,200		\$981,300
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architect	ture	\$51,800		\$40,100	
Interior Architect	ure	\$78,600		\$2,500	\$600
Electrical		\$1,300	\$900	\$1,400	\$900
Mechanical		\$39,600	\$2,800	\$6,100	\$2,800
Site Pavements		\$10,200			
Elevators/Escalate	ors	\$4,900	\$4,900	\$4,900	\$4,900
Total		\$186,300	\$8,600	\$55,000	\$9,300
Importance Code	А	\$53,300	\$1,500	\$41,600	\$1,500
Importance Code	В	\$83,900	\$7,100	\$13,400	\$7,700
Importance Code	С	\$49,200			
Total		\$186,300	\$8,600	\$55,000	\$9,300



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096

HART FAMILY RESIDENCE

Asset # : 4137

Architecture		Current	Repair	Futur	e Replacement	Μ	laintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Exterior Walls								
Masonry: Brick	75%			LIFE	* *	5	\$66,700	
Masonry: Limestone	5%			LIFE	* *	5	\$3,300	
Stucco Cement	20%			2042	* *	5	\$22,200	
Windows						_		
Aluminum	82%		\$201,500	2045	* *	5	\$5,900	
			ect, Extent : Modera	ite, Area	Affected : 25%			
		-	nout Apartments		1 250/			
		-	Extent : Moderate, A	Area Affe	ected : 25%			
		-	nout Apartments	A A.CC	. 1 500/			
			Extent : Moderate, A	Area Affe	ected : 50%			
		-	nout Apartments	u <i>7:1</i>	Net Englishing D			
	-		Safety Gates Over		* *		#2 (00	
Aluminum	18%			2054	* *	5	\$2,600	
Parapets	450/			LIPP	* *	5 10	¢1(200	
Masonry: Brick	45%			LIFE	* *	5-10	\$16,200	
Masonry: Limestone Metal Rail	5% 50%			LIFE 2042	* *	5-10 5-10	\$3,200 \$47,700	
Roof	30%			2042		3-10	\$47,700	
Modified Bitumen	98%			2034	* *	10	\$22,300	
Modified Bitumen			ght, Area Affected :			10	\$22,300	
	-	-	t To Bulkhead Doo					
Skylight, Metal/Glass	2%		110 Buinceau 2000	2049	* *	10	\$1,500	
terior	270			2049		10	\$1,500	
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$21,800	
Ceramic Tile	10%			2032	* *	5	\$5,000	
Quarry Tile	20%			2032	* *	5	\$15,000	
Sheet Vinyl/Rubber	15%			2034	* *	5	\$11,200	
Vinyl Tile	10%			2029	\$43,300	3	\$2,500	
v myr me	Worn/Eroded, Extent : Light, Area Affected : 5%							
			nd Meeting Room					
Wood	35%	Now	\$117,600	2044	* *	5	\$16,400	
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%							
			out Apartments	55				
	Dry Rot/Decay, Extent : Moderate, Area Affected : 5%							
	-	-	Vindows In Apartme					
			ent : Moderate, Are		ed : 5%			
		-	out Apartments					

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096

HART FAMILY RESIDENCE

Asset # : 4137

Architecture		Current F	Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Interior Walls								
Ceramic Tile	Broken/M Location Other Obs Location	: Through ervation, E	\$15,700 eents, Extent : Mod out Corridors At C ixtent : Moderate, A out Corridors At C ct Damage	'orners Area Affe		5	\$14,000	
Glass: Single Pane	5%			LIFE	* *	5	\$8,400	
Gypsum Board	Cracking/ Location Water Per	: Bathroon etration, E	\$5,700 Extent : Moderate ns Along Southwes xtent : Moderate, A ns Along Southwes	t Wing Area Affe	-	5	\$40,200	
Masonry: Brick	0		\$22,200 Extent : Moderate	LIFE e, Area Aj	* * ffected : 15%			
Ceilings	Locuiton	. Dusemen						
Exposed Struc: Steel	10%			LIFE	* *	10	\$10,000	
Gypsum Board	90% Cracking/ Location Water Pen	: Bathroon etration, E	\$9,300 Extent : Moderate ns Along Southwes xtent : Moderate, A ns Along Southwes	LIFE e, Area Aj et Wing Area Affe	-	5	\$56,200	
ite Enclosure								
Fence/Gates								
Chain Link	85%			2049	* *			
Iron Picket		ted Finish, : Through	Extent : Light, Are out	2064 a Affecte	* * d : 15%			
Masonry: Brick	5%			2049	* *			
Free Standing Walls Cast in Place Concrete	100%			2064	* *			
Retaining Walls Cast in Place Concrete	100%			2064	* *			
ite Pavements								
Public Sidewalk Cast in Place Concrete	100%			2042	* *			
On-Site Walkways Cast in Place Concrete	100% Cracking/	4+ Crumbling, 2 : Side Step	\$1,400 Extent : Light, Ard os To Yard	2042	* * ed : 5%			

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096

HART FAMILY RESIDENCE

Asset # : 4137

Architecture	Current Repair	Future Repl	acement	М	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
ite Pavements						
Activity Yard						
Cast in Place Concrete		\$1,500 2042	* *			
	Ponding, Extent : Moderate, A	rea Affected : 10%				
	Location : Side Yard	Inverte Aver Affred I. I	00/			
	Sinking/Subsiding, Extent : Mo Location : Side Yard	aeraie, Area Ajjeciea : 1	0%			
		2020	* *			
Pavers/Stone	30%	2038	* *			
Rubber Matting	55% Now S Ponding, Extent : Moderate, A	\$7,200 2034				
	Location : Side Yard	reu Ajjecieu . 1078				
	Worn/Eroded, Extent : Modera	te Area Affected · 15%				
	Location : Side Yard	ie, mea nyjeeiea . 1576				
	Other Observation, Extent : Me	oderate. Area Affected :	15%			
	Location : Side Yard	·····,···,····,				
	Explanation : Sinking/heaving	g				
Electrical	Current Repair	Future Repl	acement	М	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts	ł					
Service Equipment						
Fused Disc Sw	100%	2039	* *	5	\$100	
	Other Observation, Extent : Lig	ght, Area Affected : 100%	6			
	Location : Electrical Room					
	Explanation : One 600 Ampe	re Main Disconnect Swit	ch			
Switchgear / Switchboard						
Fused Disc Sw	100%	2039	* *	5	\$100	
Raceway						
Conduit	95%	2039	* *	1		
Conduit	5%	2049	* *	I		
Panelboards	50/	2027	* *	~		
Fused Disc Sw	5% 05%	2037	* *	5	¢000	
Molded Case Bkrs	95%	2037	•••	5	\$800	
Wiring Thermoplastic	95%	2039	* *	1		
Thermoplastic	5%	2039	* *	1		
Motor Controllers	J / U	2047		1		
	100%	2034	* *	5	\$200	
	100/0	20JT		5	Ψ200	
Locally Mounted						
bround						
Ground Grounding Devices Generic	100%	LIFE	* *	5	\$900	

Lighting

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096

HART FAMILY RESIDENCE

Asset # : 4137

lectrical		Current Repair	Futur	e Replacement	Μ	laintenance	
vstem Component Type	% of Total	Fail Date Estimated (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
ghting							
Interior Lighting							
Fluorescent	30%		2029	\$156,000	10	\$8,500	
		ervation, Extent : Light		1:100%			
		e : All Unit Bathrooms A	and Basement				
	Explana	tion : T-12 Lamps					
Fluorescent	60%		2029	\$312,100	10	\$17,100	
	-	Fluorescent Light, Exter 2 : All Units From 2nd T	-	Affected : 100%			
Fluorescent	10%		2034	* *	10	\$2,800	
	-	s And Fixtures, Extent : h : 1st Floor		fected : 100%		•)	
Egress Lighting	-						
Emergency, Battery	40%		2029	\$17,100	10	\$3,000	
Emergency, Battery	10%		2025	**	10	\$700	
Exit, Service	45%		2029	\$4,700	1	ψ/00	
Exit, Service	5%		2025	**	1		
Exterior Lighting	570		2037		1		
HID	100%		2029	\$119,500	10	\$100	
arm	10070		2022	\$119,000	10	ψ100	
Security System							
No Component	70%						
Generic	30%		2029	\$28,700	1	\$3,500	
Fire/Smoke Detection	5070		2029	\$20,700	1	\$5,500	
No Component	70%						
Generic, Digital	30%		2034	* *	1-3	\$5,700	
lechanical		Current Repair		e Replacement		aintenance	
ystem	0/ C	-					D • •
Component Type	% of Total	Fail Date Estimated (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
eating							
Energy Source							
Natural Gas	100%		2039	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2046	* *	1	\$15,300	
	Other Obs	ervation, Extent : Light	, Area Affected	l : 100%			
	Location	a : Basement					
	Explana	tion : 5 Multiple Boiler	Units				
Distribution							
Hot Wtr Piping/Pump	100%		2028	\$46,200	4	\$2,300	
Terminal Devices							
Convector/Radiator	100%	0-2 \$15,	900 2027	\$158,600	1	\$9,000	
		ervation, Extent : Mode					
		: Throughout The Build					

Air Conditioning

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096

HART FAMILY RESIDENCE

Asset # : 4137

		A3501#.4					
Mechanical	Current Re	pair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Fail Date H Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Air Conditioning							
Energy Source	1000/		0005	ate ate			
Electricity	100%		2037	* *	1		
Conversion Equipment Window/Wall Unit	20%		2024	\$12,400	1		
window/wair Onit	Other Observation, Ext	ent : Light Area			1		
	Location : First Floor	-		, -			
	Explanation : Office S	Space Only					
No Component	80%	<u> </u>					
Dehumidifier							
Generic	100%		2027				
	Other Observation, Ext	ent : Light, Area	Affected	: 10%			
	Location : Basement						
	Explanation : 1 Unit.	50 Percent Of Bo	asement A	Area Covered By L	Dehumidi	fier	
Ventilation							
Distribution Ductwork/Diffusers	100%		LIFE	* *	2-5	\$27,400	
Exhaust Fans	10070		LILL		2-3	\$27,400	
Roof	100%		2029	\$49,200	2	\$1,000	
Plumbing	10070		202)	\$19,200		\$1,000	
H/C Water Piping							
Brass/Copper	100%		2039	* *	1		
Water Heater							
Gas Fired	100%		2024	\$18,100	2	\$500	
	Other Observation, Ext	ent : Light, Area	Affected	: 100%			
	Location : Basement						
Sanitam: Dining	Explanation : 2 Sets						
Sanitary Piping Cast Iron	100% 0-2	\$10,800	LIFE	* *	1		
Cast non	Blockage /Clogged, Ext			ected : 10%	1		
	Location : Backyard	· · · · · · · · · · · · ,	55				
Storm Drain Piping	· · ·						
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Submersible	100%		2022	\$1,000	4	\$1,000	
Fixtures							
Generic	100%						
Vertical Transport							
Elevators Geared Traction	100%		LIFE	* *			
	Other Observation, Ext	ent : Light Area					
	Location : Basement	-	-,,				
	Explanation : One Un						
Fire Suppression	•						
Sprinkler							
No Component	90%						
Generic	10%		2039	* *	1-2	\$900	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address		POINT MULTI SERVIC KSON AVENUE @ E. 16			
Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed	: BRONX	7.000 / 1945 016	Agency's Number Yr Built/Renovated Project Type Landmark Status	: N/A : 1971 / 2012 : HUMAN RESOURG : NONE	CES
Block	: 2643	Lot : 1	BIN	: 2004558	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$389,300		
Interior Architect	ure		\$131,200		\$253,300
Electrical			\$203,500		\$322,500
Mechanical			\$317,700		\$665,500
Total			\$1,041,800		\$1,241,300
Importance Code	А		\$389,300		
Importance Code	В		\$652,500		\$1,241,300
Total			\$1,041,800		\$1,241,300
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$23,300		\$26,200	
Interior Architect	ure	\$42,800	\$1,300		\$11,300
Electrical		\$10,400	\$800	\$82,000	\$600
Mechanical		\$9,200	\$11,700	\$25,300	\$10,800
Elevators/Escalat	ors	\$3,900	\$3,900	\$3,900	\$3,900
Total		\$89,600	\$17,800	\$137,400	\$26,600
Importance Code	А	\$25,100	\$1,800	\$28,500	\$1,800
Importance Code	В	\$51,500	\$16,000	\$108,900	\$24,800
Importance Code	С	\$13,000			
Total		\$89,600	\$17,800	\$137,400	\$26,600



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1945

			A55el # . 1					
rchitecture		Current	Repair	Futur	e Replacement	Μ	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								
Exterior Walls	100/					_	* • • • • • •	
Cast in Place Concrete	10%			LIFE	* *	5	\$16,000	
Masonry: Brick	70%	M: T	1 5 4 1 1 4	LIFE		5	\$22,400	
		Through	d, Extent : Light, A out	rea Affec	ted : 5%			
Window Wall	20%	Now	\$314,300	2057	* *	5	\$12,000	
	-		ed, Extent : Modera	te, Area	Affected : 30%			
	Location	: Through	out					
Windows								
Metal Louvers	5%			2036	* *	10	\$4,900	
No Component	95%							
Parapets	1.50/	N	¢12 200	LIFE	* *	-	¢7.000	
Cast in Place Concrete	-	Now	\$13,300	LIFE		5	\$7,000	
	-	: Through	Extent : Moderate	, Area Aj	ffectea : 20%			
		-	oui e, Extent : Modera	to Area	Affected, 100/			
		: Through		ie, Area	Ajjeciea : 40%			
		8		LIDE	* *	-	¢2.200	
Masonry: Brick		Now	\$75,000	LIFE		5	\$3,200	
	-		e, Extent : Modera	te, Area	Affectea : 20%			
		: Through	oui d, Extent : Moderai	a Area	Affected, 500/			
		: Through		e, Area I	Ajjecieu . 50%			
		-	oui hings, Extent : Ligh	t Area A	ffected · 10%			
		igea Flash : Through		i, Area A	jjecieu . 10%			
		-	Sui Extent : Light, Area	Affected	· 10%			
		: Through	-	Ајјестей	. 1070			
Metal Rail	10%	· Intough	011	2032	* *	5 10	\$8,200	
Pre-Cast Concrete	5%	Now	\$800	LIFE	* *	5-10 5	\$1,400	
Fle-Cast Collefete			5800 d, Extent : Moderat		Affected · 10%	5	\$1,400	
		: Through		c, 11/cu 1	<i>ijjeeieu</i> : 1070			
Roof	Locunon	. 111.0451						
Metal Panel	5%			2040	* *	10	\$2,300	
Modified Bitumen	85%			2032	* *	10	\$21,200	
Modified Bitumen	10%	Now	\$6,900	2032	* *	10	<i>\$21,200</i>	
	Alligatorin		Light, Area Affect					
		-	oderate, Area Affect	tod · 100	6			
	-	: Over Mc		cu . 107	0			
			an Lobby Extent : Moderate, A					
	Water Pon	$\rho_{I}r_{III}$ n	xtent · Moderate 4	γρη Απο	$CTPA \cdot 10\%$			

Interior

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1945

Architecture		Current I	-		e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior Floors								
Cast in Place Concrete	5%	2-4	\$2,800	LIFE	* *	5	\$5,800	
	Cracking/		Extent : Light, Are		ed : 20%	-	<i></i>	
Ceramic Tile	5%			2036	* *	5	\$2,700	
Panel/Paver: Cer/Brk	10%			2043	* *	5	\$11,900	
Vinyl Tile	55%	0-2	\$25,300	2027	\$253,300	3	\$10,900	
	Location	am Surface : Through	e, Extent : Light, Ar out	ea Affec	ted : 10%			
Vinyl Tile	25%			2035	* *	3	\$6,600	
Interior Walls								
Concrete Masonry Unit	10%	2-4	\$13,000	LIFE	* *	5	\$2,300	
			Extent : Light, Are	ea Affect	ed : 10%			
		: Through		A CC	- 1 - 50/			
	Location	nscoloring : Main Lo	Extent : Light, Are bby		ea : 5%			
Gypsum Board	35%			LIFE	* *	5	\$12,000	
Gypsum Board	25%			LIFE	* *	5	\$8,600	
Metal Panel	20%			LIFE	* *	_	.	
Plaster	10%			LIFE	* *	5	\$1,700	
Ceilings	50%	0-2	\$87,600	2032	* *	5	\$13,300	
AcousTileSusp.Lay-In			Extent : Moderate			5	\$15,500	
	-	: Through		, meang	<i>fjeelea</i> : 5070			
		-	Extent : Moderate	. Area A	ffected : 10%			
	-	: Through		· .				
AcousTileSusp.Lay-In	25%			2044	* *	5	\$13,300	
Exposed Concrete		Now	\$43,600	LIFE	* *	5	\$2,100	
1			Extent : Light, Are		ed : 5%	-	•) • •	
	Location	: Main Lo	bby					
	Patching I	Evident, Ex	tent : Light, Area A	ffected :	10%			
	Location	: Main Lo	bby					
			xtent : Moderate, A	Area Affe	cted : 5%			
	Location	: Main Lo	bby					
lectrical		Current I	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
nder 600 Volts	I							1
Service Equipment								
Molded Case Bkrs	100%			2027	\$8,500	5	\$1,000	
	Other Obs	ervation, E	Extent : Moderate, A	Area Affe	ected : 100%			
	Location	: Electrica	ıl Room					
	Frnlana	tion · One	1400 Ampere Main	Discour	act Switch			

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1945

Electrical		Current Repa	ir	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date Est (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2027	\$99,700	5	\$1,000	
Raceway								
Conduit	95%			2027	\$51,000	1		
Conduit	5%			2047	* *	1		
Panelboards								
Fused Disc Sw	10%			2026	\$7,600	5	\$100	
Molded Case Bkrs	80%			2026	\$61,000	5	\$800	
Molded Case Bkrs	10%			2043	* *	5	\$100	
Wiring								
Thermoplastic	95%			2027	\$64,500	1		
Thermoplastic	5%			2047	* *	1		
Motor Controllers								
Locally Mounted	100%			2025	\$46,300	5	\$200	
fround								
Grounding Devices								
Generic	100%	2-4	\$9,700	LIFE	* *	5	\$500	
	Other Obs	ervation, Exten	t : Severe, Are	a Affecte	d : 100%			
	Location	: Water Main						
	Explanat	tion : Corroded	1 -					
ighting								
Interior Lighting								
Fluorescent	20%			2032	* *	10	\$6,700	
		ervation, Exten	-	Affected	: 100%			
	Location	: Throughout T	The Building					
	Explanat	tion : T-8 Lamp	S					
Fluorescent	75%			2022	\$62,000	10	\$25,300	
	Other Obs	ervation, Exten	t : Light, Area	Affected				
		: Throughout T	-	00				
	Explana	tion : T-12 Lam	<i>ps</i>					
Incandescent	5%	·		2022	\$20,800	2		
Egress Lighting	570			2022	φ20,000	-		
Egress Eighting Emergency, Battery	40%			2022	\$20,200	10	\$3,500	
Emergency, Battery	40% 10%			2022	\$20,200	10	\$900	
Exit, LED	20%			2052	* *	10	\$200	
Exit, Service	30%			2033	\$3,000	1		
	5070			2022	\$5,000	1		
Exterior Lighting HID	100%			2022	\$141 500	10	\$100	
	100%			2022	\$141,500	10	\$100	
larm								
Fire/Smoke Detection	80%							
No Common ant	AU 2/0							
No Component Generic, Digital	20%			2032	* *	1-3	\$4,700	

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1945

Mechanical		Cumment	Zeneir	Enter	o Donlagonet			
		Current F			e Replacement		aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ieating								
Energy Source Interruptible Gas/Dual Fuel	100%			2037	* *	1		
	Location	ervation, E : Boiler Ra ion : Using		Affected	: 100%			
Conversion Equipment Hot Water Boiler	100% Other Obs	ervation, E	Extent : Moderate, .	2032 Area Affe	* * cted : 100%	1	\$18,200	
		: Boiler R ion : One I						
Distribution	Блрини		Solici					
Hot Wtr Piping/Pump	100%			2035	* *	4	\$1,800	
Terminal Devices								
Air Handler	40%			2027	\$197,400 * *	1	\$9,100	
Convector/Radiator	60%			2040	* *	1	\$7,100	
ir Conditioning Energy Source Electricity	100%			2043	* *	1		
Conversion Equipment								
Centrifugal, Elec Chiller	Unit Inope		\$317,700 ent : Severe, Area A or Mechanical Roo		* *	1	\$28,600	
No Component	20%							
Distribution CW & CHW Wtr Pipe/Pump	100%	Now	\$700	2037	* *	4	\$1,800	
		ctent : Mod : Circulati	lerate, Area Affecto ion Pump	ed : 5%				
Terminal Devices Air Handler/Cool/Ht	100%			2027	\$314,900	1	\$22,700	
Heat Rejection Water Cooling Tower	Malfunctio		\$2,100 nt : Light, Area Afj ic Make-up Water			2	\$29,600	
entilation					- 0			
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$20,500	
Exhaust Fans	200/			2027	#2- 000	2	*2 00	
Interior Roof	20% 80%			2027 2027	\$25,000 \$46,600	2 2	\$200 \$900	
lumbing	8070			2027	\$40,000	Z	\$900	
H/C Water Piping Galvanized Steel	100%			2040	* *	1		
Water Heater								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1945

Mechanical	Current Repair	Future Repl	acement	М	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estin FY	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
HW Heat Exchanger						
Steam Fired	100%	2037	* *	4	\$5,400	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Ligh	t, Area Affected : 100%	6			
	Location : 1st To 3rd Floor					
	Explanation : One Unit					
Fire Suppression						
Standpipe						
Generic	100%	2037	* *	1-5	\$18,500	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address	: OBERIA D. DEMPSEY MULTI SER : 125 WEST 127TH STREET	VICE CTR (ANNEX)
Borough	: MANHATTAN	Agency's Number : N/A
Program / Asset #	: HRA0038.010 / 1950	Yr Built/Renovated : 1907 / 2005
Area Sq Ft	: 13,241	Project Type : HUMAN RESOURCES
Date of Survey	: 07-Jul-2016	Landmark Status : NONE
Areas Surveyed	: Roof, Floors 1,2,3,4	
Block	: 1912 Lot : 12	BIN : 1057904

CAPITAL	FY 2020 - 2023	FY 2024 - 2029
Exterior Architecture		\$308,000
Electrical		\$42,000
Mechanical		\$282,000
Total		\$632,000
Importance Code A		\$308,000
Importance Code B		\$324,000
Total		\$632,000

EXPENSE	FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architecture	\$27,100		\$10,100	
Interior Architecture	\$28,300	\$1,400		\$2,400
Electrical	\$400	\$300	\$200	\$200
Mechanical	\$19,100	\$500	\$12,200	\$500
Total	\$74,800	\$2,200	\$22,600	\$3,100
Importance Code A	\$27,100		\$10,100	
Importance Code B	\$47,800	\$1,300	\$12,400	\$3,100
Importance Code C		\$900		
Total	\$74,800	\$2,200	\$22,600	\$3,100



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (ANNEX)

Asset # : 1950

			Asset # : 1	900				
Architecture		Current	Repair	Futur	e Replacement	Μ	laintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
xterior								
Exterior Walls								
Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$18,000	
Masonry: Brick	90%			LIFE	* *	5	\$41,500	
Masonry: Limestone	5%			LIFE	* *	5	\$1,700	
Windows								
Aluminum	Broken/M Location	a : 3rd Floc	\$26,700 hents, Extent : Mod or Windows ct, Extent : Moderd			5	\$3,100	
		: Through		,				
	Misaligne	-	Extent : Moderate,	Area Afj	fected : 20%			
	Unit Inope	erable, Exte	ent : Severe, Area A	Affected :	20%			
		: Corrido						
Parapets								
Cast Stone/Terra Cotta	20%			LIFE	* *	5	\$5,200	
Masonry: Brick	50%			LIFE	* *	5	\$1,700	
Metal: Cage/Fence	15%			2032	* *	5-10	\$3,900	
Pre-Cast Concrete	5%			LIFE	* *	5	\$1,100	
Stucco Cement	10%			2040	* *	5	\$900	
Roof								
Modified Bitumen	95%			2032	* *	10	\$7,800	
Skylight, Metal/Glass	5%			2047	* *	10	\$1,400	
terior								
Floors								
Ceramic Tile	5%			2036	* *	5	\$1,000	
Vinyl Tile	85%			2032	* *	3	\$8,400	
Vinyl Tile	10%		\$17,200	2037	* *	3	\$700	
			: Severe, Area Aff		5%			
	Location	: Custodia	al Closets And Corr	ridors				
Interior Walls								
Ceramic Tile	5%			2036	* *	5	\$1,800	
Gypsum Board	95%			LIFE	* *	5	\$20,200	
Ceilings								
AcousTileSusp.Lay-In	90%			2040	* *	5	\$17,900	
Gypsum Board	10%			LIFE	* *	5	\$2,500	
lectrical		Current	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
nder 600 Volts				-				
Raceway								
Conduit	100%			2037	* *	1		
Panelboards						-		
Molded Case Bkrs	100%			2035	* *	5	\$300	
interacta Cabe Dirib	10070			-555		~	4500	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (ANNEX)

Asset # : 1950

			Asset # : 1					
Electrical		Current	Repair	Futur	e Replacement	Μ	laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
nder 600 Volts								
Wiring	1000/			2027	* *	1		
Thermoplastic	100%			2037	* *	1		
ighting Interior Lighting								
Fluorescent	98%			2027	\$29,200	10	\$11,900	
	T-12 Lamp		ures, Extent : Mod out The Building		ea Affected : 100%		·)	
Fluorescent	2%	. Intough	our The Dunuing	2027	\$600	10	\$200	
Tuorescent		luorescen	t Light. Extent : Mo		Area Affected : 100		\$200	
	-	: Staircas	-	acraic, i	irea nyjeerea . 100	., 0		
Egress Lighting								
Emergency, Battery	50%			2027	\$9,100	10	\$1,600	
Exit, Service	50%			2027	\$1,800	1		
Exterior Lighting	200/			0005	¢10.000	10		
HID	20%			2027	\$10,200	10		
No Component	80%							
lamm								
larm Fire/Smoke Detection								
	70%							
Fire/Smoke Detection	70% 30%			2027	\$42,000	1-3	\$2,500	
Fire/Smoke Detection No Component	30% Other Obs	ervation, E : Hallway	Extent : Moderate, 2 s			1-3	\$2,500	
Fire/Smoke Detection No Component Generic, Digital	30% Other Obs Location	: Hallway ion : Stroł	s vel Lights, Manual	Area A <u>f</u> fe Pull Stati	ected : 100%			
Fire/Smoke Detection No Component Generic, Digital	30% Other Obs Location Explanat	: Hallway	s vel Lights, Manual	Area A <u>f</u> fe Pull Stati	ected : 100%	Smoke D		
Fire/Smoke Detection No Component Generic, Digital	30% Other Obso Location Explanat Horns	: Hallway ion : Strok Current (s vel Lights, Manual	Area Affe Pull Stati Futur	ected : 100%	Smoke D	etectors And	Priorit
Fire/Smoke Detection No Component Generic, Digital Mechanical System Component Type leating	30% Other Obso Location Explanat Horns	: Hallway ion : Strob Current Fail Date	s vel Lights, Manual Repair	Area Affe Pull Stati Futur Year	ected : 100% ions, Alarm Bells, S e Replacement	Smoke D M Cycle	etectors And	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obso Location Explanat Horns % of Total	: Hallway ion : Strob Current Fail Date (Years)	s bel Lights, Manual Repair Estimated Cost	Area Affe Pull Stati Futur Year FY	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost	Smoke D M Cycle (Yrs)	etectors And laintenance Estimated Cost	Priorit
Fire/Smoke Detection No Component Generic, Digital Mechanical System Component Type Jeating	30% Other Obso Location Explanat Horns % of Total	: Hallway ion : Strob Current Fail Date	s vel Lights, Manual Repair	Area Affe Pull Stati Futur Year	ected : 100% ions, Alarm Bells, S e Replacement	Smoke D M Cycle	etectors And	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statu Futur Year FY 2027	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200	Smoke D M Cycle (Yrs)	etectors And laintenance Estimated Cost	Priorit
Fire/Smoke Detection No Component Generic, Digital Mechanical System Component Type Leating Distribution Central Plant Steam Piping/Pmp	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap	: Hallway ion : Strob Current Fail Date (Years) Now	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statu Futur Year FY 2027	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200	Smoke D M Cycle (Yrs)	etectors And laintenance Estimated Cost	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap Location	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30%	Smoke D M Cycle (Yrs) 4	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statu Futur Year FY 2027	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200	Smoke D M Cycle (Yrs)	etectors And laintenance Estimated Cost	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap Location	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30%	Smoke D M Cycle (Yrs) 4	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap Location 100%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull State Futur Year FY 2027 Area Aff 2025	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30%	Smoke D M Cycle (Yrs) 4	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap Location	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800	Smoke D M Cycle (Yrs) 4	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obse Location Explanat Horns % of Total 100% Steam Trap Location 100%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull State Futur Year FY 2027 Area Aff 2025	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800	Smoke D M Cycle (Yrs) 4	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obsection Explanat Horns % of Total 100% Steam Trap Location 100%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff 2025 2035	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800 * *	Smoke D M Cycle (Yrs) 4 1	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obsection Explanat Horns % of Total 100% Steam Trap Location 100% 100%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff 2025 2035	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800 * *	Smoke D M Cycle (Yrs) 4 1	etectors And laintenance Estimated Cost \$700	Priorit
Fire/Smoke Detection No Component Generic, Digital	30% Other Obsection Explanat Horns % of Total 100% Steam Trap Location 100% 30% 70%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull State Futur Year FY 2027 Area Aff 2025 2035 2020	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800 * *	Smoke D M Cycle (Yrs) 4 1	etectors And laintenance Estimated Cost \$700	Priorit
No Component Generic, Digital Mechanical System Component Type Ieating Distribution Central Plant Steam Piping/Pmp Terminal Devices Convector/Radiator Air Conditioning Energy Source Electricity Conversion Equipment Window/Wall Unit No Component Ventilation	30% Other Obsection Explanat Horns % of Total 100% Steam Trap Location 100% 100%	: Hallway ion : Strob Current Fail Date (Years) Now os Faulty,	s eel Lights, Manual Repair Estimated Cost \$10,700 Extent : Moderate,	Area Affe Pull Statt Futur Year FY 2027 Area Aff 2025 2035	ected : 100% ions, Alarm Bells, S e Replacement Estimated Cost \$214,200 fected : 30% \$67,800 * *	Smoke D M Cycle (Yrs) 4 1	etectors And laintenance Estimated Cost \$700	Priorit

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** **Benlacement** cost estimated to be beyond ton years is not included in this report

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (ANNEX)

Asset # : 1950

Mechanical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ventilation							
Exhaust Fans							
Roof	15%		2027	\$3,200	2	\$100	
No Component	85%						
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2037	* *	1		
Water Heater							
Electric	100%		2022	\$11,200	4	\$100	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Fire Suppression							
Standpipe							
No Component	80%						
Generic	20%		2037	* *	1-5	\$1,300	
	Other Obs	ervation, Extent : Light, Area	Affected	1:20%			
	Location	a : 4th Floor Stairway					
		tion : 1 Connection Only					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name		D. DEMPSEY MULTI S	ERVICE CTR (FORME	CR PS 68)	
Address		T 127TH STREET			
Borough	: MANHAT	TAN	Agency's Number	: N/A	
Program / Asset #	: HRA0038.	.000 / 1962	Yr Built/Renovated	: 1937 / 2009	
Area Sq Ft	: 132,183		Project Type	: HUMAN RESOUR	CES
Date of Survey	: 07-Jul-201	6	Landmark Status	: NONE	
Areas Surveyed	: Basement,	Roof, Floors 1,2,3,4			
Block	: 1912	Lot : 12	BIN	: 1057904	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$242,300		\$188,200
Interior Architect	ure		\$121,600		\$1,288,100
Electrical			\$209,400		\$824,800
Mechanical			\$527,700		\$1,920,700
Total			\$1,101,100		\$4,221,700
Importance Code	А		\$242,300		\$188,200
Importance Code	В		\$737,100		\$3,978,800
Importance Code	С		\$121,600		\$54,700
Total			\$1,101,100		\$4,221,700
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$45,500	\$13,100	\$12,600	\$24,900
Interior Architect	ure	\$39,300	\$16,100	\$26,000	\$4,900
Electrical		\$4,200	\$3,200	\$20,600	\$2,500
Mechanical		\$31,300	\$34,300	\$49,300	\$31,700
Elevators/Escalate	ors	\$3,900	\$3,900	\$3,900	\$3,900
Total		\$124,300	\$70,600	\$112,400	\$68,100
Importance Code	А	\$58,600	\$26,200	\$26,000	\$38,000
Importance Code	В	\$65,800	\$44,400	\$86,400	\$30,000
Importance Code	С				
Total		\$124,300	\$70,600	\$112,400	\$68,100



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (FORMER PS 68)

Asset # : 1962

Architecture		Current Re	pair	Futur	e Replacement	Μ	aintenance	
System Component Type		Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Exterior Walls								
Masonry: Brick	-	-	\$69,600 Extent : Moderate - North Facade	LIFE , Area A	* * ffected : 15%	5	\$113,000	
Masonry: Granite	5%			LIFE	* *	5	\$5,300	
Masonry: Limestone		4+ scoloring, E Decorative	\$78,700 Extent : Moderate e Banding	LIFE , Area A	* * ffected : 25%	5	\$10,600	
Stucco Cement	5%			2032	* *	5	\$17,600	
Windows								
Aluminum	80%			2043	* *	5	\$42,000	
Aluminum	Location :	Street Fac	ent : Light, Area ade ive Metal Grilles		* * ! : 100%	5	\$7,900	
Wood	5% Dry Rot/Dec	cay, Extent	: Moderate, Area al Penthouse	2026	\$75,200 d : 50%	5	\$26,300	
Parapets								
Masonry: Brick	83%			LIFE	* *	5	\$25,300	
Masonry: Limestone	-	rumbling, E	\$32,600 Extent : Severe, A anding - North Ed			5	\$3,800	
	Caulking De		Extent : Modera		-			
Metal: Cage/Fence	5%			2040	* *	5-10	\$11,800	
Stucco Cement	2%			2040	* *	5	\$1,600	
Roof	50/	N	\$5.200	2022	* *	-	¢1.200	
Asphalt Macadam		Now tration Ext	\$5,300 ent : Severe, Are	2032 a Affecte		5	\$1,300	
					Playground Whic	h House	Main Electrical	
Built-Up (BUR)	5%			2032	* *	10	\$3,800	
Modified Bitumen	Alligatoring		\$94,000 ight, Area Affect ocations Through		* *			
	Location :	Various Le	Area Affected : . ocations Through	out				
	Location :	At Roof Di						
	Location :	Perimeter	rate, Area Affect Cant Strips ent : Moderate, A					
	-	-	ocations Through		.ieu . 1570			

Interior

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (FORMER PS 68)

Asset # : 1962

			Asset # : 1	902				
Architecture		Current F	Repair	Futur	e Replacement	Μ	laintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								8
Floors								
Carpet	5%			2026	\$128,900	3	\$19,800	
Cast in Place Concrete	10%			LIFE	* *	5	\$43,300	
Ceramic Tile	5%	Now	\$19,600	2030	* *	5	\$4,900	
		n/Eroded, Extent : Severe, Area Affected : 15% cation : Shower Rooms 200e And 300e						
Quarry Tile	5%			2032	* *	5	\$14,800	
Vinyl Tile	65%			2027	\$1,115,900	3	\$48,200	
Wood	10%			2042	**	5	\$37,100	
Interior Walls						-	¥)	
Ceramic Tile	5%	Now	\$57,100	2030	* *	5	\$10,100	
	Worn/Ero	ded, Extent	: Severe, Area Aff Rooms 200e And 3	ected : 1.	5%	C	<i>Q</i> 10,100	
Glass: Single Pane	5%			LIFE	* *	5	\$15,200	
Gypsum Board	10%			LIFE	* *	5	\$24,300	
Masonry: Brick		Now	\$64,500	LIFE	* *	5	φ24,500	
Wasoni y. Drick			tent : Moderate, At		ted : 10%			
	-		ank Bulkhead	00119900				
Metal: Cage/Fence	2%			LIFE	* *			
Plaster	45%			LIFE	* *	5	\$54,700	
SGFT/Glazed Masonry	25%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	15%			2040	* *	5	\$29,700	
Exposed Concrete	25%			LIFE	* *	5	\$7,700	
Plaster	60%			LIFE	* *	5	\$74,200	
lectrical		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
nder 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2037	* *	5	\$600	
	Other Obs	ervation, E	xtent : Moderate, A	Area Affe	ected : 100%			
	Location	a : Electrica	ıl Room					
	Explana	tion : Main	Service Switch Ra	ted At 25	500 Amperes			
Switchgear / Switchboard								
Fused Disc Sw	100%			2037	* *	5	\$600	
Raceway								
Conduit	100%			2037	* *	1		
Panelboards								
Fused Disc Sw	10%			2035	* *	5	\$300	
Molded Case Bkrs	90%			2035	* *	5	\$3,100	
Wiring Thermoplastic	100%			2037	* *	1	. , .	
Inormophistic	100/0			2031		1		

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Cycle Estimated Cost

(Yrs)

Priority

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (FORMER PS 68)

Asset # : 1962

		Assel #						
Electrical		Current Repair Future Replacement				Maintenance		
System Component Type	% of Total	Fail Date Estimated ((Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
nder 600 Volts								
Motor Controllers								
Locally Mounted	90%		2032	* *	5	\$800		
Locally Mounted	10%		2025	\$11,700	5	\$100		
fround								
Grounding Devices	1000/		LIPP	* *	~	¢1.000		
Generic	100%		LIFE		5	\$1,900		
ighting Interior Lighting								
Fluorescent	50%		2022	\$148,800	10	\$60,600		
Thurescent		os And Fixtures, Extent :				\$00,000		
	-	: Throughout The Build			-			
Fluorescent	5%		2027	\$14,900	10	\$6,100		
Thoreseent	-	s And Fixtures, Extent : N		. ,	10	\$0,100		
	-	: Staircases	,					
Fluorescent	43%		2027	\$127,900	10	\$52,100		
Tuoreseent		os And Fixtures, Extent :				\$52,100		
	-	: Throughout The Build		55				
HID	1%		2022	\$2,200	10			
Incandescent	1%		2022	\$15,000	2			
Egress Lighting								
Emergency, Battery	50%		2027	\$91,000	10	\$16,000		
Exit, Service	50%		2027	\$18,200	1			
Exterior Lighting								
HID	20%		2027	\$101,900	10	\$100		
No Component	80%							
Alarm								
Security System	95%							
No Component Generic	93% 5%		2027	\$20,400	1	\$2,500		
Generie		ervation, Extent : Moder			1	\$2,500		
		: Courtyard, Back And		cica : 10070				
		tion : 4 CCTV Surveillan		nlv				
Fire/Smoke Detection				~				
No Component	70%							
Generic, Digital	30%		2027	\$419,200	1-3	\$24,400		
		ervation, Extent : Moder : Hallways	rate, Area Affe	cted : 100%				
	Explana	tion : Strobe Lights, Man	ual Pull Static	ons, Alarm Bells, H	Iorns An	d Smoke Detectors		
Mechanical		Current Repair	Futur	e Replacement	Μ	aintenance		

System
Component
Type% of
Fail Date
Fail Date
Estimated Cost
FYYear
Estimated Cost
FY

Heating

Note :
 All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.

 Estimates are rounded to the nearest hundred dollars.
 Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (FORMER PS 68)

Asset # : 1962

Mechanical		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
leating								
Energy Source Interruptible Gas/Dual Fuel	100%			2037	* *	1		
	Location	: Basemen	Extent : Light, Area at 2, (2) Tanks Of 5,(
Conversion Equipment	Елриана		2, (2) Tanks 0J 5,0	oo Gun	ms Luch			
Steam Boiler	Location	ervation, E 1 : Boiler R tion : 4 Un		2032 Affected	**	1	\$130,900	
Distribution								
Central Plant Steam Piping/Pmp		Now	\$213,800	2037	**	4	\$6,500	
		ps Faulty, 1 : Through	Extent : Severe, Ar	ea Affect	ed : 30%			
Terminal Devices	Locuitor	. Intough	oui					
Air Handler	20%			2027	\$355,300	1	\$16,400	
Convector/Radiator		Now	\$10,800	2025	\$541,100	1	\$30,700	
	Corroded,		loderate, Area Affe				<i>42 - 1,1 - 1</i>	
ir Conditioning								
Energy Source								
Electricity	100%			2035	* *	1		
Conversion Equipment Reciprocating Compr/Chiller	15%			2027	\$160,900	1	\$9,200	
Compl. Chiner		0	tent : Light, Area A For Gymnasium Ar					
Window/Wall Unit	75%		-	2022	\$197,500	1		
No Component	10%				<i>4121,000</i>	-		
Terminal Devices								
Air Handler/Dir Expansion	15%			2027	\$190,700	1		
	Location	: Gymnasi	Extent : Light, Area ium And Auditoriu		: 100%			
	-	tion : 4 Uni	its,					
No Component	85%							
Heat Rejection Air Cooled Condenser Unit	15%			2027	\$34,400	2	\$13,800	
No Component	85%							
entilation	0.570							
Distribution								
Ductwork/Diffusers	Corroded,	Now Extent : M : Basemen	\$116,400 Joderate, Area Affe	LIFE cted : 15	* *	2-5	\$73,700	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096 OBERIA D. DEMPSEY MULTI SERVICE CTR (FORMER PS 68)

Asset # : 1962

Mechanical	Current R	epair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
entilation							
Exhaust Fans							
Interior	80%		2027	\$359,600	2	\$3,200	
Roof	20%		2027	\$42,000	2	\$800	
lumbing							
H/C Water Piping							
Brass/Copper	80%		2037	* *	1		
Galvanized Steel	20%		2025	\$110,900	1		
HW Heat Exchanger							
Steam Fired	100%		2037	* *	4	\$19,600	
	Other Observation, Ex		Affected	: 100%			
	Location : Basement						
	Explanation : 2 Units	\$					
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Non-Submersible	100%		2027	\$19,300	4	\$2,800	
Sewage Ejector(s)	1000/		2027	¢26.400	4	¢5 200	
Electric	100%		2027	\$36,400	4	\$5,300	
Fixtures	1000/						
Generic	100%						
Vertical Transport							
Elevators	1000/		LIDD	* *			
Geared Traction	100% Other Observation Fr	tont light Anga	LIFE				
	Other Observation, Ex Location : Basement	-	Ајјесіеа	: 100%			
		10 4 <i>in</i> F1007					
Zino Summaggio	Explanation : 1 Unit						
Fire Suppression							
Standpipe No Component	25%						
-			2027	* *	15	\$50,000	
Generic	75%		2037		1-5	\$50,000	
Sprinkler	90%						
No Component			2027	¢100 700	1.2	¢2 700	
Generic	10%		2027	\$123,700	1-2	\$3,700	
Fire Pump Generic	100%		2036	* *	1	\$24,700	
Chemical System							
Generic	100%		2025	\$26,700	1-3	\$3,700	
	Other Observation, Ex	tent : Light, Area	Affected				
	Location : Kitchen						
	Explanation : 1 Set						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. *Estimates are rounded to the nearest hundred dollars.*

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed Block	 SOUTH JA 114-02 G.F QUEENS HRA0043. 28,784 08-Jul-2014 Roof, Floor 12200 	R. BREWE 000 / 1942 6		ICE CTR Agency's Number Yr Built/Renovated Project Type Landmark Status BIN	: N/A : 1987 / 2000 : HUMAN RESOURCH : NONE : 4264631	ËS
CAPITAL				FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture			\$1,173,500		\$55,300
Interior Architect				\$37,400		\$186,900
Electrical				\$37,100		\$87,900
Total				\$1,210,900		\$330,100
Importance Code	А			\$1,173,500		\$55,300
Importance Code	В			\$37,400		\$274,800
Total				\$1,210,900		\$330,100
EXPENSE			FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture		\$59,900		\$1,000	
Interior Architect	ture		\$2,400	\$8,200	\$18,600	\$4,000
Electrical			\$3,100	\$2,200	\$2,700	\$2,700
Mechanical			\$3,400	\$3,100	\$9,700	\$3,300
Elevators/Escalat	tors		\$3,900	\$3,900	\$3,900	\$3,900
Total			\$72,700	\$17,400	\$35,900	\$13,900
Importance Code	A		\$61,300	\$1,400	\$2,500	\$1,400
Importance Code	В		\$11,500	\$7,800	\$33,400	\$12,500
Importance Code	C			\$8,200		
Total			\$72,700	\$17,400	\$35,900	\$13,900



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1942

rchitecture		Current F	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								
Exterior Walls Masonry: Brick	Broken/M Location	: At Winde	\$170,200 ents, Extent : Mod ow Surrounds			5	\$55,300	
	Location Staining/L	: All Faca	Extent : Moderate					
	-		Extent : Moderate, e - West Facade	Area Affe	ected : 15%			
Pre-Cast Concrete	1%			LIFE	* *	5	\$1,800	
Windows	000/			2025	* *	-	¢5,000	
Aluminum	Location	: Street Le	xtent : Light, Area vel ctive Metal Grilles			5	\$5,900	
Glass Block	10%			LIFE	* *	5	\$400	
Metal Louvers	2%			2030	* *	10	\$800	
Parapets Concrete Masonry Unit		Now	\$25,100	LIFE	* *	5	\$5,300	
	Location Horizonta Location Vertical C Location	: Interior . l Cracks, E : Interior . racks, Exte : Interior .	tent : Moderate, An Face Of Parapet xtent : Moderate, A Face Of Parapet nt : Light, Area Af Face Of Parapet	Area Affe fected : 1	cted : 25% 5%			
Masonry: Brick	Cracking/ Location Jnt Morta	: South Ea r Miss/Erod	\$31,000 Extent : Light, Art st Corner Of Faca l, Extent : Modera	de		5	\$5,300	
	Misaligned Location Spalling, I	: South Ea	Extent : Moderate, 1st Corner Of Faca derate, Area Affec	de				
Metal Panel	5%			2047	* *	5	\$2,000	
Roof Modified Bitumen	Blisters, E Location	: Various	\$91,200 lerate, Area Affect Locations Through	out				
	Location Ponding, I Location	: Various Extent : Mo : Various	, Extent : Moderat Locations Through derate, Area Affec Locations Through	out ted : 20% out	6			
	-	-	tent : Light, Area Locations Through		• 15%			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1942

			A3361#.1	J42				
Architecture		Current F	Repair	Futur	e Replacement	Μ	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
terior	•							
Floors								
Cast in Place Concrete	5%			LIFE	* *	5	\$4,700	
Ceramic Tile	5%			2030	* *	5	\$2,200	
Quarry Tile	10%			2032	* *	5	\$6,500	
Traffic Topping	5%			2027	\$27,300	5	\$2,700	
			xtent : Light, Area	Affected	! : 100%			
			rpose Room					
	-		Traffic Industrial	Surface				
Vinyl Tile	50%	Now	\$37,400	2027	\$186,900	3	\$8,100	
		Extent : Mod 1 : Corridor	lerate, Area Affecto s	ed : 10%				
	6	8	Extent : Moderate s And Room Thres		ffected : 15%			
	Worn/Ero	ded, Extent	: Moderate, Area	Affected	: 20%			
	Location	n : Base Of	Wall In Corridors					
Vinyl Tile	25%			2032	* *	3	\$5,400	
Interior Walls	-					_		
Ceramic Tile	20%			2036	* *	5	\$16,400	
Concrete Masonry Unit	10%			LIFE	* *	5	\$3,300	
Gypsum Board	70%			LIFE	* *	5	\$34,500	
Ceilings								
AcousTileSusp.Lay-In	65%			2032	* *	5	\$28,000	
Exposed Concrete	5%			LIFE	* *	5	\$300	
Gypsum Board	25%			LIFE	* *	5	\$13,500	
Metal Panel	5%			LIFE	* *	5	\$2,700	
lectrical		Current F	Repair	Futur	e Replacement	Μ	aintenance	
System	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priori
Component Type	Total	(Years)		FY		(Yrs)		
nder 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2037	* *	5	\$200	
			xtent : Moderate, A	Area Affe	ected : 100%			
	Locatior	n : Electrica	ıl Room					
	Explana	tion : Main	Service Power Bro	eaker Ra	ted At 1600 Amper	es.		
Switchgear / Switchboard					-			
Molded Case Bkrs	100%			2037	* *	5	\$800	
Raceway								
Conduit	100%			2037	* *	1		
Panelboards								
Fused Disc Sw	2%			2035	* *	5		
Molded Case Bkrs	98%			2035	* *	5	\$700	
Wiring							· · ·	
Thermoplastic	100%			2037	* *	1		
1								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1942

		A3561#.1	34 Z				
Electrical		Current Repair	Futur	re Replacement	Μ	laintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Motor Controllers							
Locally Mounted	50%		2032	* *	5	\$100	
Locally Mounted	50%		2025	\$23,100	5	\$100	
Ground							
Grounding Devices	4.000/			ala ala	_	* 4 • • •	
Generic	100%		LIFE	* *	5	\$400	
Lighting							
Interior Lighting	10/		2027	\$ <00	10	\$200	
Fluorescent	1%		2027	\$600	10	\$300	
	-	Fluorescent Light, Extent : M	oderate, 1	Area Affected : 100)%0		
		: Mechanical Room					
Fluorescent	99%		2027	\$64,100	10	\$26,100	
	-	s And Fixtures, Extent : Mode	erate, Are	a Affected : 100%			
	Location	: Throughout The Building					
Egress Lighting							
Emergency, Battery	50%		2027	\$19,800	10	\$3,500	
Exit, Service	50%		2027	\$4,000	1		
Exterior Lighting							
HID	20%		2027	\$22,200	10		
No Component	80%						
Alarm							
Security System							
No Component	50%						
Generic	50%		2035	* *	1	\$5,400	
		ervation, Extent : Light, Area			1 4		
		: Hallways, Outside, Clinic	-				
	Explana	tion : CCTV Surveillance Sys	tem And	Intrusion Alarm Sy	stem		
Fire/Smoke Detection	4000/		• • • •	ala ala		* * * * * *	
Generic, Digital	100%		2032	* *	1-3	\$18,300	
		ervation, Extent : Light, Area	a Affectea	l : 100%			
		: Throughout The Building					
	Explana	tion : Smoke Detectors, Alarr	n Bells, H	lorns, Manual Pull	Stations	And Strobe Lights	
Mechanical		Current Repair	Futur	re Replacement	M	laintenance	
System	0/	Fail Date Estimated Cost					Duin
Component	% of Total		Year FY	Estimated Cost	•	Estimated Cost	Priority
Туре	Total	(Years)	ГТ		(Yrs)		
Heating							
Energy Source							
Natural Gas	100%		2037	* *	1		

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 1942

Mechanical	Current Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ieating						
Conversion Equipment						
Furnace	75%	2035	* *	1	\$10,700	
	Other Observation, Extent : Light, Area	Affected	: 75%			
	Location : Roof					
	Explanation : 7 Roof Top Package Un					
Hot Water Boiler	25%	2032	* *	1	\$3,600	
	Other Observation, Extent : Light, Area	Affected	: 25%			
	Location : Boiler Room					
	Explanation : 1 Unit					
Distribution					*	
Hot Wtr Piping/Pump	25%	2035	* *	4	\$400	
No Component	75%					
Terminal Devices						
Convector/Radiator	25%	2032	* *	1	\$2,300	
No Component	75%					
Air Conditioning						
Energy Source	1000/	0005	* *			
Electricity	100%	2035	* *	1		
Conversion Equipment	1000/	2025	* *	•	¢1.000	
Ext Pkg Unit -	100%	2035	~ ~	2	\$1,800	
Heating/Cooling	Other Observation, Extent : Moderate, A	Aroa Affa	ated + 100%			
	Location : Roof	пей Ајје	cieu . 10070			
	Explanation : 7 Units. R-410a					
/entilation	Explanation : 7 Ontis: R-4100					
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$16,000	
Exhaust Fans					+	
Roof	100%	2032	* *	2	\$900	
lumbing				-	+- · · ·	
H/C Water Piping						
Brass/Copper	100%	2037	* *	1		
Water Heater						
Gas Fired	100%	2025	\$16,800	2	\$400	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sewage Ejector(s)						
Electric	100%	2032	* *	4	\$1,700	
Backflow Preventer					-	
Generic	100%	2027	\$7,000	1	\$1,800	
Fixtures						
Generic	100%					
Vertical Transport						

Vertical Transport

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 1942

Mechanical	Current Repair	Future F	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	st Year E FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Light, Ar	rea Affected : 1	00%			
	Location : 1st To 2nd Floor					
	Explanation : One Unit					
ire Suppression						
Standpipe						
Generic	100%	2037	* *	1-5	\$14,500	
Chemical System						
Generic	100%	2025	\$26,700	1-3	\$3,700	
	Other Observation, Extent : Light, Ar	rea Affected : 1	100%			
	Location : Kitchen					
	Explanation : 1 Set					

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name	: TRANSI	TIONAL HOUSING / W.1	27 STREET		
Address	: 122-124-1	126-126A W. 127 STREET			
Borough	: MANHA	TTAN	Agency's Number	: N/A	
Program / Asset #	: HRA0073	3.030 / 4352	Yr Built/Renovate	d :1910 / 1996	
Area Sq Ft	: 63,750		Project Type	: HUMAN RESOURC	ES
Date of Survey	: 17-Jul-20	15	Landmark Status	: NONE	
Areas Surveyed	: Basement	t, Roof, Floors 1,2,5,6,7			
Block	: 1911	Lot : 45	BIN	: 1057874	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architect	ture		\$2,450,400		\$200,000
Interior Architect	ure		\$404,000		\$1,496,600
Electrical					\$202,200
Mechanical					\$148,000
Total			\$2,854,400		\$2,046,800
Importance Code	A		\$2,450,400		\$200,000
Importance Code	В		\$352,900		\$1,495,000
Importance Code	С		\$51,100		\$351,800
Total			\$2,854,400		\$2,046,800
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architect	ture	\$78,900			
Interior Architect	ure	\$64,000	\$7,800		\$1,900
Electrical		\$5,200	\$36,800	\$2,000	\$2,300
Mechanical		\$47,600	\$16,100	\$14,100	\$7,700
Elevators/Escalate	ors	\$6,900	\$6,900	\$6,900	\$6,900
Total		\$202,600	\$67,600	\$23,000	\$18,900
Importance Code	А	\$91,400	\$3,100	\$3,400	\$3,100
Importance Code	В	\$74,200	\$64,500	\$19,600	\$15,800
Importance Code	С	\$37,000			
Total		\$202,600	\$67,600	\$23,000	\$18,900



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4352

rchitecture		Current	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								
Exterior Walls								
Cast Stone/Terra Cotta	10%	0-2	\$112,200	LIFE	* *	5	\$105,500	
			d, Extent : Moderat	e, Area	Affected : 15%			
		: Street Fo						
			: Moderate, Area		: 15%			
	Location	: Various	Locations, Street F	acades				
Masonry: Brick	65%	Now	\$540,500	LIFE	* *	5	\$87,800	
	Broken/Mi	ssing Elen	ents, Extent : Mod	erate, Ar	ea Affected : 10%			
	Location	: Various	Locations In Areav	vays And	Rear Facade			
	Jnt Mortar	Miss/Ero	d, Extent : Moderat	e, Area A	Affected : 15%			
	Location	: Street Fe	acades, Various Lo	cations				
	Misaligned	l/Bulging,	Extent : Severe, Ar	ea Affect	ted : 15%			
	Location	: Building	122 At Anchors Fo	or Fire E	Scape			
Masonry: Brick	5%			LIFE	* *	5	\$6,800	
Masonry: Limestone	10%	0-2	\$167,100	LIFE	* *	5	\$10,100	
5			Extent : Light, Are		ed : 10%	-	* -)	
			s 124, 126 - Varioi					
			d, Extent : Moderat					
	Location	: Street Fe	acades, Various Lo	cations				
Stucco Cement	10%	4+	\$20,000	2031	* *	5	\$16,900	
			Extent : Moderate		ffected : 15%	Ũ	<i>Q</i> 10,900	
	-	-	Locations, Areawa		-			
			Extent : Moderate					
	-	-	Locations, Areawa	-	-			
Windows								
Aluminum	95%	Now	\$1,140,100	2051	* *	5	\$13,300	
	Air Infiltra	tion, Exter	ıt : Severe, Area Af		35%		. ,	
	Location	: Resident	ces					
	Broken/Mi	ssing Elen	ents, Extent : Ligh	t, Area A	ffected : 10%			
	Location	: Through	out					
	Ctrwt/Baln	nc Not Fun	ct, Extent : Modera	te, Area	Affected : 35%			
	Location	: Through	out					
	Glazing Cl	ouded, Ex	tent : Moderate, Ar	ea Affec	ted : 40%			
		: Through						
		-	ent : Moderate, Are	a Affecte	ed : 30%			
	Location	: Through	out					
Metal Clad	5%	Now	\$14,900	2034	* *	5	\$4,400	
			ients, Extent : Mod		ea Affected : 20%		\$ 1,100	
		: Stairwel		,	33			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4352

Architecture		Current I	Repair	Futur	e Replacement	N	laintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
xterior								
Parapets								
Cast Stone/Terra Cotta		Now	\$15,900	LIFE	* *	5	\$3,200	
		-	ents, Extent : Seve		Affected : 10%			
		-	124, Cornice Miss	-	<i>(</i> (, 1 200/			
	_	-	Extent : Moderate	, Area A	ffected : 30%			
		t : All Para I Cracks - E	peis xtent : Moderate, A	Aroa Affa	ated · 15%			
			Throughout	treu Ajje	ciea . 1576			
				LIPP	* *		¢2 100	
Masonry: Brick		Now Crumbling	\$55,500 Extent : Moderate	LIFE		5	\$3,100	
		crumbling, 1 : Through	Extent : Moderate	, Area Ą	<i>Jeciea</i> . 20%			
		_	tent : Moderate, Ai	an Affac	tod · 35%			
	-	: Street Fo		ей Ајјес	<i>ieu</i> . 5570			
			Extent : Severe, Are	ea Affecte	ed: 15%			
		: Building		<i>ar 1jj</i> e e r				
		-	nt : Moderate, Are	a Affecte	ed : 10%			
			126 - Street Facad	00				
Pre-Cast Concrete	3%			LIFE	* *	÷ 5	\$800	
Stucco Cement		Now	\$3,200	2031	* *		\$500	
	Cracking/		Extent : Moderate		ffected : 25%		•	
		-	tent : Moderate, A	ea Affec	ted : 20%			
		a : Parapet		00				
	Horizonta	l Cracks, E	xtent : Severe, Are	a Affecte	d : 20%			
	Location	: Through	out					
		-	, Extent : Moderat	e, Area A	Affected : 20%			
	Locatior	: Various	Locations					
Roof								
Modified Bitumen		Now	\$434,900	2036	* *	:		
	-	-	Moderate, Area A	ffected :	20%			
		n : At Seam		100/				
			ere, Area Affected	: 40%				
		a : All Build		A (C -	(.1.150/			
	-	zviaeni, Ex 1 : Various	tent : Moderate, A Locations	rea Ajjec	lea : 15%			
			ederate, Area Affec	ted · 30%	6			
		: Through		ieu . 507	0			
		-	xtent : Moderate, 1	Area Affe	ected · 20%			
			or Residences - All			Building	122	
Skylight, Metal/Glass		Now	\$24,900	2036	**	-		
Skyngin, Wetar Olass	Corrosion		xtent : Moderate, 1		ected : 10%			
			ked, Extent : Mode	orate Ar	pa Affected \cdot 5%			
	-	i : Over Bu		линс, Л/(

Interior

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 4352

chitecture		Current Re	epair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date 1 (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior								
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$34,100	
Ceramic Tile	25%	0-2	\$77,000	2029	\$769,900	5	\$19,500	
	-	-	Extent : Light, Ar	ea Affecte	ed : 10%			
		: Throughou						
Vinyl Tile	Location	: Throughou	\$27,000 Extent : Moderate ut Severe, Area Aff	-	-	3	\$5,800	
	Location	: Kitchens I	n Residences					
Wood	55%	4+	\$144,100	2041	* *	5	\$80,300	
	Deteriora	ed Finish, E.	xtent : Moderate,	Area Aff	fected : 40%			
	Location	: Throughou	ut Residences					
	Uneven Sı	rface, Exten	t : Light, Area Aj	fected : 1	5%			
	Location	: Throughou	ut Residences					
Interior Walls								
Ceramic Tile	15%	0-2	\$17,600	2029	\$351,800	5	\$6,200	
	0	Crumbling, E : Throughou	Extent : Light, Ar ut	ea Affecte	ed : 10%			
Concrete Masonry Unit				LIFE	* *	5	\$1,700	
Gypsum Board	Cracking/	Now Crumbling, E : Throughou	\$19,400 Extent : Light, Ar ut	LIFE ea Affecte	* * ed : 20%	5	\$27,500	
	Water Pen	etration, Ext	ent : Moderate, A		cted : 10% `- Building 124, 12	26		
Plaster	Cracking/	Now Crumbling, E : Bulkheads	\$51,100 Extent : Moderate	LIFE 2, Area Aj	* * ffected : 10%	5	\$6,200	
		ing, Extent : : At Bulkhed	Moderate, Area ad	Affected	: 15%			
Ceilings	100/			0001	بة. راي	-	d 1 e < 0.0	
AcousTileSusp.Lay-In	10%	1/D. 1. '		2031	* *	5	\$15,600	
			xtent : Moderate, 26, First Floor	Area Aff	ected : 10%			
Exposed Struc: Steel	8%			LIFE	* *			
		ervation, Ex : Throughou	tent : Light, Area 1t	Affected	: 100%			
	Explana	tion : Metal I	Decking					
Gypsum Board	Horizonta	Now l Cracks, Ext : Throughou	\$131,800 ent : Light, Area ut	LIFE Affected	* * : 10%	5	\$159,600	
			ent : Light, Area	Affected	: 10%			
		<i>сниноп, Е</i> лі	сти . шдни, плеи	ijjecieu	. 10/0			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4352

Electrical	Curre	ent Repair	Futur	e Replacement	Μ	laintenance	
System Component Type	% of Fail D Total (Year	eate Estimated Cost rs)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts							
Service Equipment Fused Disc Sw	100%		2052	* *	5	\$300	
	Location : Elect	n, Extent : Light, Area	Affected	: 100%			
		n, Extent : Moderate, A	Aroa Affa	ated · 100%			
	Location : Elect		нгей Ајје	cieu . 10070			
		ne 200 Amperes, Two	100 Amn	eres Main Discon	nect Swit	ch	
Switchgear / Switchboard	Explanation : O	ne 200 Amperes, 1wo	100 Amp	eres main Discon	ieci Swii	ch	
Molded Case Bkrs	100%		2046	* *	5	\$1,700	
Raceway	10070		2010		5	\$1,700	
Conduit	100%		2046	* *	1		
Panelboards							
Fused Disc Sw	10%		2042	* *	5	\$100	
Molded Case Bkrs	90% 4+	\$3,100	2042	* *	5	\$800	
	Other Observatio Location : Elect	n, Extent : Moderate, 1	Area Affe	cted : 100%		·	
	Explanation : A Load - Need To	ll Main Circuit Breake Be Upgraded	er Protect	tors In Each Unit I	nadequa	te To Hold The	
Wiring							
Thermoplastic	100%		2046	* *	1		
Motor Controllers	1000/		••••	* *	-	¢ 400	
Locally Mounted	100%		2039	* *	5	\$400	
round							
Grounding Devices Generic	100%		LIFE	* *	5	\$900	
	10070		LIFE		5	\$900	
ighting Interior Lighting							
Fluorescent	25%		2031	* *	10	\$14,600	
Thereseent		n, Extent : Light, Area		: 100%	10	\$11,000	
		ment, Offices And 2nd					
	Explanation : T						
Fluorescent	5%	1	2031	* *	10	\$2,900	
1 horeseent		n, Extent : Light, Area		: 100%	10	\$2,700	
		y And First Floor Hal		, .			
	Explanation : T	•					
Fluorescent	5%		2034	* *	10	\$2,900	
Tuorescent		ixtures, Extent : Mode		a Affected : 100%	10	\$2,700	
	Location : Recr		,	55			
Fluorescent	20%	·	2031	* *	10	\$11,700	
Fuorescent		cent Light, Extent : Mo				φ11,700	
	Location : Varia						
Incandescent	45%		2031	* *	2	\$600	
meandescent	4370		2031		Z	2000	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4352

	A3561					
Electrical	Current Repair	Futur	e Replacement	М	laintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
ighting						
Egress Lighting						
Emergency, Service	20%	2031	* *	1		
Emergency, Battery	30%	2031	* *	10	\$4,600	
Exit, Service	50%	2031	* *	1		
	Recent Installation, Extent : Lig Location : Various Locations		: 50%			
Exterior Lighting	1000/	2021	ala ala	10	†2 00	
HID	100%	2031	* *	10	\$200	
	Malfunctioning, Extent : Moder Location : Rear Yard	ate, Area Affected	1:50%			
Alarm						
Security System						
No Component	70%	2021	* *	1	#7 100	
Generic	30%	2031		1	\$7,100	
	Other Observation, Extent : Mo Location : Stairs, Basement, 1		cted : 100%			
	Explanation : High Definition		icht Vision			
Fire/Smoke Detection	Explanation : High Definition	Cameras with N	igni vision			
No Component	70%					
No Component	/0/0					
Generic Analog		2026	\$202 200	1-3	\$12 100	
Generic, Analog	30%	2026	\$202,200	1-3	\$12,100	
Generic, Analog Mechanical			\$202,200	-	\$12,100	
Mechanical System Component	30%	Futur	-	M	-	Priorit
Mechanical System Component Type	30% Current Repair % of Fail Date Estimate	Futur ed Cost Year	e Replacement	M Cycle	laintenance	Priorit
Mechanical System Component Type Heating	30% Current Repair % of Fail Date Estimate	Futur ed Cost Year	e Replacement	M Cycle	laintenance	Priorit
Mechanical System Component Type	30% Current Repair % of Fail Date Estimate	Futur ed Cost Year	e Replacement	M Cycle	laintenance	Priorit
Mechanical System Component Type Heating Energy Source	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem	Ed Cost Year FY 2036 tht, Area Affected ent	e Replacement Estimated Cost * * : 100%	M Cycle (Yrs)	laintenance	Priorit
Mechanical System Component Type Heating Energy Source Electricity	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Hea	Ed Cost Ped Cost Pry 2036 2036 2036 2036 2036 2036 2036 2036	e Replacement Estimated Cost * * : 100%	M Cycle (Yrs)	laintenance	Priorit
Mechanical System Component Type Ieating Energy Source Electricity Natural Gas	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem	Ed Cost Year FY 2036 tht, Area Affected ent	e Replacement Estimated Cost * * : 100% unted	M Cycle (Yrs)	laintenance	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas Conversion Equipment	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97%	Ed Cost Ped Cost Performance State of the second Performance Perfo	e Replacement Estimated Cost * * : 100% unted	M Cycle (Yrs)	laintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95%	Ed Cost Pred Cost Pred Cost Pred Cost Pred Pred Pred Pred Pred Pred Pred Pred	e Replacement Estimated Cost ** : 100% unted **	M Cycle (Yrs)	laintenance	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas Conversion Equipment	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig	Ed Cost Pred Cost Pred Cost Pred Cost Pred Pred Pred Pred Pred Pred Pred Pred	e Replacement Estimated Cost ** : 100% unted **	M Cycle (Yrs)	laintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas Conversion Equipment	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126	Ed Cost Pad Cost Page 2036 Pht, Area Affected Pathers - Ceiling Mo 2046 Pht, Area Affected 2046	e Replacement Estimated Cost ** : 100% unted ** : 100%	M Cycle (Yrs)	laintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Electricity Matural Gas Conversion Equipment Hot Water Boiler	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves	Ed Cost Pred Cost Pred Cost 2036 Prediction Affected Predictories - Ceiling Mo 2046 2046 Predictories - Ceiling Mo 2046 2046 Predictories - Ceiling Mo 2046 Predictories - Ceiling Predictories - Ceiling P	e Replacement Estimated Cost ** : 100% unted ** : 100%	M Cycle (Yrs) 1 1	aintenance Estimated Cost \$29,900	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas Conversion Equipment	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$	Ed Cost Provide	e Replacement Estimated Cost ** : 100% unted ** : 100%	M Cycle (Yrs)	laintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Electricity Matural Gas Conversion Equipment Hot Water Boiler	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$ Corroded, Extent : Severe, Area	Futur ed Cost 2036 2036 2036 2036 2046 2046 2046 2046 2046 2046 2046 204	e Replacement Estimated Cost ** : 100% unted ** : 100% ?s **	M Cycle (Yrs) 1 1	aintenance Estimated Cost \$29,900	Priorit
Mechanical System Component Type Heating Energy Source Electricity Matural Gas Conversion Equipment Hot Water Boiler Hot Water Boiler	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$ Corroded, Extent : Severe, Area Location : Court Yard, Deteri	Futur ed Cost 2036 wht, Area Affected ent eters - Ceiling Mo 2046 2046 wht, Area Affected 2046 2046 a Affected : 2% orated Boiler State	e Replacement Estimated Cost ** : 100% unted ** : 100% gs ** ck	M Cycle (Yrs) 1 1 1	aintenance Estimated Cost \$29,900 \$600	Priorit
Mechanical System Component Type Heating Energy Source Electricity Matural Gas Conversion Equipment Hot Water Boiler Hot Water Boiler Radiant Heater	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$ Corroded, Extent : Severe, Area	Futur ed Cost 2036 2036 2036 2036 2046 2046 2046 2046 2046 2046 2046 204	e Replacement Estimated Cost ** : 100% unted ** : 100% ?s **	M Cycle (Yrs) 1 1	aintenance Estimated Cost \$29,900	Priorit
Mechanical System Component Type Heating Energy Source Electricity Natural Gas Conversion Equipment Hot Water Boiler Hot Water Boiler	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$ Corroded, Extent : Severe, Area Location : Court Yard, Deteri	Futur ed Cost 2036 wht, Area Affected ent eters - Ceiling Mo 2046 2046 wht, Area Affected 2046 2046 a Affected : 2% orated Boiler State	e Replacement Estimated Cost ** : 100% unted ** : 100% gs ** ck	M Cycle (Yrs) 1 1 1	aintenance Estimated Cost \$29,900 \$600	Priorit
Mechanical System Component Type Heating Energy Source Electricity Matural Gas Conversion Equipment Hot Water Boiler Hot Water Boiler <u>Radiant Heater</u> Distribution	30% Current Repair % of Fail Date Estimate Total (Years) 3% Other Observation, Extent : Lig Location : Throughout Basem Explanation : 10 Electric Heat 97% 95% Other Observation, Extent : Lig Location : Basement Of 126 Explanation : 1 Boiler Serves 2% 0-2 \$ Corroded, Extent : Severe, Areat Location : Court Yard, Deterit 3%	Ed Cost Presen	e Replacement Estimated Cost ** : 100% unted ** : 100% ;s ** ck \$32,400	M Cycle (Yrs) 1 1 1 1 2	aintenance Estimated Cost \$29,900 \$600 \$900	Priorit

Air Conditioning

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4352

Mechanical	Current Rep	pair Futur	e Replacement	Μ	laintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Air Conditioning						
Energy Source						
Electricity	100%	2042	* *	1		
Conversion Equipment	000/	2024	¢101.000	1		
Window/Wall Unit	80% 20%	2024	\$101,600	1		
No Component Terminal Devices	20%					
Air Handler/Dir Expansion	5%	2026	\$27,300	1		
	Other Observation, Exte		: 100%			
	Location : Offices In F					
	Explanation : Ceiling					
Fan Coil - 2 Pipe	5%	2026	\$46,400	1	\$1,000	
	Other Observation, Exte					
	-	and Communication Roo	т			
	Explanation : Overhea	d Mounted				
No Component	90%					
Heat Rejection Air Cooled Condenser Unit	10%	2031	* *	2	\$4,400	
	Other Observation, Exte Location : Rear Yard	nt : Light, Area Affectea	: 100%			
	Explanation : 2 Units -	About 1.5 Ton Each				
No Component	90%					
Ventilation						
Distribution						
Ductwork/Diffusers	20%	LIFE	* *	2-5	\$7,100	
No Component	80%					
Exhaust Fans						
Roof	2% Now	\$2,000 2036	* *	2		
	Unit Inoperable, Extent		ed : 2%			
	Location : Roof 1 Of 1					
Roof	18%	2026	\$18,200	2	\$400	
No Component	80%					
Plumbing						
H/C Water Piping	5% 0-2	\$22,700 2056	* *	1		
Brass/Copper	Damaged, Extent : Mode		6	1		
Brass/Copper	95%	2046	* *	1		
HW Heat Exchanger						
Steam Fired	100%	2046	* *	4	\$6,300	
Sanitary Piping					-	
Cast Iron	100%	LIFE	* *	1		
	Recent Repair Evident, I	Extent : Light, Area Affe	cted : 5%			
	Location : Basement					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

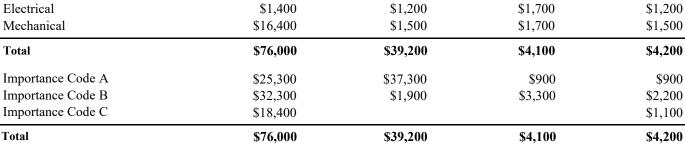
Asset # : 4352

Mechanical		Current Repair	Futur	e Replacement	Μ	laintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
lumbing							•
Storm Drain Piping							
Cast Iron	95%		LIFE	* *	1		
		servation, Extent : Light, Area a : Side Of The Building	Affected	: 100%			
	Explana Building	tion : Roof Scuppers To Galve	inized Ste	eel Leader To Cast	Iron Pip	ping Intothe	
Cast Iron	5%	0-2 \$6,300	LIFE	* *	1		
	Leak Evid	ent, Extent : Moderate, Area	Affected :	5%			
	Locatior Building	n : North West Corner Of Buil	ding 126	, Probable Leak Fi	om Lead	ler Into The	
Backflow Preventer							
Generic	100%		2026	\$15,500	1	\$3,900	
	Other Obs	servation, Extent : Moderate, .	Area Affe	ected : 5%			
	Location	a : Basement, Back Flow Prev	ention D	evice			
	Explana	tion : Drain Is Not Sufficient	Fo Handl	le The Back Flow			
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Geared Traction	100%		LIFE	* *			
		ervation, Extent : Light, Area	Affected	1:100%			
	Locatior	a : Basement To 7th Floor					
	Explana	tion : One Unit					
ire Suppression							
Standpipe							
Generic	100%		2046	* *	1-5	\$32,100	
Sprinkler							
No Component	95%						
Generic	5%		2036	* *	1-2	\$900	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address		FIONAL HOUSING - HO ALB AVENUE @ LEWI			
Borough Program / Asset # Area Sq Ft Date of Survey	: BROOKI : HRA0069 : 17,600 : 06-Jun-20	9.000 / 4346	Agency's Number Yr Built/Renovated Project Type Landmark Status	: N/A : 1931 / 1995 : HUMAN RESOURC : NONE	ES
Areas Surveyed	: Basement	t, Roof, Floors 1,2,3,4			
Block	: 1602	Lot : 13	BIN	: 3043244	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$41,900		\$41,900
Interior Architect	ture		\$45,600		
Electrical					\$295,300
Mechanical					\$129,700
Total			\$87,500		\$466,900
Importance Code	А		\$41,900		\$171,600
Importance Code	В		\$45,600		\$295,300
Total			\$87,500		\$466,900
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$24,400	\$36,400		
Interior Architect	ture	\$33,700		\$700	\$1,400
Electrical		\$1,400	\$1,200	\$1,700	\$1,200
Mechanical		\$16,400	\$1,500	\$1,700	\$1,500
Total		\$76,000	\$39,200	\$4,100	\$4,200





Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096 TRANSITIONAL HOUSING - HORIZONS

Asset # : 4346

rchitecture		Current Repair Future Replacement Maintenance					
				-			
stem Component Type		ail Date Estimated Cos Years)	t Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior							
Exterior Walls							
Cast Stone/Terra Cotta		ce Evident, Extent : Ligh Front Facade	LIFE at, Area Affe	* * cted : 25%	5	\$83,800	
Stucco Cement	-	ce Evident, Extent : Ligh Side And Rear Facade	2046 t, Area Affe	* * cted : 75%	5	\$40,200	
Windows							
Aluminum	Location : Other Obser	vation, Extent : Light, Ar			5	\$4,800	
		D Line Apartments	m all				
Parapets	Елрианинов	n : Window Guard Too S	man				
Cast Stone/Terra Cotta		ce Evident, Extent : Ligh Parapet Wall	LIFE at, Area Affe	* * cted : 10%	5-10	\$13,900	
Masonry: Brick	-	r Evident, Extent : Light, Parapet Wall	LIFE Area Affec	* * ted : 75%	5-10	\$16,700	
	Location :	vation, Extent : Light, Ar Parapet Wall 1 : Wall Covered With M					
Metal Rail	40%		2046	* *	5-10	\$35,300	
	Recent Instal	lation, Extent : Light, Ar Parapet Wall		: 5%	0 10	<i>\$22,200</i>	
Roof							
Modified Bitumen	95% Recent Instal Location : 1	lation, Extent : Light, Ar Main Roof	2037 ea Affected	* * : 90%	10	\$14,400	
Skylight, Metal/Glass	5%	·	2049	* *	10	\$2,500	
Soffits	270					<i>\$</i> _ ,000	
Cast in Place Concrete	100%		LIFE	* *	5		
erior							
Floors							
Cast in Place Concrete	10%		LIFE	* *	5	\$12,200	
Ceramic Tile	5%		2032	* *	5	\$1,400	
Quarry Tile	25%		2034	**	5	\$10,400	
Vinyl Tile	10%		2029	\$24,100 * *	3	\$1,400	
	50%		2044	~ *	5	\$26,100	
Wood							
Interior Walls			2020	* *	5	¢2 200	
Interior Walls Ceramic Tile	10%		2038 LIFE	* *	5	\$2,200 \$900	
Interior Walls	10%		2038 LIFE LIFE	* * * * * *	5 5 5-10	\$2,200 \$900 \$24,100	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

HUMAN RESOURCES ADMINISTRATION - 096 TRANSITIONAL HOUSING - HORIZONS

Asset # : 4346

Architecture		Current Repair	Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
nterior								
Ceilings								
Exposed Struc: Steel	5%		LIFE	* *	10	\$2,800		
Gypsum Board	75%		LIFE	* *	5-10	\$71,700		
Plaster	20%		LIFE	* *	5-10	\$9,600		
Site Enclosure								
Fence/Gates								
Chain Link	40%		2049	* *				
Iron Picket	60%		2064	* *				
Free Standing Walls								
Masonry: Brick	100%		2049	* *				
Retaining Walls								
Cast in Place Concrete	100%		2064	* *				
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%		2042	* *				
Activity Yard								
Cast in Place Concrete	40%		2042	* *				
Pavers/Stone	5%		2038	* *				
Rubber Matting	55%		2034	* *				
6								
Electrical		Current Repair	Futur	re Replacement	М	aintenance		
System	% of	Fail Data Estimated Cost	Voor	Estimated Cost	Cycle	Estimated Cost	Priorit	

Electrical	Current Repa	ir Future Repla	Future Replacement		Maintenance	
System Component Type	% of Fail Date Est Total (Years)	mated Cost Year Estima FY	nted Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2039	* *	5	\$100	
	Other Observation, Exten	: Light, Area Affected : 100%				
	Location : Electrical Ro	om				
	Explanation : Main Serv	ice Disconnect Switch Rated A	t 600 Amp	eres.		
Switchgear / Switchboard						
Molded Case Bkrs	100%	2039	* *	5	\$500	
Raceway						
Conduit	100%	2039	* *	1		
Panelboards						
Fused Disc Sw	10%	2037	* *	5		
Molded Case Bkrs	90%	2037	* *	5	\$400	
Wiring						
Thermoplastic	100%	2039	* *	1		
Motor Controllers						
Locally Mounted	100%	2034	* *	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$500	

Lighting

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4346

	Current F	lepair	Futur	e Replacement	Μ	aintenance	
% of Total	Fail Date (Years)	Estimated Cost					Priori
30%			2029	\$88,600	10	\$4,800	
-		-		ffected : 100%			
				\$206.700	2	\$300	
1070			202)	\$200,700	-	4200	
50%			2029	\$12,100	10	\$2,100	
						\$2,100	
0070			_0_/	\$2,000	-		
30%			2037	* *			
			2007				
, , , , ,							
70%							
			2034	* *	1	\$2.000	
	ervation. E	xtent : Light. Area		: 100%	1	\$2,000	
Location : Hallways, Front And Right Side Of The Building							
	-	-	-				
Елріанан		surveillance Came	1005				
100% Other Obse	ervation, E.	xtent : Light, Area put The Building	2034	* *	1-3	\$10,800	
100% Other Obse Location	ervation, E. : Througho ion : Strobo	xtent : Light, Area out The Building e Lights, Alarm Be	2034 Affected Ils, Manu	: 100% 1al Pull Stations, S	moke De	etectors And Horns	
100% Other Obse Location Explanate	ervation, E. : Throught ion : Strobo Current F	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected Ils, Manu Futur	: 100% ual Pull Stations, S e Replacement	Smoke De	etectors And Horns	
100% Other Obse Location Explanate	ervation, E. : Throught ion : Strobo Current F	xtent : Light, Area out The Building e Lights, Alarm Be	2034 Affected Ils, Manu Futur	: 100% 1al Pull Stations, S	Smoke De	etectors And Horns	Priori
100% Other Obse Location Explanate	ervation, E. : Througho ion : Strobo Current F Fail Date	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected Ils, Manu Futur Year	: 100% ual Pull Stations, S e Replacement	imoke De M Cycle	etectors And Horns	
100% Other Obse Location Explanate	ervation, E. : Througho ion : Strobo Current F Fail Date	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected Ils, Manu Futur Year	: 100% ual Pull Stations, S e Replacement	imoke De M Cycle	etectors And Horns	
100% Other Obse Location Explanate	ervation, E. : Througho ion : Strobo Current F Fail Date	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected Ils, Manu Futur Year	: 100% ual Pull Stations, S e Replacement	imoke De M Cycle	etectors And Horns	
100% Other Obse Location Explanate % of Total	ervation, E. : Througho ion : Strobo Current F Fail Date	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected ells, Manu Futur Year FY	: 100% ual Pull Stations, S e Replacement Estimated Cost	Smoke De M Cycle (Yrs)	etectors And Horns	
100% Other Obse Location Explanate % of Total 100%	ervation, E. : Througho ion : Strobo Current F Fail Date	xtent : Light, Area out The Building e Lights, Alarm Be Repair	2034 Affected ells, Manu Futur Year FY	: 100% ual Pull Stations, S e Replacement Estimated Cost * *	Smoke De M Cycle (Yrs)	aintenance Estimated Cost	
100% Other Obse Location Explanate % of Total 100%	ervation, E. : Throughd ion : Strobo Current F Fail Date (Years)	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost	2034 Affected ills, Manu Futur Year FY 2039 2027	: 100% ual Pull Stations, S e Replacement Estimated Cost * * \$129,700	imoke De M Cycle (Yrs) 1	etectors And Horns	
100% Other Obse Location Explanate % of Total 100% 0ther Obse	ervation, E. : Throughd ion : Strobo Current F Fail Date (Years)	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost	2034 Affected ills, Manu Futur Year FY 2039 2027	: 100% ual Pull Stations, S e Replacement Estimated Cost * * \$129,700	imoke De M Cycle (Yrs) 1	aintenance Estimated Cost	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location	ervation, E. : Throughd ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost	2034 Affected ills, Manu Futur Year FY 2039 2027	: 100% ual Pull Stations, S e Replacement Estimated Cost * * \$129,700	imoke De M Cycle (Yrs) 1	aintenance Estimated Cost	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location	ervation, E. : Throughd ion : Strobo Current F Fail Date (Years)	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost	2034 Affected ills, Manu Futur Year FY 2039 2027	: 100% ual Pull Stations, S e Replacement Estimated Cost * * \$129,700	imoke De M Cycle (Yrs) 1	aintenance Estimated Cost	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location Explanate	ervation, E. : Through ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (xtent : Light, Area t ts	2034 Affected Ils, Manu Futur Year FY 2039 2027 Affected	: 100% ual Pull Stations, S e Replacement Estimated Cost * * \$129,700	imoke De M Cycle (Yrs) 1	aintenance Estimated Cost \$8,700	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location Explanate 100%	ervation, E. : Through ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (xtent : Light, Area t t ts	2034 Affected ills, Manu Futur Year FY 2039 2027 Affected 2037	: 100% al Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% **	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost	
100% Other Obse Location Explanate % of Total 100% 0ther Obse Location Explanate 100% Other Obse	ervation, E. : Through ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E.	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (ts \$1,300 xtent : Moderate, A	2034 Affected ills, Manu Futur Year FY 2039 2027 Affected 2037	: 100% al Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% **	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700	
100% Other Obse Location Explanate % of Total 100% Other Obse Location Explanate 100% Other Obse Location	ervation, E. : Througho ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E. : Througho	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (t t ts \$1,300 xtent : Moderate, A out	2034 Affected ills, Manu Futur Year FY 2039 2027 Affected 2037 Area Affe	: 100% ual Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% **	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700	
100% Other Obse Location Explanate % of Total 100% Other Obse Location Explanate 100% Other Obse Location	ervation, E. : Througho ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E. : Througho	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (ts \$1,300 xtent : Moderate, A	2034 Affected ills, Manu Futur Year FY 2039 2027 Affected 2037 Area Affe	: 100% ual Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% **	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location Explanate 100% Other Obse Location Explanate	ervation, E. : Througho ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E. : Througho	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (t t ts \$1,300 xtent : Moderate, A out	2034 Affected Ils, Manu Futur Year FY 2039 2027 Affected 2037 Affected	: 100% ual Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% **	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700 \$900	
100% Other Obse Location Explanate % of Total 100% Other Obse Location Explanate 100% Other Obse Location	ervation, E. : Througho ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E. : Througho	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (t t ts \$1,300 xtent : Moderate, A out	2034 Affected ills, Manu Futur Year FY 2039 2027 Affected 2037 Area Affe	: 100% ual Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% ** octed : 10%	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700	
100% Other Obse Location Explanate % of Total 100% 100% Other Obse Location Explanate 100% Other Obse Location Explanate	ervation, E. : Througho ion : Strobo Current F Fail Date (Years) ervation, E. : Basemen ion : 3 Uni 0-2 ervation, E. : Througho	xtent : Light, Area out The Building e Lights, Alarm Be Repair Estimated Cost Estimated Cost (t t ts \$1,300 xtent : Moderate, A out	2034 Affected Ils, Manu Futur Year FY 2039 2027 Affected 2037 Affected	: 100% ual Pull Stations, S e Replacement Estimated Cost ** \$129,700 : 100% ** octed : 10%	imoke De M Cycle (Yrs) 1 1	aintenance Estimated Cost \$8,700 \$900	
	Total 30% T-12 Lamp Location 70% 50% 50% 30% 70% 30% 70% 30% 70% 200% 200% 50% 50% 50% 50% 30% 70% 30% Other Obse Location	% of Total Fail Date (Years) 30%	Total (Years) 30% T-12 Lamps And Fixtures, Extent : Ligh Location : Hallways, Offices And Base 70% 50% 50% 50% 30% 70% 30% Other Observation, Extent : Light, Area Location : Hallways, Front And Right	% of TotalFail Date (Years)Estimated Cost FYYear FY30%2029T-12 Lamps And Fixtures, Extent : Light, Area A Location : Hallways, Offices And Basement70%202950%202950%202930%203770%2034Other Observation, Extent : Light, Area Affected	% of TotalFail Date (Years)Estimated Cost FY30%2029\$88,600T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Hallways, Offices And Basement100%70%2029\$206,70050%2029\$12,10050%2029\$3,00030%2037**70%30%203430%2034**0ther Observation, Extent : Light, Area Affected : 100% Location : Hallways, Front And Right Side Of The Building	% of Total Fail Date (Years) Estimated Cost FY Year FY Estimated Cost (Yrs) Cycle (Yrs) 30% 2029 \$88,600 10 T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Hallways, Offices And Basement 10 70% 2029 \$206,700 2 50% 2029 \$12,100 10 50% 2029 \$3,000 1 30% 2037 ** 1 70% 2034 ** 1 0ther Observation, Extent : Light, Area Affected : 100% Location : Hallways, Front And Right Side Of The Building ** 1	% of Total Fail Date (Years) Estimated Cost FY Year FY Estimated Cost (Yrs) Estimated Cost (Yrs) 30% 2029 \$88,600 10 \$4,800 T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Hallways, Offices And Basement 10 \$4,800 70% 2029 \$206,700 2 \$300 50% 2029 \$12,100 10 \$2,100 50% 2029 \$3,000 1 \$2,100 30% 2037 ** * \$2,000 00% 2034 ** 1 \$2,000 0ther Observation, Extent : Light, Area Affected : 100% Location : Hallways, Front And Right Side Of The Building ** 1 \$2,000

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4346

		0			- D	_		
lechanical		Current Repa			e Replacement		aintenance	
ystem Component Type	% of Total	Fail Date Est (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
r Conditioning								
Conversion Equipment								
Window/Wall Unit	25%		** ***	2024	\$8,800	1		
Window/Wall Unit	25%	0-2	\$8,800	2029	\$8,800	1		
	-	ning, Extent : M : Various Loca		a Affecte	d : 100%			
No Component	50%							
entilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$3,100	
No Component	80%							
Exhaust Fans	• • • • •						.	
Roof	20%			2037	* *	2	\$100	
No Component	80%							
umbing								
H/C Water Piping Brass/Copper	100%			2039	* *	1		
Water Heater	10070			2039		1		
Gas Fired	100%			2027	\$10,300	2	\$300	
Gastried		ervation, Extent	• · Lioht Area			2	\$500	
		: Basement	. בוקחו, דורכם	ngjeereu	. 100/0			
	Explanat	on : 2 Units						
Sanitary Piping	I							
Cast Iron	100%	Now	\$2,500	LIFE	* *	1		
	Blockage /	Clogged, Exten	t : Moderate, .	Area Affe	ected : 5%			
	Location	: A Line						
Storm Drain Piping								
Cast Iron	100%	0-2	\$700	LIFE	* *	1		
	Blockage / Location	Clogged, Exten : Roof	t : Moderate, .	Area Affe	ected : 5%			
Sump Pump(s)		-						
Submersible	100%	0-2	\$600	2024	\$600	4	\$400	
		quipment, Exte : Boiler Room	nt : Moderate	Area A <u>f</u>	fected : 100%			
Fixtures	Locuion	. Doner Room						
Generic	100%							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address	: TRANSITIONAL HOUSING - NEW H : 360 NEW JERSEY AVENUE BTWN: 1	-	SUTTER AVE.
Borough	: BROOKLYN	Agency's Number	: N/A
Program / Asset #	: HRA0068.000 / 4345	Yr Built/Renovated	: 1930 / 2004
Area Sq Ft	: 25,564	Project Type	: HUMAN RESOURCES
Date of Survey	: 11-Apr-2018	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,3,4		
Block	: 3755 Lot : 22	BIN	: 3084088

CAPITAL	FY 2020 - 2023	FY 2024 - 2029
Exterior Architecture	\$772,000	
Interior Architecture		\$126,100
Electrical		\$587,000
Mechanical	\$137,100	\$188,400
Total	\$909,000	\$901,500
Importance Code A	\$772,000	\$188,400
Importance Code B	\$137,100	\$713,100
Total	\$909,000	\$901,500

EXPENSE	FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architecture	\$47,900			
Interior Architecture	\$70,400		\$1,000	\$1,000
Electrical	\$2,400	\$700	\$1,100	\$900
Mechanical	\$12,600	\$2,900	\$3,600	\$2,400
Site Pavements	\$3,400			
Total	\$136,800	\$3,600	\$5,600	\$4,200
Importance Code A	\$49,100	\$1,300	\$1,300	\$1,300
Importance Code B	\$66,700	\$2,300	\$4,300	\$2,900
Importance Code C	\$21,000			
Total	\$136,800	\$3,600	\$5,600	\$4,200



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

HUMAN RESOURCES ADMINISTRATION - 096

TRANSITIONAL HOUSING - NEW HOPE

Asset # : 4345

Architecture	Current Re	pair	Future Replacement Maintenance			aintenance		
ystem Component Type	% of Fail Date E Total (Years)	stimated Cost	Year Es FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
xterior								
Exterior Walls								
Masonry: Brick	85% Now	\$196,400	LIFE	* *	5	\$31,900		
	Cracking/Crumbling, E. Location : Street Faco		Area Affec	eted : 20%				
	Diagonal Cracks, Exten		a Affected	· 20%				
	Location : North And		a ngjeereu	. 2070				
	Jnt Mortar Miss/Erod, I		Area Affe	ected : 25%				
	Location : Window Li		00					
	Staining/Discoloring, E							
	Location : Perimeter							
	Vertical Cracks, Extent	: Moderate, Area	Affected :	20%				
	Location : North And							
	Water Penetration, Exte	ent : Moderate, Ar	ea Affecte	d : 10%				
	Location : Baement F	oundation						
	Other Observation, Ext	ent : Moderate, Ar	ea Affecte	d : 20%				
	Location : Fire Escap	e Throughout						
	Explanation : Rusting							
Masonry: Limestone	5% 0-2	\$20,900	LIFE	* *	5	\$1,400		
-	Cracking/Crumbling, E.	xtent : Severe, Are	a Affected	l : 10%				
	Location : At Main Er	ntrance						
	Jnt Mortar Miss/Erod, I	Extent : Moderate,	Area Affe	ected : 15%				
	Location : At Window	Sills And Decorat	tive Bandi	ng				
Metal, Corrugated	2%		2049	* *	1			
Stucco Cement	8% Now	\$8,900	2034	* *	5	\$3,800		
	Cracking/Crumbling, E	xtent : Moderate, 1	Area Affec	rted : 15%				
	Location : Interior Co	urtyard And Rear	Façade					
	Diagonal Cracks, Exten			: 25%				
	Location : Interior Co	urtyard And Rear	Facade					
	Staining/Discoloring, E			cted : 15%				
	Location : Interior Co	urtyard And Rear	Facade					
Windows	000/ 33		a a z :	-t-	-	** ***		
Aluminum	90% Now		2054	**	5	\$2,200		
	Broken/Missing Elemen		ate, Area	Affected : 50%				
	Location : Throughou			6				
	Ctrwt/Balnc Not Funct,		e, Area Ajj	eciea : 50%				
	Location : Throughou Weather Strip Missing,		roa Affact	ad • 100%				
	Location : Throughou		геи Ајјеси	eu . 10070				
Wood	10% Now		2054	* *	5	\$2,400		
WOOU	Ctrwt/Balnc Not Funct,				5	\$2,400		
	CHWI BUILL NOI FUILL,	LACIA . MOUCIAL	., таси Ађ	ccica . 10070				

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4345

		ASSEL # . 4345					
rchitecture	Current Repair	Future Replace	Future Replacement Maintenance				
stem Component Type	% of Fail Date Estimat Total (Years)	ted Cost Year Estimate FY	ed Cost	Cycle (Yrs)	Estimated Cost	Priorit	
terior							
Parapets	90/ NI		* *	5	¢2 500		
Cast Stone/Terra Cotta	8% Now Cracking/Crumbling, Extent :	\$800 LIFE Moderate, Area Affected : 1		5	\$2,500		
	Location : Throughout						
Masonry: Brick	82% Now \$ Cracking/Crumbling, Extent : Location : Throughout	76,400 LIFE Moderate, Area Affected : 2	* * 5%	5	\$3,200	1	
	Diagonal Cracks, Extent : Mo Location : North East Exteri	or, Interior Parapet Through					
	Horizontal Cracks, Extent : Se Location : Interior/ Exterior	Faces Throughout					
	Misaligned/Bulging, Extent : 1 Location : Stepped Up Parag		5%				
Pre-Cast Concrete	3% Now Horizontal Cracks, Extent : M Location : Underside Of Cop		* *	5	\$700		
	Jnt Mortar Miss/Erod, Extent Location : Throughout		10%				
	Vegetation Growth, Extent : M Location : Throughout	Ioderate, Area Affected : 409	%				
Stucco Cement	7% Now Cracking/Crumbling, Extent : Location : Throughout	\$2,900 2034 Moderate, Area Affected : 2	* * 0%	5	\$400		
	Diagonal Cracks, Extent : Mo Location : Throughout	derate, Area Affected : 40%					
	Horizontal Cracks, Extent : Se Location : Throughout	evere, Area Affected : 25%					
Roof			di di				
Modified Bitumen	95% Now \$2 Alligatoring, Extent : Moderat Location : Throughout	53,800 2039 te, Area Affected : 25%	* *			1	
	Blisters, Extent : Severe, Area Location : Throughout Roof						
	Seams Open/Split, Extent : See Location : Throughout						
	Water Penetration, Extent : M Location : Throughout. Wate						
Skylight, Metal/Glass	5% Now \$ Water Penetration, Extent : M Location : Throughout	58,200 2049 Ioderate, Area Affected : 50%	**				
Soffits Cast in Place Concrete	100%	LIFE	* *	5			

Interior

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Asset # : 4345

rchitecture		Current I	Repair Future Replacement Maintenance						
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
terior									
Floors									
Cast in Place Concrete	5%			LIFE	* *	5	\$8,500		
Ceramic Tile	5%			2032	* *	5	\$1,900		
Quarry Tile	20%			2034	* *	5	\$11,600		
Sheet Vinyl/Rubber		Now	\$5,900	2029	\$58,700	5	\$1,500		
		r/Impact D : Bathrooi	-	loderate,	Area Affected : 5%	Ó			
			ns : Moderate, Area	Affected	· 200%				
		: Bathroom		Ајјестей	. 2070				
Vinyl Tile	20%			2029	\$67,300	3	\$3,900		
Wood	45%	0-2	\$29,400	2044	* *	5	\$16,400		
			Extent : Moderate	, Area Afj	fected : 30%				
			Apartments	((50/				
		Loose Units, Extent : Moderate, Area Affected : 5% Location : Various Apartments							
	Location : various Apariments Uneven Substrate, Extent : Moderate, Area Affected : 10%								
			Apartments	trea Ajjet	neu . 10%				
Interior Walls			-						
Ceramic Tile	10%	Now	\$2,500	2032	* *	5	\$2,200		
	-		Extent : Moderate At 3rd And 4th Flo		fected : 5%				
			xtent : Moderate, At 3rd And 4th Flo		cted : 5%				
Concrete Masonry Unit	5%	0-2	\$2,500	LIFE	* *	5	\$900		
2	Cracking/	Crumbling, : Through	Extent : Light, An		ed : 10%				
Gypsum Board	45%	Now	\$1,700	LIFE	* *	5	\$12,000		
51			xtent : Moderate,	Area Affe					
	Location	: Bathroom	ns And Window S	offits In A	partments				
Masonry: Brick	10%	Now	\$8,800	LIFE	* *				
		Crumbling, : Basemer	Extent : Moderat	e, Area Aj	ffected : 20%				
			u wans xtent : Moderate,	Aroa Affa	ated · 20%				
		: Basemer		Area Ajje	cieu . 20%				
			: Severe, Area Afj	fected · 1	0%				
		: Basemer		cerea . I	570				
Plaster	30%	Now	\$5,400	LIFE	* *	5	\$4,000		
	_	Crumbling, : Bulkhea	Extent : Moderat ds	e, Area Aj	ffected : 5%				
	Water Pen		xtent : Severe, Are	ea Affecte	d : 5%				

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4345

A			ASSet # : 4					
Architecture		Current F	Repair	Futur	e Replacement		laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior Cailings								
Ceilings AcousTileSusp.Lay-In	15%			2034	* *	5	\$5,800	
1 2	-	-	Extent : Light, Ard or Meeting Room					
Exposed Concrete	5%			LIFE	* *	5-10	\$2,400	
Gypsum Board			\$4,800 xtent : Moderate, A ns And Window So			5	\$29,100	
Plaster	Cracking/C Location	: Bulkhead	\$2,100 Extent : Moderate ls At Stairs	-	-	5	\$4,800	
			xtent : Moderate, A ls At Stairs	Area Affe	cted : 10%			
ite Enclosure Fence/Gates								
Chain Link	25%			2049	* *			
Wood	75%			2027				
ite Pavements Public Sidewalk Cast in Place Concrete	100%	Now	\$2,600	2042	* *			
	Sinking/Sub Location	bsiding, Ex : Through	ctent : Moderate, A	rea Affeo				
		: Through		55				
Activity Yard	500/	Now	\$400	2038	* *			
Asphalt	Sinking/Sul		ctent : Moderate, A					
Rubber Matting	Ponding, E Location Worn/Erod	: Through	: Moderate, Area					
Electrical		Current F	Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total		Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts Service Equipment Fused Disc Sw	100%	mution T	vtout . Light Area	2039	* *	5	\$100	
	Location	: Electrica	xtent : Light, Area Il Room Basement 500 Ampere Main I					
Switchgear / Switchboard	T		r					

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4345

Electrical				NA	aintenance	
	Current Repair		eplacement			
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Est FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Jnder 600 Volts	•	•				
Raceway						
Conduit	100%	2039	* *	1		
Panelboards				_		
Fused Disc Sw	5%	2037	* *	5	(()()	
Molded Case Bkrs	95%	2037	* *	5	\$600	
Wiring Thermoplastic	100%	2039	* *	1		
Motor Controllers						
Locally Mounted	100%	2034	* *	5	\$200	
Ground						
Grounding Devices Generic	100%	LIFE	* *	5	\$800	
Lighting	100 / 8	LIFE		5	\$000	
Interior Lighting						
Fluorescent	50%	2029	\$214,400	10	\$11,700	
	Other Observation, Extent : Light, A			10	<i><i>Q</i>11,700</i>	
	Location : Throughout The Buildir					
	Explanation : T-8 Lamps	0				
Fluorescent	40%	2029	\$171,600	10	\$9,400	
	Other Observation, Extent : Light, A					
	Location : Apartment Units Ist Flo	oor To 4th Floor				
	Explanation : Compact Fluorescer	nt Light Fixtures				
Fluorescent	5%	2024	\$21,400	10	\$1,200	
	T-12 Lamps And Fixtures, Extent : 1 Location : Basement	Light, Area Affect	ed : 100%			
Fluorescent	3%	2037	* *	10	\$700	
i noreseent	Compact Fluorescent Light, Extent : Location : 1st Floor		ected : 100%	10	\$700	
LED	2%	2037	* *			
Egress Lighting	۷۵ کے 70	2037				
Egress Lighting Emergency, Battery	50%	2029	\$17,600	10	\$3,100	
Exit, Service	50%	2029	\$4,300	1	ψ5,100	
Exterior Lighting		2027	ψ1,500	*		
HID	100%	2029	\$98,500	10	\$100	
Alarm					<u>·</u>	
Security System						
No Component	70%					
Generic	30%	2029	\$23,700	1	\$2,900	
Fire/Smoke Detection						
No Component	70%		.		• • • •	
Generic, Digital	30%	2029	\$81,100	1-3	\$4,900	
Mechanical	Current Repair	Eutura Da	eplacement		aintenance	
System	% of Fail Date Estimated Co	ost Year Est	timated Cost	Cvcle	Estimated Cost	Priority

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority

Heating

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. *Estimates are rounded to the nearest hundred dollars.*

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4345

		A5501 # . 4					
Mechanical	Current	Repair	Future	aintenance	_		
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ieating							
Energy Source							
Natural Gas	100%		2039	* *	1		
Conversion Equipment	1000/		2027	¢100.400		¢12 (00	
Hot Water Boiler	100% Other Observation, Location : Basem Explanation : 3 M		2027 Affected	\$188,400 : 100%	1	\$12,600	
Distribution							
Hot Wtr Piping/Pump	100% Now Leak Evident, Exten Location : Next To	\$800 tt : Severe, Area Affe o Boiler	2037 ected : 5%	/)	4	\$1,300	
Terminal Devices							
Convector/Radiator	100%		2034	* *	1	\$8,300	
Air Conditioning							
Energy Source Electricity	100%		2037	* *	1		
Conversion Equipment	10070		2037		1		
Interior Pkg Unit - Cooling	15%		2023	\$137,100	2	\$200	
Cooling	Other Observation,	Extent : Light, Area	Affected	: 15%			
	Location : 1st Flo	-	55				
	Explanation : 4 U	nits					
Window/Wall Unit	25%		2024	\$12,700	1		
No Component	60%						
Ventilation							
Distribution							
Ductwork/Diffusers	20%		LIFE	* *	2-5	\$4,500	
No Component	80%						
Exhaust Fans							
Roof	20% Now Not in Service, Exte Location : Roof	\$400 nt : Severe, Area Afj	2029 Tected : 10	\$8,100	2	\$100	
No Component	80%						
Plumbing							
H/C Water Piping Brass/Copper	100% 0-2 Corroded, Extent : Location : Water J	\$3,600 Severe, Area Affecte Main, Basement	2039 d : 10%	* *	1		
Water Heater							
Gas Fired	100%		2027	\$14,900	2	\$400	
Sanitary Piping Cast Iron	100% Now	\$3,600	LIFE	* *	1		
	Blockage /Clogged,	Extent : Moderate, . Room In Basement		cted : 10%			
Storm Drain Piping							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4345

Mechanical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing							
Sump Pump(s)							
Submersible	100%		2022	\$800	4	\$800	
Sewage Ejector(s)							
Electric	100%		2029	\$7,000	4	\$1,500	
Backflow Preventer							
Generic	100%		2034	* *	1	\$1,600	
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
No Component	95%						
Generic	5%		2039	* *	1-2	\$400	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name Address Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed Block	 11 AND 1 MANHAT HRA0072 18,576 17-Jul-201 	.000 / 4349		: N/A : 1920 / 1995 : HUMAN RESOURCI : NONE : 1053913	ES
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$283,200		
Interior Architect	ure		\$36,400		\$116,600
Electrical					\$238,400
Total			\$319,600		\$355,000
Importance Code	A		\$283,200		
Importance Code			\$36,400		\$285,300
Importance Code	С				\$69,700
Total			\$319,600		\$355,000
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$61,000	\$300		
Interior Architect	ure	\$29,700	\$2,000		\$700
Electrical		\$10,300	\$8,800	\$900	\$500
Mechanical		\$4,400	\$12,500	\$2,400	\$1,700
Total		\$105,400	\$23,600	\$3,400	\$2,900
Importance Code	А	\$64,600	\$1,300	\$900	\$900
Importance Code	В	\$38,200	\$22,400	\$2,400	\$2,000
Importance Code	С	\$2,600			
Total		\$105,400	\$23,600	\$3,400	\$2,900



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4349

Architecture	Current Repair	Future	e Replacement	М	aintenance	
ystem Component Type	% of Fail Date Estir Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior						
Exterior Walls						
Cast Stone/Terra Cotta	10% 0-2 Cracking/Crumbling, Exten Location : Throughout	\$22,300 LIFE t : Light, Area Affecte	* * d : 10%	5	\$21,000	
Masonry: Brick	80% Now Cracking/Crumbling, Exten Location : Throughout Jnt Mortar Miss/Erod, Exte Location : Throughout			5	\$21,500	
Stucco Cement	10% Now Cracking/Crumbling, Exten Location : Throughout Staining/Discoloring, Exten Location : Window Sills -	nt : Moderate, Area A <u>f</u>	fected : 25%	5	\$3,400	
Windows						
Aluminum	90%	2034	* *	5		
Metal Clad	10%	2034	* *	5		
Parapets						
Cast Stone/Terra Cotta	10% 0-2 Miss/Damaged Copings, Ex Location : Flashing Unde Open Joints, Extent : Mode Location : Coping	r Coping Ineffective		5	\$1,100	
Masonry: Brick	75% Now Cracking/Crumbling, Exten Location : Throughout Diagonal Cracks, Extent : I Location : Corners Of Pa Horizontal Cracks, Extent : Location : Throughout Jnt Mortar Miss/Erod, Exte Location : Throughout Spalling, Extent : Moderate Location : Interior Parap	Moderate, Area Affect rapets Moderate, Area Affec nt : Moderate, Area A , Area Affected : 20%	ed : 25% cted : 25% ffected : 20%	5	\$1,100	
Metal: Cage/Fence Stucco Cement	5% 10% Now Diagonal Cracks, Extent : I Location : Both Sides Of I Horizontal Cracks, Extent : Location : Both Sides Of I Loose/Delam Surface, Exte Location : Various Locati	Parapet Wall Moderate, Area Affec Parapet Wall nt : Moderate, Area A	cted : 30%	5-10 5	\$500 \$200	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4349

Architecture		Current	Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								-
Roof								
Modified Bitumen	Alligatorin	Now g, Extent : : Through	\$150,900 Light, Area Affect	2036 ed : 10%	* *			1
	Blisters, E	-	lerate, Area Affecte	ed : 25%				
	Broken/Mi		ents, Extent : Seve	re, Area	Affected : 30%			
	Miss/Dam	-	ings, Extent : Ligh	t, Area A	ffected : 20%			
	-	en/Split, Ex : Through	ctent : Severe, Area out	Affected	l : 20%			
		etration, E : Resideno	xtent : Moderate, A xes 5u, 6t	Area Affe	cted : 15%			
Skylight, Metal/Glass	5%			2036	* *	10	\$1,900	
nterior								
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$5,900	
Ceramic Tile	5%			2035	* *	5	\$1,400	
Quarry Tile	25%			2039	* *	5	\$10,100	
Vinyl Tile	20%	0-2	\$18,800	2026	\$46,900	3	\$2,000	
-	Worn/Erod	led, Extent	: Moderate, Area	Affected	: 40%			
	Location	: Kitchens	In Residences Thr	oughout				
Wood	40%	Now	\$36,400	2041	* *	5	\$10,100	
			ents, Extent : Mod		ea Affected · 20%	5	\$10,100	
		: Through		<i>cruic</i> , 11	eu 1990eneu : 2070			
		-	Extent : Moderate,	Aroa Af	Facted · 10%			
		: Residenc		лгеи Ајј	ecieu . 4070			
Interior Walls	Locuion	. Resident						
Ceramic Tile	10%			2029	\$69,700	5	\$2 500	
					\$69,700 * *	5	\$2,500 \$1,500	
Concrete Masonry Unit	15%	NT	\$2 < 0.0	LIFE	* *	5	\$1,500	
Gypsum Board		Now	\$2,600	LIFE		5	\$7,400	
			xtent : Moderate, A	Area Affe	cted : 10%			
		: Resident	ces ot, Su					
Plaster	25%			LIFE	* *	5	\$1,900	
Ceilings								
AcousTileSusp.Lay-In	15%			2031	* *	5	\$4,100	
Exposed Struc: Steel	5%			LIFE	* *			
Gypsum Board	55%	Now	\$7,700	LIFE	* *	5	\$18,600	
	Water Pen	etration, E	xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Resident	ces 6t, 5u					
Plaster	25%			LIFE	* *	5	\$4,200	

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4349

		ASSEL # . 4.	545				
Electrical	Current Re	pair	Future	e Replacement	М	aintenance	
System Component Type	% of Fail Date H Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							•
Service Equipment							
Fused Disc Sw	100%		2046	* *	5	\$100	
	Other Observation, Ext		Area Affe	cted : 100%			
	Location : Electrical		• • • •				
	Explanation : One 60 Switch	0 Amperes, One 2	200 Ampe	eres And One 100 I	Amperes	Main Disconnect	
Raceway	Smich						
Conduit	100%		2046	* *	1		
Panelboards							
Fused Disc Sw	10%		2042	* *	5		
Molded Case Bkrs	90%		2042	* *	5	\$400	
Wiring	1000/		2016	ate ate			
Thermoplastic	100%		2046	* *	1		
Motor Controllers	100%		2039	* *	5	\$100	
Locally Mounted Ground	100%		2039		3	\$100	
Grounding Devices							
Generic	100% 0-2	\$9,700	LIFE	* *	5	\$300	
	Other Observation, Ext			cted : 100%	C	4000	
	Location : Basement						
	Explanation : Corrod	ed					
Lighting							
Interior Lighting							
Fluorescent	25%		2031	* *	10	\$4,300	
	Other Observation, Ext	-			Hi and		
	Location : Basement, Explanation : T 12 L		.00 <i>m</i> , C01	njori koom Ana C	gjices		
	Explanation : T-12 La	imps	2021	* *	10	¢1 700	
Fluorescent	10% Other Observation, Ext	ant Light Anga	2031		10	\$1,700	
	Location : Halways -	-					
	Explanation : T-5 Lar	6	<i>xin</i> 1 1007	5			
Incandescent	<u>65%</u>	nps	2026	\$202,600	2	\$300	
Egress Lighting	0570		2020	\$202,000	2	\$500	
Emergency, Battery	50%		2031	* *	10	\$2,200	
Exit, Service	50%		2031	* *	1	<i>42,200</i>	
Exterior Lighting							
HID	50%		2026	\$35,800	10		
LED	50%		2034	* *			
Alarm							
Security System							
No Component	70%						
Generic	30%		2034	* *	1	\$2,100	
Fire/Smoke Detection							
No Component	70%		a	به الله		** • • • •	
Generic, Analog	30%		2034	* *	1-3	\$3,400	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4349

Machanical		0			D			
Mechanical		Current I			e Replacement		aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ieating								
Energy Source								
Natural Gas	100%			2046	* *	1		
Conversion Equipment								
Hot Water Boiler	2%		\$2,700	2046	* *	1	\$200	
	-		ght, Area Affected					
	Location	n : Roof, Mi	ssing Boiler Stack	Rain Ca	p, Moderate Corro	sion On .	Boiler Stack	
Hot Water Boiler	98%			2031	* *	1	\$9,000	
	Other Obs	servation, E	Extent : Light, Area	Affected	! : 100%			
	Location	ı : Boiler R	oom					
	Explana	tion : 1 Ga	s Fired Sectional H	lot Water	r Boiler			
Distribution								
Hot Wtr Piping/Pump	100%			2034	* *	4	\$900	
Terminal Devices								
Convector/Radiator	90%			2031	* *	1	\$5,400	
Fan Coil Unit/Heat	10%			2026	\$26,600	1	\$600	
Air Conditioning								
Energy Source	1000/			• • • •	at at			
Electricity	100%			2042	* *	1		
Conversion Equipment	000/			2025				
Window/Wall Unit	80%		· · · · · · ·	2025	\$29,600	1		
			Extent : Light, Area	a Affectea	1:100%			
		n : Through	oui					
No Component	20%							
Ventilation								
Distribution	200/			LIPP	* *	2.5	¢ 2 100	
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$2,100	
No Component	80%							
Exhaust Fans	200/			2026	¢5 000	2	¢100	
Roof	20% 10%			2026	\$5,900	2	\$100 \$100	
Wall Unit	10% 70%			2026	\$600	2	\$100	
No Component	/0%							
Plumbing H/C Water Piping								
Brass/Copper	100%			2036	* *	1		
Water Heater	10070			2030		1		
Gas Fired	100%			2021	\$10,800	2	\$300	
Sanitary Piping	10070			2021	\$10,800	2	\$300	
Cast Iron	100%			LIFE	* *	1		
	10070			LIFE		1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
			Extent : Light, Area			1		
		i : Side Of I		ingecieu	. 100/0			
				nized St	eel Leader To Cast	Iron Pir	ning Into The	
	Building	-	Scuppers 10 Outv	nuzeu su	cer Leuner 10 Cust	11011 I II	nng 1110 111¢	
Backflow Preventer								
Generic	100%			2026	\$4,500	1	\$1,100	
					. ,			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4349

Mechanical	Cu	irrent Repair	Futur	e Replacement	Μ	aintenance	
System Component Type		l Date Estimated Cost Tears)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing							
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
No Component	95%						
Generic	5%		2036	* *	1-2	\$300	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name	: TRANSIT	FIONAL HOUSING-NEW	V DAY ONE		
Address		STCHESTER AVENUE B		AVE HOME ST.	
Borough	: BRONX		Agency's Number	: N/A	
Program / Asset #	: HRA0070	.000 / 4347	Yr Built/Renovated	: 1925 / 1992	
Area Sq Ft	: 57,630		Project Type	: HUMAN RESOUR	CES
Date of Survey	: 03-Jul-20	18	Landmark Status	: NONE	
Areas Surveyed	: Basement	, Roof, Floors 1,6			
Block	: 2758	Lot : 36	BIN	: 2006311	
CAPITAL			FY 2020 - 2023		FY 2024 - 2029
Exterior Architec	ture		\$215,000		\$46,100
Interior Architect	ure		\$204,700		\$124,200
Electrical			\$36,500		\$1,136,000
Mechanical					\$171,800
Total			\$456,200		\$1,478,000
Importance Code	А		\$215,000		\$46,100
Importance Code	В		\$153,100		\$1,383,900
Importance Code	С		\$88,100		\$48,100
Total			\$456,200		\$1,478,000
EXPENSE		FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architec	ture	\$30,900			
Interior Architect	ure	\$72,200		\$16,600	\$2,900
Electrical		\$1,500	\$1,600	\$2,400	\$1,900
Mechanical		\$83,300	\$8,600	\$12,100	\$10,800
Site Enclosure		\$1,200			
Total		\$189,200	\$10,200	\$31,100	\$15,700
Importance Code	А	\$48,700	\$5,700	\$5,700	\$5,700
Importance Code	В	\$105,500	\$4,500	\$25,400	\$7,000
Importance Code	С	\$35,000			\$2,900
Total		\$189,200	\$10,200	\$31,100	\$15,700



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4347

	Current F	Repair	Futur	e Replacemen	t	M	aintenance	
% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Co			Estimated Cost	Priorit
					* •	5	\$21,100	
-		-	rea Affec	eted : 70%				
5%			LIFE	*	* *	5	\$3,900	
		\$17,800	LIFE			5	\$8,600	
	-				0%			
				Affected : 20%				
Location	: Window	Sills - Street Facad	le					
70%			2046	*	* .	5	\$92,100	
Recent Re	place Evide	ent, Extent : Light,	Area Affe	ected : 100%				
Location	: Through	out						
2.0		\$102,200	2045		* .	5	\$12,000	
-				1 : 50%				
Ctrwt/Bali	nc Not Fun	ct, Extent : Moderd	ite, Area	Affected : 50%				
Location	: North Ar	nd East Facade Wi	ndows					
5%	Now	\$66,700	2054	*	*	5	\$3,900	
			Area Affe	cted : 15%			<i>+ -)</i>	
Location	: East And	l West Stairwells						
			Area Aff	ected : 100%				
			Area Aff	ected : 50%				
			55					
			e. Area A	ffected : 100%				
	00		, J	<i>.</i>				
20%			LIFE	*	* 5-	10		
	pair Evider	t, Extent : Light, A		cted : 20%	-	-		
15%			2042	*	* 5-	-10		
				*	-			
	place Evide	ent. Extent : Light.		ected : 100%	•	0		
		-	55					
	-	-	2046	*	* *	5		
	nstruction	Extent : Light Ard		d : 100%		-		
		ē						
		5						
95%			2037	*	* 1	0	\$400	
	place Evide	ent, Extent : Light.		ected : 100%	1		4.00	
		-						
			2055	*	** 1	0	\$100	
	nlago Enid	ent, Extent : Light,			1	U	\$100	
Recomro								
	Total 20% Recent Replacement Location 5% 5% Broken/Mill Location 70% Recent Replacement Location 70% Recent Replacement Location 70% Recent Replacement Location Ctrwt/Balt Location Ctrwt/Balt Location Ctrwt/Balt Location Ctrwt/Balt Location Ctrwt/Balt Location Thermally Location Thermally Location 15% Recent Replacement Replacement Location 55% Recent Replacement Replacement Location 55% Recent Replacement Replacement Location 55%	% of Tail Date Total Years) 20% Recent Repair Evider Location : Entry Co 5% 5% 5% 5% S% of S% Now Broken/Missing Elem Location : Decorati Jnt Mortar Miss/Erod Location : Decorati Jnt Mortar Miss/Erod Location : Window 70% Recent Replace Evide Location : North Art Ctrwt/Balnc Not Fund Location : North Art 5% Now Corrosion/Rusting, E Location : North Art 5% Now Corrosion/Rusting, E Location : East And Location : East And Deteriorated Finish, Location : East And Location : East And Thermally Inefficient, Location : East And Location : East And 20% Recent Repair Evider Location : Main Ro 15% 10% Recent Replace Evide Location : Main Ro 55% <td>20% Recent Repair Evident, Extent : Light, A Location : Entry Courtyard 5% 5% 5% 5% 5% 5% 5% S% S% S% Now \$17,800 Broken/Missing Elements, Extent : Moderate Location : Decorative Banding At Streed Jnt Mortar Miss/Erod, Extent : Moderate Location : Window Sills - Street Facade 70% Recent Replace Evident, Extent : Light, Location : Throughout 95% Now \$102,200 Air Infiltration, Extent : Moderate, Area Location : North And East Facade Win Ctrwt/Balnc Not Funct, Extent : Moderate, A Location : North And East Facade Win 5% Now \$66,700 Corrosion/Rusting, Extent : Moderate, A Location : East And West Stairwells Ctrwt/Balnc Not Funct, Extent : Severe, Location : East And West Stairwells Deteriorated Finish, Extent : Moderate, Location : East And West Stairwells Thermally Inefficient, Extent :</td> <td>% of Total Fail Date (Years) Standard FY 20% LIFE Recent Repair Evident, Extent : Light, Area Affect Location : Entry Courtyard IIFE 5% LIFE 5% LIFE 5% Now \$17,800 LIFE Broken/Missing Elements, Extent : Moderate, Area Location : Decorative Banding At Street Facade 70% 2046 Recent Replace Evident, Extent : Moderate, Area Affected Location : Window Sills - Street Facade 70% 2045 Air Infiltration, Extent : Moderate, Area Affected Location : North And East Facade Windows Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected Location : North And East Facade Windows 5% Now \$66,700 2054 Corrosion/Rusting, Extent : Moderate, Area Affected Location : East And West Stairwells Deteriorated Finish, Extent : Moderate, Area Affected Location : East And West Stairwells Deteriorated Finish, Extent : Moderate, Area Affected Location : East And West Stairwells Thermally Inefficient, Extent : Light, Area Affected Location : Bast And West Stairwells</td> <td>% of Fail Date Estimated Cost Total (Years) Year Estimated Cost FY 20% LIFE * 20% LIFE * Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry Courtyard 5% LIFE * 5% Now \$17,800 LIFE * 5% Now \$17,800 LIFE * Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade * * 70% 2046 * * * 70% 2046 * * * Air Infiltration, Extent : Moderate, Area Affected : 100% Location : North And East Facade Windows * * Ctrvt/Balnc Not Funct, Extent : Moderate, Area Affected : 50% Location : North And East Facade Windows * * Ctrvt/Balnc Not Funct, Extent : Moderate, Area Affected : 10% Location : East And West Stairwells * * Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 10% Location : East And West Stairwells * * Deteriorated Finish, Extent : Moderate, Area Affected : 10% Location : East And West Stairwells * * Deteriorated Finish, Extent : Moderate, Area Affected : 20% Location : East And West Stairwells *<</td> <td>% of TotalFail Date (Years)Year FYEstimated Cost FYC C C C20%LIFE**Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry CourtyardIIFE**5%LIFE**Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade20%**70%2046**Recent Replace Evident, Extent : Moderate, Area Affected : 20% Location : Throughout2046**95%Now\$102,2002045**Air Infiltration, Extent : Moderate, Area Affected : 50% Location : North And East Facade Windows5%Som5%Now\$66,7002054**Corrosion/Rusting, Extent : Moderate, Area Affected : 10% Location : North And East Facade Windows5%Now5%Now\$66,7002054**Corrosion/Rusting, Extent : Moderate, Area Affected : 10% Location : East And West Stairwells100%Location : East And West StairwellsCtrvt/Balnc Not Funct, Extent : Severe, Area Affected : 100% Location : East And West Stairwells2046**20%LIFE**5Recent Repair Evident, Extent : Light, Area Affected : 20% Location : East And West Stairwells100%Deteriorated Finish, Extent : Moderate, Area Affected : 100% Location : East And West Stairwells100%Deteriorated Finish, Extent : Light, Area Affected : 20% Location : Main Roof2042**15%2046**5%10%LIFE**<!--</td--><td>% of Fail Date Estimated Cost TotalYear (Years)Cycle (Yrs)20%LIFE**5Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry Couryard1**55%Now\$17,800LIFE**5Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade1170%2046**5Recent Replace Evident, Extent : Light, Area Affected : 20% Location : Window Sills - 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Street Facade70%2046**5\$92,100Recent Replace Evident, Extent : Light, Area Affected : 50% Location : Throughout2045**5\$12,00095%< Now</td>\$102,2002045**5\$12,000Air Infiltration, Extent : Moderate, Area Affected : 50% Location : North And East Facade Windows5\$12,0005%Now\$66,7002054**5\$3,900Corrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : East And West Stairvells70%20%LIFE**5-1070%Super Area Affected : 20% Location : Main Roof2042**5-1070%2042**5570%2042**55</td<></td>	% of Fail Date Estimated Cost TotalYear (Years)Cycle (Yrs)20%LIFE**5Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry Couryard1**55%Now\$17,800LIFE**5Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade1170%2046**5Recent Replace Evident, Extent : Light, Area Affected : 20% Location : Window Sills - Street Facade1170%2046**5Recent Replace Evident, Extent : Light, Area Affected : 100% Location : North And East Facade Windows595%Now\$102,2002045**5%Now\$102,2002054**5Corrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : North And East Facade Windows55Corrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : North And East Facade Windows5Corrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : East And West Stairwells100% Location : East And West StairwellsDeteriorated Finish, Extent : Moderate, Area Affected : 100% Location : East And West Stairwells2042**20%LIFE**5-10Recent Repair Evident, Extent : Light, Area Affected : 100% Location : East And West Stairwells2046**Deteriorated Finish, Extent : Light, Area Affected : 100% Location : East And West Stairwells100% Ecation : Main Roof15%2042 <td< td=""><td>% of Fail Date Estimated Cost Total (Years)Year Estimated Cost FYCycle (Yrs)Estimated Cost20%LIFE**5\$21,100Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry Courtyard5%LIFE**5\$3,9005%Now\$17,800LIFE**5\$8,600Broken/Mising Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade In Mortar Miss/Erod, Extent : Moderate, Area Affected : 20% Location : Window Sills - Street Facade70%2046**5\$92,100Recent Replace Evident, Extent : Light, Area Affected : 50% Location : Throughout2045**5\$12,00095%< Now</td>\$102,2002045**5\$12,000Air Infiltration, Extent : Moderate, Area Affected : 50% Location : North And East Facade Windows5\$12,0005%Now\$66,7002054**5\$3,900Corrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : East And West StairvellsCorrosion/Rusting, Extent : Moderate, Area Affected : 100% Location : East And West Stairvells70%20%LIFE**5-1070%Super Area Affected : 20% Location : Main Roof2042**5-1070%2042**5570%2042**55</td<>	% of Fail Date Estimated Cost Total (Years)Year Estimated Cost FYCycle (Yrs)Estimated Cost20%LIFE**5\$21,100Recent Repair Evident, Extent : Light, Area Affected : 70% Location : Entry Courtyard5%LIFE**5\$3,9005%Now\$17,800LIFE**5\$8,600Broken/Mising Elements, Extent : Moderate, Area Affected : 20% Location : Decorative Banding At Street Facade In Mortar Miss/Erod, Extent : Moderate, Area Affected : 20% Location : Window Sills - Street Facade70%2046**5\$92,100Recent Replace Evident, Extent : Light, Area Affected : 50% Location : Throughout2045**5\$12,00095%< Now

Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4347

			A3301#.4	J - 1				
Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Exterior								
Soffits								
Stucco Cement	100%	4+	\$600	2034	* *	5	\$100	
	Cracking/	Crumbling,	Extent : Moderate	, Area Aj	ffected : 5%			
	Locatior	ı : Exterior	Entry Passage To	Rear Yai	[.] d			
nterior								
Floors						_		
Cast in Place Concrete	10%			LIFE	* *	5	\$33,300	
Ceramic Tile	10%			2032	* *	5	\$7,600	
Quarry Tile	20%			2042	* *	5	\$22,800	
Vinyl Tile	15%			2034	* *	3	\$4,300	
Wood	45%			2044	* *	5	\$64,200	
Interior Walls								
Ceramic Tile	5%			2038	* *	5	\$5,800	
Concrete Masonry Unit	10%			LIFE	* *	5	\$9,300	
Glass: Single Pane	1%			LIFE	* *	5	\$1,700	
Gypsum Board	69%			LIFE	* *	5-10	\$136,200	
Masonry: Brick	5%	Now	\$23,100	LIFE	* *			
	Spalling, I	Extent : Mo	derate, Area Affect	ed: 10%	ó			
	Location	1 : Boiler R	oom					
	Water Per	netration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location	ı : Boiler R	oom					
Plaster	10%			LIFE	* *	5-10	\$9,900	
Ceilings							-	
Exposed Concrete	10%			LIFE	* *	5-10	\$9,500	
Gypsum Board	70%			LIFE	* *	5-10	\$183,100	
Gypsum Board		Now	\$3,900	LIFE	* *	5	\$9,500	
51			Extent : Moderate		ffected : 10%		*-)	
	-	-	nt Corridor And 6th	-	-			
Plaster	10%			LIFE	* *	5-10	\$13,100	
ite Enclosure	1070			LIIL		5 10	\$15,100	
Fence/Gates								
Chain Link	90%			2049	* *			
Iron Picket	10%			2049	* *			
Retaining Walls	10/0							
Cast in Place Concrete				2040	* *			
	8%			2049				
Concrete Masonry Unit	8% 32%	Now	\$1.200	2049 2039	* *			
Concrete Masonry Unit	32%	Now Servation F	\$1,200 Extent : Moderate A	2039				
Concrete Masonry Unit	32% Other Obs	servation, E	Extent : Moderate, A	2039				
Concrete Masonry Unit	32% Other Obs Location	servation, E 1 : East Wa	Extent : Moderate, A ll In Rear Yard	2039 Area Affe				
	32% Other Obs Location Explana	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A	2039 Area Affe ints	octed : 50%			
Masonry: Fieldstone	32% Other Obs Location	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A ll In Rear Yard	2039 Area Affe				
Masonry: Fieldstone	32% Other Obs Location Explana	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A ll In Rear Yard	2039 Area Affe ints	octed : 50%			
Masonry: Fieldstone lite Pavements Public Sidewalk	32% Other Obs Location Explana 60%	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A ll In Rear Yard	2039 Area Affe ints 2039	***			
Masonry: Fieldstone Tite Pavements Public Sidewalk Cast in Place Concrete	32% Other Obs Location Explana	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A ll In Rear Yard	2039 Area Affe ints	octed : 50%			
Masonry: Fieldstone lite Pavements Public Sidewalk	32% Other Obs Location Explana 60%	servation, E 1 : East Wa tion : Deter	Extent : Moderate, A ll In Rear Yard	2039 Area Affe ints 2039	***			

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4347

Electrical	Current	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priori
nder 600 Volts	ł						
Service Equipment							
Fused Disc Sw	100%		2039	* *	5	\$200	
	Other Observation, 1 Location : Electric	-	Affected	: 100%			
	Explanation : Thre	e Main Service Swi	tches Ra	ted At 400 Ampere	s Each		
Switchgear / Switchboard							
Fused Disc Sw	50%		2039	* *	5	\$100	
Molded Case Bkrs	50%		2039	* *	5	\$800	
Raceway							
Conduit	100%		2039	* *	1		
Panelboards							
Molded Case Bkrs	100%		2037	* *	5	\$1,500	
Wiring							
Thermoplastic	100%		2039	* *	1		
Motor Controllers							
Locally Mounted	100%		2034	* *	5	\$400	
round							
Grounding Devices				at at	_	*	
Generic	100%		LIFE	* *	5	\$1,700	
	Other Observation, 1		Affected	: 100%			
	Location : Basemen						
	Explanation : Wate	er Main					
ghting							
Interior Lighting							
Fluorescent	80%		2029	\$773,500	10	\$42,300	
	Other Observation, 1	-	Affected	: 100%			
	Location : Through	ē					
	Explanation : T-12	Lamps					
Fluorescent	20%		2034	* *	10	\$10,600	
	T-8 Lamps And Fixti	ires, Extent : Light,	Area Afj	fected : 100%			
	Location : Through	iout					
Egress Lighting							
Emergency, Battery	50%		2029	\$39,700	10	\$7,000	
Exit, Service	50%		2029	\$9,800	1	-	
Exterior Lighting							
HID	20%		2029	\$44,400	10		
	Other Observation, 1	Extent : Light, Area					
	Location : Roof An						
	Explanation : Cont						
No Component	80%						
arm	0070						
Security System							
No Component	70%						
Generic	30%		2029	\$53,400	1	\$6,500	
Generie	Other Observation, 1	Extent · Light Area			1	\$0,500	
	Location : Outside	-	igecieu	. 100/0			
	Explanation : Surv	-	vstom				
		emance cameras s	ysiem				

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4347

Electrical		Current R	epair	Futur	e Replacement	M	laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Marm Fire/Smoke Detection No Component Generic, Analog	Malfunction Location Other Obs Location	: Througho ervation, Ex : Hallways	tent : Moderate, A	Area Affe		1-3 tations	\$9,700	
Mechanical		Current R	epair	Futur	e Replacement	M	laintenance	
System Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priorit
Heating Energy Source Natural Gas	100%			2039	* *	1		
Conversion Equipment Steam Boiler	100% Broken, E Location Other Obs Location	xtent : Sever : Boiler Bu ervation, Ex : Basement	\$17,800 e, Area Affected : rner In Boiler Rod tent : Light, Area ral Gas Burning ;	2034 100% om Affected		1	\$51,400	
Distribution Steam Piping/Pump	Other Obs Location	: East Wing	\$24,400 stent : Severe, Are s Sized Piping Cau					
Terminal Devices Convector/Radiator	100%			2034	**	1	\$18,600	
ir Conditioning Energy Source Electricity	100%			2037	* *	1		
Conversion Equipment Window/Wall Unit No Component	70% 30%			2024	\$80,400	1		
/entilation Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$50,900	
Exhaust Fans Roof		0	t : Light, Area Afj f 3 Defective Exha			2	\$1,800	

Plumbing

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4347

Mechanical	Current Rep	air Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
H/C Water Piping						
Brass/Copper	100% Now	\$20,500 2039	* *	1		
	Other Observation, Exte	nt : Severe, Area Affecte	d : 50%			
	Location : East Side					
	Explanation : Hot Wat	er Piping Undersized Co	using Shortages O	n East S	ide	
HW Heat Exchanger						
Steam Fired	100%	2039	* *	4	\$5,700	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
	Blockage /Clogged, Exte	ent : Moderate, Area Affe	ected : 10%			
	Location : Basement					
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Non-Submersible	100%	2029	\$8,400	4	\$1,800	
Fixtures						
Generic	100%					
Fire Suppression						
Sprinkler						
No Component	98%					
Generic	2%	2039	* *	1-2	\$300	

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Print Date : 19-Sep-2018 HUMAN RESOURCES ADMINISTRATION - FY 2019

Asset Name	: TRANSITIONAL HOUSING-NEW DA		
Address	: 1138 LONGFELLOW AVENUE BTWI	N: WESTCHESTER	AV HOME ST.
Borough	: BRONX	Agency's Number	: N/A
Program / Asset #	: HRA0071.000 / 4348	Yr Built/Renovated	: 1906 / 1992
Area Sq Ft	: 27,720	Project Type	: HUMAN RESOURCES
Date of Survey	: 28-May-2015	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,3,5		
Block	: 2758 Lot : 6	BIN	: 2006302

CAPITAL		FY 2020 - 2023		FY 2024 - 2029
Exterior Architecture		\$603,100		
Interior Architecture				\$79,800
Electrical				\$253,300
Mechanical				\$93,700
Total		\$603,100		\$426,800
Importance Code A		\$603,100		
Importance Code B				\$426,800
Total		\$603,100		\$426,800
EXPENSE	FY 2020	FY 2021	FY 2022	FY 2023
Exterior Architecture	\$103,800			
Interior Architecture	\$89,600			\$800
Electrical	\$1,300	\$1,500	\$1,100	\$1,300
Mechanical	\$9,000	\$3,700	\$6,000	\$3,700
Total	\$203,700	\$5,100	\$7,100	\$5,800
Importance Code A	\$106,500	\$2,800	\$2,700	\$2,700
Importance Code B	\$67,800	\$2,300	\$4,300	\$3,000
Importance Code C	\$29,500			
Total	\$203,700	\$5,100	\$7,100	\$5,800



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4348

rchitecture	Current Repair Future Replacement				М			
/stem Component Type	% of Total		Estimated Cost		Estimated Cost		Estimated Cost	Priorit
terior	•							
Exterior Walls								
Masonry: Brick	25%			LIFE	* *	5	\$11,200	
Masonry: Fieldstone	12%			LIFE	* *	5	\$4,100	
Slate Panels		Now	\$72,100	LIFE	* *	5	\$1,000	
		8	ents, Extent : Seve	re, Area	Affected : 50%			
		: Window						
	-	-	Extent : Severe, A	rea Affec	rted : 75%			
		: Window						
Stucco Cement		Now	\$239,400	2031	* *	5	\$33,700	
	-	-	Extent : Moderate	, Area Aj	ffected : 40%			
	Location	: Through	out					
Windows			*** -**			_		
Aluminum		Now	\$92,500	2042	* *	5	\$5,400	
			ct, Extent : Modera	ite, Area	Affected : 20%			
		: Through			1 100/			
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Through						
Metal Clad		Now	\$30,200	2051	* *	5	\$1,800	
			Extent : Moderate,	Area Afj	fected : 50%			
		e : Stair(s)						
			Extent : Moderate	e, Area A	ffected : 100%			
		: Stair(s)						
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	e : Stair(s)						
Parapets	20/	N.T.	*2 000	TIPE	* *	-	¢1 700	
Cast Stone/Terra Cotta		Now	\$2,900	LIFE		5	\$1,700	
	-	-	Extent : Moderate	, Area Aj	ffected : 10%			
		: Coping	1 T · · M 1		A (C / 1 500/			
			l, Extent : Moderat	te, Area A	Affected : 50%			
		a : Coping	*					
Masonry: Brick	20%		\$17,400	LIFE	* *	5	\$1,500	
			derate, Area Affect	ted : 15%	Ó			
		e : South Fo						
			: Moderate, Area	Affected	: 10%			
	-	a : South Fo	icade					
Masonry: Limestone	2%			LIFE	* *	5	\$200	
Metal: Cage/Fence		Now	\$9,000	2031	* *	5	\$4,800	
			xtent : Moderate, A	Area Affe	cted : 10%			
		: Through						
	-	-	Extent : Moderate	e, Area A	ffected : 25%			
		: Through						
Stucco Cement		Now	\$21,400	2031	* *	5	\$5,300	
	Cracking/	Crumbling.	Extent : Moderate	Area A	ffected : 20%			
	0			,	5			

All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Note : Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4348

Architecture		Current I	Repair	Futur	e Replacement	N	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Roof								
Modified Bitumen	95%	0-2	\$199,100	2036	* *			
			lerate, Area Affecte	ed : 25%				
		: Over 5b,						
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Over 5b,	6a					
Skylight, Metal/Glass		Now	\$22,800	2036	* *			
		-	ings, Extent : Mod	erate, Ar	ea Affected : 10%	ó		
	Location							
			xtent : Light, Area	Affected	: 10%			
	Location	: Stair(s)						
terior								
Floors	100/			TIPE	* *	-	#0.000	
Cast in Place Concrete	10%			LIFE	* *	5	\$9,000	
Ceramic Tile	10%			2035	* *	5	\$4,100	
Quarry Tile	20%			2039		5	\$12,400	
Vinyl Tile	10%	N	¢17.000	2026	\$35,900 * *		\$2,100	
Vinyl Tile		Now	\$17,900 Extent : Severe, A	2036		3	\$800	
	-	: Basemen		rea Ajjec	nea : 50%			
			: : Severe, Area Affe	acted · 5	0%			
		ea, Extent : Basemen		<i>cieu</i> . <i>S</i>	570			
				2041	* *	5	\$17.400	
Wood		Now	\$31,300	2041		5	\$17,400	
		ea Finish, : Through	Extent : Moderate,	Area Ajj	lected : 20%			
Interior Walls	Locuiton	. Inrougn	oui					
Ceramic Tile	50/2	Now	\$3,200	2035	* *	5	\$1,100	
Ceranne The	-		<i>Extent : Moderate</i>		ffected · 10%	5	\$1,100	
	0	: Through		, 111 cu 11j	<i>Jeelea</i> . 1070			
Cononata Maganeri Unit		Now	\$10,200	LIFE	* *	5	\$1,800	
Concrete Masonry Unit			Extent : Moderate			3	\$1,800	
		: Through		, лгеи Ај	<i>Jecieu</i> . 1078			
		-		LIPP	* *	_	¢20,200	
Gypsum Board		Now	\$14,300	LIFE		5	\$20,200	
	-	-	Extent : Moderate	, Area Aj	<i>ffectea</i> : 10%			
		: Through				_	±	
Plaster		Now	\$1,800	LIFE	**	5	\$1,300	
			Extent : Moderate	, Area Aj	ffected : 10%			
		: Bulkhead			1 100 (
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Bulkhead	15					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4348

Architecture		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)		Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior							
Ceilings	85%		LIFE	* *	5	\$42,000	
Gypsum Board		etration, Extent : Moderate, A			5	\$43,900	
Plaster	15% Cracking/ Location Water Pen	Now \$8,300 Crumbling, Extent : Light, Ar : Throughout etration, Extent : Light, Area : Throughout			5	\$3,900	
Electrical		Current Repair	Futur	e Replacement	м	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)		Estimated Cost		Estimated Cost	Priority
Inder 600 Volts							
Service Equipment Fused Disc Sw	Location	ervation, Extent : Moderate, . : Electrical Room			5	\$100	
Switchgear / Switchboard	Explanal	ion : Two 300 Amperes Main	Disconn	ect Switch			
Fused Disc Sw	20%		2036	* *	5		
Molded Case Bkrs	80%		2036	* *	5	\$600	
Raceway	1000/		0000	ate ate			
Conduit	100%		2036	* *	1		
Panelboards Molded Case Bkrs	100%		2034	* *	5	\$700	
Wiring	10070		2054		5	\$700	
Thermoplastic	100%		2036	* *	1		
fround							
Grounding Devices	1000/		LIPP	* *	E	¢ 400	
Generic ighting	100%		LIFE		5	\$400	
Interior Lighting Fluorescent	99%		2034	* *	10	\$25,200	
		ervation, Extent : Light, Area	Affected	: 100%			
		: Throughout The Building ion : T-8 Lamps					
Incandescent	$\frac{Explanal}{1\%}$	ion . 1-o Lamps	2026	\$4,700	2		
Egress Lighting	1 70		2020	\$ 4 ,700	2		
Emergency, Battery	50%		2026	\$19,100	10	\$3,300	
Exit, Service	50%		2026	\$4,700	1		
Exterior Lighting							
HID	100%		2026	\$106,800	10	\$100	

Alarm

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

Asset # : 4348

		ASSEt # : 4348											
Electrical		Current F	Repair	Futur	e Replacement	Μ	aintenance						
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority					
Alarm													
Security System													
No Component	70%					_							
Generic	30%			2026	\$25,700	1	\$3,100						
Fire/Smoke Detection	500/												
No Component	50% 50%			2026	\$146 500	1 2	\$8,800						
Generic, Digital	3070			2020	\$146,500	1-3	\$0,000						
Mechanical		Current F	Repair	Futur	e Replacement	М	aintenance						
System	% of	Fail Date	Estimated Cost		Estimated Cost	Cycle	Estimated Cost	Priority					
Component	Total	(Years)	Listimated Cost	FY	Litillated Cost	(Yrs)	Listinated Cost	11101103					
Туре		· /				. ,							
Heating													
Energy Source	100%			2026	* *	1							
Natural Gas Conversion Equipment	100%			2036		1							
Steam Boiler	100%			2039	* *	1	\$27,500						
Steam Doner		ervation. E	xtent : Light, Area		: 100%	1	\$27,500						
		: Basemen	-	1 199 000000	. 100/0								
	Explanat	ion : 1 Nat	ural Gas Burning S	Steam Bo	oiler								
Distribution	1		0										
Central Plant Steam	100%			2036	* *	4	\$2,000						
Piping/Pmp													
Terminal Devices													
Convector/Radiator	100%			2031	* *	1	\$9,000						
Air Conditioning													
Energy Source	1000/			2012	ata ata								
Electricity	100%			2042	* *	1							
Conversion Equipment	000/	0.2	¢2.500	2024	¢ 40, 700	1							
Window/Wall Unit	90% Malfunatio	0-2	\$2,500 nt : Light, Area Aff	2024	\$49,700	1							
	U	6	u . Ligni, Area Ajj Mechanical Defect		70								
		. various i	mechanicai Dejeci	3									
No Component	10%												
Ventilation Distribution													
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$15,500						
Exhaust Fans	100/0			LULT.		2-3	φ15,500						
		Now	\$2 200	2026	\$44 000	2	\$700						
Roof	100%	Now oning, Exter	\$2,200 nt : Light, Area Aff	2026 ected : 3	\$44,000 <i>3%</i>	2	\$700						
	100% Malfunctic	oning, Exter	\$2,200 nt : Light, Area Aff efective Exhaust Fo	ected : 3	3%	2	\$700						
Roof	100% Malfunctic	oning, Exter	nt : Light, Area Aff	ected : 3	3%	2	\$700						
Roof	100% Malfunctic	oning, Exter	nt : Light, Area Aff	ected : 3	3%	2	\$700						
Roof Plumbing	100% Malfunctic	oning, Exter	nt : Light, Area Aff	ected : 3	3%	2	\$700						
Roof Plumbing H/C Water Piping	100% Malfunctic Location	oning, Exter	nt : Light, Area Aff	ected : 3 an Motor	3% rs		\$700						
Roof Plumbing H/C Water Piping Brass/Copper	100% Malfunctic Location	oning, Exter	nt : Light, Area Aff	ected : 3 an Motor	3% rs		\$700						
Roof Plumbing H/C Water Piping Brass/Copper Sanitary Piping	100% Malfunction Location 100%	oning, Exter	nt : Light, Area Aff	ected : 3 an Motor 2036	3% rs **	1	\$700						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Asset # : 4348

Mechanical	Current Repair	Future Replacement	N	laintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	t Year Estimated Cos FY	t Cycle (Yrs)	Estimated Cost	Priority
Plumbing					
Fixtures					
Generic	100%				
	Obsolete Fixtures, Extent : Severe, Are	ea Affected : 100%			
	Location : Throughout				
Fire Suppression					
Sprinkler					
No Component	98%				
Generic	2%	2046 *	* 1-2	\$200	
	No Backflow Preventer, Extent : Light	, Area Affected : 100%			
	Location : Basement				

Note: All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

^{**} Replacement cost estimated to be beyond ten years is not included in this report.