

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : ARLINGTON BRANCH LIBRARY
Address : 203 ARLINGTON AVE. @ WARWICK ST.
Borough : BROOKLYN Agency's Number : 21
Program / Asset # : BPL0A21.000 / 13233 Yr Built/Renovated : 1906 / 2001
Area Sq Ft : 16,385 Project Type : BROOKLYN PUBLIC LIBRARY
Date of Survey : 25-Mar-2013 Landmark Status : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3923 Lot : 52 BIN : 3087001

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$136,000	
Interior Architecture		\$140,800
Electrical		\$571,600
Mechanical		\$209,100
Total	\$136,000	\$921,500
Importance Code A	\$136,000	
Importance Code B		\$921,500
Total	\$136,000	\$921,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$5,900		\$5,200	
Interior Architecture	\$31,500			\$2,100
Electrical	\$400	\$200	\$2,500	\$200
Mechanical	\$2,500	\$2,000	\$6,000	\$2,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$44,300	\$6,100	\$17,600	\$8,600
Importance Code A	\$6,700	\$800	\$6,100	\$800
Importance Code B	\$20,700	\$5,300	\$11,600	\$7,800
Importance Code C	\$16,900			
Total	\$44,300	\$6,100	\$17,600	\$8,600



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.

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.

BROOKLYN PUBLIC LIBRARY - 038
ARLINGTON BRANCH LIBRARY
Asset # : 13233

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$136,000	LIFE	**	5	\$22,700	
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Rear Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Hallway By Elevator</i>								
Masonry: Limestone	10%			LIFE	**	5	\$1,900	
Windows								
Aluminum	95%			2032	**	5	\$5,000	
Wood	5%			2032	**	5	\$2,700	
Parapets								
Metal Cornice	100%			2039	**	10		
Roof								
Asphalt Shingle	70%			2027	**	10	\$2,000	
Modified Bitumen	30%			2029	**	10	\$5,200	
<i>Patching Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$9,700	
Ceramic Tile	5%			2027	**	5	\$1,100	
Vinyl Tile	75%	Now	\$14,100	2024	\$140,800	3	\$6,300	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Ceramic Tile	5%			2027	**	5	\$1,300	
Plaster	80%	Now	\$16,200	LIFE	**	5	\$6,100	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Hallway By Elevator, Meeting Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Hallway By Elevator</i>								
Wood	15%			LIFE	**	5	\$15,300	
Ceilings								
Gypsum Board	10%			LIFE	**	5	\$2,800	
Plaster	87%			LIFE	**	5	\$12,100	
Wood	3%			LIFE	**	5	\$5,800	

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

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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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BROOKLYN PUBLIC LIBRARY - 038
ARLINGTON BRANCH LIBRARY
Asset # : 13233

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2034	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 200 Amps Main Disconnect Switch</i>								
Fused Disc Sw	50%			2034	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2034	**	5	\$400	
Raceway								
Conduit	100%			2034	**	1		
Panelboards								
Fused Disc Sw	5%			2032	**	5		
Molded Case Bkrs	95%			2032	**	5	\$400	
Wiring								
Thermoplastic	100%			2034	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	95%			2024	\$510,300	10	\$14,300	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	5%			2032	**	10	\$800	
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Computer Room & Working Area</i>								
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$2,000	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2024	\$61,300	10	\$100	
Alarm								
Security System								
No Component	70%							
Generic	30%			2029	**	1	\$1,800	

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

Heating

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BROOKLYN PUBLIC LIBRARY - 038
ARLINGTON BRANCH LIBRARY
Asset # : 13233

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2029	**	1	\$8,100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : One Unit</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$800	
Terminal Devices								
Convactor/Radiator	100%			2029	**	1	\$5,300	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Cooling	100%			2022	\$209,100	2	\$1,000	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 2 Units In A C Room</i>						
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,100	
Exhaust Fans								
Interior	100%			2024	\$17,900	2	\$500	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		
Water Heater								
Electric	100%			2019	\$2,500	4	\$100	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Rigid Piping	100%			2029	**	4	\$2,500	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, Ll, L, 2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								

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ARLINGTON BRANCH LIBRARY
Asset # : 13233

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

Fire Suppression

Chemical System

No Component

90%

Generic

10%

2022

\$2,600

1-3

\$5,100

Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout

Explanation : Fire Extinguishers

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Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : BAY RIDGE BRANCH LIBRARY
Address : 7223 RIDGE BOULEVARD @73RD STREET
Borough : BROOKLYN **Agency's Number** : 28
Program / Asset # : BPL0B28.000 / 13234 **Yr Built/Renovated** : 1961 / 2004
Area Sq Ft : 16,506 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 26-Feb-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 5907 **Lot** : 1 **BIN** : 3147279

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Interior Architecture	\$75,100	
Electrical	\$16,200	\$61,800
Total	\$91,400	\$61,800
Importance Code B	\$91,400	\$61,800
Total	\$91,400	\$61,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$73,400		\$10,700	\$6,500
Interior Architecture	\$1,300	\$700	\$600	\$2,400
Electrical	\$3,300	\$1,500	\$19,100	\$2,100
Mechanical	\$4,400	\$1,900	\$17,500	\$2,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$86,300	\$8,000	\$51,700	\$16,900
Importance Code A	\$74,200	\$800	\$11,700	\$7,400
Importance Code B	\$12,100	\$6,500	\$40,000	\$9,600
Importance Code C		\$700		
Total	\$86,300	\$8,000	\$51,700	\$16,900



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BROOKLYN PUBLIC LIBRARY - 038
BAY RIDGE BRANCH LIBRARY
Asset # : 13234

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Glazed Ceramic Panel	5%			LIFE	**	5	\$5,100	
Masonry: Brick	10%	Now	\$6,500	LIFE	**	5	\$2,200	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Chimney And Bulkheads</i>								
Masonry: Brick	60%			LIFE	**	5	\$13,000	
Masonry: Limestone	5%	Now	\$11,700	LIFE	**	5	\$800	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Columns</i>								
Metal Panel	5%			2044	**	5-10	\$7,400	
Window Wall	15%			2044	**	5	\$12,200	
Windows								
Aluminum	90%			2040	**	5	\$7,200	
Aluminum	10%			2032	**	5	\$800	
Parapets								
Masonry: Brick	70%	Now	\$27,400	LIFE	**	5	\$2,400	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	5%	Now	\$1,800	LIFE	**	5	\$200	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Metal Panel	5%			2044	**	5	\$700	
Metal Rail	20%			2037	**	5-10	\$12,400	
Roof								
Copper/Terne	5%			2039	**	10	\$2,200	
Modified Bitumen	88%	Now	\$18,100	2029	**			
<i>Blisters, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Second Floor</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Second Floor</i>								
Skylight, Metal/Glass	2%			2034	**	10	\$1,200	
Skylight, Metal/Glass	5%			2050	**	10	\$3,000	
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$4,900	
Terrazzo	5%			LIFE	**	5	\$900	
Vinyl Tile	45%			2029	**	3	\$5,000	
Vinyl Tile	40%	0-2	\$75,100	2034	**	3	\$3,300	
<i>Adhesion Failure, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Second Floor</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Second Floor</i>								

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BROOKLYN PUBLIC LIBRARY - 038
BAY RIDGE BRANCH LIBRARY
Asset # : 13234

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

Interior

Interior Walls

Ceramic Tile	5%			2033	**	5	\$1,300	
Concrete Masonry Unit	10%			LIFE	**	5	\$1,100	
Gypsum Board	60%			LIFE	**	5	\$9,500	
Masonry: Brick	10%			LIFE	**			
Plaster	5%			LIFE	**	5	\$400	
SGFT/Glazed Masonry	10%			LIFE	**			

Ceilings

AcousTileSusp.Lay-In	20%			2041	**	5	\$4,500	
AcousTileSusp.Lay-In	5%			2029	**	5	\$1,100	
Exposed Concrete	10%			LIFE	**	5	\$300	
Gypsum Board	60%			LIFE	**	5	\$16,700	
Plaster	5%			LIFE	**	5	\$700	

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

Under 600 Volts

Service Equipment

Molded Case Bkrs	100%			2044	**	5	\$400	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Rated @ 800 Amperes</i>								

Switchgear / Switchboard

Molded Case Bkrs	100%			2044	**	5	\$400	
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Raceway

Conduit	100%			2044	**	1		
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Panelboards

Fused Disc Sw	10%			2040	**	5		
Molded Case Bkrs	90%			2040	**	5	\$400	

Wiring

Braided Cloth	5%	2-4	\$1,400	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								

Thermoplastic	95%			2044	**	1		
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Motor Controllers

Locally Mounted	50%			2037	**	5	\$100	
Locally Mounted	50%			2022		5	\$15,000	\$100

Ground

Grounding Devices

Generic	100%			LIFE	**	5	\$200	
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Lighting

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BROOKLYN PUBLIC LIBRARY - 038
BAY RIDGE BRANCH LIBRARY
Asset # : 13234

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	62%			2029	**	10	\$9,400	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	25%			2029	**	10	\$3,800	
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Reading Areas</i>								
Fluorescent	10%			2029	**	10	\$1,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Fluorescent	3%			2019	\$16,200	10	\$500	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$2,000	
Exit, LED	10%			2052	**	1		
Exit, Service	40%			2029	**	1		
Exterior Lighting								
HID	100%			2024	\$61,800	10	\$100	
Alarm								
Security System Generic	100%			2029	**	1	\$6,200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Inside And Outside The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection								
Generic	100%			2029	**	1-3	\$10,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Strobe Lights, Manual Pull Station, Alarm Bells, And Smoke Detectors</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Natural Gas	100%			2044	**	1		

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BAY RIDGE BRANCH LIBRARY
Asset # : 13234

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Furnace	70%			2029	**	1	\$5,700	
		<i>Other Observation, Extent : Light, Area Affected : 70%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 3 Package Units</i>						
Hot Water Boiler	30%			2037	**	1	\$2,500	
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Basement Boiler Room</i>						
		<i>Explanation : 1 Unit</i>						
Distribution								
Hot Wtr Piping/Pump	30%			2040	**	4	\$200	
No Component	70%							
Terminal Devices								
Air Handler	70%			2029	**	1	\$7,100	
Convactor/Radiator	30%			2037	**	1	\$1,600	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Reciprocating Compr/Chiller	10%			2029	**	1	\$800	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Roof</i>						
Ext Pkg Unit - Heating/Cooling	90%			2029	**	2	\$900	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 90%</i>						
		<i>Location : Roof</i>						
		<i>Other Observation, Extent : Light, Area Affected : 90%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 3 Package Units</i>						
Terminal Devices								
Fan Coil - Cooling	10%			2029	**	1	\$500	
No Component	90%							
Heat Rejection								
Air Condenser Unit	100%			2029	**	2	\$11,500	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,200	
Exhaust Fans								
Interior	20%			2029	**	2	\$100	
Roof	80%			2029	**	2	\$400	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		
Water Heater								
Gas Fired	100%			2022		2	\$3,800	\$200

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BAY RIDGE BRANCH LIBRARY
Asset # : 13234

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s)								
Electric	100%			2019	\$11,000	4	\$1,600	
		<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Old Type Unit, Basement Custodian Room</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, 1, 2</i>						
		<i>Explanation : 1 Unit</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **BEDFORD BRANCH LIBRARY**
Address : **496 FRANKLIN AVE. @HANCOCK ST.**
Borough : **BROOKLYN** **Agency's Number** : **22**
Program / Asset # : **BPL0B22.000 / 13235** **Yr Built/Renovated** : **1905 / 2005**
Area Sq Ft : **17,184** **Project Type** : **BROOKLYN PUBLIC LIBRARY**
Date of Survey : **28-Feb-2013** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,mez,2**
Block : **1997** **Lot** : **32** **BIN** : **3057384**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$166,300	\$38,300
Mechanical		\$65,800
Total	\$166,300	\$104,100
Importance Code A	\$166,300	\$38,300
Importance Code B		\$65,800
Total	\$166,300	\$104,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$80,800		\$700	\$1,500
Interior Architecture	\$47,500	\$1,600		\$71,300
Electrical	\$7,300	\$1,400	\$1,400	\$2,200
Mechanical	\$18,300	\$2,400	\$14,300	\$2,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$157,800	\$9,300	\$20,400	\$81,300
Importance Code A	\$81,600	\$900	\$1,600	\$2,600
Importance Code B	\$59,500	\$7,400	\$18,800	\$78,700
Importance Code C	\$16,800	\$1,000		
Total	\$157,800	\$9,300	\$20,400	\$81,300



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.

BROOKLYN PUBLIC LIBRARY - 038
BEDFORD BRANCH LIBRARY
Asset # : 13235

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	12%			LIFE	**	5	\$30,700	
Cast Stone/Terra Cotta	3%	Now	\$27,500	LIFE	**	5	\$7,700	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Chimney</i>								
<i>Crazing, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Chimney</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Chimney</i>								
Masonry: Brick	85%	Now	\$166,300	LIFE	**	5	\$27,800	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	85%			2040	**	5	\$3,000	
Steel	15%	Now	\$26,900	2049	**	5	\$3,300	
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Staff Room</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Unit Inoperable, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Basement</i>								
Parapets								
Cast Stone/Terra Cotta	10%	Now	\$4,600	LIFE	**	5	\$2,800	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Masonry: Brick	80%	Now	\$16,800	LIFE	**	5	\$2,900	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout Interior Face</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Classroom 2</i>								
Metal Panel	10%			2044	**	5	\$1,400	
Roof								
Asphalt Shingle	25%			2027	**	10	\$700	
Single Ply Membrane	75%	Now	\$4,200	2029	**			
<i>Patching Evident, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout, 2012</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over 2nd Floor</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
BEDFORD BRANCH LIBRARY
Asset # : 13235

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	23%			2020	\$66,800	3	\$10,600	
Cast in Place Concrete	5%			LIFE	**	5	\$2,500	
Ceramic Tile	5%			2033	**	5	\$1,100	
Marble Panels	2%			LIFE	**	5	\$300	
Vinyl Tile	65%	0-2	\$12,600	2029	**	3	\$5,600	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>								
<i>Location : First Floor</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : First Floor And Mezzanine</i>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$2,100	
Concrete Masonry Unit	2%	Now	\$900	LIFE	**	5	\$300	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Mechanical Room Near Auditorium</i>								
Gypsum Board	40%			LIFE	**	5	\$10,000	
Masonry: Brick	5%			LIFE	**			
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Foundation Wall At Boiler Room Corridor</i>								
Plaster	48%	Now	\$15,900	LIFE	**	5	\$6,000	
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Lunch Room</i>								
Ceilings								
AcousTileSusp.Lay-In	5%			2037	**	5	\$1,100	
Gypsum Board	45%			LIFE	**	5	\$12,900	
Plaster	50%	Now	\$14,900	LIFE	**	5	\$7,200	
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Classroom 3</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mezzanine, 2nd Floor Classroom 2 And 4</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2050	**	5	\$500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2050	**	5	\$500	
Raceway								
Conduit	70%			2050	**	1		
Conduit	30%			2024	\$9,300	1		

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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.

BROOKLYN PUBLIC LIBRARY - 038
BEDFORD BRANCH LIBRARY
Asset # : 13235

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2046	**	5		
Molded Case Bkrs	85%			2046	**	5	\$400	
Molded Case Bkrs	10%			2032	**	5		
Wiring								
Braided Cloth	20%	2-4	\$5,500	2049	**	1		
		<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Thermoplastic	80%			2050	**	1		
Motor Controllers								
Locally Mounted	100%			2041	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
Lighting								
Interior Lighting								
Fluorescent	95%			2032	**	10	\$15,000	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Fluorescent	5%			2032	**	10	\$800	
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Egress Lighting								
Emergency, Battery	50%			2032	**	10	\$2,100	
Exit, LED	50%			2059	**	1		
Exterior Lighting								
HID	100%			2032	**	10	\$100	
Alarm								
Security System								
No Component	30%							
Generic	70%			2032	**	1	\$4,500	
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$10,900	

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		

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BROOKLYN PUBLIC LIBRARY - 038
BEDFORD BRANCH LIBRARY
Asset # : 13235

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Hot Water Boiler	100%	Now	\$800	2041	**	1	\$7,700	
			<i>Malfunctioning, Extent : Moderate, Area Affected : 2%</i>					
			<i>Location : Control System</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : One Unit</i>					
Distribution								
Hot Wtr Piping/Pump	100%	2-4	\$4,300	2040	**	4	\$800	
			<i>Corroded, Extent : Severe, Area Affected : 5%</i>					
			<i>Location : Throughout</i>					
Terminal Devices								
Air Handler	30%			2029	**	1	\$3,200	
Fan Coil Unit/Heat	70%			2029	**	1	\$3,900	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Cooling	30%			2025	\$65,800	2	\$300	
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : A C Room</i>					
Ext Pkg Unit - Cooling	70%			2029	**	2	\$700	
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Roof</i>					
Terminal Devices								
Fan Coil - Cooling	10%			2029	**	1	\$600	
No Component	90%							
Heat Rejection								
Air Condenser Unit	10%			2029	**	2	\$1,200	
No Component	90%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,600	
Exhaust Fans								
Interior	90%			2029	**	2	\$500	
Roof	10%			2029	**	2	\$100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		
Water Heater								
Gas Fired	100%			2019	\$4,000	2	\$300	
Sanitary Piping								
Cast Iron	100%	Now	\$3,700	LIFE	**	1		
			<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Franklin Avenue</i>					
			<i>Explanation : Main Backs Up From Street, Flooding Basement, Boiler Room And Auditorium</i>					

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BROOKLYN PUBLIC LIBRARY - 038
BEDFORD BRANCH LIBRARY
Asset # : 13235

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Submersible	100%			2017	\$6,600	4	\$2,500	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Makes 6 Stops For 3 Levels - B, 1, 2</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Chemical System								
No Component	80%							
Generic	20%			2019	\$5,200	1-3	\$10,100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Fire Extinguishers</i>						

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

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **BOROUGH PARK BRANCH LIBRARY**
Address : **1265 43RD ST. @13TH AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **25**
Program / Asset # : **BPL0B25.000 / 13236** **Yr Built/Renovated** : **1955 / 2003**
Area Sq Ft : **19,594** **Project Type** : **BROOKLYN PUBLIC LIBRARY**
Date of Survey : **27-Feb-2013** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,2**
Block : **5598** **Lot** : **48** **BIN** : **3135907**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$154,600	\$80,300
Interior Architecture		\$164,200
Electrical	\$128,500	\$322,100
Mechanical	\$96,700	
Total	\$379,800	\$566,600
Importance Code A	\$154,600	\$80,300
Importance Code B	\$225,200	\$486,300
Total	\$379,800	\$566,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$49,500			
Interior Architecture	\$15,900	\$4,200		\$500
Electrical	\$8,800	\$2,300	\$20,200	\$1,800
Mechanical	\$2,200	\$1,800	\$28,800	\$2,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$80,400	\$12,300	\$52,900	\$8,600
Importance Code A	\$50,400	\$1,000	\$1,000	\$1,000
Importance Code B	\$21,500	\$10,300	\$51,900	\$7,600
Importance Code C	\$8,400	\$1,100		
Total	\$80,400	\$12,300	\$52,900	\$8,600



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BROOKLYN PUBLIC LIBRARY - 038
BOROUGH PARK BRANCH LIBRARY
Asset # : 13236

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	92%	Now	\$154,600	LIFE	**	5	\$25,900	
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Resting Masonry Supt, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Granite	3%			LIFE	**	5	\$600	
Masonry: Limestone	3%			LIFE	**	5	\$600	
Stucco Cement	2%			2037	**	5	\$1,400	
Windows								
Aluminum	95%	Now	\$14,900	2040	**	5	\$1,800	
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Side</i>								
Steel	5%			2032	**	5	\$2,400	
Parapets								
Masonry: Brick	95%	Now	\$32,700	LIFE	**	5	\$2,900	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Interior Face</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Above Second Floor Windows</i>								
Masonry: Limestone	5%			LIFE	**	5	\$200	
Roof								
Built-Up (BUR)	95%			2024	\$80,300	10	\$17,700	
Skylight, Metal/Glass	5%			2044	**	10	\$3,100	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,000	
Ceramic Tile	5%			2033	**	5	\$1,400	
Terrazzo	5%			LIFE	**	5	\$1,100	
Vinyl Tile	70%			2024	\$164,200	3	\$7,300	
Vinyl Tile	15%			2029	**	3	\$2,100	

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BROOKLYN PUBLIC LIBRARY - 038
BOROUGH PARK BRANCH LIBRARY
Asset # : 13236

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$2,100	
Concrete Masonry Unit	5%			LIFE	**	5	\$800	
Gypsum Board	55%			LIFE	**	5	\$14,000	
Masonry: Brick	5%			LIFE	**			
Plaster	25%	Now	\$8,400	LIFE	**	5	\$3,200	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Staff Stair</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Staff Stair</i>								
Wood	5%			LIFE	**	5	\$8,500	
Ceilings								
AcousTileSusp.Lay-In	10%			2037	**	5	\$2,800	
Exposed Concrete	10%			LIFE	**	5	\$400	
Gypsum Board	65%			LIFE	**	5	\$23,100	
Plaster	15%	Now	\$5,600	LIFE	**	5	\$2,700	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Staff Stair</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Staff Stair</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$1,500	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$500	
Raceway								
Conduit	20%			2024	\$6,200	1		
Conduit	80%			2034	**	1		
Panelboards								
Fused Disc Sw	5%			2032	**	5		
Molded Case Bkrs	50%			2032	**	5	\$300	
Molded Case Bkrs	45%			2023	\$6,700	5	\$200	
Wiring								
Braided Cloth	25%	2-4	\$6,900	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Thermoplastic	75%			2034	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	

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

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BROOKLYN PUBLIC LIBRARY - 038
BOROUGH PARK BRANCH LIBRARY
Asset # : 13236

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
Lighting								
Interior Lighting								
Fluorescent	20%			2019	\$128,500	10	\$3,600	
		<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
Fluorescent	75%			2029	**	10	\$13,500	
		<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	5%			2029	**	10	\$900	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Stairway</i>						
		<i>Explanation : Compact Fluorescent Light Fixtures</i>						
Egress Lighting								
Emergency, Battery	50%			2024	\$13,100	10	\$2,400	
Exit, Service	50%			2024	\$1,400	1		
Exterior Lighting								
Fluorescent	100%			2024	\$62,200	10	\$1,800	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Front Only</i>						
		<i>Explanation : Compact Fluorescent Light Fixtures</i>						
Alarm								
Security System								
Generic	100%			2024	\$58,700	1	\$7,300	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Intrusion Alarm Only, Motion Sensors</i>						
Fire/Smoke Detection								
Generic	100%			2024	\$201,100	1-3	\$12,100	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Strobe Lights, Manual Pull Station And Alarm Bells</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2029	**	1	\$9,700	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Boiler Room</i>						
		<i>Explanation : 1 Unit</i>						

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.

BROOKLYN PUBLIC LIBRARY - 038
BOROUGH PARK BRANCH LIBRARY
Asset # : 13236

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$1,000	
Terminal Devices								
Air Handler	20%	Now	\$400	2019	\$20,900	1	\$2,200	
	<i>Leak Evident, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Water Leaks To Staircase</i>							
Convactor/Radiator	80%			2029	**	1	\$5,100	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	25%			2018	\$96,700	2	\$300	
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Basement</i>							
Ext Pkg Unit - Cooling	75%			2029	**	2	\$900	
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 75%</i>							
	<i>Location : Roof</i>							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$10,900	
Exhaust Fans								
Interior	20%			2019	\$4,300	2	\$100	
Roof	80%			2029	**	2	\$500	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		
Water Heater								
Gas Fired	100%			2022	\$4,500	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : B, 1, 2</i>							
	<i>Explanation : 1 Unit</i>							

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : BRIGHTON BEACH BRANCH LIBRARY
Address : 16 BRIGHTON FIRST ROAD @BRIGHTON BEACH AVE.
Borough : BROOKLYN **Agency's Number** : 24
Program / Asset # : BPL0B24.000 / 13237 **Yr Built/Renovated** : 1992 / 1999
Area Sq Ft : 12,166 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 27-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 8680 **Lot** : 32 **BIN** : 3245028

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Interior Architecture	\$87,600	\$138,100
Electrical		\$561,300
Mechanical		\$285,600
Total	\$87,600	\$985,000
Importance Code B	\$87,600	\$985,000
Total	\$87,600	\$985,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$63,000			
Interior Architecture	\$35,600			\$2,000
Electrical	\$1,000	\$1,000	\$2,400	\$800
Mechanical	\$10,100	\$1,500	\$2,300	\$1,600
Total	\$109,700	\$2,600	\$4,700	\$4,400
Importance Code A	\$63,600	\$600	\$600	\$600
Importance Code B	\$46,100	\$2,000	\$4,000	\$3,800
Importance Code C				
Total	\$109,700	\$2,600	\$4,700	\$4,400



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.

BROOKLYN PUBLIC LIBRARY - 038
BRIGHTON BEACH BRANCH LIBRARY
Asset # : 13237

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	95%			LIFE	**	5	\$12,800	
	<i>Painted Surfaces, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Glass Block	5%			LIFE	**	5	\$700	
Windows								
Aluminum	100%	Now	\$15,200	2040	**	5	\$900	
	<i>Water Penetration, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Along Brighton Beach Ave</i>							
Parapets								
Cast Stone/Terra Cotta	10%	Now	\$14,300	LIFE	**	5	\$2,900	
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Missing Flashing</i>							
Concrete Masonry Unit	90%			LIFE	**	5	\$3,900	
Roof								
Single Ply Membrane	98%	Now	\$33,400	2029	**			
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
Skylight, Metal/Glass	2%			2044	**	10	\$2,300	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$2,000	
Quarry Tile	5%			2037	**	5	\$1,400	
Vinyl Tile	90%	0-2	\$27,600	2024	\$138,100	3	\$6,100	
	<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Throughout</i>							
	<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$600	
Glass: Single Pane	5%			LIFE	**	5	\$500	
Glazed Ceramic Panel	5%			LIFE	**			
Gypsum Board	80%			LIFE	**	5	\$6,600	

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
BRIGHTON BEACH BRANCH LIBRARY
Asset # : 13237

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTileSusp.Lay-In	60%	Now	\$87,600	2044	**	5	\$5,500	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Gypsum Board	40%	Now	\$7,300	LIFE	**	5	\$9,100	
<i>Water Penetration, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2034	**	5	\$100	
Raceway								
Conduit	100%			2034	**	1		
Panelboards								
Fused Disc Sw	5%			2032	**	5		
Molded Case Bkrs	95%			2032	**	5	\$300	
Wiring								
Thermoplastic	100%			2034	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	
Ground								
Grounding Devices								
Not Accessible	100%							
Lighting								
Interior Lighting								
Fluorescent	98%			2024	\$390,900	10	\$10,900	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Incandescent	2%			2024	\$8,000	2		
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,500	
Exit, Service	50%			2029	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
BRIGHTON BEACH BRANCH LIBRARY
Asset # : 13237

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Exterior Lighting								
HID	100%			2024	\$45,500	10		
Alarm								
Security System								
No Component	70%							
Generic	30%			2032	**	1	\$1,400	
Fire/Smoke Detection								
Generic	100%			2024	\$124,900	1-3	\$7,500	
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2029	**	1	\$6,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Room</i>								
<i>Explanation : (3) Gas Fired Modular Hot Water Boilers</i>								
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$6,100	2032	**	4	\$600	
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse Mechanical Room</i>								
Terminal Devices								
Air Handler	70%			2024	\$45,500	1	\$5,300	
Convactor/Radiator	25%	0-2	\$2,800	2029	**	1	\$900	
<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout, Defective Hot Water Radiator And Air Handler Temperature Control System</i>								
Unit Heater-Stm/HW	5%			2024	\$3,900	4	\$100	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	100%			2022	\$240,100	2	\$700	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,800	
Exhaust Fans								
Interior	90%			2024	\$12,000	2	\$300	
Roof	10%			2024	\$1,000	2		
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
BRIGHTON BEACH BRANCH LIBRARY
Asset # : 13237

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Water Heater Gas Fired	100%			2023	\$2,800	2	\$200	
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Room</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Backflow Preventer Generic	100%			2024	\$1,200	1	\$700	
Fixtures 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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **BROOKLYN CENTRAL LIBRARY**
Address : **1 GRAND ARMY PLAZA @ FLATBUSH AVE. & EASTERN PKWY.**
Borough : **BROOKLYN** Agency's Number : **N/A**
Program / Asset # : **BPL0001.000 / 2136** Yr Built/Renovated : **1940 / 2009**
Area Sq Ft : **350,000** Project Type : **BROOKLYN PUBLIC LIBRARY**
Date of Survey : **25-Jul-2012** Landmark Status : **EXTERIOR LANDMARK**
Areas Surveyed : **Basement, Sub Basement, Roof, Floors 1,2,3,5**
Block : **1183** Lot : **2** BIN : **3029665**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,509,400	\$1,124,700
Interior Architecture	\$693,900	\$523,800
Electrical	\$1,095,400	\$10,200,900
Mechanical	\$1,585,700	\$2,973,300
Total	\$4,884,300	\$14,822,700
Importance Code A	\$1,509,400	\$1,124,700
Importance Code B	\$3,329,200	\$13,592,200
Importance Code C	\$45,700	\$105,800
Total	\$4,884,300	\$14,822,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture		\$15,000	\$2,000	\$1,000
Interior Architecture	\$27,200		\$59,000	\$20,500
Electrical	\$8,900	\$21,600	\$17,100	\$8,100
Mechanical	\$155,800	\$91,800	\$195,300	\$91,800
Elevators/Escalators	\$41,300	\$41,300	\$41,300	\$41,300
Total	\$233,200	\$169,700	\$314,600	\$162,700
Importance Code A	\$32,900	\$47,900	\$39,500	\$33,900
Importance Code B	\$180,500	\$121,800	\$275,100	\$128,800
Importance Code C	\$19,800			
Total	\$233,200	\$169,700	\$314,600	\$162,700



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.

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

BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Bronze/Brass	2%			LIFE	**			
Masonry: Brick	5%			LIFE	**	5	\$8,800	
Masonry: Granite	5%	0-2	\$56,600	LIFE	**	5	\$6,600	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	62%	0-2	\$259,500	LIFE	**	5	\$82,200	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2049	**	5-10	\$60,800	
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : New Balcony Conference Room</i>								
Metal Coiling Doors	2%			2028	**	5	\$11,100	
Pre-Cast Concrete	10%	4+	\$63,300	LIFE	**	5	\$57,500	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade Between Popular Library And Languages</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade Between Popular Library And Languages</i>								
Stucco Cement	9%	Now	\$49,900	2036	**	5	\$19,900	
<i>Other Observation, Extent : Light, Area Affected : 25%</i>								
<i>Location : At Overhead Doors Facing Parking Area</i>								
<i>Explanation : Corroded Steel Lintels</i>								
Windows								
Aluminum	10%			2039	**	5	\$4,000	
Aluminum	5%			2045	**	5	\$2,000	
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : New Balcony Conference Room</i>								
Bronze/Brass	60%	Now	\$224,900	2031	**	5	\$74,300	
<i>Hardware Missing, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Glass Block	10%	Now	\$64,300	LIFE	**	5	\$2,500	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : South Facade Facing Second Floor Roof</i>								
<i>Other Observation, Extent : Severe, Area Affected : 50%</i>								
<i>Location : South Facade Facing Second Floor Roof</i>								
<i>Explanation : Corroded Steel Support</i>								
Steel	15%	0-2	\$336,500	2048	**	5	\$37,200	
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Stairs, Sections Of South Facades</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Stairs, Sections Of South Facade</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Stairs, Sections Of South Facade</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Masonry: Brick	25%			LIFE	**	5	\$5,400	
Masonry: Limestone	65%			LIFE	**	5	\$17,800	
Stucco Cement	10%			2036	**	5	\$5,600	
Roof								
Asphalt Macadam	15%			2028	**	5	\$19,000	
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Parking Area</i>							
Modified Bitumen	73%	Now	\$349,400	2023			\$873,600	
	<i>Blisters, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Over Third Floor Roof</i>							
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Over Third Floor Roof</i>							
Plaza Roof: Stone Panels	10%			2049	**			
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : At Plaza</i>							
	<i>Explanation : Recent Replacement Evident</i>							
Skylight, Metal/Glass	2%	Now	\$60,700	2033	**			
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Third Floor Roof Over Art And Music Areas</i>							
	<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Third Floor Roof Over Art And Music Areas</i>							
Interior								
Floors								
Carpet	15%			2022			\$1,031,400	3
	<i>Recent Installation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : New Auditorium</i>							
Cast in Place Concrete	7%			LIFE	**	5	\$76,100	
Ceramic Tile	3%			2032	**	5	\$14,900	
Terrazzo	5%			LIFE	**	5	\$19,400	
Terrazzo	2%			LIFE	**	5	\$7,800	
	<i>Recent Installation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Auditorium</i>							
Vinyl Tile	33%	2-4	\$604,600	2028	**	3	\$61,500	
	<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Language Literature, Social Science, Book Storage Areas</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Language Literature, Social Science, Book Storage Areas</i>							
	<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Language Literature, Social Science, Book Storage Areas</i>							
Vinyl Tile	30%			2028	**	3	\$55,900	
Vinyl Tile	5%			2031	**	3	\$9,300	
	<i>Recent Installation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : New Balcony Conference Room</i>							

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.

BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	10%			LIFE	**			
Concrete Masonry Unit	5%			LIFE	**	5	\$5,300	
Glass: Single Pane	5%			LIFE	**	5	\$9,900	
Gypsum Board	20%			LIFE	**	5	\$31,800	
<i>Recent Installation, Extent : Light, Area Affected : 10%</i>								
<i>Location : New Auditorium And Balcony Conference Room</i>								
Masonry: Brick	5%			LIFE	**			
Marble Panels	2%	Now	\$45,700	LIFE	**			
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Auditorium Exit</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Auditorium Exit</i>								
Plaster	43%	Now	\$19,800	LIFE	**	5	\$34,100	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Balcony Corridor Facing Lobby</i>								
Wood	10%			LIFE	**	5	\$105,800	
<i>Recent Replace Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : New Auditorium</i>								
Ceilings								
AcousTileConcealSpLn	15%			2036	**	5	\$93,200	
AcousTileConcealSpLn	20%	0-2	\$43,600	2028	**	5	\$62,200	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	10%			2036	**	5	\$49,700	
Exposed Concrete	10%			LIFE	**	5	\$7,800	
Gypsum Board	5%			LIFE	**	5	\$31,100	
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : New Auditorium And Balcony Conference Room</i>								
Gypsum Board	10%			LIFE	**	5	\$62,200	
Plaster	30%			LIFE	**	5	\$93,200	

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	50%			2049	**	5	\$4,600	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 4000 Amps Main Disconnect Switch</i>								
Molded Case Bkrs	50%			2049	**	5	\$4,600	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 4000 Amps Main Disconnect Switch</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Electrical	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2040	**	5	\$1,300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2 Transformers @ 500 Kva</i>								
<hr/>								
Switchgear / Switchboard								
Molded Case Bkrs	50%			2049	**	5	\$4,600	
Molded Case Bkrs	50%			2049	**	5	\$4,600	
<hr/>								
Raceway								
Conduit	60%			2023	\$146,400	1		
Conduit	10%			2033	**	1		
Conduit	30%			2049	**	1		
<hr/>								
Panelboards								
Molded Case Bkrs	65%			2022	\$94,700	5	\$6,000	
Molded Case Bkrs	30%			2045	**	5	\$2,800	
Molded Case Bkrs	5%			2031	**	5	\$500	
<hr/>								
Wiring								
Braided Cloth	20%	2-4	\$48,900	2048	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<hr/>								
Thermoplastic	60%			2033	**	1		
Thermoplastic	20%			2049	**	1		
<hr/>								
Motor Controllers								
Locally Mounted	20%			2028	**	5	\$500	
Locally Mounted	70%			2021	\$458,300	5	\$1,700	
Locally Mounted	10%			2040	**	5	\$200	
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$5,100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								
<hr/>								
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.

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting								
Fluorescent	65%			2023	\$7,739,800	10	\$198,100	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Fluorescent	20%			2031	**	10	\$60,900	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Using T-8 And T-5 Lamps</i>							
Fluorescent	5%			2018	\$595,400	10	\$15,200	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Uisng T-12 Lamps</i>							
HID	5%			2031	**	10	\$500	
HID	2%			2018	\$93,900	10	\$200	
Incandescent	3%			2018	\$357,200	2	\$200	
Egress Lighting								
Emergency, Service	40%			2023	\$70,800	1		
Emergency, Service	10%			2031	**	1		
Exit, LED	10%			2058	**	1		
Exit, Service	40%			2023	\$20,600	1		
Exterior Lighting								
HID	100%			2023	\$1,432,000	10	\$1,100	
Alarm								
Security System								
Not Accessible	100%							
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2028	**	1-3	\$64,700	
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2043	**	1		
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One Tank Of 15,000 Gallons</i>							
Conversion Equipment								
Steam Boiler	100%			2040	**	1	\$329,000	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 3 Boilers</i>							

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Distribution							
Steam Piping/Pump	100%			2033	**	4	\$24,600
Terminal Devices							
Air Handler	60%			2018	\$1,164,300	1	\$123,300
Convactor/Radiator	40%			2028	**	1	\$42,900
Air Conditioning							
Energy Source							
Electricity	30%			2031	**	1	
Steam/HW System	70%			2033	**	1	
Conversion Equipment							
Reciprocating Compr/Chiller	85%			2031	**	1	\$131,000
				<i>R-134a Refrigerant, Extent : Light, Area Affected : 100%</i>			
				<i>Location : Chillers Penthouse</i>			
Ext Pkg Unit - Cooling	15%			2023	\$249,200	2	\$3,100
				<i>Other Observation, Extent : Light, Area Affected : 15%</i>			
				<i>Location : Various Locations</i>			
				<i>Explanation : Split Systems</i>			
Distribution							
Chilled Wtr Pipe/Pump	100%			2033	**	4	\$24,600
Terminal Devices							
Air Handler/Cool/Ht	100%			2023	\$1,528,700	1	\$205,400
Heat Rejection							
Air Condenser Unit	15%			2023	\$107,800	2	\$34,700
Water Cool Tower	85%	Now	\$17,600	2024	\$878,100	2	\$227,400
				<i>Leak Evident, Extent : Severe, Area Affected : 25%</i>			
				<i>Location : One Of The Cooling Towers</i>			
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$185,300
Exhaust Fans							
Interior	95%	Now	\$18,900	2018	\$377,900	2	\$7,700
				<i>Noisy/Vibrating, Extent : Moderate, Area Affected : 5%</i>			
				<i>Location : Fan Room</i>			
Roof	5%			2023	\$14,300	2	\$500
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%			2028	**	1	
Water Heater							
Gas Fired	100%			2021	\$83,700	2	\$4,800
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	
Sump Pump(s)							
Rigid Piping	100%			2023	\$12,000	4	\$1,600

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN CENTRAL LIBRARY
Asset # : 2136

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Sewage Ejector(s)								
Compressed Air	100%			2023	\$30,900	4	\$1,600	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Various Locations</i>						
		<i>Explanation : Seven Units</i>						
Escalators								
Under 20' Rise	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-2</i>						
		<i>Explanation : Two Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$167,500	
Sprinkler								
No Component	60%							
Generic	40%			2043	* *	1-2	\$37,200	

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Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY**
 Address : **280 CADMAN PLAZA WEST @ TILLERY ST.**
 Borough : **BROOKLYN** Agency's Number : **50**
 Program / Asset # : **BPL0002.000 / 2137** Yr Built/Renovated : **1962 / 2012**
 Area Sq Ft : **52,545** Project Type : **BROOKLYN PUBLIC LIBRARY**
 Date of Survey : **23-Jul-2014** Landmark Status : **NONE**
 Areas Surveyed : **Basement, Sub Basement, Roof, Floors 1,2**
 Block : **239** Lot : **16** BIN : **3001939**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$278,200	
Interior Architecture	\$132,400	\$416,600
Electrical	\$456,800	\$44,900
Mechanical		\$1,690,400
Total	\$867,500	\$2,151,900
Importance Code A	\$278,200	\$117,100
Importance Code B	\$589,300	\$2,034,800
Total	\$867,500	\$2,151,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$60,100	\$7,300		\$2,300
Interior Architecture	\$68,100	\$3,700	\$1,300	\$5,600
Electrical	\$15,500	\$900	\$1,100	\$1,700
Mechanical	\$24,100	\$10,100	\$26,500	\$10,100
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$175,800	\$30,000	\$36,800	\$27,600
Importance Code A	\$62,700	\$9,900	\$2,600	\$5,000
Importance Code B	\$77,500	\$20,100	\$32,900	\$22,600
Importance Code C	\$35,500		\$1,300	
Total	\$175,800	\$30,000	\$36,800	\$27,600



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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY

Asset # : 2137

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	5%	Now	\$6,200	LIFE	**	5	\$2,100	
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lintels At Rear Egress Passage</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Rooftop Bulkheads</i>								
Masonry: Limestone	62%	Now	\$278,200	LIFE	**	5	\$19,300	
<i>Loose Units, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Upper Northeast Corner Of Main Facade And Above Main Entrance</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North And Rear Facades</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North And Rear Facades</i>								
Granite Panels	30%			LIFE	**	5	\$9,300	
Window Wall	3%			2045	**	5	\$4,700	
Windows								
Aluminum	100%	Now	\$18,600	2033	**	5	\$2,200	
<i>Hardware Missing, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Soffit Of Window At Main Stair Landing</i>								
Parapets								
Masonry: Brick	45%			LIFE	**	5	\$3,700	
<i>Recent Repair Evident, Extent : Light, Area Affected : 45%</i>								
<i>Location : Brick Cavity Wall</i>								
Masonry: Limestone	30%	0-2	\$7,800	LIFE	**	5	\$3,100	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Metal Rail	8%			2038	**	5-10	\$12,000	
Granite Panels	17%			LIFE	**	5	\$1,600	
Roof								
Modified Bitumen	100%	2-4	\$27,500	2035	**			
<i>Alligating, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : At All Seams And Corners</i>								
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Bulkhead Stair And Under Cooling Tower</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : All Rooftops - Painting</i>								
Interior								

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY

Asset # : 2137

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	25%			LIFE	**	5	\$40,700	
Ceramic Tile	10%			2028	**	5	\$7,400	
Terrazzo	5%			LIFE	**	5	\$2,900	
Vinyl Tile	60%	2-4	\$37,600	2025	\$375,900	3	\$16,700	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout 1st And 2nd Floors</i>								
Interior Walls								
Ceramic Tile	5%			2034	**	5	\$2,600	
Concrete Masonry Unit	25%			LIFE	**	5	\$5,300	
Gypsum Board	50%			LIFE	**	5	\$15,800	
Mosaic Tile	5%	Now	\$26,800	LIFE	**			
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Main Stairwell</i>								
Wood	15%	4+	\$8,700	LIFE	**	5	\$31,600	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout 1st And 2nd Floors</i>								
Ceilings								
AcousTileSusp.Lay-In	35%	Now	\$20,900	2030	**	5	\$13,000	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 2nd Floor, Reception, Auditorium</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 2nd Floor, Reception, Auditorium</i>								
Exposed Concrete	40%	2-4	\$94,800	LIFE	**	5	\$4,600	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Horizontal Cracks Thru Beam And Slab, Running East - West In Basement, Sub-basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout Basement And Sub Basement</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Sub Basement</i>								
Gypsum Board	15%	Now	\$5,600	LIFE	**	5	\$13,900	
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout Main Stair And Bulkhead</i>								
Metal Panel	10%	0-2	\$6,200	LIFE	**	5	\$9,300	
<i>Loose Units, Extent : Light, Area Affected : 5%</i>								
<i>Location : 2nd Floor Corridor</i>								

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

Under 600 Volts

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY

Asset # : 2137

Electrical	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2025	\$4,800	5	\$200	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 1200 Amps Main Disconnect Switch</i>							
<hr/>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2025	\$32,000	5	\$1,400	
<hr/>								
Raceway								
Conduit	80%			2025	\$24,800	1		
Conduit	20%			2035	**	1		
<hr/>								
Panelboards								
Fused Disc Sw	10%			2024	\$3,000	5	\$100	
Molded Case Bkrs	60%			2024	\$17,800	5	\$800	
Molded Case Bkrs	30%			2033	**	5	\$400	
<hr/>								
Wiring								
Braided Cloth	20%	2-4	\$5,500	2050	**	1		
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
Thermoplastic	60%			2035	**	1		
Thermoplastic	20%			2035	**	1		
<hr/>								
Motor Controllers								
Locally Mounted	50%			2030	**	5	\$200	
Locally Mounted	50%			2023	\$44,900	5	\$200	
<hr/>								
Ground								
Grounding Devices								
Generic	100%	0-2	\$9,400	LIFE	**	5	\$800	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main</i>							
	<i>Explanation : Corroded</i>							
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	67%			2030	**	10	\$32,300	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-12 Lamps</i>							
Fluorescent	30%			2030	**	10	\$14,500	
	<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Incandescent	3%			2020	\$51,700	2		
<hr/>								
Egress Lighting								
Emergency, Service	50%			2025	\$12,100	1		
Exit, Service	50%			2025	\$3,500	1		
<hr/>								
Exterior Lighting								
HID	100%			2020	\$196,600	10	\$200	
<hr/>								
Alarm								

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BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY
Asset # : 2137

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

Alarm

Security System

No Component	70%						
Generic	30%			2030	**	1	\$5,900

Fire/Smoke Detection

No Component	70%						
Generic, Analog	30%			2020	\$161,800		

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

Heating

Energy Source

Natural Gas	100%			2045	**	1	
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Conversion Equipment

Hot Water Boiler	100%			2023	\$117,100	1	\$26,000
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*Other Observation, Extent : Light, Area Affected : 100%**Location : Sub Basement**Explanation : 7 Gas Fired Sectional Hot Water Boilers*

Distribution

Hot Wtr Piping/Pump	100%			2033	**	4	\$3,900
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Terminal Devices

Air Handler	90%			2025	\$252,700	1	\$29,200
Convactor/Radiator	10%			2030	**	1	\$1,700

Air Conditioning

Energy Source

Electricity	100%			2041	**	1	
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Conversion Equipment

Reciprocating	90%			2025	\$159,000	1	\$21,900
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Compr/Chiller

Ext Pkg Unit - Cooling	10%			2025	\$24,000	2	\$300
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*R-22 Refrigerant, Extent : Light, Area Affected : 100%**Location : Throughout*

Distribution

Chilled Wtr Pipe/Pump	100%			2035	**	4	\$2,600
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Terminal Devices

Fan Coil - Cool/Heat	100%			2025	\$985,600	1	\$17,000
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Heat Rejection

Air Condenser Unit	10%			2025	\$10,400	2	\$3,700
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Water Cool Tower	90%			2023	\$134,500	2	\$47,600
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Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$29,300
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Exhaust Fans

Roof	100%			2025	\$41,400	2	\$1,600
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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.

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

BROOKLYN PUBLIC LIBRARY - 038
BROOKLYN HEIGHTS / BUSINESS & CAREER LIBRARY
Asset # : 2137

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
H/C Water Piping								
Brass/Copper	5%			2045	**	1		
Galv Iron/Steel	95%			2030	**	1		
Water Heater								
Gas Fired	100%			2025	\$12,100	2	\$800	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Sub Basement</i>						
		<i>Explanation : One Unit</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Rigid Piping	100%			2025	\$11,000	4	\$2,500	
Sewage Ejector(s)								
Electric	100%			2025	\$11,000	4	\$2,500	
Backflow Preventer								
Generic	100%			2025	\$5,000	1	\$3,200	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Geared Traction	50%			LIFE	**			
		<i>Other Observation, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Sub Basement Thru Second Floor</i>						
		<i>Explanation : One Unit</i>						
Hydraulic	50%			LIFE	**			
		<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>						
		<i>Location : First Thru Second Floor</i>						
		<i>Explanation : One Unit - Not Operating Properly</i>						
Fire Suppression								
Sprinkler								
No Component	75%							
Generic	25%			2035	**	1-2	\$3,700	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Exterior</i>						
		<i>Explanation : No Siamese Connection Evident</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **BROWNSVILLE BRANCH LIBRARY**
Address : **61 GLENMORE AVE. @ WATKINS ST.**
Borough : **BROOKLYN** **Agency's Number** : **27**
Program / Asset # : **BPL0B27.000 / 13238** **Yr Built/Renovated** : **1908 / 2012**
Area Sq Ft : **10,500** **Project Type** : **BROOKLYN PUBLIC LIBRARY**
Date of Survey : **15-Mar-2013** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,1m**
Block : **3489** **Lot** : **150** **BIN** : **3080669**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Interior Architecture	\$117,000	
Electrical		\$266,500
Mechanical		\$79,500
Total	\$117,000	\$346,000
Importance Code B	\$117,000	\$346,000
Total	\$117,000	\$346,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture			\$2,100	\$1,400
Interior Architecture		\$1,100		\$1,700
Electrical	\$9,600	\$1,000	\$5,800	\$1,200
Mechanical	\$5,200	\$2,400	\$3,000	\$2,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$18,700	\$8,500	\$14,800	\$10,700
Importance Code A	\$500	\$500	\$2,700	\$2,000
Importance Code B	\$18,200	\$7,300	\$12,100	\$8,800
Importance Code C		\$700		
Total	\$18,700	\$8,500	\$14,800	\$10,700



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.

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

BROOKLYN PUBLIC LIBRARY - 038
BROWNSVILLE BRANCH LIBRARY
Asset # : 13238

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$21,000	
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%			LIFE	**	5	\$900	
Masonry: Limestone	10%			LIFE	**	5	\$1,900	
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Cornices</i>								
Windows								
Aluminum	100%			2040	**	5	\$2,900	
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$2,300	
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Rail	10%			2044	**	5-10	\$5,200	
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	10%			LIFE	**	5	\$1,800	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	100%			2034	**	10	\$17,100	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$8,100	
Ceramic Tile	5%			2033	**	5	\$900	
Vinyl Tile	75%	Now	\$117,000	2034	**	3	\$5,200	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$1,400	
Concrete Masonry Unit	5%			LIFE	**	5	\$500	
Gypsum Board	50%			LIFE	**	5	\$8,200	
Masonry: Brick	10%			LIFE	**			
Plaster	30%			LIFE	**	5	\$2,500	
Ceilings								
Gypsum Board	50%			LIFE	**	5	\$11,600	
Plaster	50%			LIFE	**	5	\$5,800	

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

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.

BROOKLYN PUBLIC LIBRARY - 038
BROWNSVILLE BRANCH LIBRARY
Asset # : 13238

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2034	**	5	\$300	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 2- Main Service Disconnect Rated @ 200 Amperes Each</i>							
Switchgear / Switchboard								
Molded Case Bkrs	100%			2034	**	5	\$300	
Raceway								
Conduit	100%			2034	**	1		
Panelboards								
Fused Disc Sw	50%			2032	**	5	\$100	
Molded Case Bkrs	50%			2032	**	5	\$100	
Wiring								
Braided Cloth	30%	2-4	\$8,200	2049	**	1		
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Thermoplastic	70%			2034	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	66%			2024	\$227,200	10	\$6,400	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-12 Lamps</i>							
Fluorescent	30%			2029	**	10	\$2,900	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	4%			2029	**	10	\$400	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Boiler Room</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,300	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2024	\$39,300	10		
Alarm								
Security System								
Generic	100%			2032	**	1	\$3,900	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : C C T V Surveillance Cameras</i>							

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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.

BROOKLYN PUBLIC LIBRARY - 038
BROWNSVILLE BRANCH LIBRARY
Asset # : 13238

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

Alarm

Fire/Smoke Detection
Generic

100%	2032	**	1-3	\$6,700
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Other Observation, Extent : Moderate, Area Affected : 100%
Location : Throughout The Building
Explanation : Alarm Bells, Manual Pull Stations

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

Heating

Energy Source
Natural Gas

100%	2044	**	1	
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Other Observation, Extent : Severe, Area Affected : 100%
Location : Next To The Boiler Room, Basement
Explanation : No Vent For Gas Meter Room

Conversion Equipment
Hot Water Boiler

100%	2041	**	1	\$5,200
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Other Observation, Extent : Light, Area Affected : 100%
Location : Basement Boiler Room
Explanation : 1 Unit

Distribution

Hot Wtr Piping/Pump

100%	2040	**	4	\$500
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Terminal Devices

Air Handler
Convactor/Radiator

40%	2024		1	\$2,600
60%	2029	**	1	\$2,000

Air Conditioning

Energy Source
Electricity

100%	2040	**	1	
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Conversion Equipment

Reciprocating
Compr/Chiller

100%	Now		1	\$4,400
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Not in Service, Extent : Severe, Area Affected : 100%
Location : Facility In Back Yard (Not Accessible).
Other Observation, Extent : Light, Area Affected : 100%
Location : 1st & 2nd Fl.
Explanation : 4 Portable Units Being Used

Distribution

Chilled Wtr Pipe/Pump

100%	2034	**	4	\$800
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Terminal Devices

Air Handler/Cool/Ht

100%	2024		1	\$6,500
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Heat Rejection

Not Accessible

100%				
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Ventilation

Distribution

Ductwork/Diffusers

100%	LIFE	**	2-5	\$5,900
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*** Replacement cost estimated to be beyond ten years is not included in this report.*

BROOKLYN PUBLIC LIBRARY - 038
BROWNSVILLE BRANCH LIBRARY
Asset # : 13238

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ventilation								
Exhaust Fans								
Interior	60%			2024	\$6,900	2	\$200	
Roof	40%			2024	\$3,300	2	\$100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Gas Fired	100%			2023	\$2,400	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B,1,2</i>						
		<i>Explanation : One Unit</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : BUSHWICK BRANCH LIBRARY
Address : 340 BUSHWICK AVE. @SEIGEL ST.
Borough : BROOKLYN **Agency's Number** : 29
Program / Asset # : BPL0B29.000 / 13239 **Yr Built/Renovated** : 1908 / 2004
Area Sq Ft : 10,640 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 04-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 3098 **Lot** : 19 **BIN** : 3071470

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$158,100	
Interior Architecture	\$86,500	
Electrical	\$454,500	
Total	\$699,100	
Importance Code A	\$158,100	
Importance Code B	\$541,100	
Total	\$699,100	

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$32,800		\$15,100	
Interior Architecture	\$17,900	\$800	\$500	\$1,400
Electrical	\$22,900	\$1,000	\$51,300	\$900
Mechanical	\$4,800	\$2,000	\$3,800	\$3,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$82,300	\$7,700	\$74,600	\$9,300
Importance Code A	\$33,300	\$500	\$15,700	\$500
Importance Code B	\$47,600	\$6,700	\$58,900	\$8,800
Importance Code C	\$1,400	\$500		
Total	\$82,300	\$7,700	\$74,600	\$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.

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.

BROOKLYN PUBLIC LIBRARY - 038
BUSHWICK BRANCH LIBRARY
Asset # : 13239

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	10%	Now	\$36,500	LIFE	**	5	\$17,700	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Columns At Main Entrance</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Main Entrance</i>								
Masonry: Brick	90%	0-2	\$121,600	LIFE	**	5	\$20,300	
<i>Efflorescence, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Windows								
Wood	100%			2032	**	5	\$44,200	
Parapets								
Cast Stone/Terra Cotta	10%	0-2	\$1,400	LIFE	**	5	\$1,400	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Front Facade</i>								
Masonry: Brick	10%	Now	\$1,000	LIFE	**	5	\$200	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Interior Face At North And South Sides</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Interior Face At North And South Sides</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Interior Face At North And South Sides</i>								
<i>Explanation : Stucco On Brick</i>								
Masonry: Brick	80%	Now	\$8,200	LIFE	**	5	\$1,400	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations On Exterior Face</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations Throughout</i>								
Roof								
Modified Bitumen	95%			2029	**	10	\$14,400	
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Single Ply Membrane	5%			2029	**	10	\$800	
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.

BROOKLYN PUBLIC LIBRARY - 038
BUSHWICK BRANCH LIBRARY
Asset # : 13239

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Floors								
Cast in Place Concrete	5%	Now	\$300	LIFE	**	5	\$1,500	
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Room</i>								
Ceramic Tile	5%			2033	**	5	\$700	
Sheet Vinyl/Rubber	5%			2029	**	5	\$1,000	
Vinyl Tile	75%			2029	**	3	\$5,100	
Vinyl Tile	10%	Now	\$11,400	2034	**	3	\$500	
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement, Lunch Room</i>								
<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement, Lunch Room</i>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$900	
Plaster	10%	Now	\$1,400	LIFE	**	5	\$500	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Corridor, Mezzanine Office</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mezzanine Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mezzanine Office</i>								
Plaster	85%			LIFE	**	5	\$4,600	
Ceilings								
AcousTileConcealSpLn	80%	4+	\$86,500	2044	**	5	\$6,700	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Wall</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : First Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : First Floor</i>								
Plaster	20%	Now	\$3,500	LIFE	**	5	\$1,700	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mezzanine Floor</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mezzanine Floor</i>								

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

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.

BROOKLYN PUBLIC LIBRARY - 038
BUSHWICK BRANCH LIBRARY
Asset # : 13239

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2024	\$700	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 200 Amps Main Disconnect Switch</i>								
Molded Case Bkrs	50%			2024	\$700	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 350 Amps Main Disconnect</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$300	
Raceway								
Conduit	20%			2044	**	1		
Conduit	80%			2024	\$24,800	1		
Panelboards								
Fused Disc Sw	5%			2023	\$700	5		
Molded Case Bkrs	75%			2023	\$11,100	5	\$200	
Molded Case Bkrs	20%			2040	**	5	\$100	
Wiring								
Braided Cloth	80%	2-4	\$22,000	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2044	**	1		
Motor Controllers								
Locally Mounted	50%			2022	\$15,000	5		
Locally Mounted	50%			2037	**	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	99%			2019	\$345,300	10	\$9,700	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Incandescent	1%			2019	\$3,500	2		
Egress Lighting								
Emergency, Battery	50%			2024	\$7,100	10	\$1,300	
Exit, Service	50%			2024	\$800	1		
Exterior Lighting								
HID	50%			2019	\$19,900	10		
Incandescent	50%			2019	\$16,900	2		
Alarm								
Security System								
No Component	30%							
Generic	70%			2032	**	1	\$2,800	

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
BUSHWICK BRANCH LIBRARY
Asset # : 13239

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

Alarm

Fire/Smoke Detection
Generic

100% 2019 \$109,200 1-3 \$6,600

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

Heating

Energy Source
Natural Gas

100% 2044 * * 1

Other Observation, Extent : Light, Area Affected : 5%

Location : Adjacent To Boiler Room

Explanation : Discontinued Oil Tank Still In Basement Vault

Conversion Equipment
Hot Water Boiler

100% 2037 * * 1 \$5,300

Other Observation, Extent : Light, Area Affected : 100%

Location : Basement Boiler Room

Explanation : 1 Unit

Distribution

Hot Wtr Piping/Pump

100% 2032 * * 4 \$500

Terminal Devices

Air Handler

60% 2024 \$34,100 1 \$4,000

Convactor/Radiator

40% 2029 * * 1 \$1,400

Air Conditioning

Energy Source

Electricity

100% 2040 * * 1

Conversion Equipment

Reciprocating

70% 2024 \$25,000 1 \$3,500

Compr/Chiller

Ext Pkg Unit - Cooling

30% 2024 \$14,600 2 \$200

Terminal Devices

Air Handler/Cool/Ht

70% 2024 \$31,300 1 \$4,600

No Component

30%

Heat Rejection

Air Condenser Unit

70% 2029 * * 2 \$5,200

No Component

30%

Ventilation

Distribution

Ductwork/Diffusers

100% Now \$1,800 LIFE * * 2-5 \$5,900

Insul. Deteriorating, Extent : Severe, Area Affected : 5%

Location : Water Leaking Into Upper Level Office

Exhaust Fans

Interior

75% 2029 * * 2 \$200

Roof

25% 2024 \$2,100 2 \$100

Plumbing

H/C Water Piping

Brass/Copper

100% 2034 * * 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.

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.*

BROOKLYN PUBLIC LIBRARY - 038
BUSHWICK BRANCH LIBRARY
Asset # : 13239

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Water Heater Gas Fired	100%			2022	\$2,500	2	\$200	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : There Is No Drain In Boiler Room</i>								
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s) Electric	100%			2024	\$11,000	4	\$1,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Electric Room</i>								
<i>Explanation : 1 Unit</i>								
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-1, 2</i>								
<i>Explanation : One Unit</i>								

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : CARROLL GARDENS BRANCH LIBRARY
Address : 396 CLINTON ST. @UNION ST.
Borough : BROOKLYN **Agency's Number** : 31
Program / Asset # : BPL0C31.000 / 13241 **Yr Built/Renovated** : 1905 / 2012
Area Sq Ft : 14,075 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 25-Feb-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 338 **Lot** : 33 **BIN** : 3004336

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$196,500	
Interior Architecture		\$79,400
Electrical	\$444,900	\$57,800
Total	\$641,400	\$137,200
Importance Code A	\$196,500	
Importance Code B	\$444,900	\$137,200
Total	\$641,400	\$137,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$51,800			
Interior Architecture	\$48,500	\$1,700		\$500
Electrical	\$8,900	\$900	\$38,000	\$600
Mechanical	\$3,000	\$1,600	\$2,700	\$2,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$116,100	\$8,100	\$44,700	\$7,400
Importance Code A	\$52,500	\$700	\$900	\$700
Importance Code B	\$47,000	\$6,900	\$43,800	\$6,700
Importance Code C	\$16,700	\$600		
Total	\$116,100	\$8,100	\$44,700	\$7,400



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.

BROOKLYN PUBLIC LIBRARY - 038
CARROLL GARDENS BRANCH LIBRARY
Asset # : 13241

Architecture	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Brick	92%	0-2	\$196,500	LIFE	**	5	\$32,900	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Spalling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Various Locations Throughout</i>								
Masonry: Limestone	5%			LIFE	**	5	\$1,300	
Masonry: Sandstone	3%	Now	\$24,500	LIFE	**	5	\$800	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Base Throughout</i>								
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Base Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Building Base</i>								
<i>Explanation : This Is Actually Bluestone</i>								
Windows								
Aluminum	80%			2032	**	5	\$3,900	
Steel	20%			2032	**	5	\$12,000	
Parapets								
Masonry: Brick	70%	Now	\$19,400	LIFE	**	5	\$1,700	
<i>Spalling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Exterior Face</i>								
Masonry: Limestone	30%			LIFE	**	5	\$900	
Roof								
Modified Bitumen	100%			2032	**	10	\$12,000	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout, 2012</i>								
Interior								
Floors								
Cast in Place Concrete	2%			LIFE	**	5	\$600	
Ceramic Tile	3%	0-2	\$800	2027	**	5	\$200	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bathrooms</i>								
Marble Panels	5%			LIFE	**	5	\$500	
Vinyl Tile	65%			2024		3	\$3,500	
Vinyl Tile	25%	Now	\$30,500	2034	**	3	\$1,400	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement, 1st Floor</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Basement</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement, 1st Floor</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
CARROLL GARDENS BRANCH LIBRARY
Asset # : 13241

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$1,100	
Plaster	95%	0-2	\$16,700	LIFE	**	5	\$6,300	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Elevator Foyer</i>								
Ceilings								
AcousTileConcealSpLn	5%			2037	**	5	\$900	
Plaster	95%			LIFE	**	5	\$8,700	
<i>Recent Repair Evident, Extent : Light, Area Affected : 75%</i>								
<i>Location : Throughout, 2012</i>								
Electrical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,500	5	\$400	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$400	
Raceway								
Conduit	5%			2044	**	1		
Conduit	95%			2024	\$29,500	1		
Panelboards								
Fused Disc Sw	5%			2023	\$700	5		
Molded Case Bkrs	95%			2023	\$14,100	5	\$400	
Wiring								
Braided Cloth	30%	2-4	\$8,200	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	60%			2024	\$16,500	1		
Thermoplastic	10%			2044	**	1		
Motor Controlllers								
Locally Mounted	100%			2022	\$29,900	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								

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

BROOKLYN PUBLIC LIBRARY - 038
CARROLL GARDENS BRANCH LIBRARY
Asset # : 13241

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting Fluorescent	10%			2029	**	10	\$1,300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	85%			2019	\$392,200	10	\$11,000	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Incandescent	5%			2019	\$23,100	2		
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,700	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2019	\$52,700	10		
Alarm								
Security System								
No Component	50%							
Generic	50%			2024	\$21,100	1	\$2,600	
Fire/Smoke Detection								
No Component	60%							
Generic	40%			2024	\$57,800	1-3	\$3,500	
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source Natural Gas	100%			2034	**	1		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Sub Basement</i>								
<i>Explanation : Old Oil Tank Abandoned In Place</i>								
Conversion Equipment Hot Water Boiler	100%			2029	**	1	\$7,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Sub Basement</i>								
<i>Explanation : 1 Gas Fired Hot Water Boiler</i>								
Distribution Hot Wtr Piping/Pump	100%	0-2	\$1,400	2032	**	4	\$700	
<i>Malfunctioning, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sub Basement, Defective Pump Motor Bearings</i>								
Terminal Devices								
Air Handler	50%			2029	**	1	\$4,400	
Convactor/Radiator	50%			2037	**	1	\$2,300	
Air Conditioning								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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** Replacement cost estimated to be beyond ten years is not included in this report.

BROOKLYN PUBLIC LIBRARY - 038
CARROLL GARDENS BRANCH LIBRARY
Asset # : 13241

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Air Conditioning									
Energy Source									
Electricity	100%			2040	**	1			
Conversion Equipment									
Ext Pkg Unit - Heating/Cooling	100%			2029	**	2	\$900		
Ventilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,800		
Exhaust Fans									
Wall Unit	100%			2024	\$21,100	2	\$400		
Plumbing									
H/C Water Piping									
Brass/Copper	100%			2034	**	1			
Water Heater									
Gas Fired	100%			2022	\$3,200	2	\$200		
Sanitary Piping									
Cast Iron	100%			LIFE	**	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	**	1			
Sump Pump(s)									
Rigid Piping	100%			2032	**	4	\$1,600		
				<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>					
				<i>Location : Sub Basement</i>					
Backflow Preventer									
Generic	100%			2029	**	1	\$900		
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Hydraulic	100%			LIFE	**				
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
				<i>Location : B-1</i>					
				<i>Explanation : One Unit</i>					

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : CONEY ISLAND BRANCH LIBRARY
Address : 1901 MERMAID AVE. W. 19TH STREET
Borough : BROOKLYN **Agency's Number** : 32
Program / Asset # : BPL0C32.000 / 13243 **Yr Built/Renovated** : 1957 / 2013
Area Sq Ft : 14,000 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 24-Jun-2015 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 7019 **Lot** : 43 **BIN** : 3189001

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$113,900
Electrical		\$91,800
Total		\$205,700
Importance Code A		\$113,900
Importance Code B		\$91,800
Total		\$205,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$58,400			
Interior Architecture	\$65,200	\$3,400	\$3,100	
Electrical	\$700	\$300	\$300	\$300
Mechanical	\$10,900	\$2,000	\$7,400	\$1,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$139,100	\$9,600	\$14,800	\$5,900
Importance Code A	\$59,100	\$700	\$700	\$700
Importance Code B	\$60,800	\$8,900	\$13,500	\$5,200
Importance Code C	\$19,200		\$600	
Total	\$139,100	\$9,600	\$14,800	\$5,900



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.

BROOKLYN PUBLIC LIBRARY - 038
CONEY ISLAND BRANCH LIBRARY
Asset # : 13243

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$16,300	LIFE	**	5	\$27,300	
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : At Rear Facade And Stair Bulkhead On Roof.</i>								
Masonry: Granite	5%			LIFE	**	5	\$2,600	
Metal/Glass Curt Wall	15%			LIFE	**	5	\$19,200	
<i>Thermally Inefficient, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	100%			2042	**	5	\$1,800	
Parapets								
Cast Stone/Terra Cotta	15%			LIFE	**	5-10	\$14,800	
<i>Worn/Eroded, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	85%			LIFE	**	5-10	\$20,200	
<i>Spalling, Extent : Light, Area Affected : 30%</i>								
<i>Location : Above Parapet Wall Base Counter Flashing</i>								
Roof								
Modified Bitumen	95%	Now	\$2,300	2026	\$113,900			
<i>Blisters, Extent : Light, Area Affected : 10%</i>								
<i>Location : Adjacent To Mechanical Equipment On Main Roof</i>								
Skylight, Metal/Glass	5%			2036	**	10	\$3,500	
<i>Deteriorated Finish, Extent : Light, Area Affected : 100%</i>								
<i>Location : Stair Bulkhead Roof And Main Roof</i>								
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$18,300	
Ceramic Tile	10%			2039	**	5	\$2,100	
Terrazzo	15%			LIFE	**	5	\$4,900	
Vinyl Tile	55%			2034	**	3	\$4,300	
Interior Walls								
Ceramic Tile	5%			2039	**	5	\$1,300	
Gypsum Board	50%			LIFE	**	5-10	\$21,400	
Masonry: Brick	15%			LIFE	**	10	\$1,100	
Plaster	30%			LIFE	**	5-10	\$6,400	
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Stairwell At Roof Bulkhead</i>								
Ceilings								
AcousTileConcealSpLn	30%			2043	**	5	\$6,700	
Gypsum Board	35%			LIFE	**	5-10	\$21,600	
Plaster	25%			LIFE	**	5-10	\$7,700	
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Stairwell</i>								
Wood	10%			LIFE	**	5	\$31,400	

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.

BROOKLYN PUBLIC LIBRARY - 038
CONEY ISLAND BRANCH LIBRARY
Asset # : 13243

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2046	**	5	\$100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : 600 Amps Service</i>						
Switchgear / Switchboard								
Fused Disc Sw	100%			2046	**	5	\$100	
Raceway								
Conduit	100%			2046	**	1		
Panelboards								
Molded Case Bkrs	100%			2042	**	5	\$400	
Wiring								
Thermoplastic	100%			2046	**	1		
Motor Controllers								
Locally Mounted	100%			2039	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	
Lighting								
Interior Lighting								
Fluorescent	80%			2031	**	10	\$10,300	
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout Building</i>						
Fluorescent	10%			2026	\$45,900	10	\$1,300	
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
Incandescent	10%			2026	\$45,900	2		
Egress Lighting								
Emergency, Service	50%			2026	\$3,400	1		
Exit, LED	50%			2054	**	1		
Alarm								
Security System								
No Component	50%							
Generic	50%			2031	**	1	\$2,600	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : First And Second Floor</i>						
		<i>Explanation : Cctv Only</i>						
Fire/Smoke Detection								
Generic, Digital	100%			2031	**			

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2046	**	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.

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.*

BROOKLYN PUBLIC LIBRARY - 038
CONEY ISLAND BRANCH LIBRARY
Asset # : 13243

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Conversion Equipment							
Hot Water Boiler	100%			2039	**	1	\$6,900
Distribution							
Hot Wtr Piping/Pump	100%			2042	**	4	\$1,000
Terminal Devices							
Convactor/Radiator	100%			2039	**	1	\$4,500
Air Conditioning							
Energy Source							
Electricity	100%			2042	**	1	
Conversion Equipment							
Ext Pkg Unit - Cooling	50%			2031	**	2	\$400
Split Unit	50%			2031	**		
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2	\$22,800
Terminal Devices							
Fan Coil - Cooling	100%			2031	**	1	\$4,500
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,400
Exhaust Fans							
Roof	100%			2031	**	2	\$400
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2046	**	1	
Water Heater							
Gas Fired	100%			2024	\$3,200	2	\$200
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
			<i>Location : 1st Floor Mechanical</i>				
			<i>Explanation : 1 - 50 Gallon Unit</i>				
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	**		
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
			<i>Location : 1st To 2nd Floor</i>				
			<i>Explanation : 1 - Unit</i>				

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : DEKALB BRANCH LIBRARY
Address : 790 BUSHWICK AVE. @DEKALB AVE.
Borough : BROOKLYN **Agency's Number** : 35
Program / Asset # : BPL0D35.000 / 13245 **Yr Built/Renovated** : 1905 / 2013
Area Sq Ft : 12,584 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 18-Mar-2013 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 3241 **Lot** : 18 **BIN** : 3073751

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$441,100	\$37,200
Interior Architecture	\$131,800	
Electrical	\$90,200	\$35,000
Mechanical		\$51,500
Total	\$663,200	\$123,700
Importance Code A	\$441,100	\$37,200
Importance Code B	\$222,000	\$86,500
Total	\$663,200	\$123,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$10,200			\$4,600
Interior Architecture	\$36,200		\$700	\$1,800
Electrical	\$11,400	\$900	\$14,300	\$1,200
Mechanical	\$2,400	\$1,900	\$3,800	\$2,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$64,200	\$6,700	\$22,700	\$13,800
Importance Code A	\$10,800	\$600	\$800	\$5,300
Importance Code B	\$43,100	\$6,100	\$22,000	\$8,500
Importance Code C	\$10,300			
Total	\$64,200	\$6,700	\$22,700	\$13,800



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.

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.

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Architecture	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	15%	Now	\$54,500	LIFE	**	5	\$24,100	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornice</i>								
Masonry: Brick	83%	Now	\$111,800	LIFE	**	5	\$17,100	1
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Sidewalk Shed in Use, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Along Bushwick Ave</i>								
Masonry: Sandstone	2%	Now	\$6,900	LIFE	**	5	\$300	1
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Window Sills</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Window Sills</i>								
Windows								
Wood	100%	Now	\$190,500	2049	**	5	\$23,400	
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Main Reading Room</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Architecture	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Parapets								
Cast Stone/Terra Cotta	23%	Now	\$38,200	LIFE	**	5	\$8,700	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Coping</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Coping</i>								
Masonry: Brick	75%	Now	\$46,100	LIFE	**	5	\$3,700	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	2%	Now	\$3,300	LIFE	**	5	\$100	1
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Coping Over Auditorium Exit</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Coping Over Auditorium Exit</i>								
<i>Miss/Damaged Copings, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Over Auditorium Exit</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Coping Over Auditorium Exit</i>								
<i>Explanation : This Coping Is Actually Bluestone</i>								
Roof								
Copper/Terne	85%			2052	**	10	\$37,200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Repairs In Progress, Not Accessible</i>								
Roll Roofing	5%			2020		5	\$1,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Repairs In Progress, Not Accessible</i>								
Single Ply Membrane	10%			2024		10	\$1,800	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Repairs In Progress, Not Accessible</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$3,900	
Ceramic Tile	5%			2027	**	5	\$900	
Sheet Vinyl/Rubber	5%			2029	**	5	\$1,300	
Vinyl Tile	80%	4+	\$131,800	2034	**	3	\$5,400	
<i>Adhesion Failure, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout Main Floor</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Main Floor</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout Main Floor</i>								
Interior Walls								
Ceramic Tile	5%			2027	**	5	\$900	
Concrete Masonry Unit	10%			LIFE	**	5	\$700	
Gypsum Board	15%			LIFE	**	5	\$1,600	
Plaster	65%	Now	\$9,900	LIFE	**	5	\$3,400	
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Custodian Room, Tech Room</i>								
Wood	5%			LIFE	**	5	\$3,500	
Ceilings								
AcousTile,Adhered	5%	Now	\$9,100	2044	**	5	\$500	
<i>Adhesion Failure, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Auditorium</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Auditorium</i>								
AcousTileSusp.Lay-In	25%	Now	\$7,900	2029	**	5	\$2,300	
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Custodian Office And Tech Room</i>								
Exposed Concrete	5%			LIFE	**	5	\$100	
Plaster	65%	Now	\$8,400	LIFE	**	5	\$7,400	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mezzanine</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mezzanine</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,600	5	\$300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$35,000	5	\$300	

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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.

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Raceway								
Conduit	70%			2024	\$23,800	1		
Conduit	30%			2044	**	1		
Panelboards								
Fused Disc Sw	5%			2040	**	5		
Molded Case Bkrs	20%			2023	\$3,200	5	\$100	
Molded Case Bkrs	75%			2040	**	5	\$200	
Wiring								
Thermoplastic	30%			2044	**	1		
Thermoplastic	70%			2024	\$21,000	1		
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%	0-2	\$10,300	LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting								
Fluorescent	20%			2019	\$90,200	10	\$2,300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Fluorescent	50%			2029	**	10	\$5,800	
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%			2029	**	10	\$3,500	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,500	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2029	**	10		
Alarm								
Security System								
No Component	70%							
Generic	30%			2034	**	1	\$1,400	
Fire/Smoke Detection								
Generic	100%			2029	**	1-3	\$8,000	

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

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

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$6,200	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : One Unit</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$600	
Terminal Devices								
Air Handler	70%			2024	\$51,500	1	\$5,500	
Convactor/Radiator	30%			2037	**	1	\$1,200	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Ext Pkg Unit - Cooling	70%			2029	**	2	\$500	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 2 Units On The Roof</i>						
No Component	30%							
Terminal Devices								
Fan Coil - Cooling	30%			2029	**	1	\$1,200	
No Component	70%							
Heat Rejection								
Air Condenser Unit	30%			2029	**	2	\$2,600	
No Component	70%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,000	
Exhaust Fans								
Interior	100%			2024	\$15,100	2	\$400	
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2037	**	1		
Water Heater								
Gas Fired	100%			2022	\$3,200	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Backflow Preventer								
No Component	90%							
Generic	10%			2029	**	1	\$100	
Fixtures								
Generic	100%							
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.

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

BROOKLYN PUBLIC LIBRARY - 038
DEKALB BRANCH LIBRARY
Asset # : 13245

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Vertical Transport									
Elevators									
	Hydraulic	100%			LIFE		**		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : B-1</i>									
<i>Explanation : One Unit</i>									
Fire Suppression									
Chemical System									
	No Component	90%							
	Generic	10%			2022	\$2,800	1-3	\$5,100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout</i>									
<i>Explanation : Fire Extinguishers</i>									

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : EAST FLATBUSH BRANCH LIBRARY
Address : 9612 CHURCH AVE. NEAR ROCKAWAY PARKWAY
Borough : BROOKLYN **Agency's Number** : 36
Program / Asset # : BPL0E36.000 / 13247 **Yr Built/Renovated** : 1962 / 1999
Area Sq Ft : 12,329 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 12-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1
Block : 4717 **Lot** : 38 **BIN** : 3103597

CAPITAL		FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture			\$150,500
Electrical			\$450,300
Mechanical			\$289,500
Total			\$890,300
Importance Code	A		\$150,500
Importance Code	B		\$739,800
Total			\$890,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$34,800		\$100	
Interior Architecture	\$7,700	\$800		\$1,800
Electrical	\$1,500	\$1,200	\$1,200	\$1,400
Mechanical	\$1,300	\$1,500	\$2,200	\$1,800
Total	\$45,300	\$3,500	\$3,600	\$5,000
Importance Code	A	\$35,400	\$600	\$800
Importance Code	B	\$9,900	\$2,900	\$2,800
Importance Code	C			\$600
Total	\$45,300	\$3,500	\$3,600	\$5,000



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.

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

BROOKLYN PUBLIC LIBRARY - 038
EAST FLATBUSH BRANCH LIBRARY
Asset # : 13247

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	45%			LIFE	**	5	\$4,300	
Glass Block	10%			LIFE	**	5	\$1,000	
Masonry: Brick	40%			LIFE	**	5	\$6,100	
Granite Panels	5%			LIFE	**	5	\$600	
Parapets								
Concrete Masonry Unit	25%			LIFE	**	5	\$400	
Metal Panel	5%			2044	**	5	\$300	
Metal: Cage/Fence	70%			2037	**	5-10	\$8,000	
Roof								
IRMA/Protected Membrane	90%	Now	\$30,100	2024			\$150,500	
								<i>Insul Deter/Miss, Extent : Moderate, Area Affected : 25%</i>
								<i>Location : Throughout</i>
								<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>
								<i>Location : First Floor</i>
Sloped Glazing	10%			LIFE	**	5	\$28,200	
Interior								
Floors								
Ceramic Tile	10%			2033	**	5	\$1,600	
Vinyl Tile	90%			2029	**	3	\$7,100	
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$1,600	
Gypsum Board	75%			LIFE	**	5	\$7,000	
Ceilings								
AcousTileSusp.Lay-In	75%			2037	**	5	\$11,800	
Plaster	25%			LIFE	**	5	\$2,500	

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$100	
								<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>
								<i>Location : Electrical Room</i>
								<i>Explanation : Main Service Switch Rated @ 600 Amperes</i>
Switchgear / Switchboard								
Fused Disc Sw	100%			2034	**	5	\$100	
Raceway								
Conduit	100%			2034	**	1		
Panelboards								
Molded Case Bkrs	100%			2032	**	5	\$300	
Wiring								
Thermoplastic	100%			2034	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
EAST FLATBUSH BRANCH LIBRARY
Asset # : 13247

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	98%			2024	\$396,100	10	\$11,100	
		<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	2%			2024	\$8,100	10	\$200	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Entrance</i>						
		<i>Explanation : Compact Fluorescent Light Fixtures</i>						
Egress Lighting								
Emergency, Battery	50%			2024	\$8,200	10	\$1,500	
Exit, Service	50%			2024	\$900	1		
Exterior Lighting								
HID	100%			2024	\$46,100	10		
Alarm								
Security System								
Generic	100%			2032	**	1	\$4,600	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : C C T V Surveillance Cameras</i>						
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$7,800	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Smoke Detector, Manual Pull Station, Strobe Lights And Horns</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$6,100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Boiler Room</i>						
		<i>Explanation : 1 Unit</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$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.

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.

BROOKLYN PUBLIC LIBRARY - 038
EAST FLATBUSH BRANCH LIBRARY
Asset # : 13247

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Terminal Devices								
Air Handler	70%			2024	\$46,100	1	\$5,300	
Convactor/Radiator	30%			2029	* *	1	\$1,200	
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	100%			2022	\$243,400	2	\$800	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Heat Rejection								
Not Accessible	100%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,900	
Exhaust Fans								
Interior	90%			2024	\$12,200	2	\$300	
Roof	10%			2024	\$1,000	2		
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	* *	1		
Water Heater								
Gas Fired	100%			2022	\$2,800	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : EASTERN PARKWAY BRANCH LIBRARY
Address : 1044 EASTERN PKWY. @SCHENECTADY AVE.
Borough : BROOKLYN **Agency's Number** : 37
Program / Asset # : BPL0E37.000 / 13248 **Yr Built/Renovated** : 1914 / 2005
Area Sq Ft : 15,901 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 24-Jun-2015 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 1396 **Lot** : 6 **BIN** : 3037543

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$112,700	\$74,000
Electrical	\$163,200	\$554,700
Mechanical		\$121,800
Total	\$275,900	\$750,600
Importance Code A	\$112,700	\$74,000
Importance Code B	\$163,200	\$676,600
Total	\$275,900	\$750,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$28,200		\$28,100	\$16,900
Interior Architecture	\$29,500			\$2,500
Electrical	\$22,800	\$600	\$600	\$800
Mechanical	\$14,700	\$2,900	\$9,600	\$1,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$99,100	\$7,400	\$42,200	\$26,100
Importance Code A	\$29,000	\$800	\$28,900	\$17,700
Importance Code B	\$57,800	\$6,600	\$13,300	\$8,300
Importance Code C	\$12,300			
Total	\$99,100	\$7,400	\$42,200	\$26,100



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.

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

BROOKLYN PUBLIC LIBRARY - 038
EASTERN PARKWAY BRANCH LIBRARY
Asset # : 13248

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	5%			LIFE	**	5	\$2,200	
Masonry: Granite	5%	Now	\$2,600	LIFE	**	5	\$800	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	85%	Now	\$112,700	LIFE	**	5	\$14,100	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Stucco Cement	5%	Now	\$3,200	2031	**	5	\$1,400	
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Chimney</i>								
Windows								
Steel	5%			2025		5	\$3,700	
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Wood	95%			2034	**	5	\$56,200	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	50%	Now	\$7,300	LIFE	**	5	\$1,300	
<i>Loose/Delam Surface, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	50%			LIFE	**	5-10	\$15,600	
<i>Worn/Eroded, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Roll Roofing	100%			2025		5	\$30,200	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$5,200	
Traffic Topping	10%			2031	**	5	\$3,000	
Vinyl Tile	85%	Now	\$8,500	2031	**	3	\$7,600	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$800	
Gypsum Board	15%			LIFE	**	5-10	\$5,100	
Plaster	70%			LIFE	**	5-10	\$11,800	
SGFT/Glazed Masonry	10%			LIFE	**	10	\$1,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st And 2nd Floors</i>								
<i>Explanation : Located In Main Stairwell</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
EASTERN PARKWAY BRANCH LIBRARY
Asset # : 13248

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	90%	Now	\$3,400	2039	**	5	\$13,400	
<i>Broken/Missing Elements, Extent : Light, Area Affected : 5%</i>								
<i>Location : At Entry Vestibule</i>								
Plaster	10%			LIFE	**	5-10	\$4,100	
Electrical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2026	\$1,500	5	\$400	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 500 Amp Service</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2026	\$32,000	5	\$400	
Raceway								
Conduit	95%			2026	\$29,500	1		
Conduit	5%			2036	**	1		
Panelboards								
Molded Case Bkrs	95%			2025	\$14,100	5	\$400	
Molded Case Bkrs	5%			2034	**	5		
Wiring								
Braided Cloth	80%	0-2	\$22,000	2051	**	1		
<i>Insulation Aged, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout Building</i>								
Thermoplastic	20%			2036	**	1		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	
Lighting								
Interior Lighting								
Fluorescent	95%			2026	\$495,200	10	\$13,900	
<i>T-12 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout Building</i>								
Incandescent	5%			2021	\$26,100	2		
Egress Lighting								
Exit, LED	30%			2041	**	1		
Exit, Service	40%			2026	\$900	1		
Exit, Battery	30%			2026	\$2,200	10	\$300	
Exterior Lighting								
HID	100%			2026	\$59,500	10		
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.

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BROOKLYN PUBLIC LIBRARY - 038
EASTERN PARKWAY BRANCH LIBRARY
Asset # : 13248

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

Alarm

Security System

Generic

100%

2031

* *

1

\$5,900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout Building**Explanation : Cctv Only*

Fire/Smoke Detection

Generic, Analog

100%

0-2

\$163,200

2036

* *

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout Building**Explanation : Outdated - Very Old Fire Alarm System*

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

Heating

Energy Source

Electricity

30%

2046

* *

1

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : Electric Coil In Roof Top Unit*

Natural Gas

70%

2046

* *

1

Conversion Equipment

Furnace

30%

2026

\$5,800

1

\$2,400

Hot Water Boiler

70%

2031

* *

1

\$5,500

Distribution

Ductwork/Diffusers

50%

LIFE

* *

2-5

\$7,000

Hot Wtr Piping/Pump

50%

2042

* *

4

\$600

Terminal Devices

Air Handler

70%

2026

\$59,500

1

\$6,900

Convactor/Radiator

30%

2031

* *

1

\$1,500

Air Conditioning

Energy Source

Electricity

100%

2042

* *

1

Conversion Equipment

Ext Pkg Unit - Cooling

30%

2026

\$21,800

2

\$300

Ext Pkg Unit -

60%

2026

\$62,300

2

\$600

Heating/Cooling

Split Unit

10%

2031

* *

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2

\$25,900

Terminal Devices

Direct Expansion

10%

2026

\$4,900

1

No Component

90%

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2-5

\$14,000

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.

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

BROOKLYN PUBLIC LIBRARY - 038
EASTERN PARKWAY BRANCH LIBRARY
Asset # : 13248

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Roof	100%			2031	**	2	\$500	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2046	**	1		
Water Heater								
Gas Fired	100%			2024	\$3,700	2	\$200	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : 1 - 40 Gal Unit</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Rigid Piping	100%			2031	**	4	\$1,600	
Sewage Ejector(s)								
Compressed Air	100%			2046	**	4	\$2,500	
Backflow Preventer								
No Component	90%							
Generic	10%			2031	**	1	\$100	
		<i>Other Observation, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : Boilers Only</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement to 2nd Floor</i>						
		<i>Explanation : One Unit</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name	: FLATBUSH BRANCH LIBRARY		
Address	: 22 LINDEN BLVD. BTWN: FLATBUSH AVE - BEDFORD AVE		
Borough	: BROOKLYN	Agency's Number	: 38
Program / Asset #	: BPL0003.000 / 4202	Yr Built/Renovated	: 1905 / 2014
Area Sq Ft	: 21,790	Project Type	: BROOKLYN PUBLIC LIBRARY
Date of Survey	: 12-May-2015	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,2m.2		
Block	: 5086	Lot	: 15
		BIN	: 3116706

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$185,300	
Interior Architecture		\$25,900
Mechanical		\$218,000
Total	\$185,300	\$243,900
Importance Code A	\$185,300	
Importance Code B		\$243,900
Total	\$185,300	\$243,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$47,800			
Interior Architecture	\$59,200		\$6,700	\$2,300
Electrical	\$700	\$200	\$200	\$200
Mechanical	\$11,700	\$9,300	\$6,200	\$8,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$123,300	\$13,400	\$17,100	\$15,100
Importance Code A	\$48,900	\$1,100	\$1,100	\$1,100
Importance Code B	\$48,800	\$12,400	\$16,100	\$12,900
Importance Code C	\$25,700			\$1,200
Total	\$123,300	\$13,400	\$17,100	\$15,100



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.

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

BROOKLYN PUBLIC LIBRARY - 038
FLATBUSH BRANCH LIBRARY
Asset # : 4202

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$138,600	LIFE	**	5	\$23,200	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Southwest Exit</i>								
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Chimney</i>								
Masonry: Limestone	5%			LIFE	**	5	\$2,000	
Pre-Cast Concrete	10%	Now	\$8,900	LIFE	**	5	\$8,900	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Building Base</i>								
<i>Open Joints, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Building Base</i>								
Windows								
Aluminum	93%	Now	\$46,700	2042	**	5	\$2,800	
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Glass Block	2%			LIFE	**	5	\$200	
Metal Louvers	5%	Now	\$1,800	2029	**			
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
Parapets								
Masonry: Brick	90%			LIFE	**	5-10	\$39,800	
Metal Panel	5%			2046	**	5	\$1,300	
Pre-Cast Concrete	5%			LIFE	**	5	\$4,100	
Roof								
Built-Up (BUR)	93%			2031	**	10	\$21,000	
Skylight, Metal/Glass	5%			2046	**	10	\$3,800	
Skylight, Metal/Glass	2%			2036	**	10	\$1,500	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$6,700	
Ceramic Tile	5%			2035	**	5	\$1,500	
Terrazzo	5%			LIFE	**	5	\$2,400	
Vinyl Tile	75%			2031	**	3	\$8,700	
Vinyl Tile	10%			2026		3	\$1,500	

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.

BROOKLYN PUBLIC LIBRARY - 038
FLATBUSH BRANCH LIBRARY
Asset # : 4202

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

Interior

Interior Walls

Ceramic Tile	5%			2035	**	5	\$2,300	
Concrete Masonry Unit	10%			LIFE	**	5	\$3,700	
Glass: Single Pane	5%			LIFE	**	5	\$3,500	
Gypsum Board	10%			LIFE	**	5-10	\$7,900	
Masonry: Brick	5%			LIFE	**	10	\$700	
Marble Panels	5%			LIFE	**	10	\$900	
Plaster	55%			LIFE	**	5-10	\$21,700	
Plaster	5%			LIFE	**	5-10	\$2,000	

Ceilings

AcousTileSusp.Lay-In	25%			2039	**	5	\$7,700	
Gypsum Board	10%			LIFE	**	5-10	\$10,600	
Plaster	65%			LIFE	**	5-10	\$34,400	

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2046	**	5	\$100	
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 1200 Amps Main Disconnect Switch

Switchgear / Switchboard

Fused Disc Sw	60%			2046	**	5	\$100	
Molded Case Bkrs	40%			2036	**	5	\$200	

Raceway

Conduit	70%			2026			\$21,700	1
Conduit	30%			2046	**			1

Panelboards

Fused Disc Sw	10%			2042	**	5	\$100	
Molded Case Bkrs	70%			2042	**	5	\$400	
Molded Case Bkrs	20%			2025			\$4,400	5

Wiring

Thermoplastic	80%			2046	**	1		
Thermoplastic	20%			2026			\$5,500	1

Motor Controllers

Locally Mounted	100%			2039	**	5	\$100	
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Ground

Grounding Devices

Generic	50%			LIFE	**	5	\$300	
Generic	50%			LIFE	**	5	\$300	

Other Observation, Extent : Moderate, Area Affected : 100%

Location : Basement

Explanation : Water Main

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.

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

BROOKLYN PUBLIC LIBRARY - 038
FLATBUSH BRANCH LIBRARY
Asset # : 4202

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting								
Fluorescent	77%			2031	**	10	\$15,400	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	20%			2031	**	10	\$4,000	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 2nd Floor Hallway, Basement Storage And Hallway</i>							
	<i>Explanation : T-5 Lamps</i>							
Incandescent	3%			2031	**	2		
Egress Lighting								
Exit, Service	50%			2031	**	1		
Exit, Battery	50%			2031	**	10	\$700	
Exterior Lighting								
HID	100%			2031	**	10	\$100	
Alarm								
Security System								
No Component	80%							
Generic	20%			2031	**	1	\$1,600	
Fire/Smoke Detection								
No Component	80%							
Generic, Analog	20%			2031	**			
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2036	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2043	**	1	\$10,800	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One Unit</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2048	**	4	\$1,100	
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
Terminal Devices								
Air Handler	40%			2026	\$46,600	1	\$5,400	
Air Handler	20%			2034	**	1	\$2,700	
Convactor/Radiator	40%			2031	**	1	\$2,800	
Air Conditioning								
Energy Source								
Electricity	100%			2042	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
FLATBUSH BRANCH LIBRARY
Asset # : 4202

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2026	\$73,300	1	\$10,100	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Distribution								
Chilled Wtr Pipe/Pump	80%			2036	**	4	\$900	
No Component	20%							
Terminal Devices								
Air Handler/Cool/Ht	60%			2026	\$55,000	1	\$8,100	
Air Handler/Cool/Ht	20%			2031	**	1	\$2,700	
Fan Coil - Cool/Heat	20%			2031	**	1	\$1,400	
Heat Rejection								
Air Condenser Unit	100%			2026	\$43,100	2	\$15,200	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$19,200	
Exhaust Fans								
Roof	100%			2034	**	2	\$700	
Plumbing								
H/C Water Piping								
Brass/Copper	20%			2036	**	1		
Galv Iron/Steel	80%			2031	**	1		
Water Heater								
Electric	100%			2025	\$3,300	4	\$200	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Rigid Piping	100%			2034	**	4	\$2,500	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Sewage Ejector(s)								
Electric	100%			2026	\$11,000	4	\$2,500	
Backflow Preventer								
Generic	100%	0-2	\$100	2034	**	1	\$1,200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Slight Leak</i>								
Fixtures								
Generic	100%							
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.

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

BROOKLYN PUBLIC LIBRARY - 038
FLATBUSH BRANCH LIBRARY
Asset # : 4202

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

Vertical Transport

Elevators

Hydraulic

100%

LIFE

* *

Other Observation, Extent : Light, Area Affected : 100%

Location : B-2

Explanation : 1 Unit

*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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name	: FLATLANDS BRANCH LIBRARY		
Address	: 2065 FLATBUSH AVENUE @AVENUE P		
Borough	: BROOKLYN	Agency's Number	: 39
Program / Asset #	: BPL0F39.000 / 13249	Yr Built/Renovated	: 1969 / 2003
Area Sq Ft	: 12,028	Project Type	: BROOKLYN PUBLIC LIBRARY
Date of Survey	: 04-Apr-2013	Landmark Status	: NONE
Areas Surveyed	: Roof, Floors 1,2m		
Block	: 7868	Lot	: 39
		BIN	: 3219626

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$128,400
Electrical		\$468,600
Mechanical		\$142,100
Total		\$739,100
Importance Code A		\$128,400
Importance Code B		\$610,700
Total		\$739,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$25,700		\$7,400	
Interior Architecture	\$37,300	\$900		\$2,100
Electrical	\$400	\$600	\$500	\$500
Mechanical	\$1,000	\$1,200	\$4,700	\$1,300
Total	\$64,400	\$2,600	\$12,600	\$3,900
Importance Code A	\$26,300	\$600	\$8,000	\$600
Importance Code B	\$38,100	\$1,600	\$4,500	\$3,300
Importance Code C		\$400		
Total	\$64,400	\$2,600	\$12,600	\$3,900



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.

BROOKLYN PUBLIC LIBRARY - 038
FLATLANDS BRANCH LIBRARY
Asset # : 13249

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

Exterior

Exterior Walls

Concrete Masonry Unit	10%			LIFE	**	5	\$1,100	
Masonry: Brick	87%			LIFE	**	5	\$15,900	
Pre-Cast Concrete	3%	Now	\$1,800	LIFE	**	5	\$1,800	

Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%

Location : Window Sills

Windows

Glass Block	50%			LIFE	**	5	\$2,000	
Steel	50%			2032	**	5	\$39,300	

Parapets

Masonry: Brick	90%			LIFE	**	5	\$2,500	
Metal Panel	10%	Now	\$4,300	2044	**	5	\$500	

Broken/Missing Elements, Extent : Severe, Area Affected : 25%

Location : Metal Coping At East Side

Roof

Modified Bitumen	25%			2029	**	10	\$7,400	
Modified Bitumen	75%			2024		10	\$22,300	

Interior

Floors

Ceramic Tile	5%			2033	**	5	\$900	
Vinyl Tile	95%			2029	**	3	\$8,600	

Interior Walls

Ceramic Tile	5%			2033	**	5	\$800	
Gypsum Board	95%			LIFE	**	5	\$9,300	

Ceilings

AcousTileConcealSpLn	20%	Now	\$28,900	2044	**	5	\$2,300	
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Broken/Missing Elements, Extent : Moderate, Area Affected : 20%

Location : Mezzanine

Cracking/Crumbling, Extent : Moderate, Area Affected : 25%

Location : Mezzanine

AcousTileSusp.Lay-In	70%			2037	**	5	\$12,600	
Gypsum Board	10%			LIFE	**	5	\$2,300	

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2024	\$1,500	5	\$100	
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Main Service Switch Rated @ 400 Amperes

Raceway

Conduit	90%			2024	\$28,000	1		
Conduit	10%			2044	**	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.

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.*

BROOKLYN PUBLIC LIBRARY - 038
FLATLANDS BRANCH LIBRARY
Asset # : 13249

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Panelboards								
Molded Case Bkrs	10%			2040	**	5		
Molded Case Bkrs	90%			2023	\$13,300	5	\$300	
Wiring								
Thermoplastic	90%			2024	\$24,700	1		
Thermoplastic	10%			2044	**	1		
Lighting								
Interior Lighting								
Fluorescent	40%			2024	\$157,700	10	\$4,400	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	5%			2024	\$19,700	10	\$600	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Fluorescent	55%			2024	\$216,900	10	\$6,100	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Service	50%			2024	\$2,900	1		
Exit, Service	50%			2024	\$900	1		
Exterior Lighting								
Fluorescent	100%			2024	\$38,200	10	\$1,100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Alarm								
Security System								
Generic	100%			2024	\$36,100	1	\$4,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Cctv Surveillance Cameras</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
FLATLANDS BRANCH LIBRARY
Asset # : 13249

Mechanical	Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Conversion Equipment							
Furnace	40%			2024	\$5,800	1	\$2,400
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>						
	<i>Location : Roof</i>						
	<i>Explanation : 2 Roof Top Package Units</i>						
Hot Water Boiler	60%			2037	**	1	\$3,600
	<i>Other Observation, Extent : Light, Area Affected : 60%</i>						
	<i>Location : 1st Floor Boiler Room</i>						
	<i>Explanation : 1 Unit</i>						
Distribution							
Hot Wtr Piping/Pump	60%			2032	**	4	\$400
No Component	40%						
Terminal Devices							
Air Handler	30%			2024	\$19,300	1	\$2,200
Convactor/Radiator	30%			2022	\$33,800	1	\$1,200
No Component	40%						
Air Conditioning							
Energy Source							
Electricity	100%			2032	**	1	
Conversion Equipment							
Int Pkg Unit - Heating/Cooling	40%			2022	\$95,000	2	\$300
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>						
	<i>Location : 1st Floor Mech Room</i>						
Ext Pkg Unit - Heating/Cooling	60%			2024	\$47,200	2	\$400
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 60%</i>						
	<i>Location : 2 Units On Roof</i>						
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,700
Exhaust Fans							
Interior	30%			2024	\$4,000	2	\$100
Roof	70%			2024	\$6,600	2	\$300
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2034	**	1	
Water Heater							
Gas Fired	100%			2019	\$2,800	2	\$200
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	
Fixtures							
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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : FORT HAMILTON BRANCH LIBRARY
Address : 9424 FOURTH AVE. @95TH STREET
Borough : BROOKLYN **Agency's Number** : 40
Program / Asset # : BPL0F40.000 / 13250 **Yr Built/Renovated** : 1902 / 2011
Area Sq Ft : 11,230 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 26-Feb-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 6114 **Lot** : 37 **BIN** : 3155499

CAPITAL

Total

Importance Code

Total

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture			\$2,400	\$100
Interior Architecture	\$2,600		\$800	\$1,900
Electrical	\$1,300	\$1,000	\$1,000	\$1,300
Mechanical	\$900	\$1,000	\$1,600	\$900
Total	\$4,700	\$2,000	\$5,800	\$4,200
Importance Code A	\$600	\$600	\$2,900	\$700
Importance Code B	\$3,900	\$1,500	\$2,900	\$3,500
Importance Code C	\$200			
Total	\$4,700	\$2,000	\$5,800	\$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.

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.

BROOKLYN PUBLIC LIBRARY - 038
FORT HAMILTON BRANCH LIBRARY
Asset # : 13250

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%			LIFE	**	5	\$16,600	
Masonry: Brick	25%			LIFE	**	5	\$6,400	
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2011 Addition</i>								
Masonry: Limestone	5%			LIFE	**	5	\$1,000	
Metal Panel	5%			2044	**	5-10	\$8,800	
Windows								
Aluminum	98%			2046	**	5	\$600	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Metal Louvers	2%			2033	**	10	\$100	
Parapets								
Masonry: Brick	20%			LIFE	**	5	\$200	
Metal Panel	5%			2050	**	5	\$200	
No Component	75%							
Roof								
Built-Up (BUR)	30%			2024	\$22,700	10	\$5,000	
Modified Bitumen	30%			2032	**	10	\$5,000	
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2011 Addition</i>								
Slate	40%			LIFE	**			
Interior								
Floors								
Ceramic Tile	5%			2037	**	5	\$800	
Vinyl Tile	90%			2032	**	3	\$7,600	
Wood	5%			2059	**	5	\$1,600	
Interior Walls								
Ceramic Tile	5%			2037	**	5	\$500	
Gypsum Board	25%			LIFE	**	5	\$1,500	
Plaster	70%			LIFE	**	5	\$2,100	
Ceilings								
AcousTileConcealSpLn	35%			2041	**	5	\$700	
Exposed Struc: Steel	5%			LIFE	**			
Gypsum Board	15%			LIFE	**	5	\$300	
Plaster	30%			LIFE	**	5	\$300	
Wood	15%			LIFE	**	5	\$2,100	

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

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
FORT HAMILTON BRANCH LIBRARY
Asset # : 13250

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2050	**	5		
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2050	**	5		
Raceway								
Conduit	100%			2050	**	1		
Panelboards								
Molded Case Bkrs	100%			2046	**	5	\$300	
Wiring								
Thermoplastic	100%			2050	**	1		
Motor Controllers								
Locally Mounted	100%			2041	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	50%			2032	**	10	\$5,200	
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
Fluorescent	50%			2032	**	10	\$5,200	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st Floor</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting								
Emergency, Battery	50%			2032	**	10	\$1,400	
Exit, Service	50%			2032	**	1		
Exterior Lighting								
HID	100%			2032	**	10		
Alarm								
Security System								
Generic	100%			2032	**	1	\$4,200	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Inside And Outside The Building</i>							
	<i>Explanation : C C T V Surveillance Cameras</i>							
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$7,100	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Strobe Lights, Smoke Detectors, Manual Pull Station And Alarm Bells</i>							

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.

BROOKLYN PUBLIC LIBRARY - 038
FORT HAMILTON BRANCH LIBRARY
Asset # : 13250

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%	Now	\$200	2044	**	1		
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : There Is No Air Vent In Gas Meter Room</i>								

Conversion Equipment								
Furnace	65%			2032	**	1	\$3,600	
<i>Other Observation, Extent : Light, Area Affected : 65%</i>								
<i>Location : Roof</i>								
<i>Explanation : 2 New Package Units</i>								

Hot Water Boiler	35%			2041	**	1	\$1,900	
<i>Other Observation, Extent : Light, Area Affected : 35%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : 1 Unit</i>								

Distribution								
Hot Wtr Piping/Pump	35%			2046	**	4	\$300	
No Component	65%							

Terminal Devices								
Convactor/Radiator	35%			2041	**	1	\$1,300	
No Component	65%							

Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		

Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2032	**	2	\$700	
<i>R-134a Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 2 New Package Units</i>								

Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,300	

Exhaust Fans								
Roof	100%			2032	**	2	\$300	

Plumbing								
H/C Water Piping								
Brass/Copper	100%			2050	**	1		

Water Heater								
Gas Fired	100%			2023	\$2,600	2	\$200	

Sanitary Piping								
Cast Iron	100%			LIFE	**	1		

Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		

Fixtures								
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.

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.

BROOKLYN PUBLIC LIBRARY - 038
FORT HAMILTON BRANCH LIBRARY
Asset # : 13250

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name	: KENSINGTON BRANCH LIBRARY		
Address	: 4211 18TH AVENUE @ SETON PL.		
Borough	: BROOKLYN	Agency's Number	: N/A
Program / Asset #	: BPL0K43.000 / 14461	Yr Built/Renovated	: 2010 /
Area Sq Ft	: 19,897	Project Type	: BROOKLYN PUBLIC LIBRARY
Date of Survey	: 08-Mar-2013	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,2		
Block	: 5416	Lot	: 14
		BIN	: 3801250

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$113,700	\$42,600
Total	\$113,700	\$42,600
Importance Code A	\$113,700	\$42,600
Total	\$113,700	\$42,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$1,900			\$20,100
Interior Architecture	\$14,100			\$1,100
Electrical	\$1,700	\$1,300	\$1,300	\$1,800
Mechanical	\$1,700	\$5,300	\$3,300	\$6,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$23,400	\$10,600	\$8,600	\$32,900
Importance Code A	\$2,800	\$1,000	\$1,000	\$21,100
Importance Code B	\$20,500	\$9,600	\$7,600	\$11,800
Importance Code C				
Total	\$23,400	\$10,600	\$8,600	\$32,900



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.

BROOKLYN PUBLIC LIBRARY - 038
KENSINGTON BRANCH LIBRARY
Asset # : 14461

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$900	
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Metal Panel	80%			2050	**	5-10	\$156,300	
Window Wall	15%			2050	**	5	\$16,000	
Windows								
Aluminum	95%			2046	**	5	\$5,700	
Metal Louvers	5%			2037	**	10	\$1,900	
Parapets								
Masonry: Brick	85%			LIFE	**	5	\$1,600	
Masonry: Limestone	10%			LIFE	**	5	\$200	
Metal Rail	5%			2041	**	5-10	\$1,700	
Roof								
Single Ply Membrane	80%			2032	**	10	\$14,500	
Skylight, Metal/Glass	20%			2050	**	10	\$12,100	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,300	
Ceramic Tile	5%			2037	**	5	\$1,500	
Panel/Paver: Cer/Brk	5%			2046	**	5	\$3,400	
Sheet Vinyl/Rubber	55%			2032	**	5	\$24,600	
Vinyl Tile	30%			2032	**	3	\$4,500	
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$700	
Gypsum Board	80%			LIFE	**	5	\$17,200	
Plaster	10%			LIFE	**	5	\$1,100	
Wood	5%			LIFE	**	5	\$7,200	
Ceilings								
AcousTileSusp.Lay-In	10%			2041	**	5	\$3,000	
Exposed Struc: Steel	5%			LIFE	**			
Gypsum Board	45%			LIFE	**	5	\$16,800	
Plaster	40%			LIFE	**	5	\$7,400	
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
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.

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.

BROOKLYN PUBLIC LIBRARY - 038
KENSINGTON BRANCH LIBRARY
Asset # : 14461

Electrical	Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Under 600 Volts							
Service Equipment							
Fused Disc Sw	50%			2050	**	5	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
	<i>Location : Electrical Room</i>						
	<i>Explanation : One 1600 Amps Main Disconnect Switch</i>						
Fused Disc Sw	50%			2050	**	5	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
	<i>Location : Electrical Room</i>						
	<i>Explanation : One 100 Amps Main Disconnect Switch For Emergency</i>						
Switchgear / Switchboard							
Fused Disc Sw	100%			2050	**	5	\$100
Raceway							
Conduit	100%			2050	**	1	
Panelboards							
Fused Disc Sw	5%			2046	**	5	
Molded Case Bkrs	95%			2046	**	5	\$500
Wiring							
Thermoplastic	100%			2050	**	1	
Motor Controllers							
Locally Mounted	50%			2041	**	5	\$100
Motor Control Center	50%			2041	**	5	\$300
Ground							
Grounding Devices							
Generic	100%			LIFE	**	5	\$300
Lighting							
Interior Lighting							
Fluorescent	10%			2032	**	10	\$1,800
	<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
	<i>Location : Hallway, Lobby & Meeting Room</i>						
Fluorescent	90%			2032	**	10	\$16,400
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>						
	<i>Location : Throughout The Building</i>						
Egress Lighting							
Emergency, Battery	50%			2032	**	10	\$2,400
Exit, LED	50%			2059	**	1	
Exterior Lighting							
HID	100%			2032	**	10	\$100
Alarm							
Security System							
No Component	70%						
Generic	30%			2032	**	1	\$2,200
Fire/Smoke Detection							
Generic	100%			2032	**	1-3	\$12,600

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
KENSINGTON BRANCH LIBRARY
Asset # : 14461

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Energy Source							
Natural Gas	100%			2050	**	1	
Conversion Equipment							
Furnace	70%			2032	**	1	\$6,900
		<i>Other Observation, Extent : Light, Area Affected : 70%</i>					
		<i>Location : 2 Are On Lower Roof, 1 Is On Higher Roof</i>					
		<i>Explanation : 3 Package Units</i>					
Hot Water Boiler	30%			2041	**	1	\$3,000
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>					
		<i>Location : Basement Boiler Room</i>					
		<i>Explanation : 2 Units</i>					
Distribution							
Hot Wtr Piping/Pump	30%			2046	**	4	\$400
No Component	70%						
Terminal Devices							
Convactor/Radiator	30%			2041	**	1	\$1,900
No Component	70%						
Air Conditioning							
Energy Source							
Electricity	100%			2046	**	1	
Conversion Equipment							
Ext Pkg Unit - Heating/Cooling	100%			2032	**	2	\$1,200
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : 2 Are On Lower Roof, 1 Is On Higher Roof</i>					
		<i>Explanation : 3 Package Units</i>					
Heat Rejection							
Air Condenser Unit	100%			2032	**	2	\$13,900
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Higher Roof</i>					
		<i>Explanation : 3 Units</i>					
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$11,100
Exhaust Fans							
Roof	100%			2032	**	2	\$600
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2050	**	1	
Water Heater							
Gas Fired	100%			2023	\$4,600	2	\$300
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	
Sewage Ejector(s)							
Electric	100%			2032	**	4	\$1,600

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
KENSINGTON BRANCH LIBRARY
Asset # : 14461

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Backflow Preventer								
Generic	100%			2032	* *	1	\$1,200	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, 1, 2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Sprinkler								
Generic	100%			2050	* *	1-2	\$5,600	

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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : KINGS BAY BRANCH LIBRARY
Address : 3650 NOSTRAND AVE. NEAR AVENUE W
Borough : BROOKLYN **Agency's Number** : 44
Program / Asset # : BPL0K44.000 / 13254 **Yr Built/Renovated** : 1962 / 1999
Area Sq Ft : 14,885 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 11-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1
Block : 7405 **Lot** : 920 **BIN** : 3202630

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$139,100	\$150,600
Electrical		\$45,800
Total	\$139,100	\$196,500
Importance Code A	\$139,100	\$150,600
Importance Code B		\$45,800
Total	\$139,100	\$196,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$2,400			
Interior Architecture	\$13,200	\$600		\$2,700
Electrical	\$400	\$400	\$15,400	\$600
Mechanical	\$3,100	\$700	\$4,300	\$1,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$23,000	\$5,700	\$23,600	\$8,700
Importance Code A	\$3,100	\$700	\$800	\$700
Importance Code B	\$19,900	\$5,000	\$22,900	\$8,000
Importance Code C				
Total	\$23,000	\$5,700	\$23,600	\$8,700



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.

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

BROOKLYN PUBLIC LIBRARY - 038
KINGS BAY BRANCH LIBRARY
Asset # : 13254

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Brick	25%			LIFE	**	5	\$5,800	
Masonry: Brick	70%	0-2	\$48,800	LIFE	**	5	\$16,300	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : North, South And East Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%			LIFE	**	5	\$900	
Windows								
Aluminum	70%	0-2	\$2,400	2032	**	5	\$300	
<i>Water Penetration, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : West Facade, Staff Work Room</i>								
Glass Block	30%			LIFE	**	5	\$200	
Roof								
Modified Bitumen	100%	0-2	\$90,400	2024	\$150,600			1
<i>Blisters, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Ceramic Tile	5%			2033	**	5	\$1,100	
Vinyl Tile	95%			2029	**	3	\$10,700	
Interior Walls								
Gypsum Board	100%			LIFE	**	5	\$4,500	
Ceilings								
AcousTileSusp.Lay-In	90%			2037	**	5	\$20,200	
Gypsum Board	10%	Now	\$500	LIFE	**	5	\$2,800	
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Side At Mezzanine Below Duct</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2044	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 400 Amps</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2044	**	5	\$400	
Raceway								
Conduit	100%			2044	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
KINGS BAY BRANCH LIBRARY
Asset # : 13254

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	2%			2040	**	5		
Molded Case Bkrs	98%			2040	**	5	\$400	
Wiring								
Thermoplastic	100%			2044	**	1		
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								
Lighting								
Interior Lighting								
Fluorescent	95%			2029	**	10	\$13,000	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	5%			2029	**	10		
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,800	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2029	**	10		
Alarm								
Security System								
No Component	80%							
Generic	20%			2024	\$8,900	1	\$1,100	
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2024	\$45,800	1-3	\$2,700	

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		
Conversion Equipment								
Furnace	100%			2029	**	1	\$7,400	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 2 Package Units</i>								
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.

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

BROOKLYN PUBLIC LIBRARY - 038
KINGS BAY BRANCH LIBRARY
Asset # : 13254

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2029	* *	2	\$900	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 2 Package Units</i>						
Heat Rejection								
Air Condenser Unit	100%			2029	* *	2	\$10,400	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$8,300	
Exhaust Fans								
Roof	100%			2029	* *	2	\$500	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	* *	1		
Water Heater								
Electric	100%			2023	\$2,300	4	\$100	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s)								
Electric	100%			2024	\$11,000	4	\$1,600	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Mechanical Equipment Room</i>						
		<i>Explanation : 1 Unit</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, 1, 2</i>						
		<i>Explanation : 1 Unit</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name	: KINGS HIGHWAY BRANCH LIBRARY		
Address	: 2115 OCEAN AVE. @KINGS HIGHWAY		
Borough	: BROOKLYN	Agency's Number	: 45
Program / Asset #	: BPL0004.000 / 4206	Yr Built/Renovated	: 1962 / 2009
Area Sq Ft	: 23,822	Project Type	: BROOKLYN PUBLIC LIBRARY
Date of Survey	: 12-Oct-2012	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,2		
Block	: 6783	Lot	: 68
		BIN	: 3182576

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$89,100	
Interior Architecture	\$43,200	
Mechanical		\$282,100
Total	\$132,300	\$282,100
Importance Code A	\$89,100	
Importance Code B		\$282,100
Importance Code C	\$43,200	
Total	\$132,300	\$282,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$34,500		\$5,400	\$2,300
Interior Architecture	\$24,000			\$3,600
Electrical	\$800	\$700	\$700	\$900
Mechanical	\$7,300	\$2,800	\$6,600	\$3,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$70,400	\$7,500	\$16,600	\$14,200
Importance Code A	\$35,600	\$1,200	\$6,500	\$3,500
Importance Code B	\$34,800	\$6,300	\$10,100	\$10,600
Importance Code C				
Total	\$70,400	\$7,500	\$16,600	\$14,200



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.

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

BROOKLYN PUBLIC LIBRARY - 038
KINGS HIGHWAY BRANCH LIBRARY
Asset # : 4206

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Brick	90%	0-2	\$89,100	LIFE	**	5	\$29,800	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Kitchen And Office In Basement</i>								
Masonry: Limestone	2%			LIFE	**	5	\$500	
Metal Panel	5%			2044	**	5-10	\$11,400	
Window Wall	3%			2044	**	5	\$3,700	
Windows								
Aluminum	100%			2040	**	5	\$4,600	
Parapets								
Masonry: Brick	80%	Now	\$18,100	LIFE	**	5	\$3,200	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	15%	0-2	\$3,100	LIFE	**	5	\$700	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2044	**	5	\$800	
Roof								
Modified Bitumen	100%	Now	\$13,200	2029	**			
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over First Floor</i>								
<i>Patching Evident, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$7,800	
Ceramic Tile	5%	4+	\$3,400	2033	**	5	\$900	
<i>Worn/Eroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Public Bathrooms</i>								
Terrazzo	5%	Now	\$4,100	LIFE	**	5	\$1,400	
<i>Ponding, Extent : Light, Area Affected : 5%</i>								
<i>Location : By Exit Door On First Floor</i>								
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : By Exit Door On First Floor</i>								
<i>Explanation : Water Penetrates From The Outside During Heavy Rain, Flooding This Area</i>								
Vinyl Tile	80%			2029	**	3	\$14,300	

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.

BROOKLYN PUBLIC LIBRARY - 038
KINGS HIGHWAY BRANCH LIBRARY
Asset # : 4206

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Glass: Single Pane	5%			LIFE	**	5	\$2,100	
Gypsum Board	20%			LIFE	**	5	\$6,800	
Masonry: Fieldstone	5%			LIFE	**			
Plaster	50%			LIFE	**	5	\$8,400	
SGFT/Glazed Masonry	20%	0-2	\$43,200	LIFE	**			
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Kitchen And Office In Basement</i>								
Ceilings								
AcousTileSusp.Lay-In	45%	Now	\$12,900	2037	**	5	\$8,000	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 2nd Floor By Stair B, Auditorium, Basement By Elevator And Elevator Room</i>								
Exposed Concrete	25%			LIFE	**	5	\$1,400	
Plaster	25%			LIFE	**	5	\$5,600	
Wood	5%			LIFE	**	5	\$15,600	

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2050	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2050	**	5	\$100	
Raceway								
Conduit	100%			2054	**	1		
Panelboards								
Fused Disc Sw	5%			2046	**	5		
Molded Case Bkrs	95%			2046	**	5	\$600	
Wiring								
Thermoplastic	100%			2054	**	1		
Motor Controllers								
Locally Mounted	100%			2041	**	5	\$200	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								

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.

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

BROOKLYN PUBLIC LIBRARY - 038
KINGS HIGHWAY BRANCH LIBRARY
Asset # : 4206

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting Fluorescent	85%			2034	**	10	\$18,600	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Using T-8 Lamps</i>						
Fluorescent	15%			2034	**	10	\$3,300	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Using T-5 Lamps</i>						
Egress Lighting Emergency, Service	50%			2034	**	1		
Exit, Service	50%			2034	**	1		
Exterior Lighting HID	100%			2034	**	10	\$100	
Alarm								
Security System No Component	70%							
Generic	30%			2032	**	1	\$2,700	
Fire/Smoke Detection No Component	70%							
Generic	30%			2032	**	1-3	\$4,500	
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source Natural Gas	100%			2044	**	1		
Conversion Equipment Hot Water Boiler	100%			2037	**	1	\$11,800	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Boiler Room</i>						
		<i>Explanation : 2 Units</i>						
Distribution Hot Wtr Piping/Pump	100%			2040	**	4	\$1,200	
Terminal Devices Air Handler	40%			2029	**	1	\$5,900	
Convactor/Radiator	60%			2037	**	1	\$4,600	
Air Conditioning								
Energy Source Electricity	100%			2040	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
KINGS HIGHWAY BRANCH LIBRARY
Asset # : 4206

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	60%			2025	\$282,100	2	\$900	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 60%</i>								
<i>Location : Penthouse And 2nd Floor M E R</i>								
Ext Pkg Unit - Cooling	40%			2029	**	2	\$600	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>								
<i>Location : Roof</i>								
Heat Rejection								
Air Condenser Unit	60%			2029	**	2	\$10,000	
No Component	40%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$13,300	
Exhaust Fans								
Interior	95%			2032	**	2	\$700	
Roof	5%			2029	**	2		
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		
Water Heater								
Gas Fired	100%			2022	\$5,500	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%	0-2	\$1,600	LIFE	**	1		
<i>Other Observation, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Exit</i>								
<i>Explanation : Sewage Piping Is Under Sized Causing Water To Backup When It Rains</i>								
Sewage Ejector(s)								
Electric	100%			2029	**	4	\$2,500	
Backflow Preventer								
Generic	100%			2029	**	1	\$1,500	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-2</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Sprinkler								
No Component	70%							
Generic	30%			2044	**	1-2	\$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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : LEONARD BRANCH LIBRARY
Address : 81 DEVOE ST. @LEONARD ST.
Borough : BROOKLYN **Agency's Number** : 46
Program / Asset # : BPL0L46.000 / 13255 **Yr Built/Renovated** : 1908 / 1986
Area Sq Ft : 10,688 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 01-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 2762 **Lot** : 21 **BIN** : 3068818

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$178,300	
Interior Architecture		\$110,400
Electrical	\$35,000	
Mechanical	\$144,200	\$113,200
Total	\$357,500	\$223,600
Importance Code A	\$178,300	
Importance Code B	\$179,200	\$223,600
Total	\$357,500	\$223,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$52,400		\$9,200	
Interior Architecture	\$19,400	\$1,800		\$200
Electrical	\$36,700	\$1,100	\$10,500	\$1,200
Mechanical	\$3,700	\$2,200	\$41,800	\$2,200
Total	\$112,300	\$5,100	\$61,500	\$3,500
Importance Code A	\$52,900	\$500	\$9,700	\$500
Importance Code B	\$59,100	\$4,200	\$51,700	\$3,000
Importance Code C	\$300	\$400		
Total	\$112,300	\$5,100	\$61,500	\$3,500



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.

BROOKLYN PUBLIC LIBRARY - 038
LEONARD BRANCH LIBRARY
Asset # : 13255

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	5%	0-2	\$16,700	LIFE	**	5	\$8,100	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	90%	0-2	\$111,200	LIFE	**	5	\$18,600	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	5%	0-2	\$11,200	LIFE	**	5	\$800	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Building Base</i>								
Windows								
Aluminum	90%	Now	\$67,100	2049	**	5	\$800	
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Steel	10%	Now	\$9,300	2049	**	5	\$1,100	
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Parapets								
Masonry: Limestone	15%	Now	\$800	LIFE	**	5	\$200	
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Main Entry</i>								
Metal Rail	5%			2029	**	5-10	\$1,000	
No Component	80%							
Roof								
Modified Bitumen	50%			2029	**	10	\$8,600	
Slate	50%	Now	\$14,400	LIFE	**			
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$3,400	
Ceramic Tile	5%			2027	**	5	\$800	
Vinyl Tile	10%	Now	\$3,900	2024	\$13,000	3	\$600	
<i>Loose Units, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Poor Subfloor Evident, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Vinyl Tile	75%			2024	\$97,400	3	\$4,300	

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.

BROOKLYN PUBLIC LIBRARY - 038
LEONARD BRANCH LIBRARY
Asset # : 13255

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$700	
Concrete Masonry Unit	10%			LIFE	**	5	\$600	
Masonry: Brick	10%			LIFE	**			
Plaster	70%			LIFE	**	5	\$3,100	
Plaster	5%	Now	\$300	LIFE	**	5	\$200	
<i>Paint Peeling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Meeting Room</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Basement</i>								
Ceilings								
AcousTileConcealSpLn	60%	0-2	\$14,800	2037	**	5	\$5,800	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Meeting Room</i>								
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : First Floor, Basement</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : First Floor</i>								
Exposed Concrete	20%			LIFE	**	5	\$500	
Plaster	20%			LIFE	**	5	\$1,900	

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$1,500	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$300	
Raceway								
Conduit	95%			2024	\$29,500	1		
Conduit	5%			2044	**	1		
Panelboards								
Fused Disc Sw	5%			2023	\$700	5		
Molded Case Bkrs	95%			2023	\$14,100	5	\$300	
Wiring								
Braided Cloth	95%	2-4	\$26,100	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	5%			2044	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	

Ground

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BROOKLYN PUBLIC LIBRARY - 038
LEONARD BRANCH LIBRARY
Asset # : 13255

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices Generic	100%	2-4	\$9,400	LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Main Water Pipe</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting Fluorescent	90%			2032	**	10	\$8,800	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	10%			2019	\$35,000	10	\$1,000	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Book Shelves Area</i>								
Egress Lighting Emergency, Battery Exit, Service	50%			2029	**	10	\$1,300	
	50%			2029	**	1		
Exterior Lighting Fluorescent	20%			2019	\$6,800	10	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Front Of The Building</i>								
<i>Explanation : C F L Lamps In Use</i>								
HID	80%			2024	\$32,000	10		
Alarm								
Security System Generic	100%			2032	**	1	\$4,000	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection Generic	100%			2032	**	1-3	\$6,800	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Smoke Detectors, Manual Pull Station, Strobe Lights</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Natural Gas	100%			2034	**	1		
Conversion Equipment Hot Water Boiler	100%			2022	\$23,800	1	\$5,300	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : 1 Unit</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
LEONARD BRANCH LIBRARY
Asset # : 13255

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Distribution								
Hot Wtr Piping/Pump	100%			2023	\$53,200	4	\$500	
Terminal Devices								
Air Handler	40%			2019	\$22,800	1	\$2,600	
Convactor/Radiator	60%			2022	\$60,000	1	\$2,100	
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2019	\$35,900	1	\$5,000	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2019	\$45,000	1	\$6,600	
Heat Rejection								
Remote Air Cond	100%			2019	\$63,300	2	\$7,400	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,000	
Exhaust Fans								
Interior	100%			2019	\$11,700	2	\$300	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Gas Fired	100%			2019	\$2,500	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
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.

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

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : MACON BRANCH LIBRARY
Address : 361 LEWIS AVE. @ MACON ST.
Borough : BROOKLYN **Agency's Number** : 47
Program / Asset # : BPL0M47.000 / 13256 **Yr Built/Renovated** : 1907 / 2008
Area Sq Ft : 12,960 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 14-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 1665 **Lot** : 1 **BIN** : 3046408

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$199,900	
Total	\$199,900	
Importance Code A	\$199,900	
Total	\$199,900	

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$57,300			\$7,800
Interior Architecture	\$3,600	\$1,000	\$6,800	\$600
Electrical	\$1,100	\$900	\$900	\$1,200
Mechanical	\$2,100	\$1,300	\$2,300	\$1,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$68,100	\$7,100	\$13,900	\$15,200
Importance Code A	\$58,000	\$600	\$600	\$8,500
Importance Code B	\$10,100	\$5,900	\$13,300	\$6,700
Importance Code C		\$600		
Total	\$68,100	\$7,100	\$13,900	\$15,200



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.

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

BROOKLYN PUBLIC LIBRARY - 038
MACON BRANCH LIBRARY
Asset # : 13256

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$95,200	LIFE	**	5	\$10,600	
<i>Spalling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	15%	Now	\$22,500	LIFE	**	5	\$1,400	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornice</i>								
Windows								
Aluminum	60%			2040	**	5	\$2,000	
Wood	40%			2040	**	5	\$13,700	
Parapets								
Masonry: Brick	50%	Now	\$33,100	LIFE	**	5	\$1,900	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	50%	Now	\$60,000	LIFE	**	5	\$2,400	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Metal Panel	5%			2037	**	10	\$1,700	
Modified Bitumen	25%			2024	\$27,500	10	\$4,800	
Slate	70%	Now	\$44,700	LIFE	**			
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Side Of Roof</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : East Side Of Roof</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$1,800	
Ceramic Tile	5%			2033	**	5	\$800	
Panel/Paver: Cer/Brk	5%			2032	**	5	\$1,900	
Sheet Vinyl/Rubber	55%			2029	**	5	\$13,600	
Vinyl Tile	30%			2029	**	3	\$2,500	

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.

BROOKLYN PUBLIC LIBRARY - 038
MACON BRANCH LIBRARY
Asset # : 13256

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$1,100	
Gypsum Board	30%			LIFE	**	5	\$4,000	
Plaster	50%			LIFE	**	5	\$3,300	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Stairway</i>								
Wood	15%			LIFE	**	5	\$13,400	
Ceilings								
AcousTileSusp.Lay-In	25%			2037	**	5	\$4,100	
Gypsum Board	10%			LIFE	**	5	\$2,100	
Plaster	65%			LIFE	**	5	\$6,700	
Electrical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2050	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Air Circuit Breaker	100%			2050	**	5	\$100	
Raceway								
Conduit	100%			2050	**	1		
Panelboards								
Fused Disc Sw	5%			2046	**	5		
Molded Case Bkrs	95%			2046	**	5	\$300	
Wiring								
Thermoplastic	100%			2050	**	1		
Motor Controllers								
Locally Mounted	100%			2041	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	30%			2032	**	10	\$3,600	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	70%			2032	**	10	\$8,300	
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
MACON BRANCH LIBRARY
Asset # : 13256

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2032	**	10	\$1,600	
Exit, LED	50%			2059	**	1		
Exterior Lighting								
HID	100%			2032	**	10		

Alarm

Security System								
No Component	70%							
Generic	30%			2032	**	1	\$1,500	
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$8,200	

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

Heating

Energy Source								
Natural Gas	100%			2050	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$6,400	
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement Boiler Room</i>					
			<i>Explanation : 2 Gas Fired Modular Hot Water Boilers</i>					
Distribution								
Hot Wtr Piping/Pump	100%			2040	**	4	\$600	
Terminal Devices								
Air Handler	50%			2029	**	1	\$4,000	
Convactor/Radiator	50%			2037	**	1	\$2,100	

Air Conditioning

Energy Source								
Electricity	100%			2046	**	1		
Conversion Equipment								
Split Unit	100%			2029	**			
Terminal Devices								
Direct Expansion	40%			2029	**	1		
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement Mechanical Equipment Rooms</i>					
			<i>Explanation : Electric Duct Heater In Duct Work</i>					
No Component	60%							
Heat Rejection								
Not Accessible	100%							

Ventilation

Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,200	
Exhaust Fans								
Not Accessible	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.

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

BROOKLYN PUBLIC LIBRARY - 038
MACON BRANCH LIBRARY
Asset # : 13256

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
H/C Water Piping Brass/Copper	100%			2050	* *	1		
Water Heater Gas Fired	100%			2022	\$3,000	2	\$200	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Rigid Piping	100%			2029	* *	4	\$2,500	
Backflow Preventer No Component Generic	80% 20%			2029	* *	1	\$200	
		<i>Other Observation, Extent : Light, Area Affected : 20%</i>						
		<i>Location : Basement Boiler Room</i>						
		<i>Explanation : Boiler Only</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, St, 1, Mez</i>						
		<i>Explanation : One Unit</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : MAPLETON BRANCH LIBRARY
Address : 1702 60TH ST. @17TH AVENUE
Borough : BROOKLYN **Agency's Number** : 49
Program / Asset # : BPL0M49.000 / 13257 **Yr Built/Renovated** : 1955 / 2005
Area Sq Ft : 19,821 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 06-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 5518 **Lot** : 4 **BIN** : 3132091

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$369,800	
Interior Architecture		\$73,000
Mechanical		\$252,900
Total	\$369,800	\$325,900
Importance Code A	\$369,800	
Importance Code B		\$325,900
Total	\$369,800	\$325,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture				\$1,900
Interior Architecture	\$45,000	\$300		\$297,300
Electrical	\$2,300	\$1,600	\$21,600	\$2,000
Mechanical	\$2,600	\$1,500	\$3,300	\$2,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$53,800	\$7,400	\$28,900	\$307,100
Importance Code A	\$1,000	\$1,000	\$1,000	\$2,900
Importance Code B	\$52,800	\$6,100	\$27,900	\$304,200
Importance Code C		\$300		
Total	\$53,800	\$7,400	\$28,900	\$307,100



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.

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

BROOKLYN PUBLIC LIBRARY - 038
MAPLETON BRANCH LIBRARY
Asset # : 13257

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	95%	0-2	\$67,600	LIFE	**	5	\$22,600	
	<i>Water Penetration, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Bulk Head</i>							
Masonry: Limestone	5%			LIFE	**	5	\$900	
Windows								
Aluminum	100%			2040	**	5	\$3,800	
Parapets								
Masonry: Brick	90%	Now	\$220,400	LIFE	**	5	\$3,900	
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Bulkheads</i>							
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Bulkheads</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 40%</i>							
	<i>Location : Various Locations Throughout</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Covered In Black Tarp To Keep Rain Water Out</i>							
Masonry: Limestone	10%	Now	\$44,400	LIFE	**	5	\$500	
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Coping At Chimney</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Covered In Tarp To Keep Rain Water Out</i>							
Roof								
Modified Bitumen	100%	Now	\$37,500	2029	**			
	<i>Blisters, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Ponding, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Roof Stair Adjacent To Elevator</i>							

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.

BROOKLYN PUBLIC LIBRARY - 038
MAPLETON BRANCH LIBRARY
Asset # : 13257

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	65%			2020	\$284,900	3	\$45,000	
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : 2nd Floor</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$3,800	
Ceramic Tile	2%	4+	\$2,700	2033	**	5	\$300	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bathrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Bathrooms</i>								
Terrazzo	3%			LIFE	**	5	\$800	
Vinyl Tile	25%	4+	\$14,600	2024	\$73,000	3	\$3,200	
<i>Loose Units, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Basement</i>								
Interior Walls								
Ceramic Tile	3%			2033	**	5	\$600	
Concrete Masonry Unit	25%			LIFE	**	5	\$2,000	
Glass: Single Pane	2%			LIFE	**	5	\$300	
Gypsum Board	50%			LIFE	**	5	\$5,900	
Marble Panels	5%			LIFE	**	5		
Plaster	15%			LIFE	**	5	\$900	
<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Second Floor Meeting Room</i>								
Ceilings								
AcousTileSusp.Lay-In	90%			2037	**	5	\$31,200	
Exposed Concrete	5%			LIFE	**	5	\$300	
Gypsum Board	5%	Now	\$900	LIFE	**	5	\$2,200	
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Above Windows On 2nd Floor</i>								
Electrical								
System Component Type		Current Repair		Future Replacement		Maintenance		Priority
% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2034	**	5		
Molded Case Bkrs	50%			2034	**	5	\$300	
Raceway								
Conduit	100%			2034	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
MAPLETON BRANCH LIBRARY
Asset # : 13257

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2032	**	5		
Molded Case Bkrs	95%			2032	**	5	\$500	
Wiring								
Thermoplastic	100%			2034	**	1		
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
Lighting								
Interior Lighting								
Fluorescent	75%			2029	**	10	\$13,600	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Fluorescent	20%			2029	**	10	\$3,600	
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Incandescent	5%			2029	**	2		
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$2,400	
Exit, LED	45%			2052	**	1		
Exit, Service	5%			2029	**	1		
Exterior Lighting								
HID	100%			2029	**	10	\$100	
Alarm								
Security System								
No Component	30%							
Generic	70%			2032	**	1	\$5,200	
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$12,600	

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%	Now	\$800	2044	**	1		
		<i>Other Observation, Extent : Severe, Area Affected : 100%</i>						
		<i>Location : Basement Electric Room</i>						
		<i>Explanation : There Is No Air Vent For The Gas Meter Located In Electric Distribution Room - Dangerous Condition</i>						

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.

BROOKLYN PUBLIC LIBRARY - 038
MAPLETON BRANCH LIBRARY
Asset # : 13257

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Conversion Equipment								
Furnace	30%			2029	**	1	\$2,900	
	<i>Other Observation, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Penthouse</i>							
	<i>Explanation : 2 Units</i>							
Hot Water Boiler	70%			2037	**	1	\$6,900	
	<i>Other Observation, Extent : Light, Area Affected : 70%</i>							
	<i>Location : Basement Boiler Room</i>							
	<i>Explanation : 1 Unit</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$1,000	
Terminal Devices								
Convactor/Radiator	70%			2037	**	1	\$4,500	
No Component	30%							
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Cooling	100%			2025	\$252,900	2	\$1,200	
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Penthouse</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Penthouse</i>							
	<i>Explanation : 2 Units</i>							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$11,100	
Exhaust Fans								
Interior	90%			2029	**	2	\$500	
Roof	10%			2029	**	2	\$100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		
Water Heater								
Gas Fired	100%			2022	\$4,600	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : B, 1, 2</i>							
	<i>Explanation : 1 Unit</i>							

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.

BROOKLYN PUBLIC LIBRARY - 038
MAPLETON BRANCH LIBRARY
Asset # : 13257

*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.*

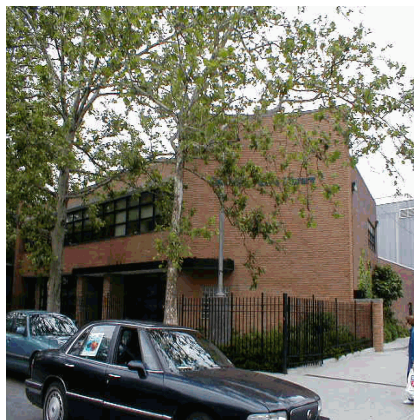
Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : MIDWOOD BRANCH LIBRARY
Address : 975 EAST 16TH ST. @ AVENUE J
Borough : BROOKLYN **Agency's Number** : 48
Program / Asset # : BPL0M48.000 / 13259 **Yr Built/Renovated** : 1955 / 2001
Area Sq Ft : 12,218 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 08-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 6709 **Lot** : 54 **BIN** : 3179706

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$146,100	
Electrical	\$8,000	\$125,400
Mechanical		\$119,000
Total	\$154,100	\$244,400
Importance Code A	\$146,100	
Importance Code B	\$8,000	\$244,400
Total	\$154,100	\$244,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$59,800			
Interior Architecture	\$19,600	\$800		\$1,600
Electrical	\$900	\$1,000	\$13,600	\$1,000
Mechanical	\$5,300	\$1,400	\$2,400	\$2,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$89,600	\$7,200	\$20,000	\$9,000
Importance Code A	\$60,400	\$600	\$600	\$600
Importance Code B	\$29,200	\$6,200	\$19,300	\$8,400
Importance Code C		\$500		
Total	\$89,600	\$7,200	\$20,000	\$9,000



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.

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

BROOKLYN PUBLIC LIBRARY - 038
MIDWOOD BRANCH LIBRARY
Asset # : 13259

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Glass Block	2%			LIFE	**	5	\$200	
Masonry: Brick	85%	Now	\$146,100	LIFE	**	5	\$16,300	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Light, Area Affected : 15%</i>								
<i>Location : 2nd Floor</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : North West Corner</i>								
Masonry: Fieldstone	13%			LIFE	**	5	\$1,900	
Windows								
Aluminum	100%	Now	\$24,900	2040	**	5	\$1,500	
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Around Windows In Staircase, Various Locations Throughout</i>								
Parapets								
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$3,000	
Concrete Masonry Unit	45%	2-4	\$4,500	LIFE	**	5	\$2,000	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations Throughout</i>								
Masonry: Brick	45%	0-2	\$20,200	LIFE	**	5	\$1,800	
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Exterior Face</i>								
Roof								
Modified Bitumen	95%	0-2	\$6,200	2029	**			
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Back Of Building</i>								
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Back Of Building</i>								
Skylight, Metal/Glass	5%	0-2	\$4,100	2044	**			
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Lower Roof</i>								
Interior								
Floors								
Ceramic Tile	5%			2033	**	5	\$700	
Terrazzo	10%	0-2	\$6,900	LIFE	**	5	\$1,200	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : At Stairs</i>								
Vinyl Tile	85%	0-2	\$5,400	2029	**	3	\$4,800	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : First And Second Floor Reading Area</i>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$900	
Concrete Masonry Unit	80%			LIFE	**	5	\$6,000	
Gypsum Board	15%			LIFE	**	5	\$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.

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.

BROOKLYN PUBLIC LIBRARY - 038
MIDWOOD BRANCH LIBRARY
Asset # : 13259

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	90%	0-2	\$5,400	2037	**	5	\$8,400	
<i>Staining/Discoloring, Extent : Light, Area Affected : 20%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Against Rear Wall On First Floor</i>								
Plaster	10%	Now	\$1,900	LIFE	**	5	\$900	
<i>Horizontal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement Boiler Room</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2044	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2044	**	5	\$100	
Raceway								
Conduit	100%			2044	**	1		
Panelboards								
Fused Disc Sw	5%			2040	**	5		
Molded Case Bkrs	95%			2040	**	5	\$300	
Wiring								
Thermoplastic	100%			2044	**	1		
Motor Controllers								
Locally Mounted	50%			2037	**	5		
Motor Control Center	50%			2037	**	5	\$200	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	93%			2029	**	10	\$10,400	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	2%			2019		10	\$200	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Storage Room</i>								
Fluorescent	5%			2029	**	10	\$600	
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Meeting Room</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
MIDWOOD BRANCH LIBRARY
Asset # : 13259

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,500	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	100%			2029	**	10		

Alarm

Security System								
No Component	70%							
Generic	30%			2024	\$11,000	1	\$1,400	
Fire/Smoke Detection								
Generic	100%			2024	\$125,400	1-3	\$7,500	

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

Heating

Energy Source								
Natural Gas	100%			2044	**	1		
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement Gas Room</i>								
<i>Explanation : There Is No Vent In The Gas Meter Room</i>								
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$6,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : 1 Unit</i>								
Distribution								
Hot Wtr Piping/Pump	100%			2040	**	4	\$600	
Terminal Devices								
Air Handler	60%			2024	\$39,200	1	\$4,500	
Convactor/Radiator	40%			2037	**	1	\$1,600	

Air Conditioning

Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%	Now	\$4,000	2024	\$79,800	2	\$600	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 3 Package Units. The Unit Serving 1st Floor Is Not Efficient</i>								

Ventilation

Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,800	

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
MIDWOOD BRANCH LIBRARY
Asset # : 13259

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Interior	80%			2029	* *	2	\$300	
Roof	20%			2024	\$1,900	2	\$100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	* *	1		
Water Heater								
Gas Fired	100%			2022	\$2,800	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s)								
Electric	100%			2024	\$11,000	4	\$1,600	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : 1 Set</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B - 2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Sprinkler								
No Component	70%							
Generic	30%			2044	* *	1-2	\$1,000	

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.

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

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : NEW LOTS BRANCH LIBRARY
Address : 665 NEW LOTS AVE. @BARBEY ST.
Borough : BROOKLYN **Agency's Number** : 52
Program / Asset # : BPL0006.000 / 4203 **Yr Built/Renovated** : 1957 / 2000
Area Sq Ft : 23,736 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 11-Oct-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 4090 **Lot** : 1 **BIN** : 3090726

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$660,100	
Interior Architecture	\$71,200	\$260,400
Electrical	\$622,500	\$35,900
Mechanical		\$106,000
Total	\$1,353,800	\$402,400
Importance Code A	\$660,100	
Importance Code B	\$693,700	\$402,400
Total	\$1,353,800	\$402,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$83,200			
Interior Architecture	\$50,500			\$3,900
Electrical	\$20,200	\$900	\$38,700	\$1,000
Mechanical	\$16,900	\$2,500	\$5,500	\$3,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$174,800	\$7,400	\$48,100	\$11,900
Importance Code A	\$93,800	\$1,200	\$1,200	\$1,200
Importance Code B	\$62,800	\$6,200	\$46,900	\$10,700
Importance Code C	\$18,200			
Total	\$174,800	\$7,400	\$48,100	\$11,900



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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Architecture	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	2%	Now	\$6,600	LIFE	**	5	\$3,000	
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Canopy At Service Entrance</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Canopy At Service Entrance</i>								
Masonry: Brick	81%	Now	\$215,700	LIFE	**	5	\$24,100	1
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Corners, Throughout</i>								
<i>Efflorescence, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Around Windows</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bulkheads, Around Windows</i>								
Metal Panel	2%	Now	\$2,100	2050	**	5	\$1,100	1
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Exterior Doors</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Exterior Doors</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Exterior Doors</i>								
Granite Panels	5%	Now	\$15,600	LIFE	**	5	\$1,100	
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Slate Panels	10%	Now	\$30,800	LIFE	**	5	\$2,200	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
Windows								
Aluminum	100%	Now	\$367,200	2049	**	5	\$4,400	
<i>Air Infiltration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Glazing Clouded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade, South Facade</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Architecture	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Parapets								
Masonry: Brick	95%	Now	\$77,200	LIFE	**	5	\$4,500	1
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners, Throughout</i>								
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade, South Facade</i>								
Masonry: Limestone	5%	Now	\$2,500	LIFE	**	5	\$300	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Coping</i>								
Roof								
Modified Bitumen	100%	Now	\$25,600	2029	**			
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Roof Over Second Floor</i>								
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Roof Over Second Floor</i>								
<i>Ponding, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Lower Roof Along New Lots Avenue</i>								
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,900	
Ceramic Tile	3%			2027	**	5	\$1,100	
Terrazzo	5%	0-2	\$4,100	LIFE	**	5	\$1,400	
<i>Ponding, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Landing Of Main Staircase - Slipping Hazard</i>								
Vinyl Tile	87%	2-4	\$13,000	2024	\$260,400	3	\$11,600	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : First Floor</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$1,100	
Glass: Single Pane	2%	0-2	\$15,700	LIFE	**	5	\$400	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Vestibule Doors At First, Basement And Second Floors</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Vestibule Doors At Basement, First And Second Floors</i>								
<i>Explanation : Deteriorated Finish</i>								
Gypsum Board	10%			LIFE	**	5	\$1,600	
Marble Panels	5%			LIFE	**			
Plaster	68%			LIFE	**	5	\$5,400	
SGFT/Glazed Masonry	5%	Now	\$2,500	LIFE	**			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Main Stair Between Basement And First Floor</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Main Stair Between Basement And First Floor</i>								
Ceilings								
AcousTileConcealSpLn	25%	Now	\$71,200	2044	**	5	\$5,600	
<i>Loose/Delam Surface, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Second Floors, Around Windows</i>								
AcousTileSusp.Lay-In	50%			2037	**	5	\$17,800	
Plaster	25%	Now	\$5,800	LIFE	**	5	\$5,600	
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Stairwell</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$2,500	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2024	\$16,000	5	\$100	
Molded Case Bkrs	50%			2024	\$16,000	5	\$300	
Raceway								
Conduit	70%			2034	**	1		
Conduit	30%			2024	\$9,300	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2023	\$2,200	5	\$100	
Molded Case Bkrs	60%			2023	\$13,300	5	\$400	
Molded Case Bkrs	30%			2040	**	5	\$200	
Wiring								
Braided Cloth	70%	2-4	\$19,200	2049	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2044	**	1		
Motor Controllers								
Locally Mounted	80%			2022	\$35,900	5	\$100	
Locally Mounted	20%			2037	**	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
Lighting								
Interior Lighting								
Fluorescent	75%			2019	\$583,600	10	\$16,300	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	20%			2029	**	10	\$4,400	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Incandescent	5%			2019	\$38,900	2		
Egress Lighting								
Emergency, Battery	10%			2029	**	10	\$600	
Emergency, Battery	40%			2019	\$12,700	10	\$2,300	
Exit, Service	5%			2029	**	1		
Exit, Service	45%			2019	\$1,500	1		
Alarm								
Security System								
No Component	70%							
Generic	30%			2029	**	1	\$2,700	
Fire/Smoke Detection								
No Component	65%							
Generic	35%			2029	**	1-3	\$5,300	

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2044	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Mechanical	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Hot Water Boiler	100%	Now	\$10,600	2037	**	1	\$10,600	
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Boiler Room</i>					
			<i>Other Observation, Extent : Light, Area Affected : 1%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : One Unit</i>					
Distribution								
Hot Wtr Piping/Pump	100%			2032	**	4	\$1,200	
Terminal Devices								
Convactor/Radiator	100%			2029	**	1	\$7,700	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		
Conversion Equipment								
Int Pkg Unit - Cooling	35%			2025	\$106,000	2	\$500	
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : 2 Units In The Basement</i>					
Ext Pkg Unit - Cooling	65%	Now	\$1,400	2029	**	2	\$800	
			<i>Corroded, Extent : Moderate, Area Affected : 15%</i>					
			<i>Location : Unit # 4</i>					
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : 2 Units Roof</i>					
Terminal Devices								
Fan Coil - Cooling	10%			2029	**	1	\$800	
No Component	90%							
Heat Rejection								
Air Condenser Unit	10%			2029	**	2	\$1,700	
No Component	90%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$13,200	
Exhaust Fans								
Interior	50%	Now	\$300	2024	\$13,000	2	\$300	
			<i>Not in Service, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Basement Staff Lounge</i>					
Roof	50%	Now	\$500	2024	\$9,300	2	\$300	
			<i>Corroded, Extent : Moderate, Area Affected : 15%</i>					
			<i>Location : Roof Exhaust Fans</i>					
Plumbing								
H/C Water Piping								
Brass/Copper	50%			2044	**	1		
Galv Iron/Steel	50%			2029	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW LOTS BRANCH LIBRARY
Asset # : 4203

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Water Heater Gas Fired	100%			2022	\$5,500	2	\$300	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : One Unit</i>						
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%	Now	\$1,600	LIFE	* *	1		
		<i>Blockage /Clogged, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : Roof Drain</i>						
		<i>Corroded, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : At Lobby Ceiling, Leaking From Roof Drain</i>						
Sewage Ejector(s) Electric	100%			2029	* *	4	\$2,500	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Not Accessible</i>						
Backflow Preventer No Component Generic	90%			2024	\$200	1	\$200	
	10%							
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Boiler Make Up Line</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Sprinkler No Component Generic	95%			2034	* *	1-2	\$300	
	5%							
Chemical System No Component Generic	90%			2022	\$2,600	1-3	\$5,100	
	10%							
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Fire Extinguishers</i>						

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : NEW UTRECHT BRANCH LIBRARY
Address : 1743 86TH ST. @BAY 17 STREET
Borough : BROOKLYN **Agency's Number** : 51
Program / Asset # : BPL0005.000 / 4204 **Yr Built/Renovated** : 1956 / 2000
Area Sq Ft : 22,455 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 23-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 6343 **Lot** : 64 **BIN** : 3165745

CAPITAL		FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$222,200	
Interior Architecture		\$212,400	
Electrical			\$852,500
Total		\$434,500	\$852,500
Importance Code A		\$222,200	
Importance Code B		\$212,400	\$852,500
Total		\$434,500	\$852,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$22,800	\$500		
Interior Architecture	\$42,600	\$3,200	\$400	
Electrical	\$17,400	\$900	\$600	\$700
Mechanical	\$7,300	\$2,200	\$4,700	\$2,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$94,000	\$10,700	\$9,700	\$6,900
Importance Code A	\$23,800	\$1,700	\$1,100	\$1,100
Importance Code B	\$47,200	\$9,100	\$8,600	\$5,800
Importance Code C	\$23,000			
Total	\$94,000	\$10,700	\$9,700	\$6,900



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.

BROOKLYN PUBLIC LIBRARY - 038
NEW UTRECHT BRANCH LIBRARY
Asset # : 4204

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$38,200	LIFE	**	5	\$25,600	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, Chimney</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : At Northwest Corner</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : At Stairs Walls</i>								
Masonry: Fieldstone	1%	0-2	\$1,200	LIFE	**	5	\$200	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	8%	Now	\$12,300	LIFE	**	5	\$1,700	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Window Wall	1%			2043	**	5	\$1,100	
Windows								
Aluminum	100%	Now	\$184,000	2048	**	5	\$2,200	
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
<i>Hardware Missing, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$400	
Masonry: Brick	90%	Now	\$2,800	LIFE	**	5	\$1,000	1
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Interior Face Of South Parapet</i>								
Masonry: Limestone	5%	0-2	\$600	LIFE	**	5	\$100	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	100%	Now	\$5,900	2028	**			
<i>Blisters, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Main Roof</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Children Room Ceiling</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW UTRECHT BRANCH LIBRARY
Asset # : 4204

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,700	
Ceramic Tile	5%			2032	**	5	\$1,700	
Terrazzo	5%			LIFE	**	5	\$1,300	
Vinyl Tile	10%			2028	**	3	\$1,300	
Vinyl Tile	75%			2018	\$212,400	3	\$9,500	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Gypsum Board	10%			LIFE	**	5	\$1,800	
Plaster	80%			LIFE	**	5	\$7,200	
SGFT/Glazed Masonry	10%	Now	\$23,000	LIFE	**			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : At Stairs</i>								
Ceilings								
AcousTileConcealSpLn	25%	0-2	\$6,700	2036	**	5	\$5,300	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	10%			LIFE	**	5	\$500	
Gypsum Board	10%			LIFE	**	5	\$4,200	
Plaster	55%	Now	\$12,000	LIFE	**	5	\$11,600	
<i>Water Penetration, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Children Recreational Room</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$2,500	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	50%			2023	\$16,000	5	\$300	
Molded Case Bkrs	50%			2023	\$16,000	5	\$300	
Raceway								
Conduit	60%			2023	\$18,600	1		
Conduit	40%			2043	**	1		
Panelboards								
Molded Case Bkrs	25%			2039	**	5	\$100	
Molded Case Bkrs	70%			2022	\$15,600	5	\$400	
Molded Case Bkrs	5%			2045	**	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.

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

BROOKLYN PUBLIC LIBRARY - 038
NEW UTRECHT BRANCH LIBRARY
Asset # : 4204

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Wiring								
Braided Cloth	60%	2-4	\$16,500	2048	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2043	**	1		
Thermoplastic	10%			2049	**	1		
Motor Controllers								
Locally Mounted	10%			2040	**	5		
Locally Mounted	90%			2036	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								
Lighting								
Interior Lighting								
Fluorescent	85%			2023	\$625,800	10	\$17,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-12 Lamps</i>								
HID	5%			2023	\$14,500	10		
Incandescent	10%			2023	\$73,600	2	\$100	
Egress Lighting								
Emergency, Service	50%			2023	\$5,500	1		
Exit, Service	50%			2023	\$1,600	1		
Exterior Lighting								
HID	100%			2023	\$84,000	10	\$100	
Alarm								
Security System								
No Component	80%							
Generic	20%			2023	\$13,500	1	\$1,700	
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2023	\$69,100	1-3	\$4,300	

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2043	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
NEW UTRECHT BRANCH LIBRARY
Asset # : 4204

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Hot Water Boiler	100%	Now	\$1,000	2040	**	1	\$10,000	
			<i>Malfunctioning, Extent : Moderate, Area Affected : 5%</i>					
			<i>Location : Thermostat Control System</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : One Unit</i>					
Distribution								
Hot Wtr Piping/Pump	100%			2039	**	4	\$1,100	
Terminal Devices								
Air Handler	40%			2028	**	1	\$5,600	
Convactor/Radiator	60%			2036	**	1	\$4,400	
Air Conditioning								
Energy Source								
Electricity	100%			2039	**	1		
Conversion Equipment								
Ext Pkg Unit - Cooling	100%	Now	\$5,100	2028	**	2	\$1,100	
			<i>Malfunctioning, Extent : Moderate, Area Affected : 5%</i>					
			<i>Location : Thermostat Control System</i>					
Terminal Devices								
Direct Expansion	100%			2028	**	1		
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,500	
Exhaust Fans								
Interior	10%	Now	\$100	2028	**	2	\$100	
			<i>Broken, Extent : Moderate, Area Affected : 5%</i>					
			<i>Location : Bathrooms</i>					
Roof	90%			2028	**	2	\$600	
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2028	**	1		
Water Heater								
Gas Fired	100%			2021		2	\$5,200	\$300
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B-2</i>					
			<i>Explanation : 1 Unit</i>					

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : PACIFIC BRANCH LIBRARY
Address : 25 FOURTH AVENUE @PACIFIC STREET
Borough : BROOKLYN **Agency's Number** : 69
Program / Asset # : BPL0P69.000 / 13261 **Yr Built/Renovated** : 1903 / 2000
Area Sq Ft : 15,758 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 04-Apr-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,Mez,2
Block : 928 **Lot** : 6 **BIN** : 3018376

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$225,200	
Interior Architecture		\$159,700
Electrical	\$572,000	
Mechanical	\$196,600	
Total	\$993,800	\$159,700
Importance Code A	\$225,200	
Importance Code B	\$768,600	\$159,700
Total	\$993,800	\$159,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$34,900		\$10,700	
Interior Architecture	\$37,300		\$900	\$66,200
Electrical	\$10,400	\$1,100	\$39,700	\$900
Mechanical	\$1,700	\$9,200	\$11,100	\$2,100
Total	\$84,300	\$10,300	\$62,300	\$69,200
Importance Code A	\$35,700	\$800	\$11,600	\$800
Importance Code B	\$36,500	\$9,500	\$50,700	\$68,400
Importance Code C	\$12,100			
Total	\$84,300	\$10,300	\$62,300	\$69,200



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.

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

BROOKLYN PUBLIC LIBRARY - 038
PACIFIC BRANCH LIBRARY
Asset # : 13261

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$34,600	
Masonry: Fieldstone	5%	Now	\$34,900	LIFE	**	5	\$1,500	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Retaining Walls At Exterior Stairs</i>								
<i>Open Joints, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Retaining Walls At Exterior Stairs</i>								
Masonry: Limestone	10%	Now	\$48,900	LIFE	**	5	\$3,100	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Windows Sills</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Window Sills</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Windows</i>								
Windows								
Wood	100%	Now	\$126,400	2049	**	5	\$22,700	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	80%	Now	\$49,800	LIFE	**	5	\$4,400	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	10%			LIFE	**	5	\$700	
Metal Panel	10%			2044	**	5	\$2,100	
Roof								
Asphalt Shingle	40%			2033	**	10	\$1,100	
Modified Bitumen	60%			2029	**	10	\$9,600	
Interior								
Floors								
Carpet	20%			2020	\$61,900	3	\$9,800	
Cast in Place Concrete	10%			LIFE	**	5	\$5,400	
Ceramic Tile	5%			2027	**	5	\$1,200	
Sheet Vinyl/Rubber	5%			2024	\$36,000	5	\$1,800	
Vinyl Tile	60%	0-2	\$12,400	2024	\$123,700	3	\$5,500	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : 2nd Floor</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement And Meeting Room</i>								
<i>Explanation : 9x9 Tiles</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
PACIFIC BRANCH LIBRARY
Asset # : 13261

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2027	**	5	\$900	
Gypsum Board	10%			LIFE	**	5	\$1,100	
Plaster	80%	2-4	\$11,600	LIFE	**	5	\$4,400	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Basement</i>								
Wood	5%			LIFE	**	5	\$3,700	
Ceilings								
AcousTileSusp.Lay-In	5%	Now	\$9,800	2044	**	5	\$600	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Men's Bathroom In Basement</i>								
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Men's Bathroom In Basement</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Men's Bathroom In Basement</i>								
Gypsum Board	5%			LIFE	**	5	\$1,500	
Plaster	90%			LIFE	**	5	\$13,800	

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,500	5	\$400	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$400	
Raceway								
Conduit	100%			2024	\$31,100	1		
Panelboards								
Fused Disc Sw	10%			2023	\$1,500	5		
Molded Case Bkrs	90%			2023	\$13,300	5	\$400	
Wiring								
Thermoplastic	100%			2024	\$27,500	1		
Motor Controllers								
Locally Mounted	100%			2022	\$29,900	5	\$100	
Ground								
Grounding Devices								
Generic	100%	2-4	\$9,400	LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Explanation : Corroded</i>								

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.

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

BROOKLYN PUBLIC LIBRARY - 038
PACIFIC BRANCH LIBRARY
Asset # : 13261

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting								
Fluorescent	68%			2019	\$351,300	10	\$9,800	
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-12 Lamps</i>						
Fluorescent	30%			2029	**	10	\$4,300	
		<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Offices & 2nd Floor</i>						
Incandescent	2%			2019	\$10,300	2		
Egress Lighting								
Emergency, Battery	50%			2019	\$10,500	10	\$1,900	
Exit, Service	50%			2019	\$1,100	1		
		<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Exterior Lighting								
HID	100%			2019	\$59,000	10		
Alarm								
Fire/Smoke Detection								
Generic	100%			2019	\$161,700	1-3	\$9,700	
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2034	**	1		
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$7,800	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : (1) Gas Fired Hot Water Boiler</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2040	**	4	\$800	
Terminal Devices								
Air Handler	80%			2019	\$67,400	1	\$7,800	
		<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Roof And Basement, Equipment Approaching Useful Life Cycle Limit</i>						
Convactor/Radiator	20%			2029	**	1	\$1,000	
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
PACIFIC BRANCH LIBRARY
Asset # : 13261

Mechanical	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	25%	Now	\$77,800	2029	**	2	\$200	
<i>Unit Inoperable, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Ext Pkg Unit - Heating/Cooling	50%	Now	\$51,500	2034	**	2	\$400	
<i>Unit Inoperable, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Roof</i>								
Window/Wall Unit	25%			2019	\$8,000	1		
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,800	
Exhaust Fans								
No Component	50%							
Not Accessible	50%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		
Water Heater								
Gas Fired	100%			2022	\$3,600	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Submersible	100%			2018	\$6,600	4	\$2,500	
Backflow Preventer								
No Component	80%							
Generic	20%			2029	**	1	\$200	
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Explanation : Boiler Only</i>								
Fixtures								
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.

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : PARK SLOPE/PROSPECT BRANCH LIBRARY
Address : 431 SIXTH AVE. @9TH STREET
Borough : BROOKLYN **Agency's Number** : 53
Program / Asset # : BPL0P53.000 / 13262 **Yr Built/Renovated** : 1906 / 2012
Area Sq Ft : 15,868 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 25-Feb-2013 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,Mez
Block : 1006 **Lot** : 1 **BIN** : 3022144

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$146,100	\$45,600
Interior Architecture	\$55,100	
Electrical		\$121,800
Total	\$201,200	\$167,300
Importance Code A	\$146,100	\$45,600
Importance Code B	\$55,100	\$121,800
Total	\$201,200	\$167,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$58,000		\$5,000	
Interior Architecture	\$400			\$2,500
Electrical	\$1,300	\$800	\$900	\$1,400
Mechanical	\$1,600	\$4,100	\$2,800	\$4,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$65,300	\$8,900	\$12,700	\$12,400
Importance Code A	\$58,800	\$800	\$5,700	\$1,000
Importance Code B	\$6,400	\$8,200	\$6,900	\$11,400
Importance Code C				
Total	\$65,300	\$8,900	\$12,700	\$12,400



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.

BROOKLYN PUBLIC LIBRARY - 038
PARK SLOPE/PROSPECT BRANCH LIBRARY

Asset # : 13262

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$99,200	LIFE	**	5	\$30,300	
<i>Efflorescence, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	10%	4+	\$46,900	LIFE	**	5	\$2,700	
<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Stucco Cement	5%	Now	\$16,800	2029	**	5	\$2,200	
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Throughout Moat Areas</i>								
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Moat Areas</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Actual Bluestone</i>								
Windows								
Aluminum	100%	Now	\$25,600	2040	**	5	\$2,800	
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	85%	Now	\$10,900	LIFE	**	5	\$3,500	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	10%	0-2	\$4,700	LIFE	**	5	\$500	
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2044	**	5	\$800	
Roof								
Copper/Terne	80%			2052	**	10	\$45,600	
Modified Bitumen	20%			2029	**	10	\$4,600	

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.

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BROOKLYN PUBLIC LIBRARY - 038
PARK SLOPE/PROSPECT BRANCH LIBRARY

Asset # : 13262

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$2,600	
Ceramic Tile	3%			2037	**	5	\$700	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Bathrooms, 2012</i>								
Glass Block	5%			2059	**	1		
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine Level, 2012</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine Level</i>								
<i>Explanation : Suspended Glass Panels</i>								
Mosaic Tile	2%			2041	**	5	\$1,200	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Lobby, 2012</i>								
Vinyl Tile	85%	4+	\$55,100	2032	**	3	\$7,500	
<i>Adhesion Failure, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Recent Replace Evident, Extent : Light, Area Affected : 90%</i>								
<i>Location : Throughout Public Areas, 2012</i>								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$300	
Glass: Single Pane	5%			LIFE	**	5	\$600	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Lobby, 2012</i>								
Gypsum Board	10%			LIFE	**	5	\$900	
Plaster	70%			LIFE	**	5	\$3,200	
Wood	5%			LIFE	**	5	\$3,000	
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout, 2012</i>								
Wood	5%			LIFE	**	5	\$3,000	
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout, 2012</i>								
Ceilings								
AcousTileSusp.Lay-In	10%			2041	**	5	\$2,300	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Various Locations Throughout, 2012</i>								
Glass: Susp Panels	10%			LIFE	**			
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine Level, 2012</i>								
Plaster	80%			LIFE	**	5	\$11,700	
<i>Recent Repair Evident, Extent : Light, Area Affected : 90%</i>								
<i>Location : Various Locations Throughout, 2012</i>								

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.

BROOKLYN PUBLIC LIBRARY - 038
PARK SLOPE/PROSPECT BRANCH LIBRARY

Asset # : 13262

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2050	**	5	\$400	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 400 Amps Main Disconnect Switch</i>							
<hr/>								
Switchgear / Switchboard								
Molded Case Bkrs	70%			2050	**	5	\$300	
Molded Case Bkrs	30%			2034	**	5	\$100	
<hr/>								
Raceway								
Conduit	70%			2034	**	1		
Conduit	30%			2050	**	1		
<hr/>								
Panelboards								
Fused Disc Sw	5%			2032	**	5		
Molded Case Bkrs	10%			2032	**	5		
Molded Case Bkrs	85%			2046	**	5	\$400	
<hr/>								
Wiring								
Thermoplastic	30%			2050	**	1		
Thermoplastic	70%			2034	**	1		
<hr/>								
Motor Controllers								
Locally Mounted	50%			2029	**	5	\$100	
Locally Mounted	50%			2041	**	5	\$100	
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	60%			2032	**	10	\$8,700	
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	30%			2032	**	10	\$4,400	
	<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	10%			2024	\$56,900	10	\$1,500	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Kitchen & Auditorium</i>							
	<i>Explanation : T-12 Lamps</i>							
<hr/>								
Egress Lighting								
Emergency, Battery	15%			2024	\$3,500	10	\$600	
Emergency, Battery	35%			2032	**	10	\$1,300	
Exit, LED	30%			2059	**	1		
Exit, Service	10%			2024	\$200	1		
Exit, Service	10%			2032	**	1		
<hr/>								
Exterior Lighting								
HID	100%			2024	\$64,900	10		
<hr/>								
Lightning Protection								
Arresters/Cabling								
Generic	100%			2027	**	5	\$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.

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BROOKLYN PUBLIC LIBRARY - 038
PARK SLOPE/PROSPECT BRANCH LIBRARY

Asset # : 13262

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

Alarm

Security System

No Component

70%

Generic

30%

2032

**

1

\$1,800

Fire/Smoke Detection

No Component

25%

Generic

75%

2032

**

1-3

\$7,600

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

Heating

Energy Source

Natural Gas

100%

2044

**

1

Other Observation, Extent : Moderate, Area Affected : 100%

Location : Parking Lot Area

Explanation : Oil Tank Abandoned In Place

Conversion Equipment

Hot Water Boiler

100%

2037

**

1

\$7,900

Other Observation, Extent : Light, Area Affected : 100%

Location : Basement

Explanation : 1 Gas Fired How Water Boiler

Distribution

Hot Wtr Piping/Pump

100%

2040

**

4

\$800

Terminal Devices

Air Handler

60%

2032

**

1

\$5,900

Convactor/Radiator

20%

2029

**

1

\$1,000

Convactor/Radiator

20%

2041

**

1

\$1,000

Air Conditioning

Energy Source

Electricity

100%

2040

**

1

Conversion Equipment

Int Pkg Unit - Cooling

100%

2028

**

2

\$1,000

Recent Installation, Extent : Light, Area Affected : 100%

Location : Basement Mechanical Room And Fan Room

Heat Rejection

Air Condenser Unit

100%

2032

**

2

\$11,100

Recent Installation, Extent : Light, Area Affected : 100%

Location : In Front Of Building

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

**

2-5

\$8,800

Exhaust Fans

Interior

100%

2024

\$19,000

2

\$500

Plumbing

H/C Water Piping

Brass/Copper

100%

2034

**

1

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BROOKLYN PUBLIC LIBRARY - 038
PARK SLOPE/PROSPECT BRANCH LIBRARY

Asset # : 13262

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Water Heater								
Gas Fired	100%			2022	\$4,000	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
No Component	80%							
Generic	20%			2029	* *	1	\$200	
		<i>Other Observation, Extent : Light, Area Affected : 20%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : Serves Boiler Only</i>						
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Through Second Floor</i>						
		<i>Explanation : Newly Installed Hydraulic Elevator</i>						

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

Print Date : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : RYDER BRANCH LIBRARY
Address : 5902 23RD AVE. @59 STREET
Borough : BROOKLYN **Agency's Number** : 80
Program / Asset # : BPL0R80.000 / 13265 **Yr Built/Renovated** : 1970 / 1998
Area Sq Ft : 10,690 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 06-Mar-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 6548 **Lot** : 37 **BIN** : 3172049

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$89,100	
Interior Architecture	\$59,000	
Electrical	\$109,700	\$336,400
Mechanical		\$144,200
Total	\$257,700	\$480,700
Importance Code A	\$89,100	
Importance Code B	\$168,700	\$480,700
Total	\$257,700	\$480,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$23,900			
Interior Architecture	\$21,900	\$100		\$900
Electrical	\$14,500	\$800	\$2,500	\$800
Mechanical	\$1,800	\$3,300	\$5,100	\$3,600
Total	\$62,100	\$4,300	\$7,600	\$5,200
Importance Code A	\$24,400	\$500	\$700	\$500
Importance Code B	\$37,700	\$3,700	\$6,900	\$4,700
Importance Code C		\$100		
Total	\$62,100	\$4,300	\$7,600	\$5,200



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.

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

BROOKLYN PUBLIC LIBRARY - 038
RYDER BRANCH LIBRARY
Asset # : 13265

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	10%			LIFE	**	5	\$4,200	
Masonry: Brick	90%			LIFE	**	5	\$7,500	
Windows								
Aluminum	100%	Now	\$23,900	2032	**	5	\$1,400	
<i>Air Infiltration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	100%	0-2	\$89,100	2034	**			
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$1,800	
Quarry Tile	5%			2037	**	5	\$600	
Vinyl Tile	85%	0-2	\$59,000	2034	**	3	\$2,600	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Ceramic Tile	3%			2033	**	5	\$200	
Concrete Masonry Unit	40%			LIFE	**	5	\$1,200	
Gypsum Board	47%			LIFE	**	5	\$2,100	
Masonry: Brick	10%			LIFE	**			
Ceilings								
AcousTile,Adhered	35%	4+	\$8,000	2037	**	5	\$1,400	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	50%	4+	\$13,200	2037	**	5	\$2,100	
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Steel	5%			LIFE	**			
Gypsum Board	10%	2-4	\$400	LIFE	**	5	\$1,000	
<i>Horizontal Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : Main Public Space</i>								

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.

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BROOKLYN PUBLIC LIBRARY - 038
RYDER BRANCH LIBRARY
Asset # : 13265

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,500	5	\$300	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st Floor, Mechanical Room</i>							
	<i>Explanation : One 350 Amps Main Disconnect Switch</i>							
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$300	
Raceway								
Conduit	80%			2024	\$24,800	1		
Conduit	20%			2044	**	1		
Panelboards								
Fused Disc Sw	5%			2023	\$700	5		
Molded Case Bkrs	75%			2023	\$11,100	5	\$200	
Molded Case Bkrs	20%			2040	**	5	\$100	
Wiring								
Braided Cloth	50%	2-4	\$13,700	2049	**	1		
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Thermoplastic	20%			2044	**	1		
Thermoplastic	30%			2024	\$8,200	1		
Motor Controllers								
Locally Mounted	100%			2022	\$29,900	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	96%			2024	\$336,400	10	\$9,400	
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-12 Lamps</i>							
Incandescent	4%			2024	\$14,000	2		
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,300	
Exit, Service	50%			2029	**	1		
Exterior Lighting								
HID	50%			2024	\$20,000	10		
Incandescent	50%			2024	\$17,000	2		
Alarm								
Security System								
No Component	70%							
Generic	30%			2034	**	1	\$1,200	
Fire/Smoke Detection								
Generic	100%			2019	\$109,700	1-3	\$6,600	

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.

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.

BROOKLYN PUBLIC LIBRARY - 038
RYDER BRANCH LIBRARY
Asset # : 13265

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Energy Source							
Natural Gas	100%			2044	**	1	
Conversion Equipment							
Furnace	70%			2029	**	1	\$3,700
		<i>Other Observation, Extent : Light, Area Affected : 70%</i>					
		<i>Location : 1st Floor Equipment Room</i>					
		<i>Explanation : 3 Units</i>					
Hot Water Boiler	30%			2037	**	1	\$1,600
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>					
		<i>Location : 1st Floor Equipment Room</i>					
		<i>Explanation : 1 Unit</i>					
Distribution							
Hot Wtr Piping/Pump	100%			2032	**	4	\$500
Terminal Devices							
Convactor/Radiator	30%			2037	**	1	\$1,000
No Component	70%						
Air Conditioning							
Energy Source							
Electricity	100%			2040	**	1	
Conversion Equipment							
Reciprocating Compr/Chiller	100%			2024	\$36,000	1	\$5,000
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Roof</i>					
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Roof</i>					
		<i>Explanation : Four Split Systems, Roof Mounted Air Condensers</i>					
Terminal Devices							
Air Handler/Cool/Ht	100%			2024	\$45,000	1	\$6,600
Heat Rejection							
Remote Air Cond	100%			2024	\$63,300	2	\$7,400
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,000
Exhaust Fans							
Interior	80%			2024	\$9,400	2	\$300
Roof	20%			2024	\$1,700	2	\$100
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2044	**	1	
Water Heater							
Gas Fired	100%			2019	\$2,500	2	\$200
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
RYDER BRANCH LIBRARY
Asset # : 13265

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Fixtures								
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.
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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : SARATOGA BRANCH LIBRARY
 Address : 8 THOMAS S BOYLAND ST. @MACON ST.
 Borough : BROOKLYN Agency's Number : 57
 Program / Asset # : BPL0S57.000 / 13266 Yr Built/Renovated : 1908 / 2002
 Area Sq Ft : 10,690 Project Type : BROOKLYN PUBLIC LIBRARY
 Date of Survey : 15-Mar-2013 Landmark Status : NONE
 Areas Surveyed : Basement, Roof, Floors 1
 Block : 1498 Lot : 35 BIN : 3040218

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$39,800	
Interior Architecture	\$89,000	
Electrical	\$245,300	\$145,100
Mechanical		\$99,200
Total	\$374,100	\$244,400
Importance Code A	\$39,800	
Importance Code B	\$334,300	\$244,400
Total	\$374,100	\$244,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$30,100			
Interior Architecture		\$800	\$600	\$1,300
Electrical	\$1,200	\$1,000	\$8,000	\$1,300
Mechanical	\$1,500	\$3,100	\$2,300	\$3,300
Total	\$32,800	\$4,900	\$11,000	\$6,000
Importance Code A	\$30,600	\$500	\$600	\$500
Importance Code B	\$2,200	\$3,900	\$10,400	\$5,500
Importance Code C		\$500		
Total	\$32,800	\$4,900	\$11,000	\$6,000



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.

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

BROOKLYN PUBLIC LIBRARY - 038
SARATOGA BRANCH LIBRARY
Asset # : 13266

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Brick	75%			LIFE	**	5	\$11,800	
Masonry: Limestone	20%			LIFE	**	5	\$2,400	
Metal Panel	5%	Now	\$1,100	2034	**	5	\$1,500	
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Metal Panel Covers At South And East Facades</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Metal Panel Covers At South And East Facades</i>								
<hr/>								
Windows								
Glass Block	5%			LIFE	**	5	\$100	
Wood	95%	Now	\$28,900	2032	**	5	\$17,300	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<hr/>								
Parapets								
Masonry: Limestone	100%			LIFE	**	5	\$3,300	
<hr/>								
Roof								
Slate	100%	Now	\$39,800	LIFE	**			
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Severe, Area Affected : 50%</i>								
<i>Location : At Gutters</i>								
<hr/>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$2,700	
Ceramic Tile	5%			2033	**	5	\$600	
Vinyl Tile	85%	Now	\$89,000	2034	**	3	\$4,000	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Main Entrance</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : First Floor</i>								
<hr/>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$1,100	
Concrete Masonry Unit	5%			LIFE	**	5	\$400	
Masonry: Brick	20%			LIFE	**			
Plaster	70%			LIFE	**	5	\$4,400	
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	10%			2029	**	5	\$1,200	
Plaster	90%			LIFE	**	5	\$7,000	
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	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.

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.

BROOKLYN PUBLIC LIBRARY - 038
SARATOGA BRANCH LIBRARY
Asset # : 13266

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2044	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2044	**	5	\$300	
Raceway								
Conduit	100%			2044	**	1		
Panelboards								
Fused Disc Sw	20%			2040	**	5	\$100	
Molded Case Bkrs	80%			2040	**	5	\$200	
Wiring								
Thermoplastic	100%			2044	**	1		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	70%			2019	\$245,300	10	\$6,900	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%			2024	\$105,100	10	\$2,900	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Battery	50%			2024	\$7,100	10	\$1,300	
Exit, Service	50%			2024	\$800	1		
Exterior Lighting								
HID	100%			2024	\$40,000	10		
Alarm								
Security System								
Generic	100%			2032	**	1	\$4,000	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Inside And Outside The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection								
Generic	100%			2032	**	1-3	\$6,800	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Horns, Manual Pull Stations, Smoke Detectors And Strobe Lights</i>								

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

BROOKLYN PUBLIC LIBRARY - 038
SARATOGA BRANCH LIBRARY
Asset # : 13266

Mechanical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	* *	1		
Conversion Equipment								
Hot Water Boiler	100%			2037	* *	1	\$5,300	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : 1 Unit</i>								
Distribution								
Hot Wtr Piping/Pump	100%			2032	* *	4	\$500	
Terminal Devices								
Air Handler	40%			2024	\$22,800	1	\$2,600	
Convactor/Radiator	60%			2037	* *	1	\$2,100	
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2024	\$36,000	1	\$5,000	
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2nd Fl. New Extension</i>								
Terminal Devices								
Direct Expansion	100%			2024	\$32,900	1		
Heat Rejection								
Remote Air Cond	100%			2024	\$63,300	2	\$7,400	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,000	
Exhaust Fans								
Interior	100%			2024	\$11,700	2	\$300	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Gas Fired	100%			2022	\$2,500	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-1</i>								
<i>Explanation : One Hyd Chair Lift</i>								

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : **STONE AVENUE BRANCH LIBRARY**
 Address : **581 MOTHER GASTON BLVD. @ DUMONT AVE.**
 Borough : **BROOKLYN** Agency's Number : **26**
 Program / Asset # : **BPL0S26.000 / 13268** Yr Built/Renovated : **1914 / 2007**
 Area Sq Ft : **14,252** Project Type : **BROOKLYN PUBLIC LIBRARY**
 Date of Survey : **12-Mar-2013** Landmark Status : **NONE**
 Areas Surveyed : **Basement, Roof, Floors 1,m,2**
 Block : **3794** Lot : **18** BIN : **3084596**

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Interior Architecture	\$81,400	
Electrical		\$62,700
Total	\$81,400	\$62,700
Importance Code B	\$81,400	\$62,700
Total	\$81,400	\$62,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$16,300			\$3,300
Interior Architecture	\$19,500			\$3,700
Electrical	\$11,100	\$1,400	\$16,200	\$1,700
Mechanical	\$3,300	\$3,400	\$3,100	\$3,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$54,100	\$8,800	\$23,300	\$16,400
Importance Code A	\$17,000	\$700	\$800	\$4,000
Importance Code B	\$36,600	\$8,100	\$22,400	\$12,400
Importance Code C	\$600			
Total	\$54,100	\$8,800	\$23,300	\$16,400



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.

BROOKLYN PUBLIC LIBRARY - 038
STONE AVENUE BRANCH LIBRARY
Asset # : 13268

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$25,000	
Masonry: Limestone	15%			LIFE	**	5	\$3,300	
Windows								
Aluminum	100%			2040	**	5	\$6,500	
Parapets								
Masonry: Brick	85%			LIFE	**	5	\$3,500	
Masonry: Limestone	15%			LIFE	**	5	\$800	
Roof								
Modified Bitumen	100%	Now	\$16,300	2029	**			
<i>Blisters, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Second Floor</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Second Floor</i>								
Interior								
Floors								
Carpet	30%			2023	\$62,100	3	\$9,800	
Cast in Place Concrete	3%			LIFE	**	5	\$1,100	
Ceramic Tile	5%			2037	**	5	\$800	
Vinyl Tile	59%	Now	\$81,400	2034	**	3	\$3,600	
<i>Adhesion Failure, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Light, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Wood	3%	Now	\$16,000	2064	**	5	\$500	
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Room On Second Floor</i>								
<i>Poor Subfloor Evident, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Room On Second Floor</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Mechanical Room On Second Floor</i>								
Interior Walls								
Ceramic Tile	5%			2037	**	5	\$1,100	
Gypsum Board	20%			LIFE	**	5	\$2,700	
Plaster	50%			LIFE	**	5	\$3,400	
Wood	25%			LIFE	**	5	\$22,300	
Ceilings								
Gypsum Board	15%			LIFE	**	5	\$3,100	
Plaster	80%			LIFE	**	5	\$8,200	
Plaster	5%			LIFE	**	5	\$500	
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
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.

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.

BROOKLYN PUBLIC LIBRARY - 038
STONE AVENUE BRANCH LIBRARY
Asset # : 13268

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2024	\$700	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : No Nameplate Rating Available</i>								
Molded Case Bkrs	50%			2024	\$700	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Main Service Disconnect Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$400	
Raceway								
Conduit	80%			2024	\$24,800	1		
Conduit	20%			2044	**	1		
Panelboards								
Molded Case Bkrs	50%			2023	\$7,400	5	\$200	
Molded Case Bkrs	50%			2040	**	5	\$200	
Wiring								
Thermoplastic	100%			2044	**	1		
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$100	
Ground								
Grounding Devices								
Generic	100%	2-4	\$9,400	LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Metal Water Pipe</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting								
Fluorescent	10%			2029	**	10	\$1,300	
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
Fluorescent	2%			2024	\$9,300	10	\$300	
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Fluorescent	88%			2029	**	10	\$11,500	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,700	
Exit, LED	50%			2052	**	1		
Exterior Lighting								
HID	100%			2024	\$53,300	10		
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.

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

BROOKLYN PUBLIC LIBRARY - 038
STONE AVENUE BRANCH LIBRARY
Asset # : 13268

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

Alarm

Security System Generic	100%			2029	**	1	\$5,300	
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Other Observation, Extent : Moderate, Area Affected : 100%
Location : Throughout The Building
Explanation : C C T V Surveillance Cameras

Fire/Smoke Detection Generic	100%			2029	**	1-3	\$9,000	
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Other Observation, Extent : Moderate, Area Affected : 100%
Location : Throughout The Building
Explanation : Strobe Lights, Smoke Detectors, Manual Pull Station And Alarm Bells

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

Heating

Energy Source Natural Gas	100%			2044	**	1		
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Other Observation, Extent : Severe, Area Affected : 100%
Location : Basement Electric Room
Explanation : No Vent For Gas Meter Located In Electric Room - Dangerous Condition

Conversion Equipment Hot Water Boiler	100%			2037	**	1	\$7,100	
--	------	--	--	------	----	---	---------	--

Other Observation, Extent : Light, Area Affected : 100%
Location : Basement Boiler Room
Explanation : 1 Unit

Distribution Hot Wtr Piping/Pump	100%			2040	**	4	\$700	
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Terminal Devices Air Handler	60%			2032	**	1	\$5,300	
Convactor/Radiator	40%			2037	**	1	\$1,800	

Air Conditioning

Energy Source Electricity	100%			2040	**	1		
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Conversion Equipment Reciprocating Compr/Chiller	75%			2032	**	1	\$5,000	
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R-22 Refrigerant, Extent : Light, Area Affected : 75%
Location : 2nd Floor Mechanical Room

Ext Pkg Unit - Cooling	25%			2032	**	2	\$200	
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R-22 Refrigerant, Extent : Light, Area Affected : 25%
Location : Basement

Terminal Devices Direct Expansion	75%			2032	**	1		
No Component	25%							

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.*

BROOKLYN PUBLIC LIBRARY - 038
STONE AVENUE BRANCH LIBRARY
Asset # : 13268

Mechanical	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Heat Rejection								
Air Condenser Unit	75%			2032	**	2	\$7,400	
	<i>Other Observation, Extent : Severe, Area Affected : 75%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : Inoperable Unit</i>							
No Component	25%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,900	
Exhaust Fans								
Interior	100%	Now	\$800	2032	**	2	\$300	
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement Electric Room</i>							
	<i>Explanation : No Vent For Gas Meter</i>							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		
Water Heater								
Gas Fired	100%			2023		2	\$200	
Sanitary Piping								
Cast Iron	100%	Now	\$600	LIFE	**	1		
	<i>Other Observation, Extent : Severe, Area Affected : 3%</i>							
	<i>Location : Basement Men's Room</i>							
	<i>Explanation : Water Backs Up From Sewage Drain</i>							
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : B, 1, M, 2</i>							
	<i>Explanation : 1 Unit</i>							

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 : 23-Oct-2015

BROOKLYN PUBLIC LIBRARY - FY 2016

Asset Name : WILLIAMSBURGH BRANCH LIBRARY
Address : 240 DIVISION AVE. @ MARCY AVE.
Borough : BROOKLYN **Agency's Number** : 60
Program / Asset # : BPL0007.000 / 4201 **Yr Built/Renovated** : 1905 / 2014
Area Sq Ft : 22,980 **Project Type** : BROOKLYN PUBLIC LIBRARY
Date of Survey : 21-Jul-2014 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,1m,2
Block : 2189 **Lot** : 1 **BIN** : 3060090

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$789,200	\$135,800
Interior Architecture	\$44,000	
Electrical		\$143,100
Mechanical		\$136,400
Total	\$833,200	\$415,300
Importance Code A	\$789,200	\$191,800
Importance Code B	\$44,000	\$223,600
Total	\$833,200	\$415,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$16,800			\$14,000
Interior Architecture	\$21,800	\$6,200	\$2,300	\$6,400
Electrical	\$200	\$300	\$200	\$24,600
Mechanical	\$3,900	\$2,100	\$5,100	\$17,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$46,600	\$12,700	\$11,700	\$66,400
Importance Code A	\$18,000	\$1,100	\$1,100	\$15,400
Importance Code B	\$6,900	\$11,500	\$9,000	\$51,000
Importance Code C	\$21,800		\$1,500	
Total	\$46,600	\$12,700	\$11,700	\$66,400



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.

BROOKLYN PUBLIC LIBRARY - 038
WILLIAMSBURGH BRANCH LIBRARY
Asset # : 4201

Architecture	Current Repair			Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Copper/Terne	3%	Now	\$16,800	2069			**	
	<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade Transom Panels</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade Transom Panels</i>							
	<i>Recent Replace Evident, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Cornice At South Facing Circular Apse</i>							
	<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade Transom Panels</i>							
Masonry: Brick	82%	Now	\$291,400	LIFE		5	\$89,100	**
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Sidewalk Shed in Use, Extent : Light, Area Affected : 10%</i>							
	<i>Location : South Western Facade</i>							
	<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Masonry: Limestone	15%	Now	\$214,300	LIFE		5	\$12,200	**
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Cornice, Horizontal Bands</i>							
Windows								
Wood	100%	Now	\$283,500	2050		5	\$46,600	**
	<i>Air Infiltration, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Throughout - 2nd Floor North Facing Windows</i>							
	<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Split/Cracked, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Throughout</i>							
Parapets								
Masonry: Brick	30%			LIFE		5	\$2,000	**
	<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Masonry: Brick Cavity	60%			LIFE		5	\$4,000	**
	<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Masonry: Limestone	10%			LIFE		5	\$800	**
	<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							

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BROOKLYN PUBLIC LIBRARY - 038
WILLIAMSBURGH BRANCH LIBRARY
Asset # : 4201

Architecture		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Copper/Terne	25%			2060	**	10	\$14,000	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Atop South Facing Circular Apse</i>								
Modified Bitumen	75%			2033	**	10	\$16,800	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	10%			2024	\$47,600	3	\$5,200	
Ceramic Tile	5%			2034	**	5	\$1,700	
Vinyl Tile	65%			2030	**	3	\$8,400	
Wood	20%			2040	**	5	\$12,900	
Interior Walls								
Ceramic Tile	5%			2034	**	5	\$2,900	
Plaster	85%	Now	\$21,800	LIFE	**	5	\$15,000	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Throughout 2nd Floor, Stairwells And Storage Room</i>								
Wood	10%			LIFE	**	5	\$23,600	
Ceilings								
AcousTileSusp.Lay-In	10%			2038	**	5	\$3,400	
Plaster	90%	Now	\$44,000	LIFE	**	5	\$19,300	
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout 2nd Floor, Stairwells, Storage & Electrical Rooms</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout 2nd Floor, Stairwells And Storage/electrical Rooms</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2025	\$2,700	5	\$600	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1- Electrical Service Rated @ 1200 Amps</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2045	**	5		
Molded Case Bkrs	70%			2025	\$24,500	5	\$400	
Raceway								
Conduit	90%			2035	**	1		
Conduit	10%			2045	**	1		

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Asset # : 4201

Electrical	Current Repair		Future Replacement		Maintenance		Priority	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Panelboards								
Molded Case Bkrs	25%			2024	\$6,100	5	\$200	
Molded Case Bkrs	50%			2041	**	5	\$300	
Molded Case Bkrs	25%			2033	**	5	\$200	
Wiring								
Thermoplastic	90%			2035	**	1		
Thermoplastic	10%			2045	**	1		
Motor Controllers								
Locally Mounted	100%			2023	\$49,100	5	\$200	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								
Lighting								
Interior Lighting								
Fluorescent	70%			2030	**	10	\$14,800	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	10%			2030	**	10	\$2,100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Fluorescent	20%			2030	**	10	\$4,200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classrooms</i>								
<i>Explanation : T-5 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2030	**	10	\$2,800	
Exit, Service	50%			2030	**	1		
Exterior Lighting								
HID	100%			2025	\$94,000	10	\$100	
Alarm								
Security System								
No Component	80%							
Generic	20%			2030	**	1	\$1,700	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance Camera System And Intrusion Alarm System</i>								
Fire/Smoke Detection								
No Component	70%							
Generic, Analog	30%			2030	**			
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Strobe Lights, Manual Pull Station, Smoke Detectors</i>								

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BROOKLYN PUBLIC LIBRARY - 038
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Asset # : 4201

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Energy Source							
Natural Gas	100%			2035	**	1	
Conversion Equipment							
Hot Water Boiler	100%			2023	\$56,000	1	\$11,400
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Boiler Room</i>					
		<i>Explanation : 1 Boiler</i>					
Distribution							
Hot Wtr Piping/Pump	100%			2033	**	4	\$1,700
Terminal Devices							
Convactor/Radiator	100%			2030	**	1	\$7,400
Air Conditioning							
Energy Source							
Electricity	100%			2033	**	1	
Conversion Equipment							
Reciprocating Compr/Chiller	25%			2025	\$21,100	1	\$2,700
Ext Pkg Unit - Cooling	70%			2025	\$80,400	2	\$1,000
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Throughout</i>					
		<i>Explanation : Refrigerant - Hcfc-22</i>					
Window/Wall Unit	5%			2020	\$2,600	1	
Terminal Devices							
Direct Expansion	25%			2025	\$19,300	1	
No Component	75%						
Heat Rejection							
Air Condenser Unit	25%			2025	\$12,400	2	\$4,000
No Component	75%						
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,800
Exhaust Fans							
Interior	50%			2025	\$13,800	2	\$400
Roof	50%			2025	\$9,900	2	\$400
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2035	**	1	
Water Heater							
Gas Fired	100%			2023	\$5,800	2	\$300
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	
Sump Pump(s)							
Rigid Piping	100%			2020	\$12,000	4	\$1,600

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**BROOKLYN PUBLIC LIBRARY - 038
WILLIAMSBURGH BRANCH LIBRARY**

Asset # : 4201

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE				* *
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, E, 1, 2</i>						
		<i>Explanation : One Unit</i>						

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